

Specifications

- Structure:**
RCC Framed structure to withstand wind and seismic loads.
- Super Structure:**
Red bricks masonry in cement mortar 1:6, 9" thick for external walls and 4.5" thick for internal walls.
- Finishing:**
Plastering in cement mortar, internal walls plastering with putty finish joinery.
- Main Door :**
Teak wood or engineered frame with panelled shutter finished with polished and brass fixtures.
- Internal Doors :**
Teakwood or engineered frame with modern flush doors shutters.
- Windows :**
UPVC shutters with the provision of mosquito mesh and MS grill with fixtures.
- Ventilators:**
UPVC frame with fixed glass with the provision of exhaust fan.
- Flooring:**
Good quality project series Cera or equivalent brand vitrified tiles with 4" height skirting in all rooms.
- Kitchen:**
Granite top with Caracal or Nirali brand stainless steel sink. Kitchen platform with glazed tiles dadoing up to 2' height above platform with provision for chimney.
- Utility:**
Provision for washing machine are dish washer with anti skid ceramic tiles.
- Toilets**
Anti skid ceramic Tiles flooring, digital tiles dadoing for walls up to door height with brand is Qutone or Colour tile or equivalent . Sanitary ware as per requirement. in drawing brand is parryware or equivalent. CP fitting of standard quality as per project series with Jaguar brand or equivalent.
- Painting**
Internal - Altek putty finish with 2 cotes of emulsion paint.
External - Water proof cement paint or equivalent with Asian or equivalent brand.
- Electrical**
Concealed wiring in PVC conduits with necessary provisions for light points, fan points, AC, TV, fridge, geyser with 3 phase meter, distribution box with MCBs will be provided to each flat with standard ISI fittings. Cables brand is Finolex or equivalent, switches brand is Legrand or equivalent.
- TV & Internet**
Provision for cable TV connection and internet wiring provided to common point for hall and M. Bed Room.
- Water Supply**
Water supply lines with CPVC and sewerage lines with PVC sewage pipes of ISI standard fittings.
- Lift**
6 passengers lifts with collapsible gate brand is Johnson or Thyssenkrupp.
- Power back up**
Generator for common lightings, lifts, motors, one light & one fan point in hall & each bed room. Brand is Koel or equivalent.
- Parking**
Parking for 4 wheelers will be provided in stilt floor.

Location Plan (Not as per scale)

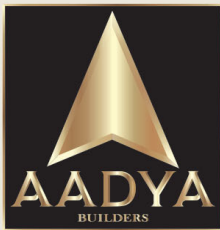


Walkable distance from Chennai-Kolkata (Guntur-Vijayawada) NH-16
Located in the central zone of the Upcoming prime area

AIIMS - 1.5 km
KL University - 6 km
Nagarjuna University - 8 km
Manipal Hospital - 7 km

Located amidst umpteen premium Hi-rise Residential/Commercial developments

APDGP Office - 1 km



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A premium residential condominium project from AADYA



LUXURY 2, 3 BHK FLATS
@ ATMAKURU, MANGALAGIRI

Great things happen
when CLASSIC gets involved

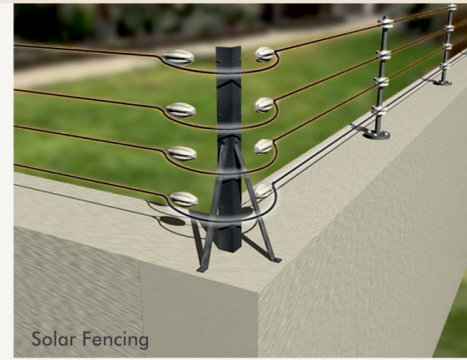


A Project by:



Member





JAYA

AREA STATEMENT

Flat No.	1	2	3	4	5	6	7	8
Area in Sft	1700	1700	1700	1200	1200	1700	1700	1700

Flat size	Plinth	Common	Parking	UDS
1700 Sq.Ft	1362	168	170	72 Sq.Yds

For A Luxurious I We

An exclusive residential venture in the most happening prime Location. Two spacious blocks offering exquisite 2 and 3 BHK apartments facilities to match your aspiration and flair within easy reach to all needs and every happening destination.

Unstinting Passion

The 5 storey premium residential towers boast of an exquisite collection of spacious 2 and 3 BHK apartments offering panoramic views of the distinguished neighbourhood. The project's iconic form and luxuriously scaled homes have been thoughtfully planned to create an opulent and tranquil ambience to come home with uncompromising attention been given to detail, the architectural finesse and state-of-the-art finishes makes every home a cut above the rest.

Facilities

- Solar hot water
- Intercom connect to security
- Centralized CCTV camera surveillance
- Solar hot water for Kitchen
- Solar fencing
- Power back-up



TYPICAL FLOOR PLAN

VIJAYA AREA STATEMENT

Flat No.	1	2	3	4	5	6	7	8
Area in Sft	1200	1200	1200	1200	1200	1200	1200	1200

Flat size	Plinth	Common	Parking	UDS
1200 Sq.Ft	960	130	110	51 Sq.Yds

