

SRI

Vinayaka's

We promise ultimate luxury

Balla's 
Splendour Park





Typical Floor Plan



AREA STATEMENT

- FLAT NO.1 1550 Sft.
- FLAT NO.2 1050 Sft.
- FLAT NO.3 1050 Sft.



40' WIDE ROAD

Completed Ventures



Sahitha Abode, Secunderabad



Radiant Castle, Bangalore



M.B's De Royale, Secunderabad



Divya Splendour, Nellore



Vinayaka Abode, Secunderabad



Suma Splendour, Hyderabad

AMENITIES

- Water fountain
- Generator for common lighting, lift & 1kv backup for all flats
- Transformer with three phase meter
- Water & sewerage
- Rain water harvesting pit
- Greenery & landscaping wherever required
- Intercom facility
- Water filtration scale inhibition system



Specifications



STRUCTURE : R.C.C framed structure.



SUPER STRUCTURE : Clay brick or Fly ash brick with cement mortar.



PLASTERING :

Internal & External : Double coat with sponge finish.



Main Door : Teakwood frame & Teak / Veneer moulded panelled door with melamin polish and fixed with good quality hardware.

Internal Doors : Teakwood frames & HDF skin moulded panelled door with (melamine polish for hall & living connected doors) and paint finish for other side of doors and fixed with good quality hardware.



WINDOWS : Teakwood frames & shutters / UPVC windows with plain glass and grill, reputed make hardware.

FLOORING : First quality vitrified tiles of 24"X24" in drawing, dining & bedrooms, and anti-skid ceramic tiles in bathrooms and wash balcony.



TILES CLADDING & DADOING

Kitchen : Glazed ceramic tiles dado up to 2' height above kitchen platform.

Bathrooms : Glazed ceramic tiles dado of Johnson/kajaria/orient or equivalent make up to 6'.6" height.

Utilities/Wash : Glazed ceramic tiles dado up to 3' height.



POP BORDER : Pop Border for drawing, dining & all bedrooms.



PAINTING :

External : Two coats exterior acrylic emulsion paint of Asian/ICI or equivalent make over one coat of primer.

Internal : NCL Alltek smooth wall putty finish with plastic emulsion paint of Asian/ICI or equivalent over a coat of primer.



KITCHEN : Granite platform with stainless steel sink and provision for water purifier.



TOILETS :

- All C.P. fittings are Jaquar / Mark or equivalent make.
- Wash basins with pedestal & Cascade water closet of Hindustan / Parryware or equivalent make.



ELECTRICAL :

- Concealed copper wiring of Finecab or equivalent make.
- Power outlets for air conditioner in master bedroom.
- Power outlets for geysers in all bathrooms.
- Power plug for refrigerator, microwave oven, mixer/grinders in kitchen.
- 3 Phase supply for each flat and individual meter boards.
- Switches are of Legrand/Anchor roma or equivalent make.



TELECOM & TV :

- Telephone & TV points in master bedroom & living areas.
- Intercom facility to all the flats connected to security.



LIFT : V3F technology lift of Johnson/Kone or equivalent make lift leading to all floors.

CORRIDORS & STAIRCASE : Granite flooring in corridors & staircase with stainless steel railing.



Note : 1. Registration Charges, VAT, Service tax applicable as per Govt. norms & amenities to be borne by the customers only.
2. Persons desirous to alter / modify their flat by prior request and additional payment.

Location Plan



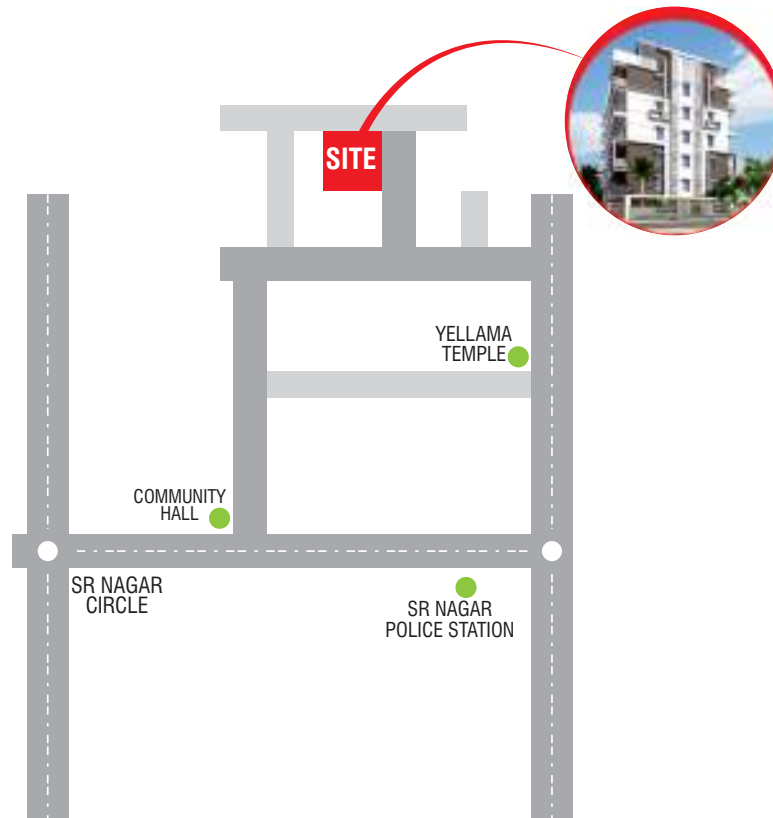
Site Address

H.No.7-1-282/C/1/18 to 20 (North East Plot)

Sreeram Nagar, (B.K.Guda)

S.R. Nagar Circle, Hyderabad.

Project approved by



Developers



SRI VINAYAKA INFRA PROJECTS

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Architects



NS Associates

Baghlingampally, Hyderabad-20

Note : This brochure is only a conceptual presentation of the project and not a legal offering.
The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.