



CRESCENT HEIGHTS



We understand your need for space and comfort.



A Novelty
That
Redefines
Modern
Day Living

Sri Sreenivasa Constructions an ISO 9001:2008 company is one of the leading real estate developer in Residential and Commercial Buildings. Customer satisfaction and quality work are the focus of the company.

With years of experience in the field of construction, we stand tall amongst our peers. The success of a company comes from the capable team leading it. The company employs the very best and nurtures talent. We strive hard for customers satisfaction and provide our clientele with innovative ideas and customized solutions.

We at **Sri Sreenivasa** are focused on creating quality residential spaces for you to live and enjoy every moment of life with your family. We meticulously plan using the best techniques, adopt latest technologies and deliver luxurious living spaces for a joyful and comfortable living.



Apartments,
Reaching
The
Seventh
Heaven.



Welcome to a lifestyle that only a few can call their own. Life at **Crescent Heights** is a dream come true. The alluringly designed high-rise comes with a host of luxurious amenities.

Overview

Total land area : 20 grounds

Structure Details :

Basement + Ground + 9 floors

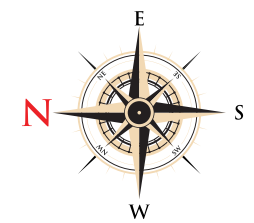
No. of Units & Areas :

14 no's - 3BHK 1450 sqft. - 1530 sqft.
104 no's - 2BHK 1000 sqft. - 1140 sqft.

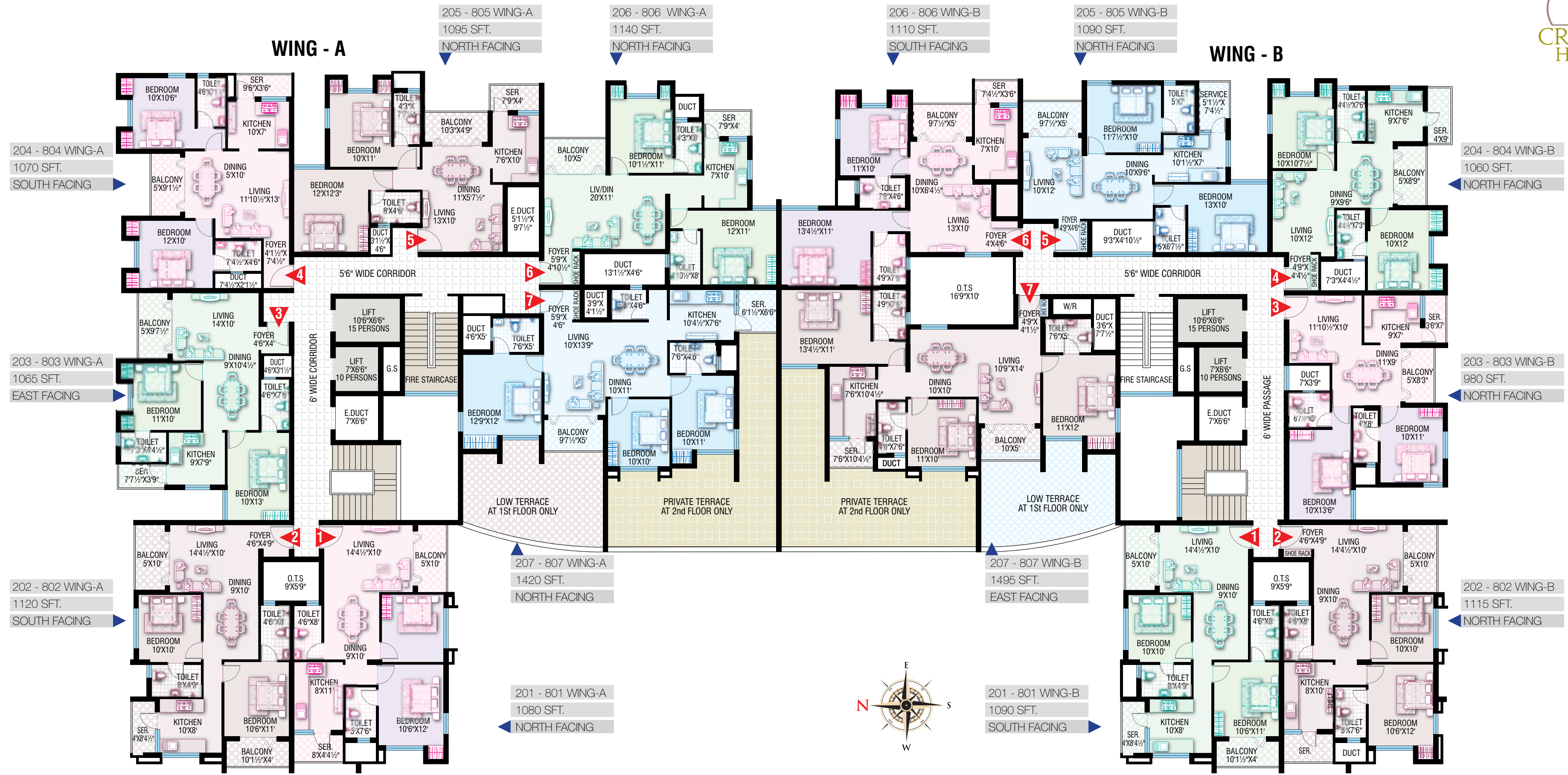
Location :

Opp. Satyabhama University.
OMR road, Chennai.

First Floor Plan



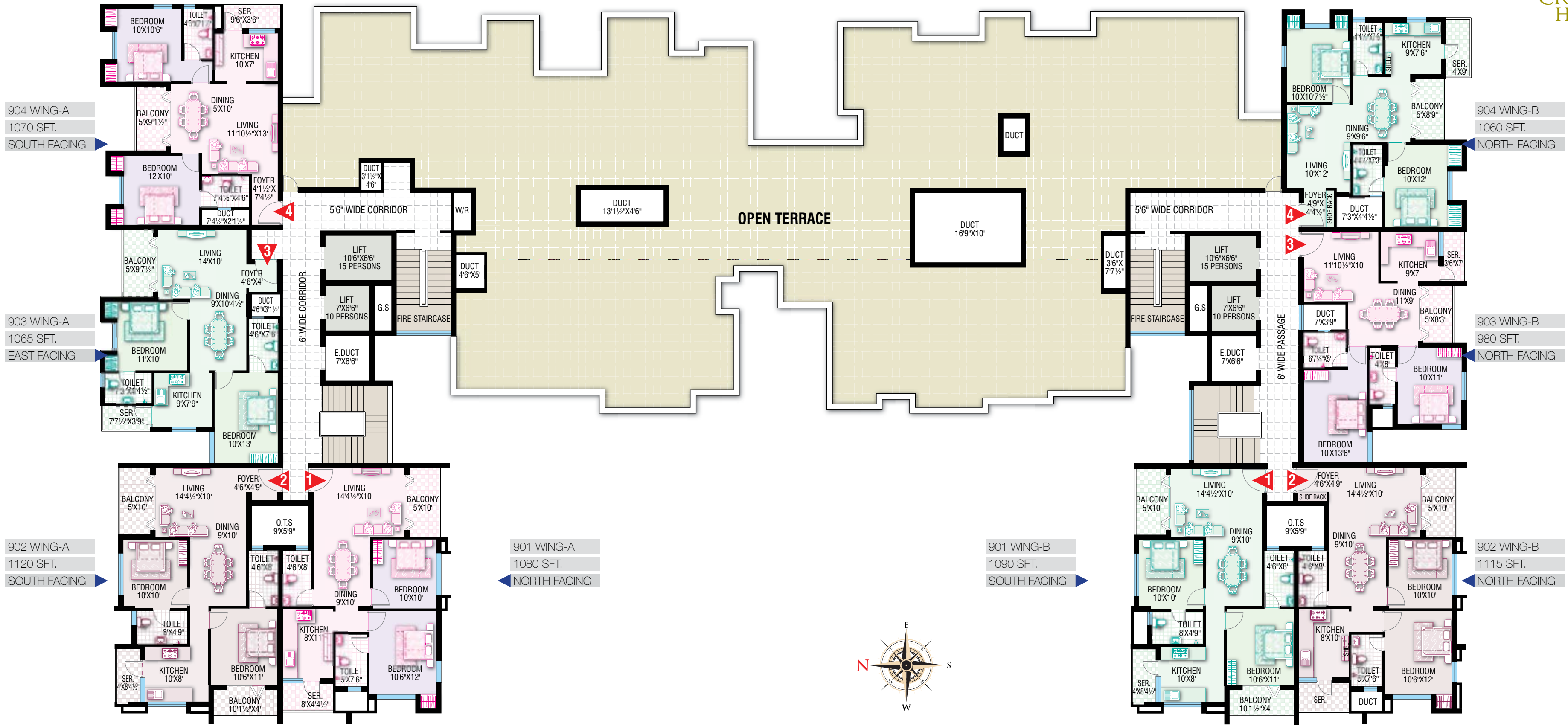
2nd to 8th Floor Plan



9th Floor Plan

WING - A

WING - B



904 WING-A
1070 SFT.
SOUTH FACING

904 WING-B
1060 SFT.
NORTH FACING

903 WING-A
1065 SFT.
EAST FACING

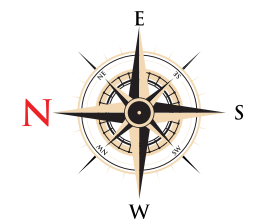
903 WING-B
980 SFT.
NORTH FACING

902 WING-A
1120 SFT.
SOUTH FACING

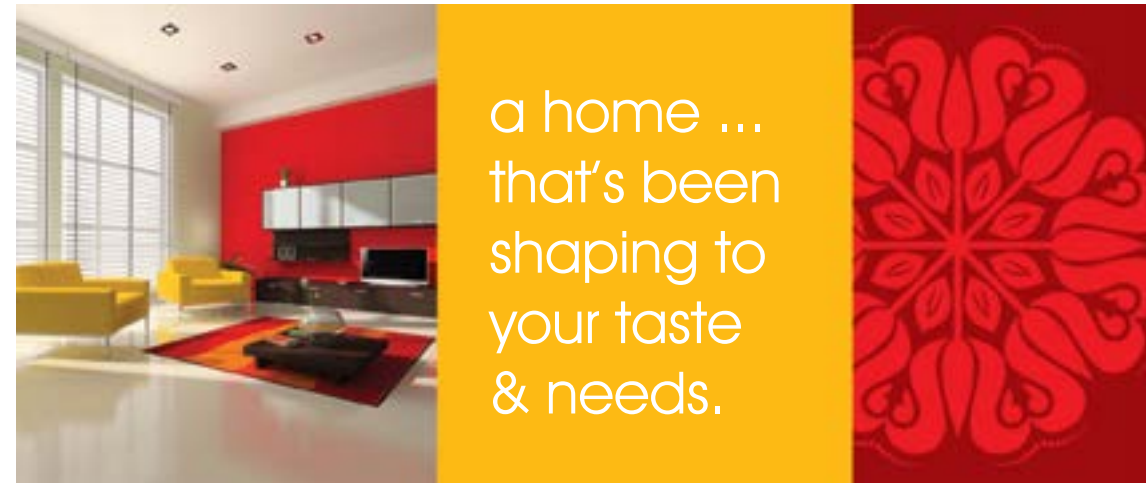
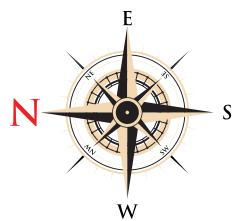
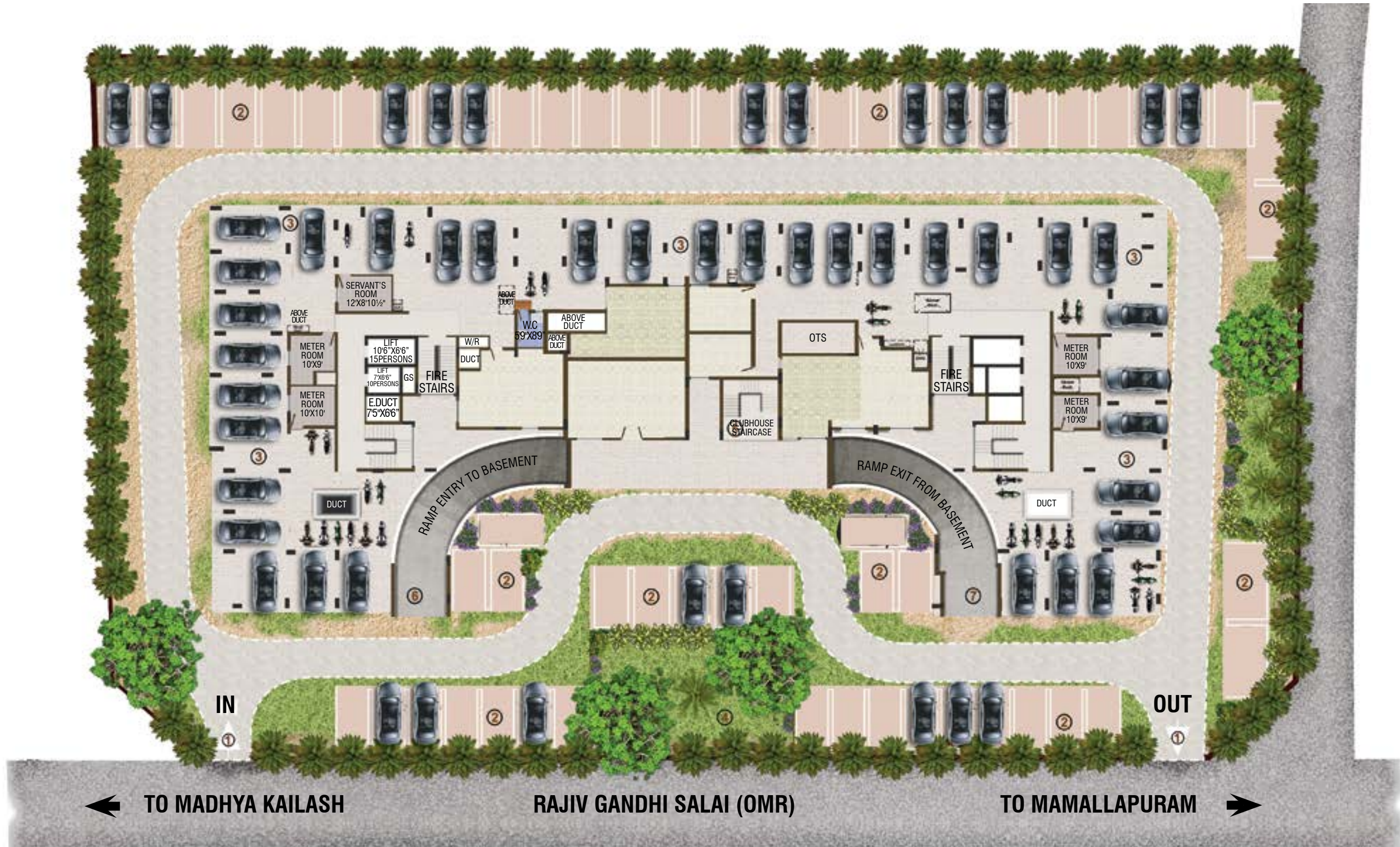
902 WING-B
1115 SFT.
NORTH FACING

901 WING-A
1080 SFT.
NORTH FACING

901 WING-B
1090 SFT.
SOUTH FACING



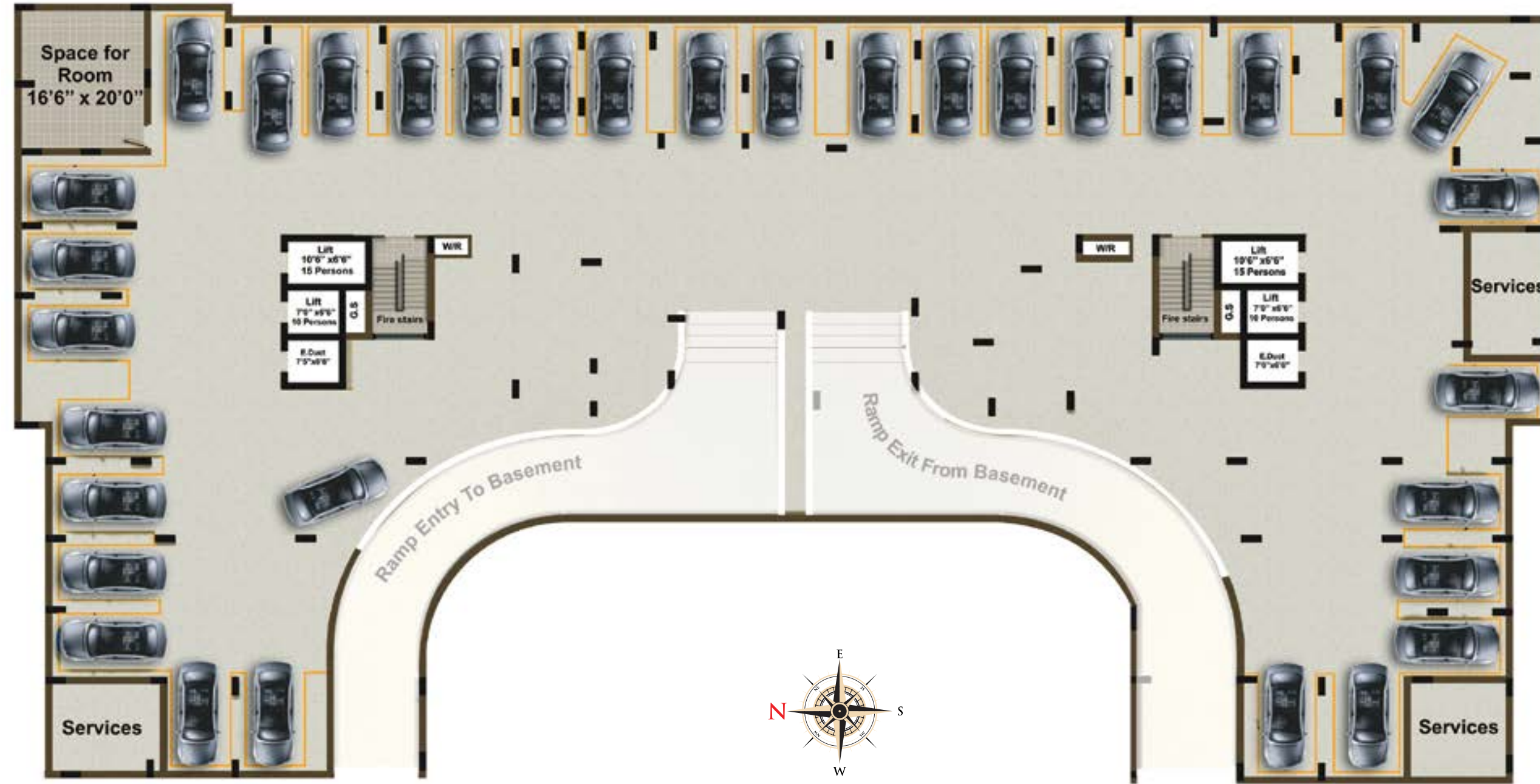
Stilt Floor Plan



Amenities At A Glance

- 1 KW power back-up for all flats.
- Air conditioned modern gym
- Multi purpose hall
- Indoor games (Carroms & TT)
- Surveillance cameras
- Sewerage treatment plant
- Intercom to all flats to security
- Landscaped garden
- Children's play area
- Rain water harvesting

Basement Parking



Live in a brand new world

Knock the door of the future. A brand new world is waiting to be discovered at old Mahabalipuram road. A comprehensively designed premium apartment is all set to give its residents a lifestyle measured in joy.

Crescent Heights is an ambitious project by experienced promoters in sync with world class development around IT sector of Chennai, ie old Mahabalipuram road.

Spacious balconies connect with outdoors for good times. A host of facilities spread in the project brings the world at your door step. The promoters envisaged a comprehensive gamut of facilities to give its residents a total lifestyle. Thoughtful designs define daily living while outdoors and a superbly appointed clubhouse will fill your leisure times pro-actively.

Specifications



RCC Framed Structure:

To withstand wind & seismic loads.

Super Structure:

Aerocon light weight solid block masonry 9" thick external walls & 4" thick internal walls.



PLASTERING:

Internal:

Two coats of plastering in cement mortar 1:6 for walls & ceiling.

External:

Two coats of plastering in cement mortar 1:6 for external walls.



DOORS:

Main Door

Teakwood door frame and wood designer door with melamine polish and SS hardware of reputed make.

Internal Doors:

Moulded Acacia wood (Engineered wood) door frame & both sides veneered designed flush doors with melamine polish and SS hardware of reputed make.

French Doors:

UPVC door frames with glass paneled shutters with mosquito mesh.



WINDOWS:

UPVC sliding doors with glass & mosquito mesh.

Grills:

Well designed mild steel MS grills with enamel paint finish.



PAINTINGS:

External:

Textured finish & two coats of exterior emulsion paint.

Internal:

Smooth putty cement base or waterproof finish with two coats of premium acrylic emulsion paint of reputed brands over a coat of primer.



TELE-COMMUNICATION & INTERNET:

Telephone point In the master bedroom and living room. Intercom facility connecting to security, clubhouse & lift.

DTH & Cable TV:

Provision for cable connection in master bedroom & living room.



ELECTRICAL:

Concealed copper wiring of Havells/Anchor or equivalent make. Power outlets for Air-Conditioners in all bedrooms. Power outlets for geysers in all bathrooms. Power plug for cooking range chimney, refrigerator, microwave oven, mixers in kitchen. Plug points for television in living and master bedroom. Miniature circuit breakers (MCB) & ELCB for each distribution boards of Havells or equivalent make. Elegant designer modular electrical switches Schneider, Opel, Anchor Roma plus make or equivalent.



FLOORING:

Master Bedroom:

Other Bedrooms, Living, Dining & Kitchen:

600 x 600 mm double charged vitrified tiles.

Bathrooms:

Acid resistant, anti-skid ceramic tiles 300 x 300 mm.

Balconies:

Rustic vitrified tiles of reputed brands 400x400mm.

Utilities / Wash:

Acid resistant, anti-skid ceramic tiles 300 x 300 mm.

Corridors:

Vitrified tile with granite inlay combination.

Staircase:

Passenger staircase with granite, fire staircase Shabad or Thandur stone.



TILE CLADDING & DADOING:

Kitchen:

Glazed ceramic tiles dado up to 2ft above kitchen platform 600x300mm.

Bathrooms :

Glazed ceramic tiles 300 x 600 mm. dado upto door frame height.

Utility & Wash:

Glazed ceramic tiles dado 300 x 300 mm.

Bathrooms:

All bathrooms will have Vitra imported fixtures or equivalent imported fixtures. Wash basin with half pedestal. Wall mounted EWC with concealed flush tank. Hot and cold single lever diverter with mixer cum shower. Provision for geyser in all the bathrooms.



ELEVATORS:

Automatic lifts with entrance of vitrified and granite combination inlay.



POWER BACK-UP:

Acoustic enclosed D.G. set, with 100% back-up for common areas and 1KW for all flats.

DISCLAIMER: The information herein i.e. specifications, designs, dimensions etc. are subjected to change without notifications as may be required by the relevant authorities or the assigned architect and cannot form a part of an offer or contract unless specially covered in the contract. Whilst every care is taken in providing this information. The owner, the developer and the managers cannot be held liable for variations. All illustrations and pictures are artists impressions only.

Our track record

Cyprus Palms @ Hyderabad



Built up area: 4.47 Lakhs Sqft.

Esmeralda Fortune @ Hyderabad



Built up area: 6.2 Lakhs Sqft.

Fortune Indra @ Hyderabad



Built up area: 1.8 Lakhs Sqft.

Fortune Prime @ Hyderabad



Built up area: 10 Lakhs Sqft.

Maple Wood @ OMR Road, Chennai



Built up area: 1.55 Lakhs Sqft.

Silver Oak @ Tambaram, Chennai



Built up area: 1.15 Lakhs Sqft.

Fortune Enclave @ Hyderabad



Built up area: 2.30 Lakhs Sqft.

Fortune Heights @ Hyderabad



Built up area: 2.60 Lakhs Sqft.

Fortune Nest @ Hyderabad



Built up area: 1.20 Lakhs Sqft.

Signature Towers @ Hyderabad



Built up area: 1.9 Lakhs Sqft.

Fortune Towers @ Hyderabad



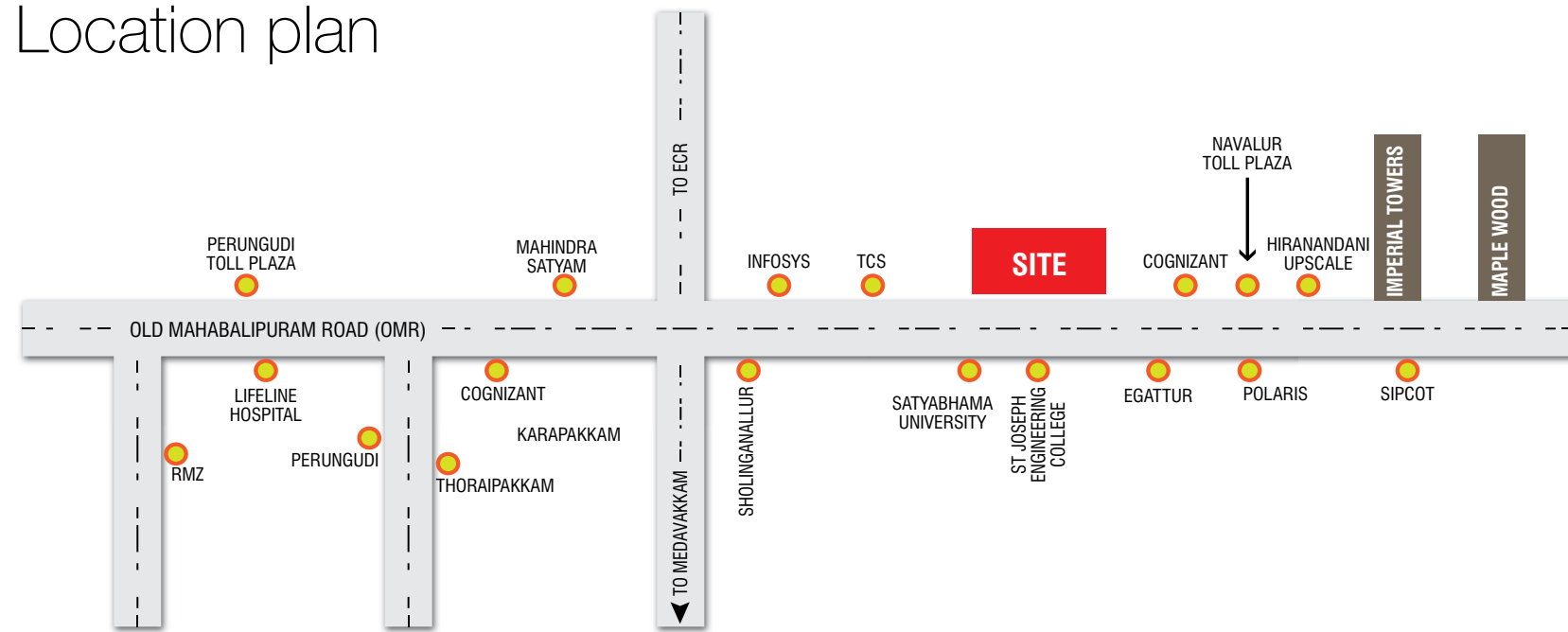
Built up area: 7.20 Lakhs Sqft.

Imperial Towers @ OMR Road, Chennai



Built up area: 2.48 Lakhs Sqft.

Location plan



Head Office:

DSR Tranquil, Plot No. 901,
201, Ayappa society main road,
Madhapur, Hyderabad - 500 081
Telangana, India.
Email: svrcrescent@gmail.com

Construction Associate

SVR BUILDERS & DEVELOPERS

For bookings contact:

Ph: 9394888666, 9962556696

Architects

ANBU & FAISAL

#43, Shop #S3, 2nd floor
Amar Sinder, pantheon road
Egmore, Chennai-600008.

Legal Advisors

RANK ASSOCIATES

II, III & IV floors
Jains Anjana No. 25
Bazullah road, Chennai-600017.

GRAPHIC STUDIO, Ph: 099892 33490



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