
Urban One
Groundworth
GROUNDS FOR GROWTH
Malabe’s address
for growth



Urban One is a strategically located land project in the heart of Malabe’s thriving IT and education hub.

With two Outer Circular Expressway interchanges within easy reach, it offers exceptional connectivity, strong rental demand and long-term capital growth in one of Colombo’s fastest developing suburbs.

Project Highlights

- Land plots starting from 6 perches
- Only 17 plots available
- Clear deeds
- Ideal plot sizes for residential development
- Well-developed 30ft road access
- Electricity & pipe-borne water connections
- Peaceful and rapidly developing neighborhood






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Urban One
12


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Prime Location Highlights

- 2 km to Athurugiriya Interchange – E02 & direct Southern Expressway access
- 4 km to Kaduwela Interchange – connecting New Kandy Road & Low-Level Road to Colombo
- 1 km to Malabe Town & Pittugala Junction
- 1.5 km to SLIIT – strong student & professional rental demand
- 3.5 km to Gateway College, Malabe (coming soon)
- 1 km to SPAR, Keells & Glomark
- 2.5–3 km to Medihelp Athurugiriya & Dr. Neville Fernando Teaching Hospital
- Close to leading schools, banks, restaurants & daily conveniences, in a highly residential, rapidly appreciating neighbourhood






Malabe
Pittugala Junction
Kothalawala Interchange
Battaramulla
Kaduwela
Paddy Feilds
Urban One
Supreme City Road
Jayanthi Mawatha
Kahanthota Road
Akuregoda Road
Pelawatta
Athurugiriya Road
Mihindu Mawatha
Keells
Arangala Junction
Kottawa
Athurugiriya Interchange
Athurugiriya

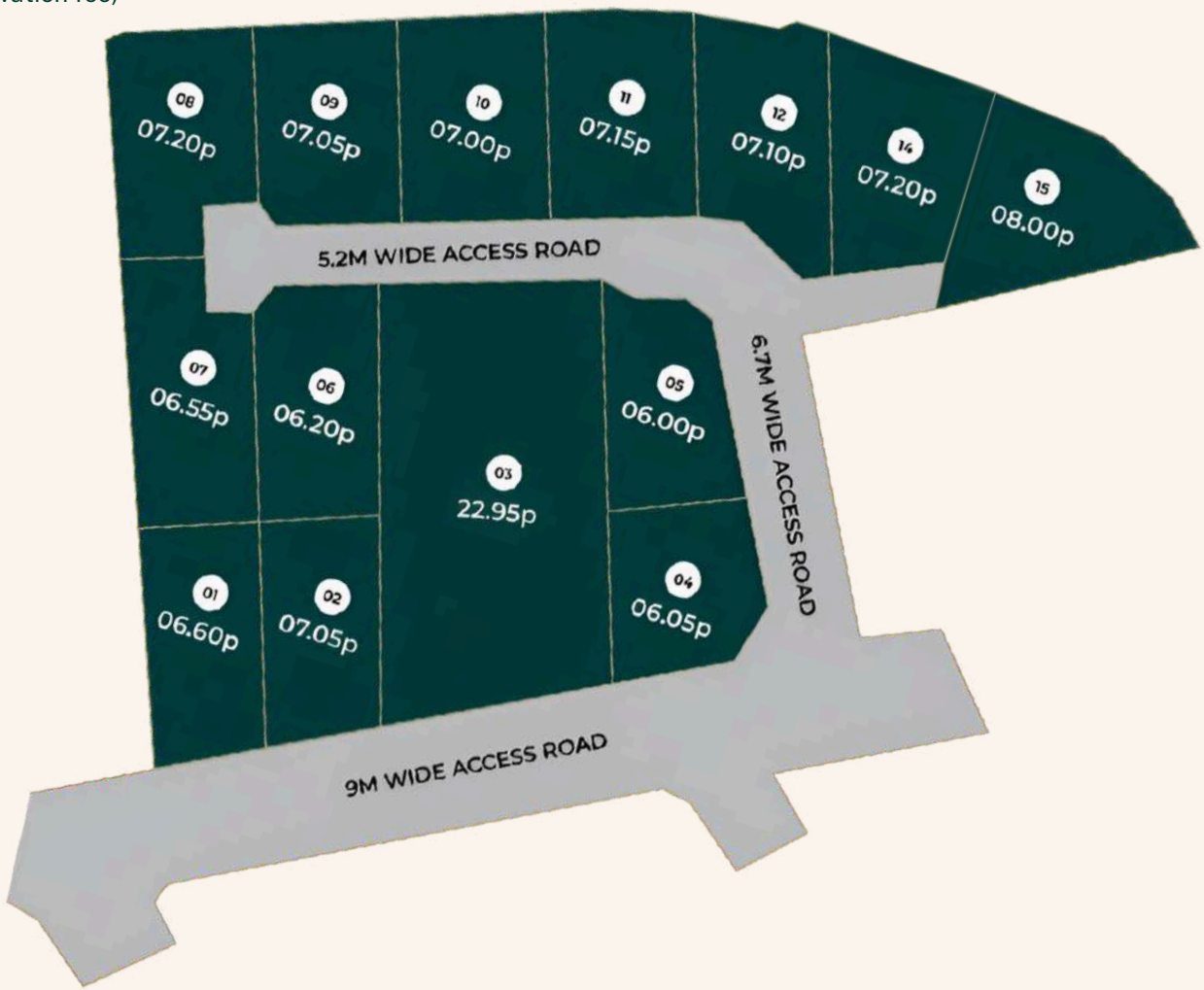
Pricing & Payment Plan

Price per perch starting at just LKR 1,950,000

Reservation Fee LKR 500,000

Down Payment - 30% (within 14 days of paying reservation fee)

Final Settlement - 70% (within 30 days of paying reservation fee)





AWARD WINNER FOR

LAND INVESTMENTS

Groundworth proudly received the
Asia Property Awards (Sri Lanka) 2025
Special Recognition for Land Investments.
A milestone achievement that sets a new benchmark
for the land development industry in South Asia.

This recognition reflects our commitment to creating
exceptional investment opportunities, premium
communities and enduring value for
generations to come.

PropertyGuru
Asia Property Awards

Groundworth

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