

# LIFESTYLE

WHERE LIFE MEETS THE STYLE!





A Project by Sri Aditya Homes Private Limited

Where Life meets the Style!

at Road No 3, Banjara Hills



A lifestyle that blurs the fine line  
between aesthetics & engineering!



Set in the upscale environs, in the midst of glittering Banjara Hills...  
Sri Aditya Lifestyle apartments are more stretched out than a villa...  
this is where, a world of abundance is just a few steps away...

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Elegantly rising in Banjara Hills, Sri Aditya Lifestyle personifies a prestigious address and an attitude for lifestyle. It's the ultimate statement of luxury lifestyle in the heart center of Hyderabad.

Raise your lifestyle quotient!

#### Schools

- Meridian
- Kalpa
- HPS
- Gitanjali
- Neeraj
- Muffakham Jah College of Engineering

#### Malls/Multiplex

- City Center
- GVK One
- Hyderabad Central
- Cinemax

#### Hotels

- Taj Krishna
- Taj Deccan
- Taj Banjara
- Park Hyatt
- Tabla
- Deli 9
- Ruci & Idoni

#### Parks

- KBR Park
- JVR Park

#### Hospitals

- Care Banjara
- Star Hospitals
- NIMS
- Indo-American Cancer Hospital
- The Birthplace
- LV Prasad Eye Hospital
- Asian Institute of Gastroenterology

#### Location Map

(Not to Scale)



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Step into the jumbo spaces ranging from 4043 Sft to 5330 Sft taking luxury to a whole new level. While sunlit spaces ooze timeless grace, the design facilitates gentle breeze to invigorate you at every nook and corner.



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Stately Entrance lobbies

Step in for one unending moment of joy!

Arrive home in regal style. The automated cellar car park is spacious for your fleet of cars. Enter the bold lobby spaces of elevator and shining corridors that give you right royal welcome. The sublime spaces let you stay in your elements. Forget the world at the gates and enter your lifestyle zone in tranquility.



Form & Function in Lifestyle!

Hold your Durbar in Living room that accommodates warm relationship with family members. The brightly lit space is defined by streaming natural light and breeze due to generously proportioned windows, balconies and sitouts.



The sliding glass doors open up to Sit-outs and Balconies. They keep you connected with glorious sunrises and sunsets everyday.



The bedrooms are simply super spacious. They display relaxed elegance, striking a harmonious balance between the contemporary and the classic design.

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The Dining enclave is so spacious you can host corporate banquets in elegant setting. It's a perfect venue for family get together every day.



The kitchens are spacious and ergonomic. The bright and airy kitchens have well thought out storage space making daily cooking a pleasure.

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Make a Lifestyle Statement every moment!

Time comes to a standstill once you enter the clubhouse on terrace. The swimming pool at roof top will let you unwind and relax at deck area. The workout in the state-of-the-art fitness centre, jogging within premises will let you cope with the demands of daily physical strain.







### Club Facilities

- Swimming pool with deck area
- Fully equipped A/C gymnasium
  - Indoor games
- Multi-purpose hall on Terrace
  - Spa for Ladies & Gents
- Entrance Lounge/Reception

### Outdoor Leisure

- Party area on Terrace
- Barbeque pits
- Covered Seating areas
- Designer landscaping
- Water bodies
- Children Play area

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## Security

24-hr Professional Security

Access controlled Boom barrier entry

Intercom to Security

Security CC TV cameras

## Special Features

Stately Reception enclave

Spacious lounge

Provision for modular kitchens

Italian marble in Drawing & Dining rooms

Wooden flooring in Master bedroom

Home theater



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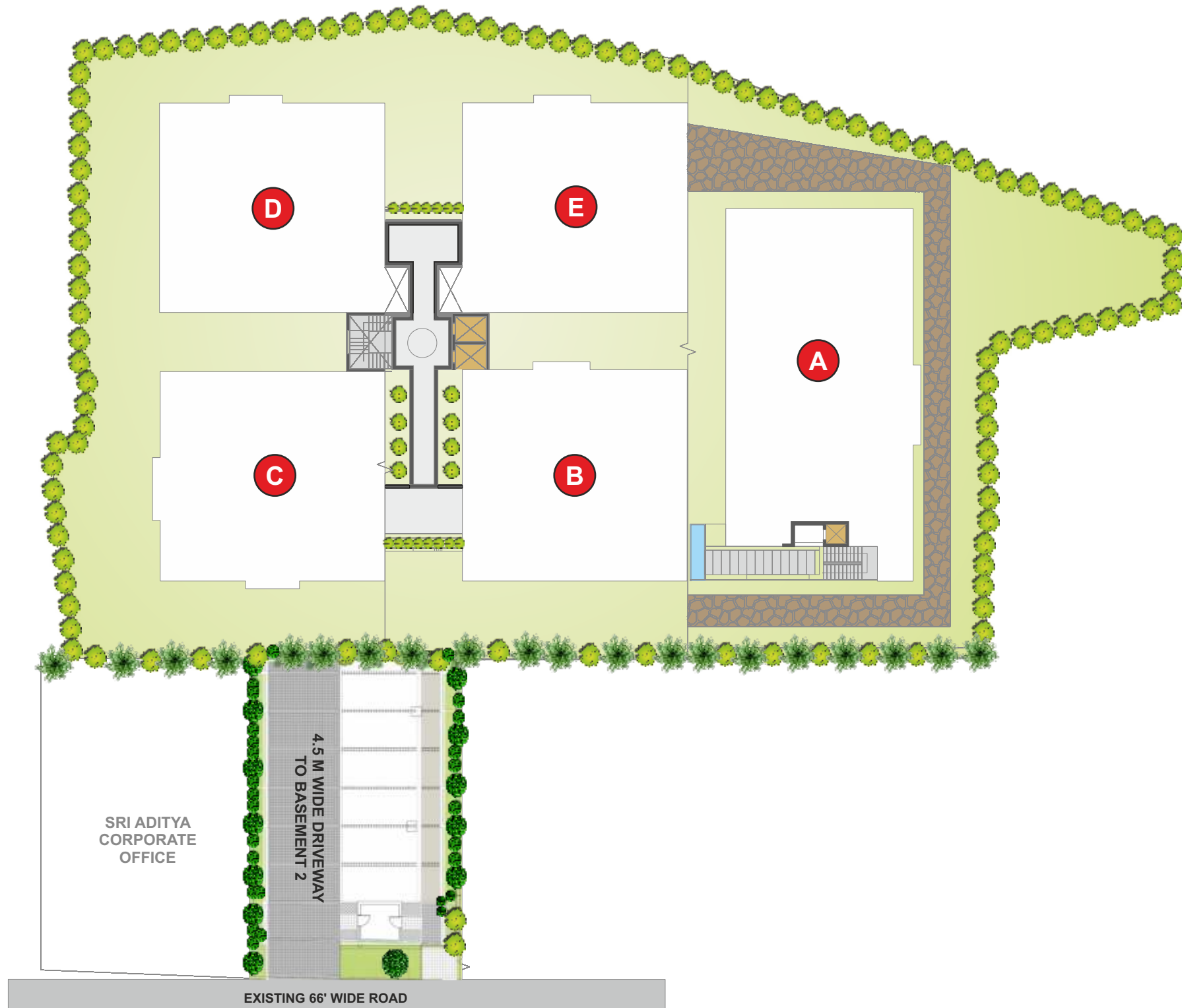


## Project Highlights

- 5-Floor Ultra luxury apartments
- Three & Four BHK apartments
- 4043 Sft to 5330 Sft areas
- 100% Vastu
- Passenger & Goods lifts
- Designer landscaping
- 24-hr Treated Water supply
- Elegantly designed landscaping
- 100% Power back up with separate meters
- 2-Level car parking
- GHMC-approved project
- strategic location

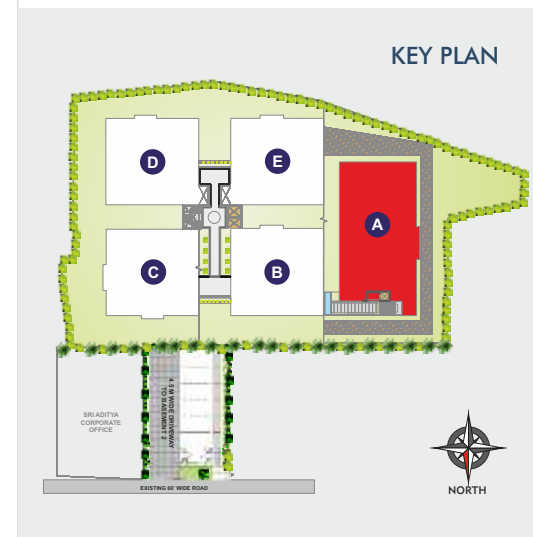
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# Site Layout



# Unit Type - A

5330 SFT

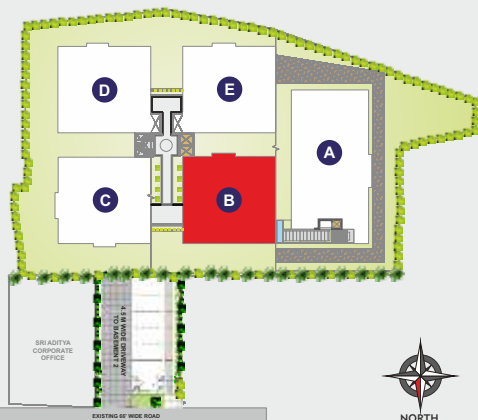


# Unit Type - B

4043 SFT



KEY PLAN

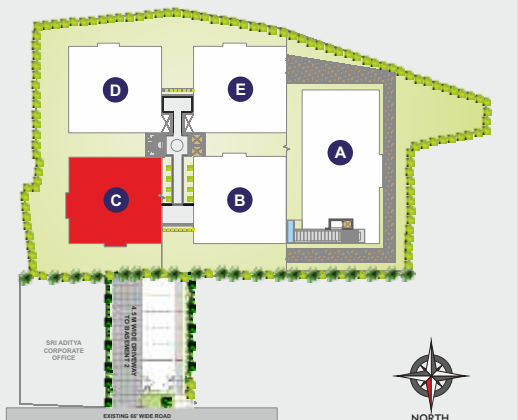


# Unit Type - C

4043 SFT

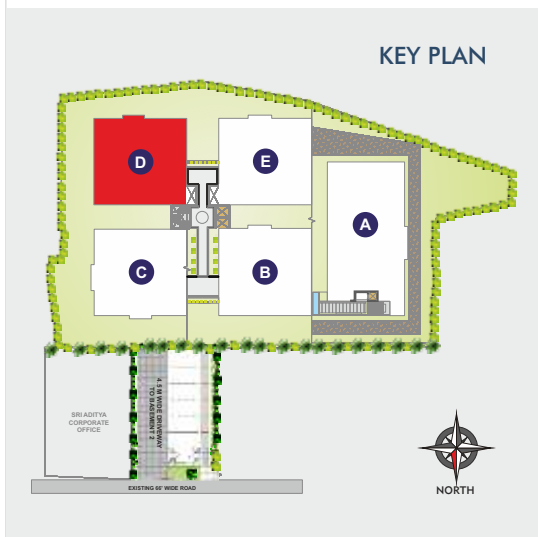


KEY PLAN



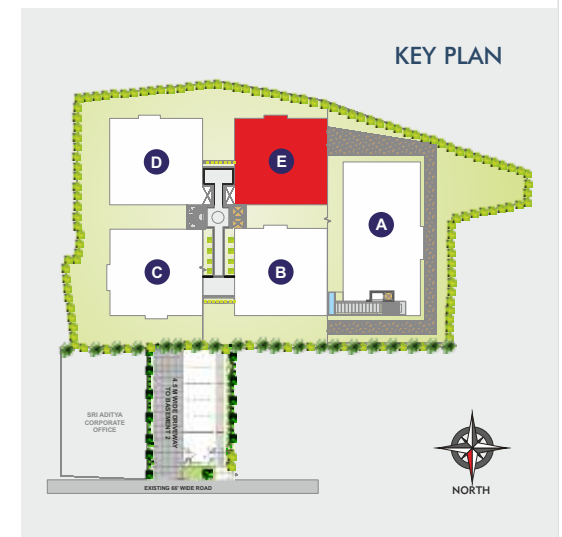
# Unit Type - D

4043 SFT



# Unit Type - E

4043 SFT



# Specifications

## RCC FRAMED STRUCTURE

**FOUNDATION & STRUCTURE:** R.C.C framed structure designed to withstand wind & seismic loads.

**SUPERSTRUCTURE:** Brick masonry with fly ash bricks in cement mortar (1:6) prop

## PLASTERING

**INTERNAL:** Double coat cement plaster of 20 mm thick with smooth finishing.

**EXTERNAL:** Double coat sand faced cement plaster of 20 mm thick.

## DOORS

**MAIN DOOR:** Designer Teak wood frame with both sides. Veneer flush shutters with melamine polish with reputed make hardware of Hafele, Hettich, Ozone or equivalent make.

**INTERNAL DOORS:** Designer Teak wood frame with flush shutter with melamine polish/Paint with reputed make hardware of Hafele, Hettich, Ozone or equivalent make.

**FRENCH DOORS:** UPVC sliding door with float glass shutters and hardware of reputed make.

**WINDOWS/VENTILATORS:** UPVC sliding window with float glass shutters including mosquito mesh shutters of reputed make.

## PAINTING

**EXTERNAL:** Textured/Putty finish with two coats of exterior emulsion paint of Asian/ICI or equivalent make over a coat of primer.

**INTERNAL:** Smooth putty finish with two coats of premium emulsion paint of Asian/ICI or equivalent make over a coat of primer.

**PARKING AREA:** Two coats of water-proof cement paint over a coat of primer of Asian/ICI or equivalent make.

## FLOORING

**DRAWING, LIVING & DINING:** Italian marble/Artificial marble flooring.

**MASTER BEDROOM & HOME THEATER:** Premium laminated wooden flooring of reputed make.

**OTHER BEDROOMS:** 800 x 800 mm size double charged vitrified tiles of reputed make.

**KITCHEN:** 800 x 800 mm size double charged vitrified tiles of reputed make.

**TOILETS:** Anti-skid vitrified tiles of reputed make.

**BALCONY/UTILITY:** Anti-skid vitrified tiles of reputed make.

## TILES CLADDING

**TOILETS/UTILITIES/WASH:** Glazed vitrified tiles of reputed make.

**MAID TOILETS:** Glazed vitrified tiles up to 4'-0" height.

**KITCHEN:** Provision for modular kitchen as per the requirement.

**UTILITIES/WASH:** Provision for washing machine, dish washer & wet area for washing utensils etc.

## PLUMBING, C.P & SANITARY FIXTURES

**TOILETS:** Granite/Italian Marble counter washbasin with hot & cold basin mixer of Grohe/TOTO/Kohler/Jaquar or its equivalent make.

- Wall mounted EWC with concealed tank of Grohe/TOTO/Kohler/Jaquar or its equivalent make.
- Hot & Cold diverter mixture cum shower.
- Providing standard make geysers in all bathrooms.
- All C.P. fittings are reputed make of Grohe/Kohler/Jaquar/TOTO/or equivalent make.
- Glass shower cubicle in all bathrooms.



## ELECTRICAL

Concealed copper wiring in conduits for lights, fans, and power plug points wherever necessary of standard make.

- Power outlets for geysers in all bathrooms.
- Power plug for cooking range, chimney, refrigerator, microwave ovens, mixer/grinders in kitchen.
- Plug points for TV & audio systems etc wherever necessary.
- 3 Phase supply for each unit and individual meter boards.
- Miniature Circuit Breakers (MCB) & ELCB for each Distribution boards of MDS/Merlengerin make.
- Elegant designer Modular electrical switches of Legrand /Schneider/North West/or equivalent make.

## COMMUNICATION SYSTEM

- 1) Telephone point in drawing, living & all bedrooms.
- 2) Intercom facility in all units connecting to the Security and Clubhouse
- 3) Wi-fi facility within the house.

## AIR-CONDITIONING

VRV air-conditioning system of reputed make in drawing, living, dining, Home theater & all bedrooms.

## FALSE CEILING

Designer P.O.P false ceiling in all rooms, corridors & grid ceiling in toilets of reputed make.

## SECURITY FACILITIES

Appropriate & suitable security, surveillance system. Boom barrier at Entrance. CC TV cameras all around the campus for surveillance.

## COMMON AREAS

**CORRIDOR FLOORING:** Elegantly designed Italian/ Green/White marble/Granite flooring.

**STAIRCASE FLOORING:** Green/White marble/Granite flooring for staircase.

**LIFT CLADDING:** Italian marble/Granite cladding work.

**PARKING AREA:** VDF flooring with smooth/broom finish for driveways.

**UTILITIES:** Space for centralized laundry, car wash, seating for drivers with toilets, Maintenance office etc.

## LIFTS

Automatic lifts with rescue device with V3F for energy efficiency of reputed make.

## DG POWER

100% DG backup with acoustic enclosure.

## WATER SUPPLY

Bore well and Municipal water supply.

## LPG RETICULATION

Supply of gas from centralized Gas bank to all individual flats with meters.

## LANDSCAPE

Aesthetically designed landscape.

Sri Aditya Homes has built a string of upper crest residences in sought after localities for over 25 years. Their ventures are benchmarked to high quality, symbolize lifestyle and offer supreme value for investment. They are known for on time delivery, excellent pricing, contemporary designs and believe in providing the total gamut of modern, environment-friendly living. Professional to the core and passionate about lifestyles, the company is keeping pace with the future.



ADITYA HILL TOP

ADITYA AVALON

ADITYA LANDMARK

ADITYA SUMMIT

ADITYA CASA GRANDE



ADITYA SUNSHINE

ADITYA SPLENDOR

ADITYA ROYAL PALMS

ADITYA HABITAT



#### ADITYA HOUSE

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#### ONGOING PROJECTS

Aditya Landmark at Necklace Road  
Aditya Lagoon at Nizampet  
Aditya Royal Palms at Shaikpet

#### UPCOMING PROJECTS

Aditya Casa Grande at Gandipet  
Aditya Heritage at Golconda Fort  
Aditya Athena at Manikonda



TAKING  
LIVES  
FORWARD

Note: This brochure is purely a conceptual presentation and not a legal offering.  
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