PROPOSED VILLAS

@PATANCHERU, LAKDARAM


ANITHARA AURA
SRI HARI HOMES

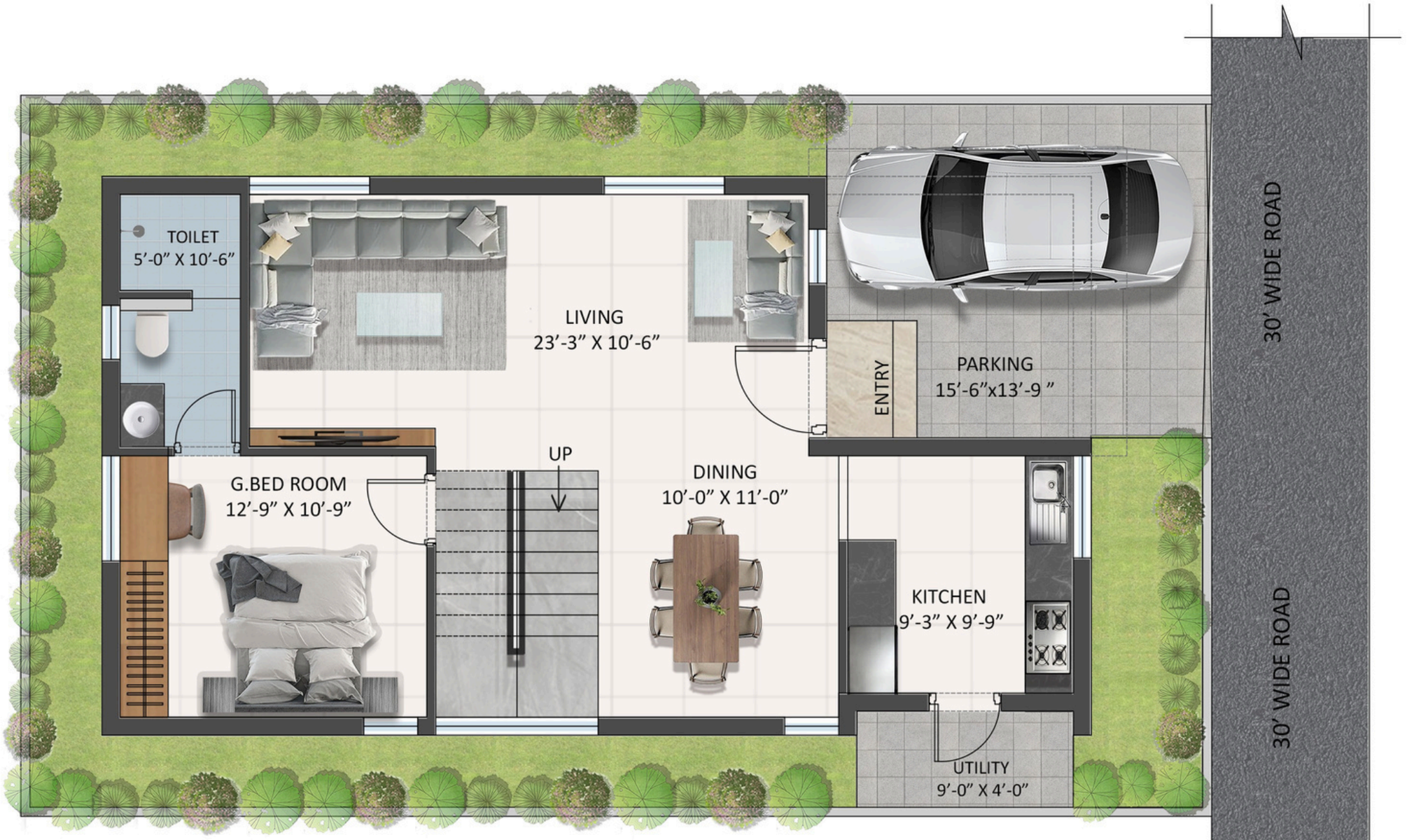
165 SQYDS EAST VILLA



165 SQYDS EAST

AREA STATEMENT	
GROUND FLOOR	955 SFT
FIRST FLOOR	955 SFT
TERRACE FLOOR	245 SFT
TOTAL BUILD-UP AREA	**2155 SFT**

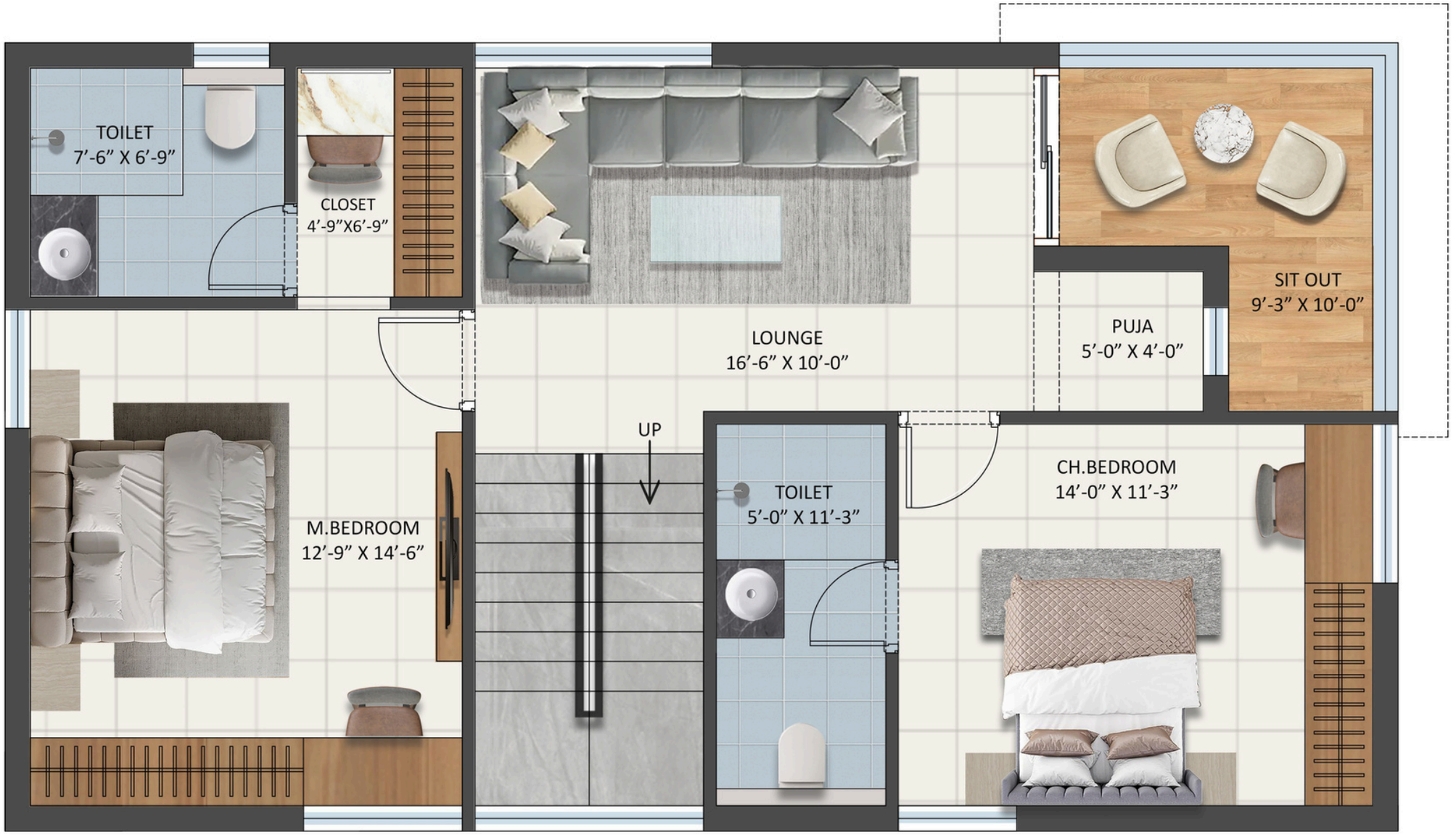
165 SQYDS EAST VILLA



GROUND FLOOR PLAN (955 SFT)
EAST VILLA (165 SQYDS)

N

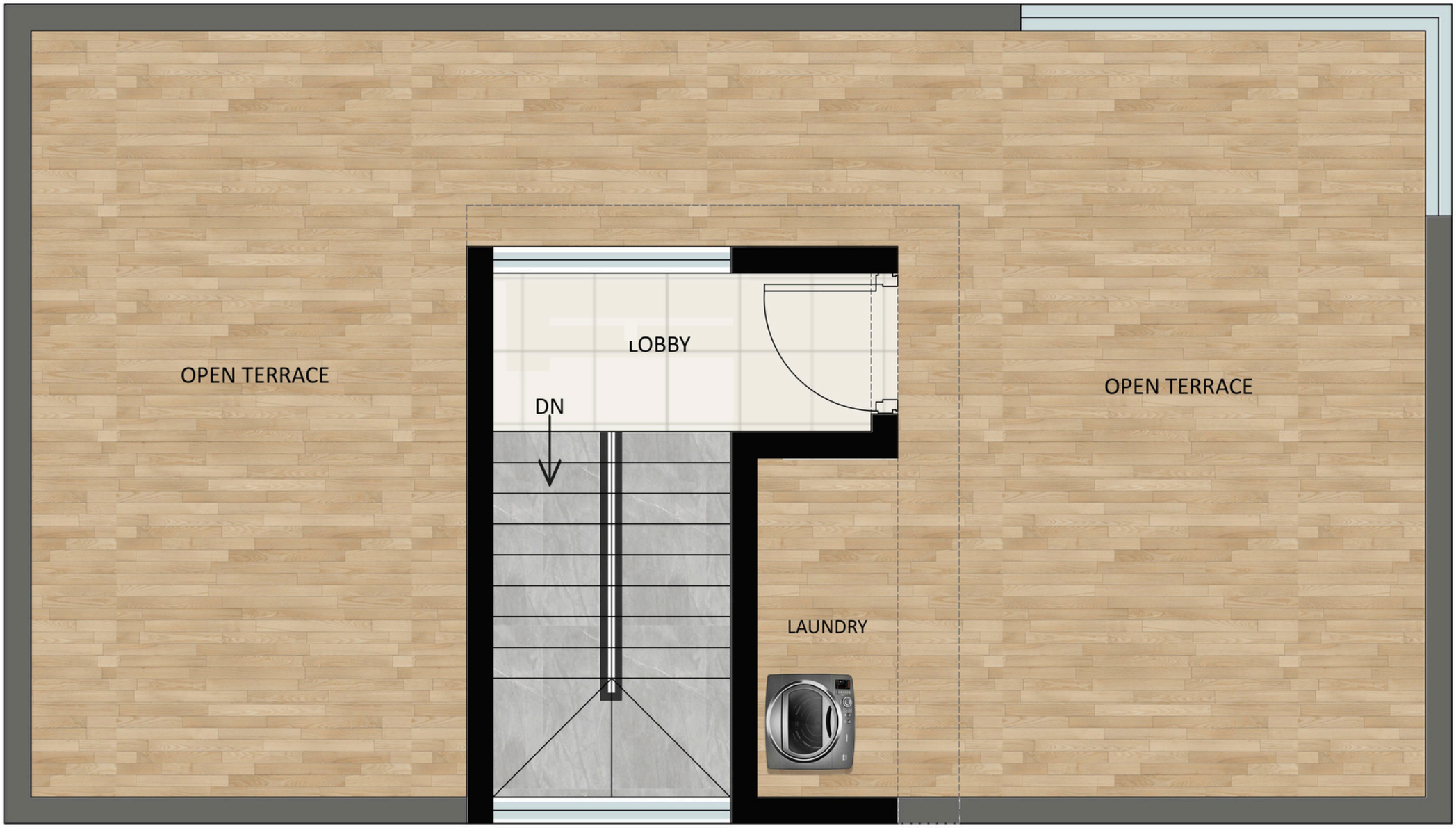
165 SQYDS EAST VILLA



FIRST FLOOR PLAN (955 SFT)
EAST VILLA (165 SQYDS)

N

165 SQYDS EAST VILLA



TERRACE FLOOR PLAN (245 SFT)
EAST VILLA (165 SQYDS)

N

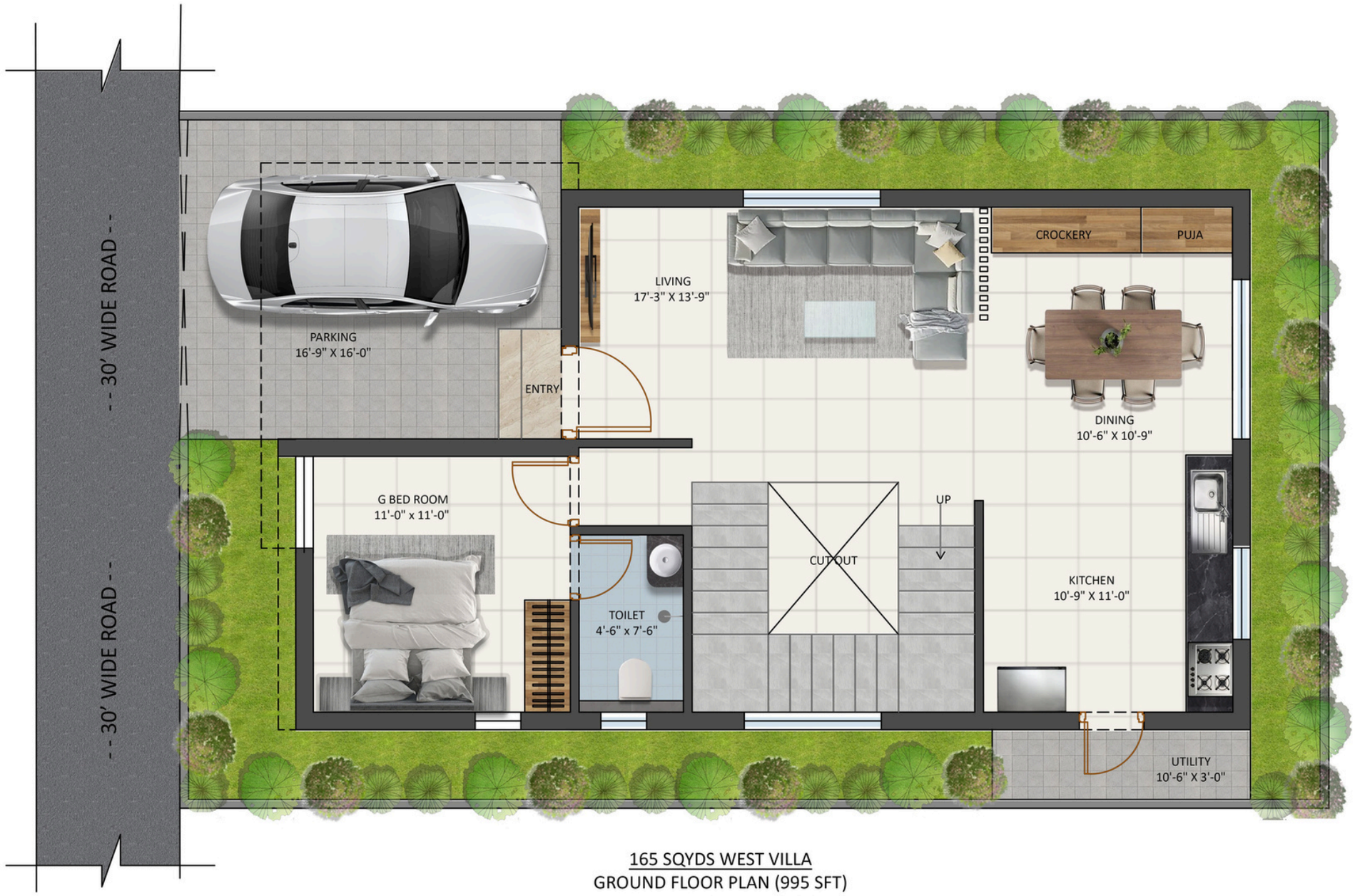
165 SQYDS WEST VILLA



165 SQYDS WEST VILLA

AREA STATEMENT	
GROUND FLOOR	955 SFT
FIRST FLOOR	955 SFT
TERRACE FLOOR	185 SFT
TOTAL BUILD-UP AREA	**2175 SFT**

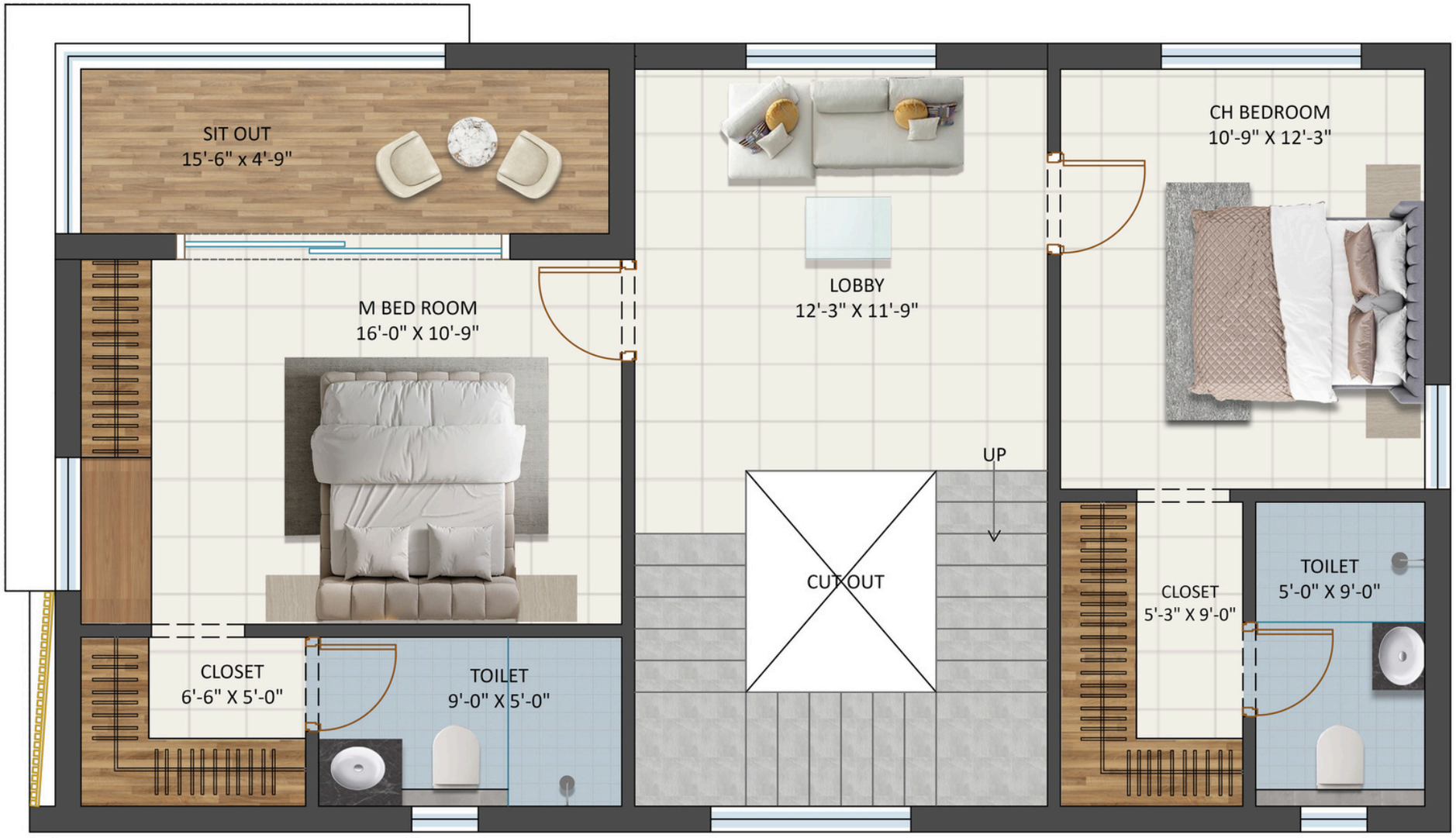
165 SQYDS WEST VILLA



165 SQYDS WEST VILLA
GROUND FLOOR PLAN (995 SFT)

N

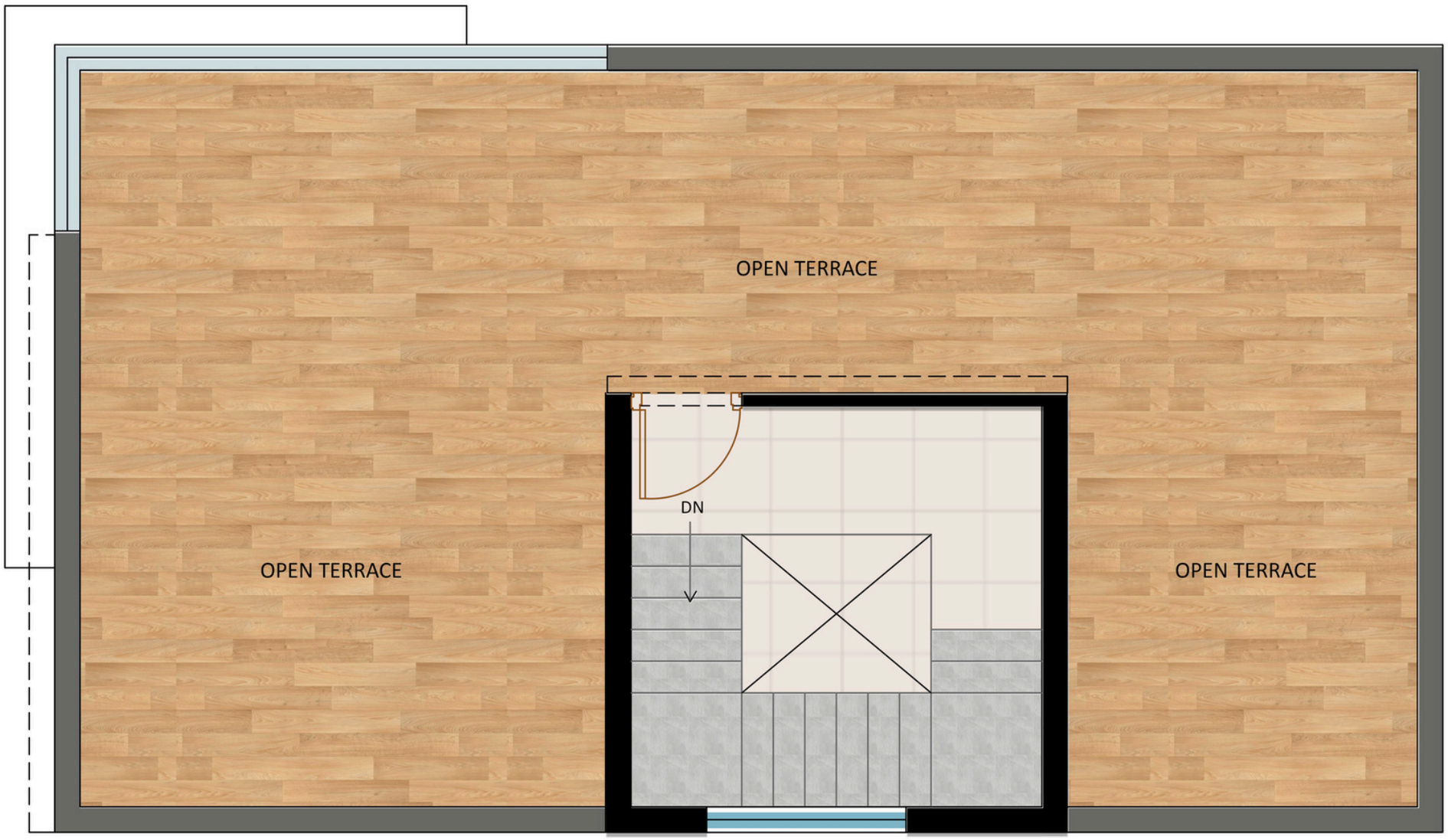
165 SQYDS WEST VILLA



165 SQYDS WEST VILLA
FIRST FLOOR PLAN (995 SFT)

N

165 SQYDS WEST VILLA



165 SQYDS WEST VILLA
SECOND FLOOR PLAN (185 SFT)

N

200 SQYDS EAST VILLA



200 SQYDS EAST

(WITH HOME THEATER)

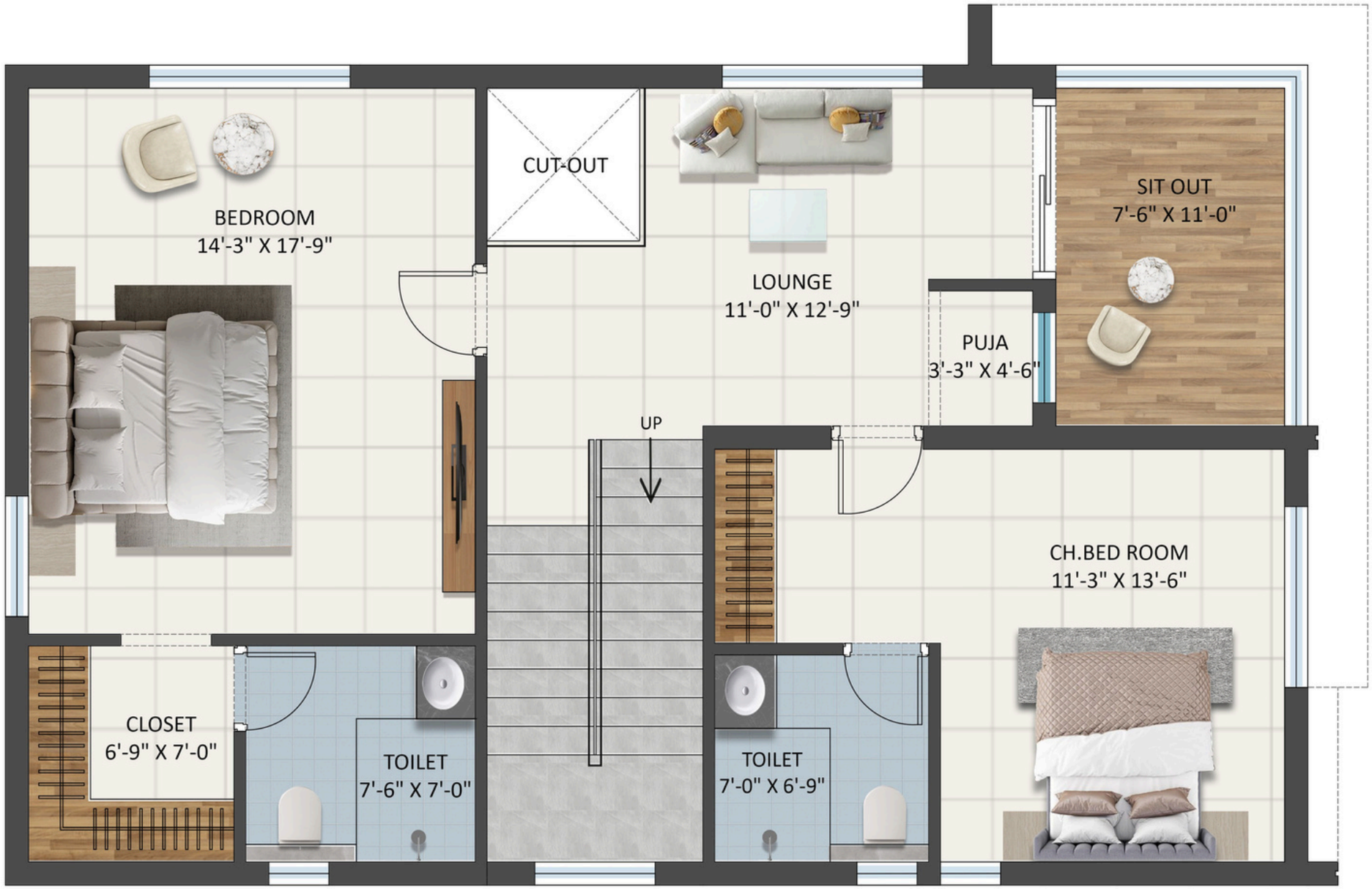
AREA STATEMENT	
GROUND FLOOR	1205 SFT
FIRST FLOOR	1205 SFT
TERRACE FLOOR (WITH HOME THEATER)	720 SFT
TOTAL BUILD-UP AREA	**3130 SFT**

200 SQYDS EAST VILLA



200 SQYDS EAST VILLA
GROUND FLOOR PLAN (1205 SFT)

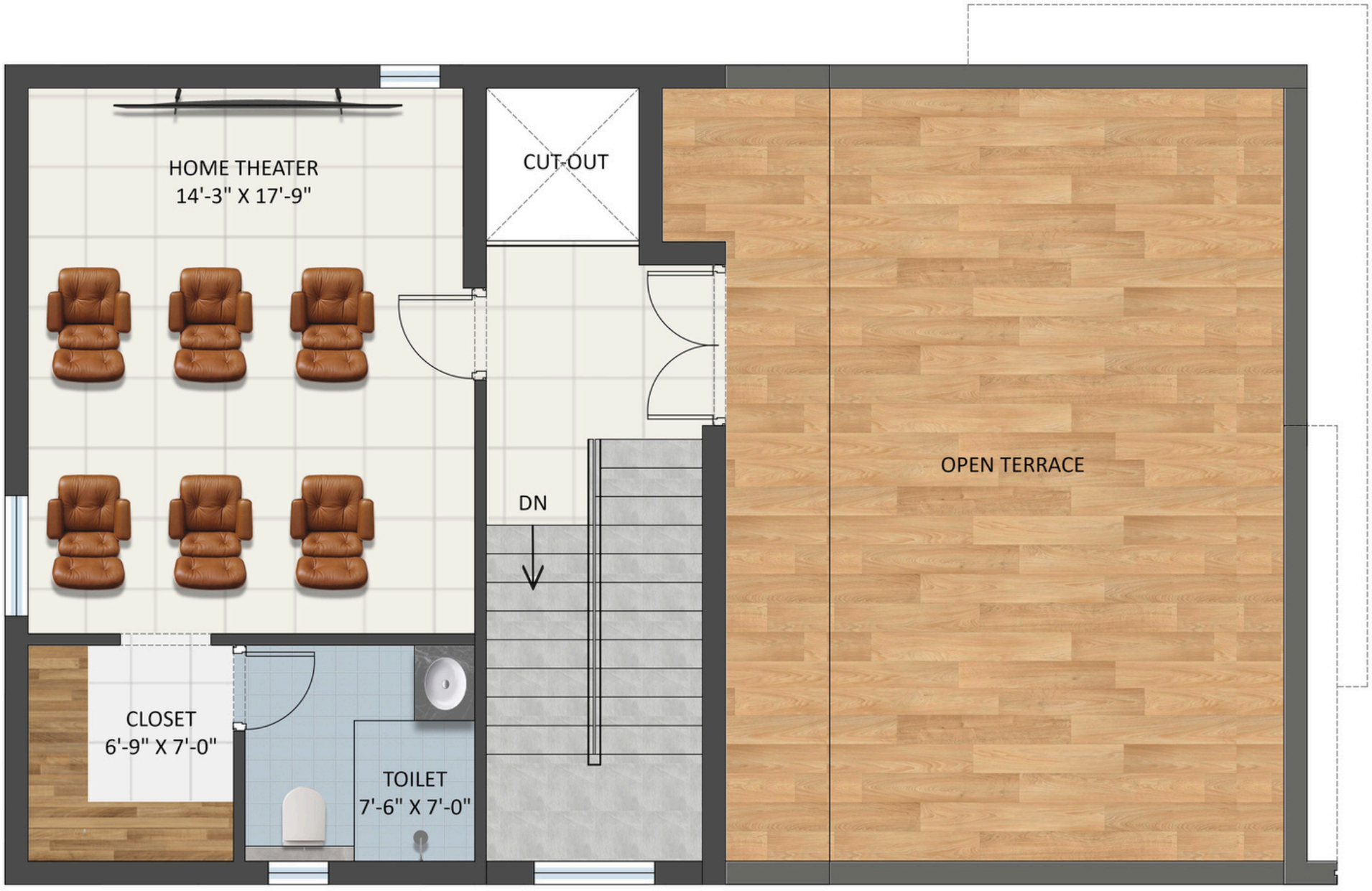
200 SQYDS EAST VILLA



200 SQYDS EAST VILLA
FIRST FLOOR PLAN (1205 SFT)

N

200 SQYDS EAST VILLA – TERRACE FLOOR(WITH HOME THEATER)



200 SQYDS EAST VILLA
SECOND FLOOR PLAN (720 SFT)

N

200 SQYDS WEST VILLA



200 SQYDS WEST
(WITH HOME THEATER)

AREA STATEMENT	
GROUND FLOOR	1210 SFT
FIRST FLOOR	1210 SFT
TERRACE FLOOR (WITH HOME THEATER)	738 SFT
TOTAL BUILD-UP AREA	**3158 SFT**

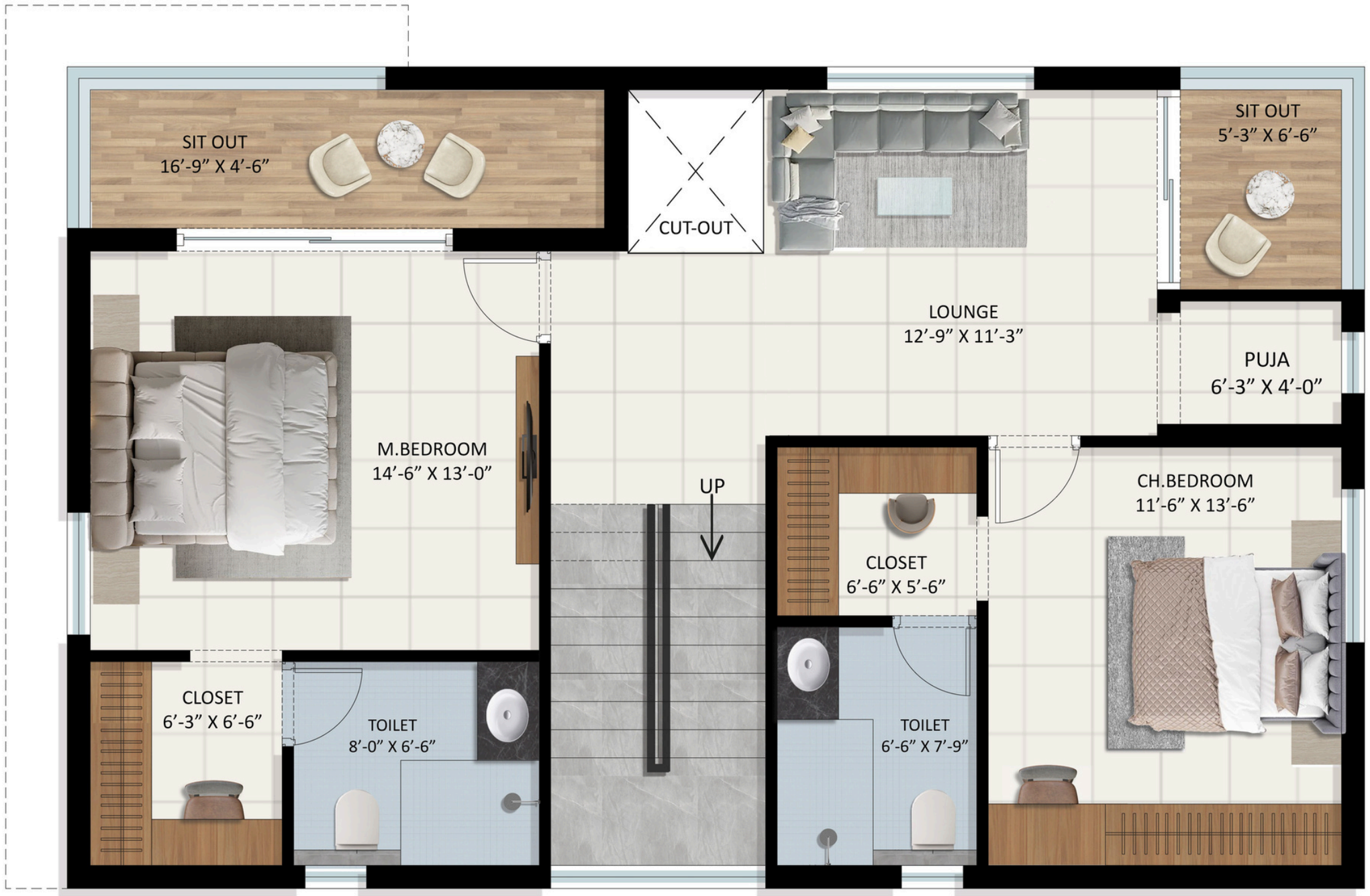
200 SQYDS WEST VILLA



GROUND FLOOR PLAN (1210 SFT)
WEST VILLA (200 SQYDS)

N

200 SQYDS WEST VILLA



FIRST FLOOR PLAN (1210 SFT)
WEST VILLA (200 SQYDS)

N

200 SQYDS WEST VILLA –TERRACE FLOOR(WITH HOME THEATER)



SECOND FLOOR PLAN (738 SFT)
WEST VILLA (200 SQYDS)

N

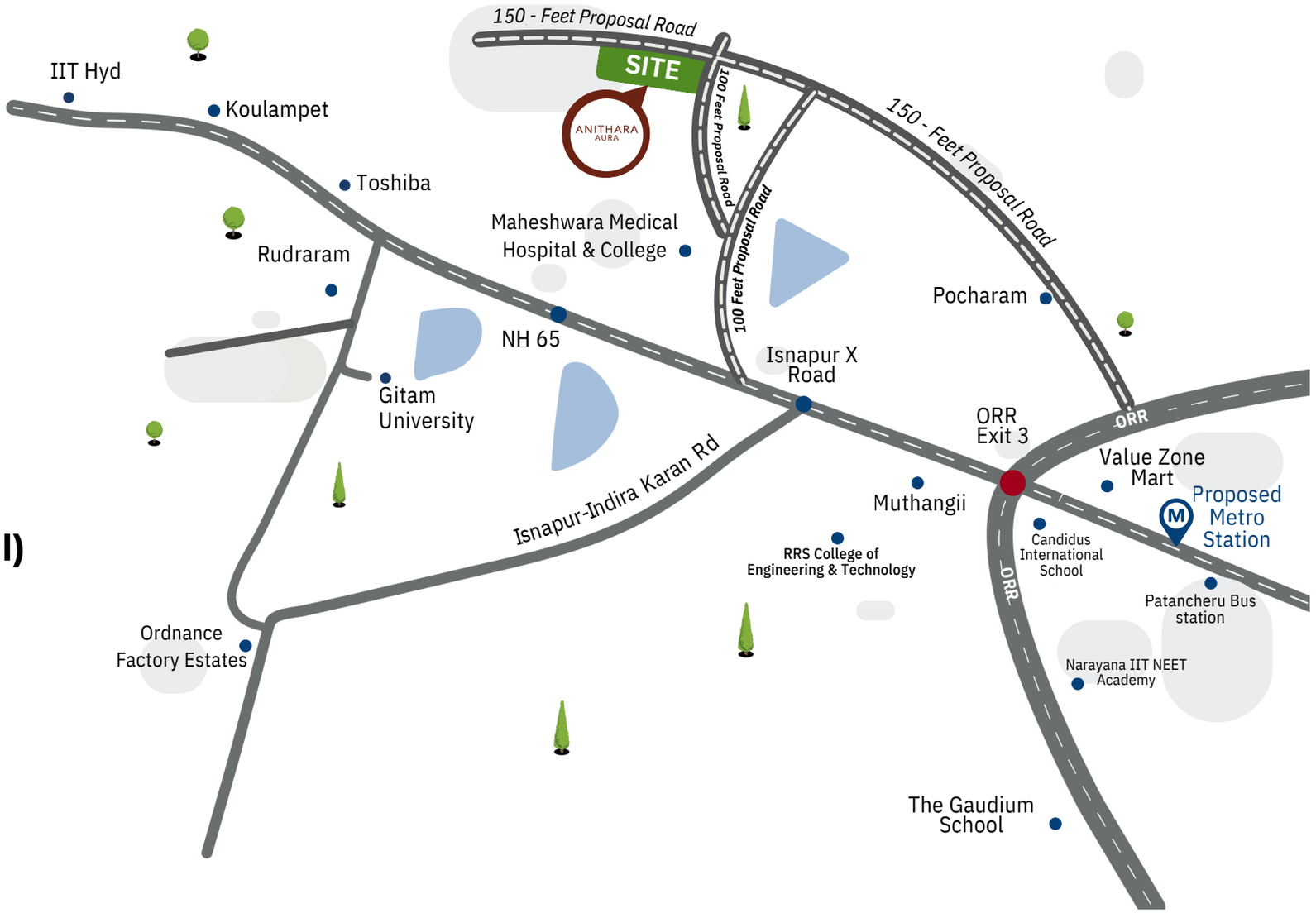
ARIAL VIEW

MASTER PLAN


N
W
E
S
18 M Wide Road
9.14 M Wide Road
12.19 M Wide Road
A
B
C
D
E
125
388 387 386 385 384 383 382 381 380
371 372 373 374 375 376 377 378 379
370 369 368 367 366 365 364 363 362
353 354 355 356 357 358 359 360 361
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85 86 87 88 89 90 91 92 93 94
84 83 82 81 80 79 78 77 76 75
65 66 67 68 69 70 71 72 73 74
64 63 62 61 60 59 58 57 56 55 54
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31 32 33 34 35 36
30 29 28 27 26 25
19 20 21 22 23 24
18 17 16 15 14 13
07 08 09 10 11 12
06 05 04 03 02 01
392 391 390 389

Location Highlights

- **05 Mins to NH65**
- **10 Mins from ORR EXIT - NO 3**
- **10 Mins from Value Zone Mart**
- **15 Mins from Patancheru (BusTerminal)**
- **20 Mins from Kollur IT Park**
- **25 Mins from Financial District**
- **30 Mins From Lingampally**
- **30 Mins From Gachibowli**



Near By Hospitals

- Maheshwara Hospitals
- Amedha Hospitals
- Panacea Meridian Hospitals
- Pranaam Hospital
- Kakatiya Hospital

Near By Educational Institutions

- IIT Hyderabad
- Maheshwara Medical College
- GITAM UNIVERSITY
- RRS College of Engineering & Technology
- Narayana IIT NEET Academy
- RAO’S International School Isnapur
- Candidus International School
- The Gaudium School

Project Highlights

- Project adjacent to 100ft & 150ft road
- 30ft, 40ft, 60ft, Internal CC roads
- Beautiful design Entrance Arch
- HMDA Approved Project
- Clear Title with 100% Vaastu
- Under ground Drainage Systems
- Avenue Plantation
- Children’s Play Area
- Park Area
- Rain water Harvesting
- Drinking water Connection
- Over head Tank
- Grand Entrance Arch & Compound Wall
- Residential (R1 Zone)

A great clubhouse doesn't just add amenities—it builds community, elevates lifestyle, and increases the value of your home.

35000 sq.ft | 40+ Amenities



AMENITES

Health, Wellness & Fitness

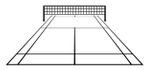

MEDICAL CENTER


FITNESS CENTER / GYM


SWIMMING POOL


SPA & SALOON

Recreation & Entertainment


BADMINTON HALL


INDOOR GAMES


MOVIE THEATER / MEDIA ROOM

Social & Event Spaces


BANQUET / PARTY HALL


CONFERENCE / MEETING ROOMS


MULTIPLE LOUNGE AREAS

Family & Kids


KIDS' PLAY AREA


CHILDREN'S POOL


FAMILY LOUNGE

Business, Interests & Hobbies


CO-WORKING SPACE

LIBRARY / READING ROOM

YOGA HALL

AEROBICS

DANCE STUDIO

Food & Convenience Amenities


CAFETERIA



GROCERY STORE


LAUNDRY ROOM

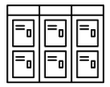

RECEPTION



ATM


GUEST ROOMS


RESTROOMS


LOCKERS


WI-FI


CCTV

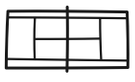

ELEVATOR

Project Amenities


CRICKET COURT


BASKETBALL COURT


FOOTBALL COURT


PICKLE BALL COURT


OUTDOOR AMPHITHEATRE


KIDS PARK


SENIOR CITIZEN CORNER


PARTY LAWN


AROMATIC GARDEN


JOGGING TRACK


CONNECTING PATHS

GAZEBOS

ELEGANT ARRIVAL

AVENUE PLANTATION

PETS CORNER

SOLAR FENCING

24/7 SECURITY

STREET VIEW

SPECIFICATONS

STRUCTURE

- RCC framed structure to withstand wind & seismic loads.
- Solid concrete blocks for external & internal walls.

DOORS

- **Main Door :** Sustainable wood frame finished with melamine spray finish on veneered flush shutters with reputed hardware.
- Internal Doors: Sustainable Wood Door Frame & Laminate Flush.
- Shutter and Hardware of Reputed make.

TOILETS

- Premium quality sanitary ware of Reputed make.
- Wall mounted EWC with flush tank.
- Vitrified Tiles of reputed make up to lintel level.

KITCHEN

- Granite platform with 2' height tiles.
- Plumbing & electrical provision for water purifier & sink faucet.
- Power sockets for chimney, refrigerator, microwave & washing machine.

PAINTING

- **External walls :** Textured finish & 2 coats of exterior emulsion paints of reputed make.
- Internal walls :Smooth putty finish with two coats of premium acrylic emulsion paint of reputed make.

WINDOWS

- **Windows :** UPVC window glazing system with sliding / casement shutters with provision for mosquito mesh.
- **Window Grills :** MS Grills provided to ground floor flats only. Standard design window grills for upper floors will be provided at extra cost.

FLOORING

- **Living & Dining:** 800 x 800 mm size Vitrified Tiles of reputed make with spacer joints.
- Bedrooms & Kitchen: 800 x 800 mm size Vitrified Tiles of reputed make with spacer joints.
- Anti skid Ceramic Tiles flooring in Toilets, Balcony & Utility with Paper Joints.

ELECTRICAL

- Power outlets for AC’s in all bedrooms, living, dining & home theatre.
- Concealed copper wiring of reputed make. Modular switch boards of
- reputed make. TV points, internet connection & intercom facility to all
- villas. Metering: Three phase supply for each unit and individual Prepaid
- Energy meters.

THANK YOU

Yourdream home is justastep away. Let’s make it a reality!