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Sadguna
Properties

We Create Wealth for future



Aspire HOMES

CHASE YOUR DREAMS

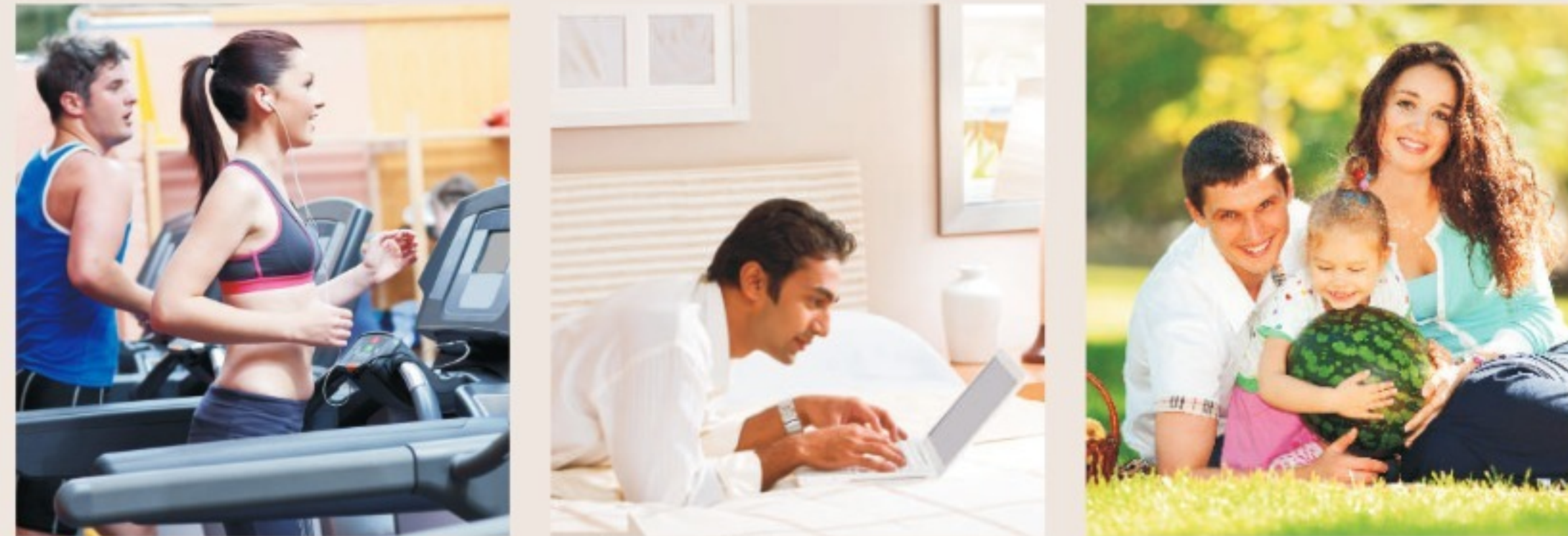
2 & 3 BHK PREMIUM APARTMENTS @ BACHUPALLY

TS-RERA Regd. Number : P02200002691

Aspire HOMES

CHASE YOUR DREAMS

Aalaya's Aspire is a project that is spread in over 1.06 acre and has about 99 Flats in 6 Floors. The project is home to a club house with amenities such as Party hall, Children's play area, jogging track, AC Gym, Guest Rooms, Indoor games etc. making it an amazing place for you to socialize with your neighbors. The project is designed with 2 and 3 BHK dwelling units accommodating a diverse range of requirements with a view to make luxury truly affordable.



PROJECT FEATURES :

- Vaastu compliant and well-ventilation design.
- Single block of luxury One cellar, Ground + 5 floors, 99 Units.
- 17 flats per floor with 6'-6" wide double corridor.
- Flat size from 1125 to 1625 Sft (2 BHK & 3 BHK).
- Club House
- Well-equipped children play area
- Jogging track
- 3 Lifts and 3 Staircase's
- Visitors car parking.
- Rainwater harvesting pits
- Outdoor Games
- Designed landscape with plantation

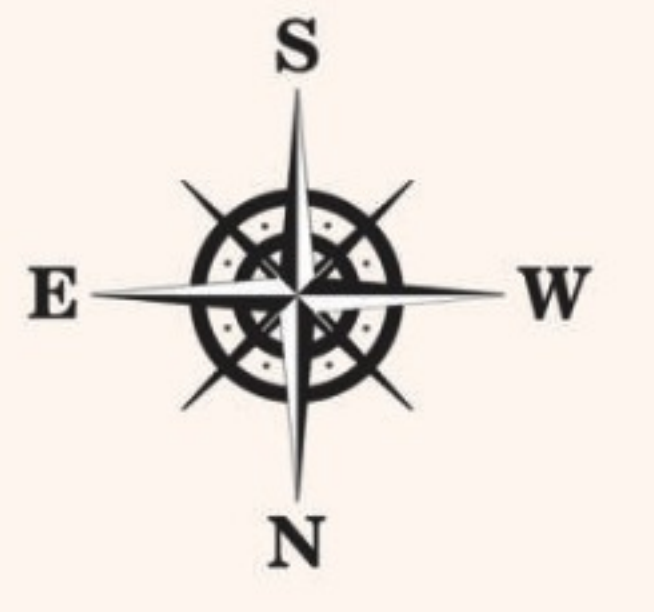


CLUBHOUSE AMENITIES :

- Wi-Fi enabled club house
- Club Lounge
- Air-conditioned Multipurpose hall
- Fully Equipped Air-conditioned Gym
- Indoor games
- Integrated Library and Study Lounge
- Guest rooms.

GROUND FLOOR PLAN

AREA: 17,250 SFT



Areas Statement :

S. No	Area in Sft.	Flat facing
1	1125	WEST
2	1175	WEST
3	1125	WEST
4	1175	WEST
5	1125	WEST
6	1575	WEST
7	1375	EAST
8	1125	EAST
9	1175	EAST
10	1125	EAST
11	1175	EAST
12	1125	EAST
13	1535	EAST
14	1315	EAST

TYPICAL FLOOR PLAN 5 FLOORS EACH FLOOR AREA: 22,325 SFT



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" CORRIDOR



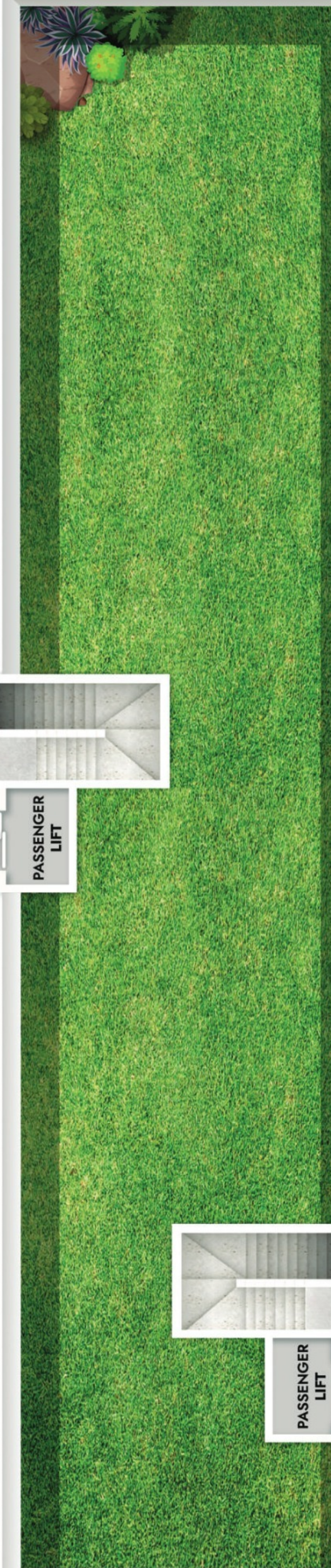
6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR



PASSENGER LIFT

PASSENGER LIFT

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR



6'6" OPEN TO SKY



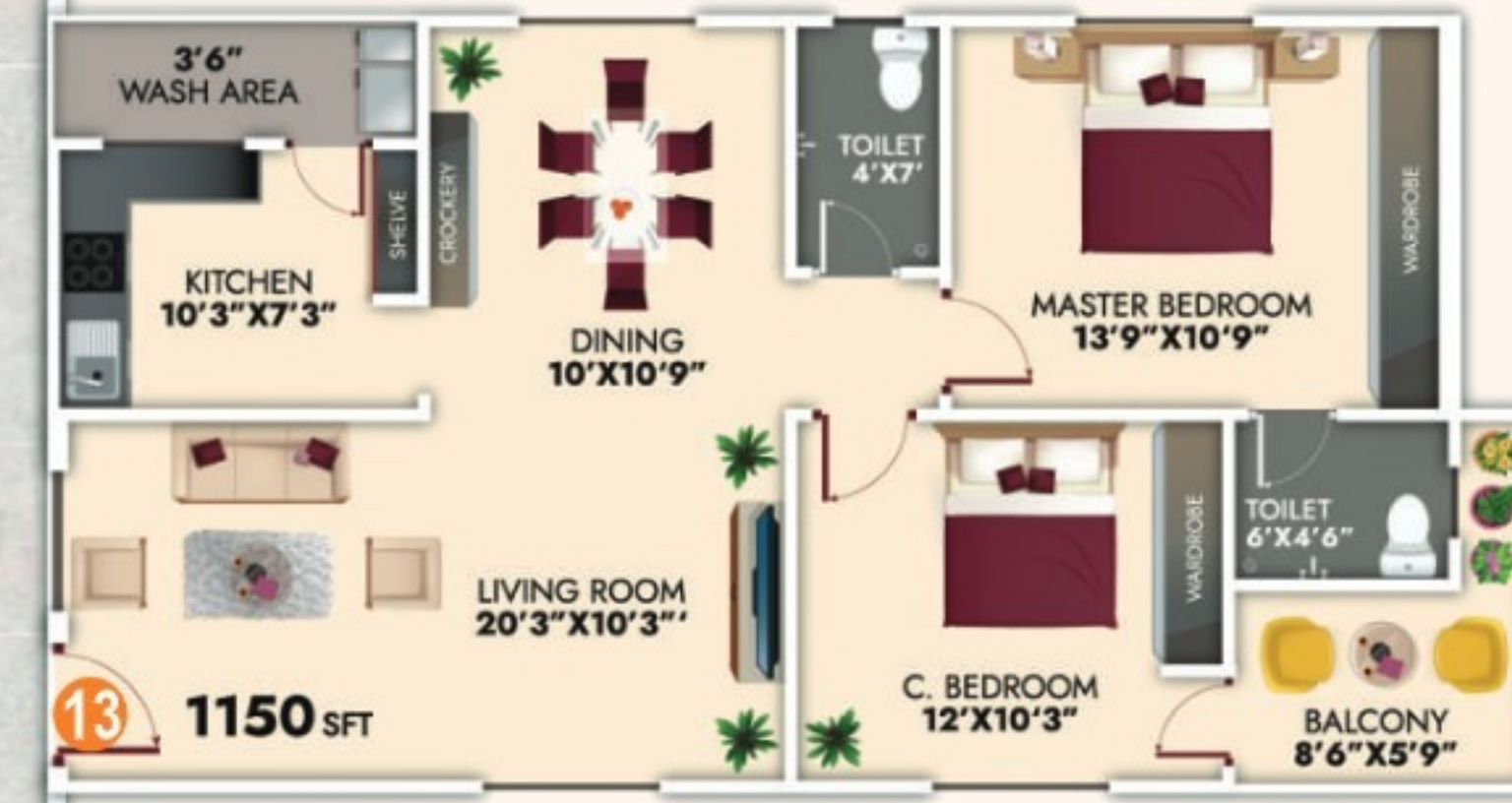
6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



6'6" OPEN TO SKY



Areas Statement :

S.No	Area in Sft.	Flat facing
1	1575	WEST
2	1150	WEST
3	1200	WEST
4	1150	WEST
5	1200	WEST
6	1150	WEST
7	1625	EAST
8	1550	EAST
9	1575	EAST
10	1425	EAST
11	1150	EAST
12	1200	EAST
13	1150	EAST
14	1200	EAST
15	1150	EAST
16	1575	EAST
17	1300	EAST

3D MODEL FLATS

West Face
3-BHK

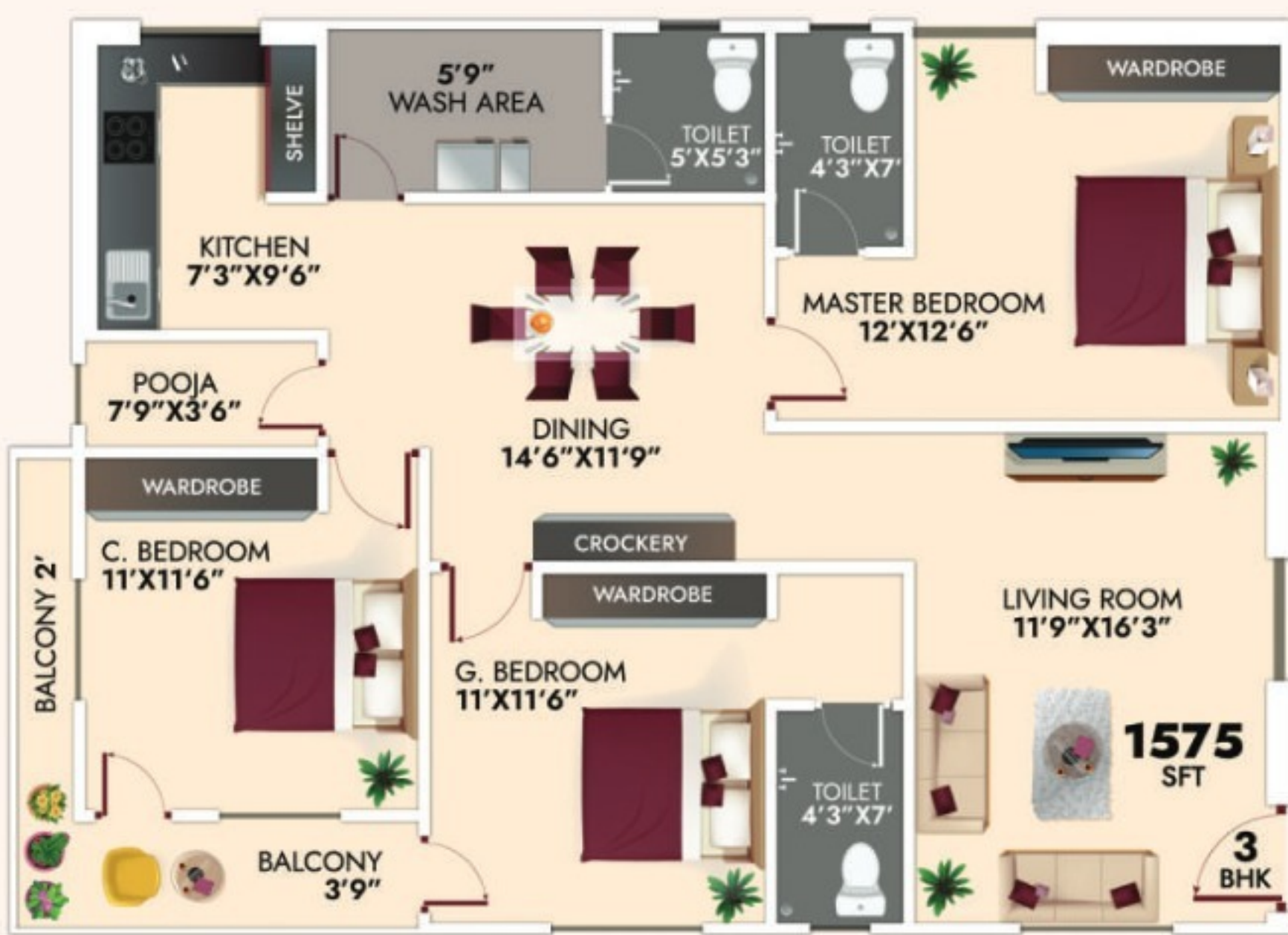
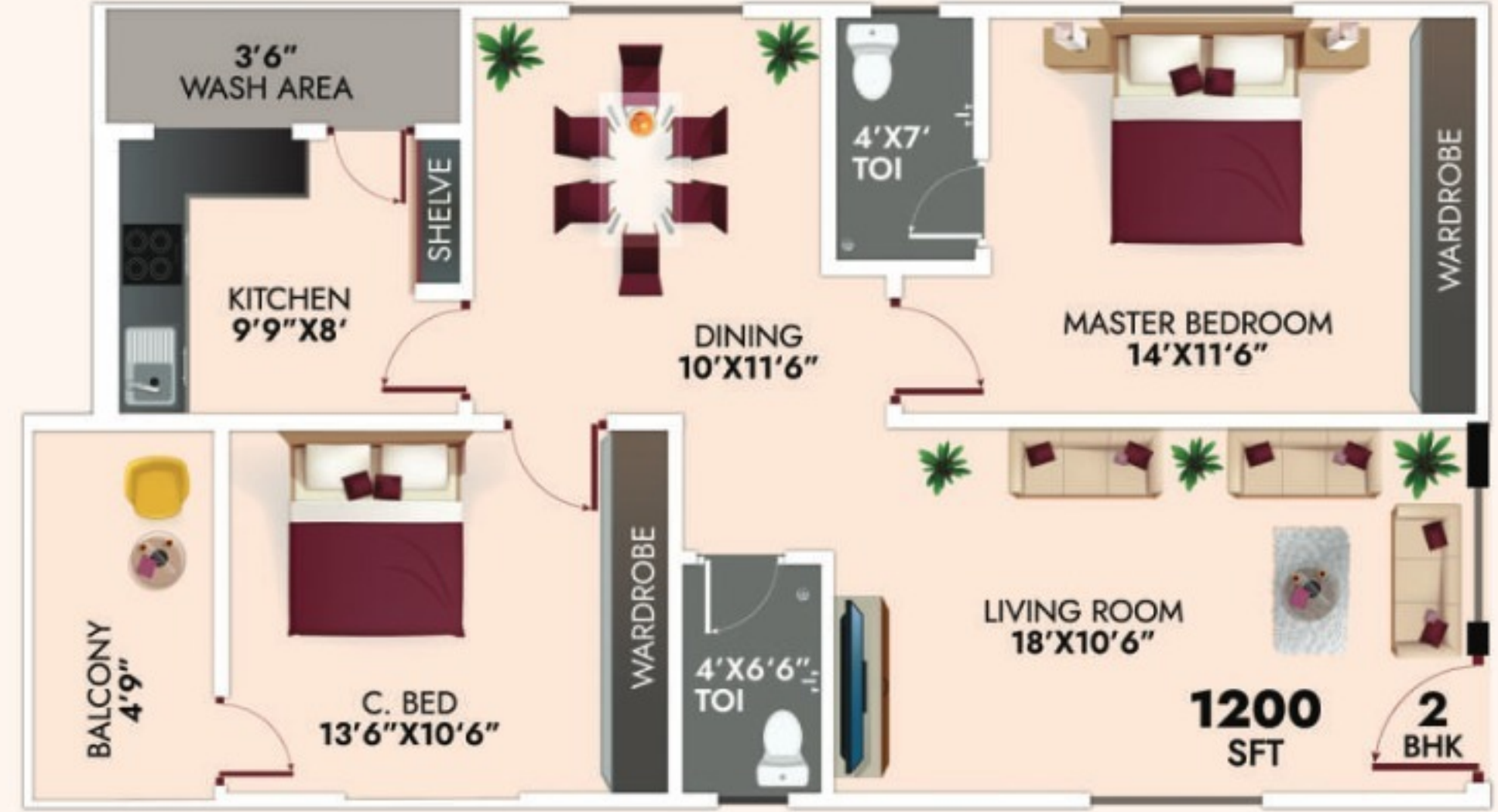
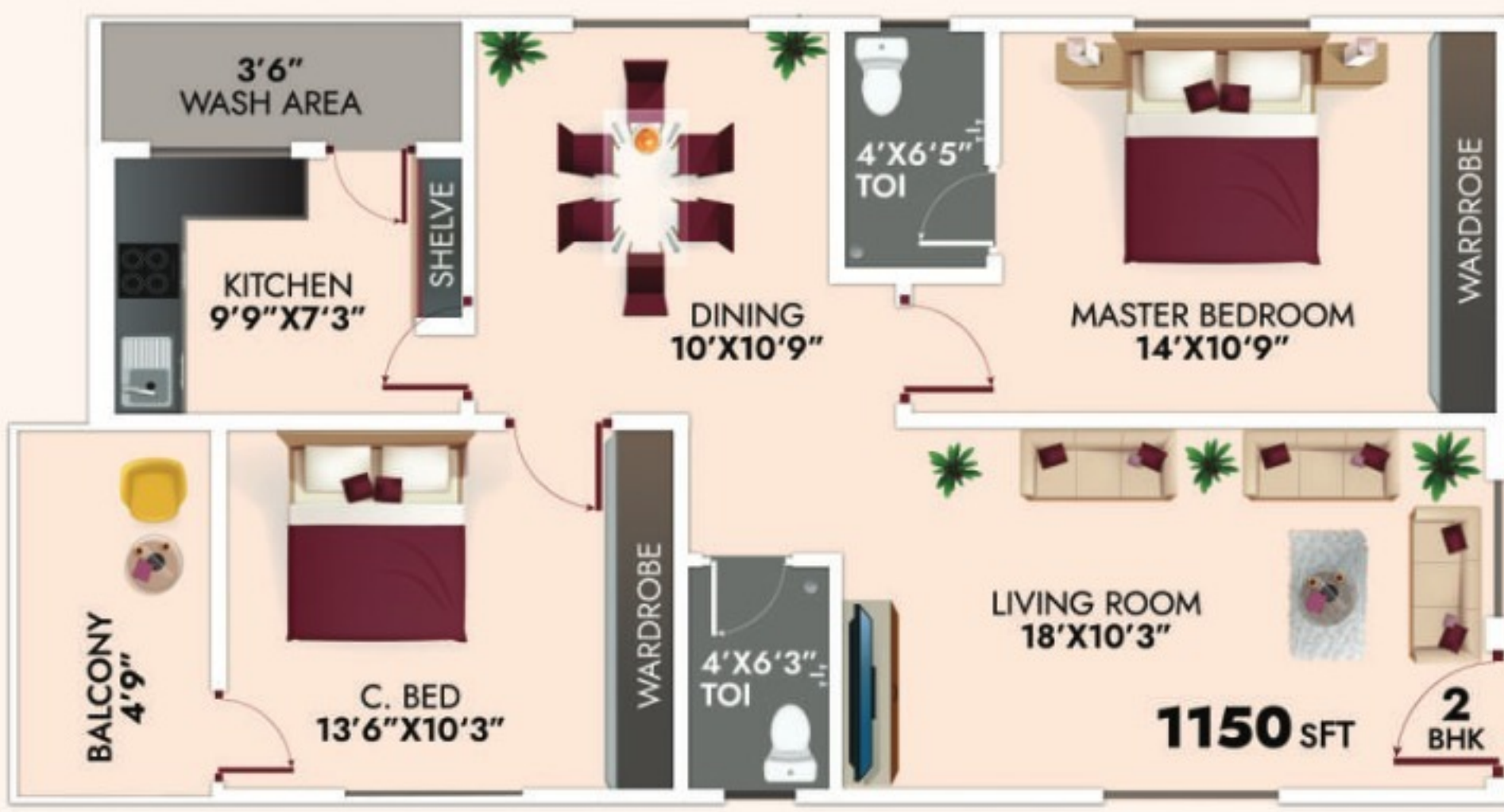


East Face
3-BHK

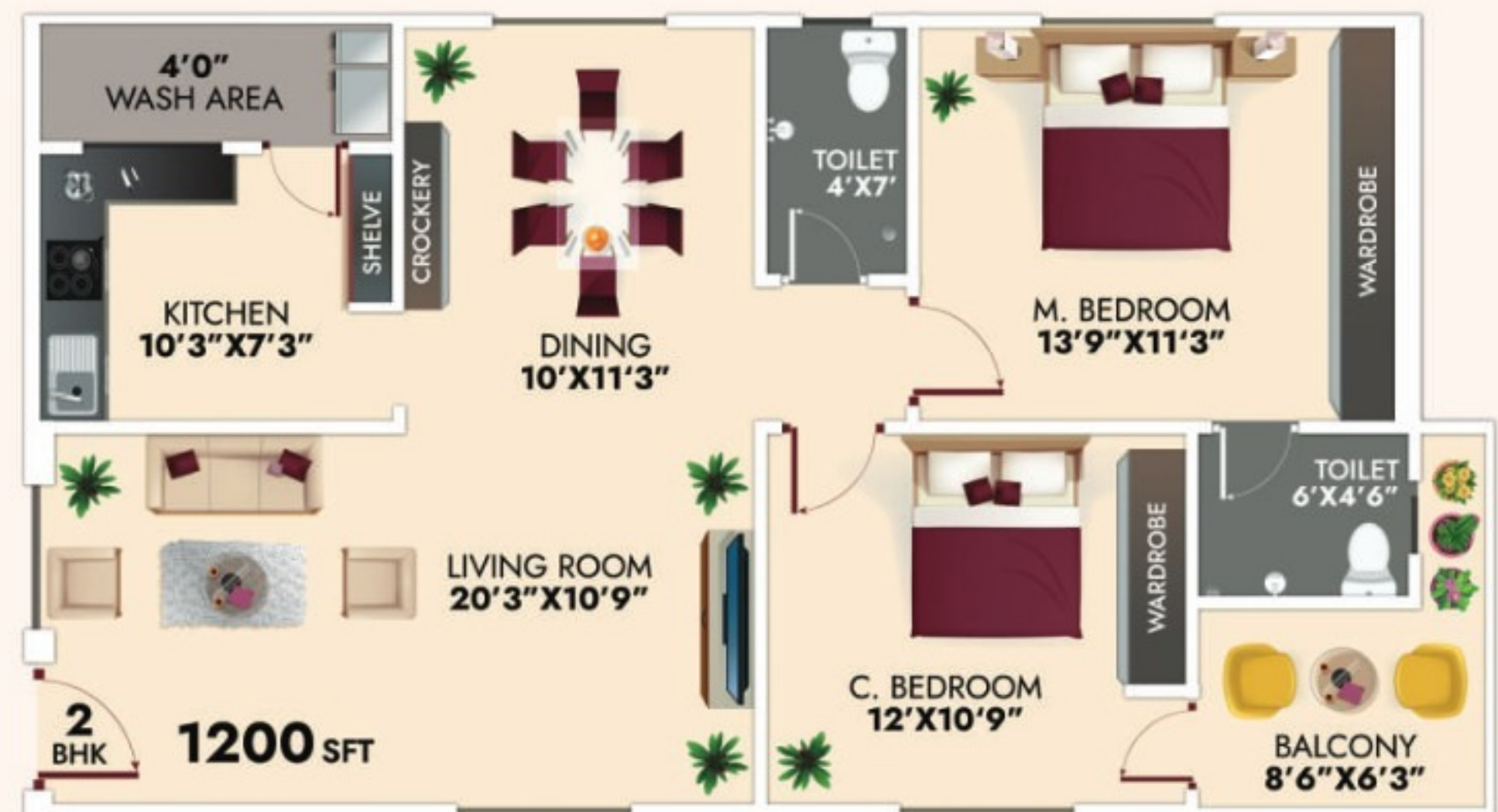
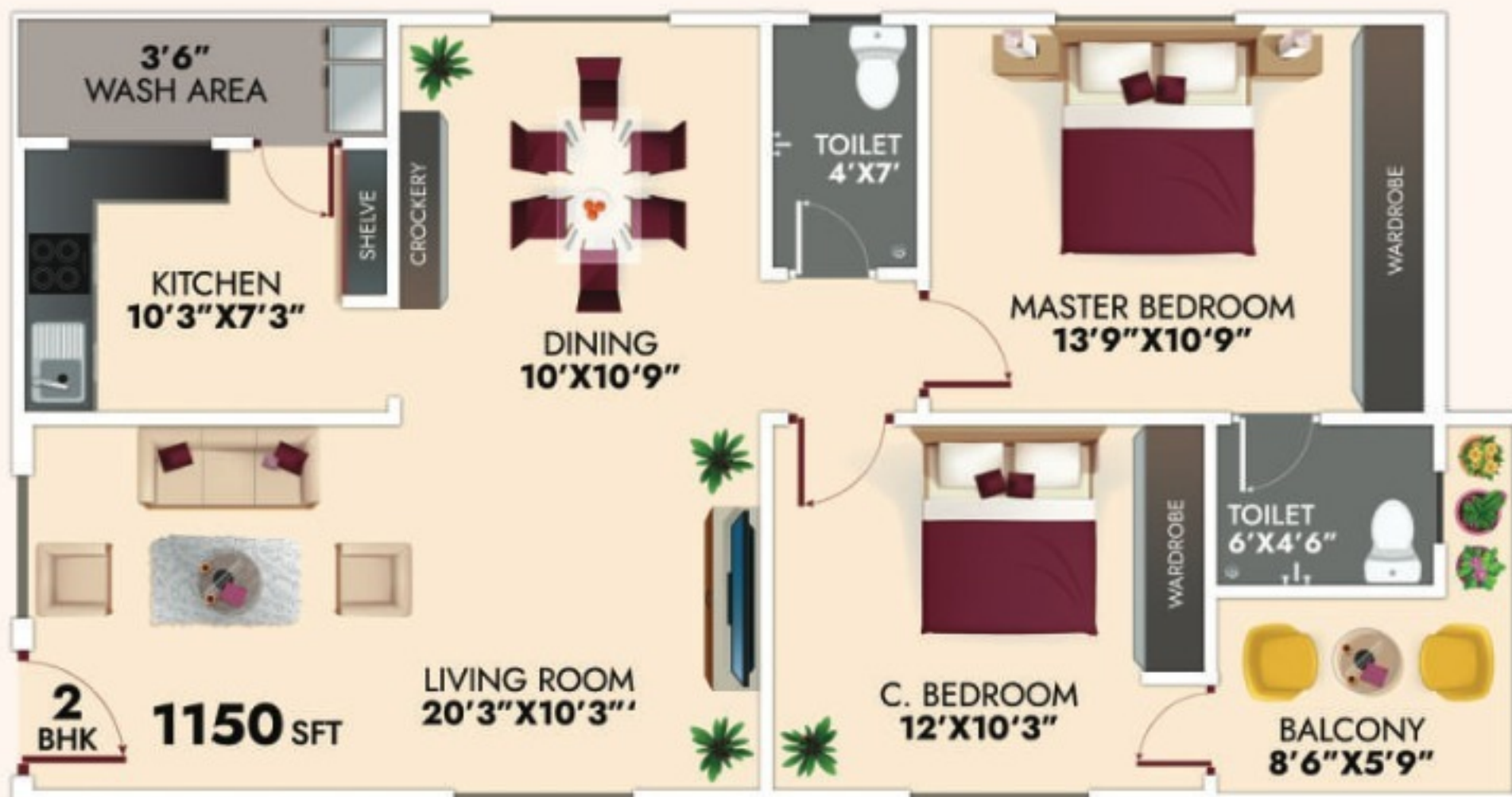
West Face
2-BHK



WEST FACING MODEL FLATS :



EAST FACING MODEL FLATS :



Security

- CCTV Cameras at gates, cellar, kid's play area & club house.
- Each unit will be connected to security office through intercom.
- Solar fencing.

Backup Generator

- 100% Separate acoustic generator for Common area.



Landscape

- Entrance lobby
- Tot-lot surrounding
- 100% Vaastu Feature wall
- Lawn with pathway
- Club house area



FOUNDATION & STRUCTURE

R.C.C. framed structure to withstand wind & Seismic Loads.

SUPER STRUCTURE

Solid cement blocks: External walls 8", corridors 6" and Internal walls 4" thickness.

WALL FINISHES

Internal Wall Finishes:

Smooth plastered surface treated with putty and painted with emulsion paint of Asian or equivalent make.

External Wall Finishes:

Smooth finished cement plaster and painted with weather proof exterior paints of Asian or equivalent make.

FLOORING

Living, Drawing, Dining, Bed Rooms & Kitchen: 600x600mm vitrified tiles of reputed brand.

Sitouts/Balcony: Anti-skid tiles.

Toilets: Antiskid tiles.

Corridors: Tiles/Anti-Skid Matt finish tiles.

Stair Case: Marble / Granite.

KITCHEN

Granite Platform with SS sink. Separate Tap for municipal and bore water. Glazed ceramic tile dado up to 2'-0" height above the plat form. Power points provision for cooking range (2 nos. of 16 amps), water purifier, exhaust fan/chimney.

Utility & Wash Area: Glazed ceramic tiles up to 3'-0" height. Flooring with anti-skid acid resistant tiles provision for washing Machine.

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JOINERY WORKS

Main Door: Teak wood frame & Aesthetic teak veneered shutter and finished with Melamine polish fitted with reputed make hardware.

Internal doors: Solid wood frame, flush doors with design of reputed make.

UPVC window system of reputed make with plain glass, Mosquito net track and safety grills. UPVC French door with plain glass paneled sliding shutters as per the design.

TOILETS

Tile Dado: Glazed ceramic tile dado up to door height of reputed make.

Sanitary ware: Western style commodes with health faucet. Wash basin in all toilets of Hind ware / Parry ware / Cera or equivalent make.

CP Fittings: Wall mixture with overhead shower and other taps of Jaguar / Cera / Kosha or equivalent make.

ELECTRICAL

3 phase power supply with MCB's of Legrand or equivalent make. Concealed copper wiring (in-conduits) of RR / Finolex or equivalent make. Modular switches of Legrand or equivalent make. Power outlets for air conditioners in Living & Bedrooms. Power points for geysers and exhaust fans in all bath rooms. Inverter provision for lights and fans only.

TELECOM & INTERNET

TV. points in Living & Master Bed room.

Intercom facility for each flat.

Telephone point in Living room.

Provision for internet connection in each flat.

BACKUP GENERATOR

100% power back-up through generator for common areas, Club-House, Lifts, Water pumps and Security check points.

WATER SUPPLY

Provision for both municipal and bore well water. Rain water harvesting pits for natural recharge ground water and STP.

LIFTS

Lifts (3-no's) for passengers 02 and goods 01 with V3F drive of OTIS / Johnson or equivalent make.

Location Features:

- Adj. to Miyapur - Gandimaisamma Highway
- 0.5 to km sri Chaitaniya Jr. College
- 1 km to VNR Vignana Jyothi College of engineering
- 3 km to The Creek planet school
- Beside Kesava Reddy school
- 1 km to silver oaks school
- 1.5 km to Kenedy High school
- 3.5 km to outer Ring Road (ORR)
- 4 km to Unicent School & Delhi public school
- 4 km to oakridge International school
- 4.3 km to Ambitus World school
- 5 km from Upcoming ICBT @ Miyapur
- 5 km to DRK Group of Institutions
- 6.5 km Miyapur Metro & Nizampet 'X' Roads
- 7 km from JNTU | 13 km from Hi-tech City
- Close to ATMs, Banks, super Markets, Fuel stations
- Close to Mamata Academy of Medical Sciences,
- Relief Hospital & SLG Hospital



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Location Map

(Not to Scale)



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