

# REIMAGINING HYDERABAD'S RESIDENTIAL REAL ESTATE!



Inspired by the World.  
Aspired by You.

urbanrise  
the world of  
*joy*  
MIYAPUR



# A FIRST OF ITS KIND ULTRA-LUXE PROJECT

WORLD CLASS ARCHITECTURE | NEVER BEFORE AMENITIES

<b>10.6</b> Acres	<b>5</b> Towers
<b>42</b> Floors	<b>3&amp;4</b> BHKs

# MASTER PLAN



**PARK BY THE LAKE**

- 1. LAKE
- 2. PETS RUN
- 3. SQUASH COURT
- 4. BILLYARD COURT
- 5. SQUASH COURT
- 6. BILLYARD COURT
- 7. HALL BASKETBALL COURT
- 8. ROLLER SKATING
- 9. BASKETBALL COURT
- 10. BASKETBALL COURT
- 11. PAVILION
- 12. STAFF REST ROOM FOR YOUNG
- 13. RELAX AND READ HAMMOCK
- 14. AMPHITHEATRE
- 15. TENNIS COURT
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- 100. TENNIS COURT

**GROUND**

- 01. ENTRANCE
- 02. SECURITY CASH
- 03. DRIVEWAY
- 04. WALKWAY
- 05. CRICKET PRACTICE NETS
- 06. OUTDOOR GYM
- 07. OUTDOOR TABLE TENNIS
- 08. SAND PIT
- 09. EXERCISE YARD
- 10. PET PARK
- 11. SKATING RINK
- 12. CHILDREN PLAY AREA
- 13. ELEVATED DECK
- 14. WAVE POOL
- 15. TENNIS COURT
- 16. SEATING PLAZA
- 17. BANQUET LAWN
- 18. BASKETBALL COURT
- 19. WALKWAY
- 20. HALF BASKETBALL COURT

**POOLAM**

- 21. HANGING GARDENS
- 22. PAVILION
- 23. LOFT NET
- 24. SEATER
- 25. SPARK GAZBO
- 26. DICE WALK
- 27. ZEN GARDEN
- 28. CHILDREN PLAY AREA
- 29. PADDLE POOL WITH JUMPING FOUNTAIN
- 30. SWIMMING POOL
- 31. SEATING ZONE
- 32. KITCHEN
- 33. INFANTRY POOL
- 34. YOGA LAWN
- 35. PAVILION
- 36. SEATED SEATING
- 37. BUCKWORM PAVILION
- 38. HANGING ZONE
- 39. SWIMMING POOL
- 40. ELEVATED WALKWAY
- 41. HANGING GARDENS

**COURT HOUSE TERRACE**

- A. SWIMMING POOL
- B. BAR & LOUNGE
- C. INTERACTIVE SPACE

**TERRACE**

- A. YOGA AND MEDITATION ZONE
- B. INTERACTIVE LOUNGE
- C. PRIVATE SPA WITH PARTY LOUNGE
- D. DINING WITH NATURE
- E. CO-MIXING SPACE WITH SPA
- F. MINI THEATRE
- G. SWIMMING POOL
- H. GAZE ZONE



SCALE 1:600

# MASTER PLAN



Ground Amenities

Tower E

Tower D

Tower B

Elevated Walkway

Podium Amenities

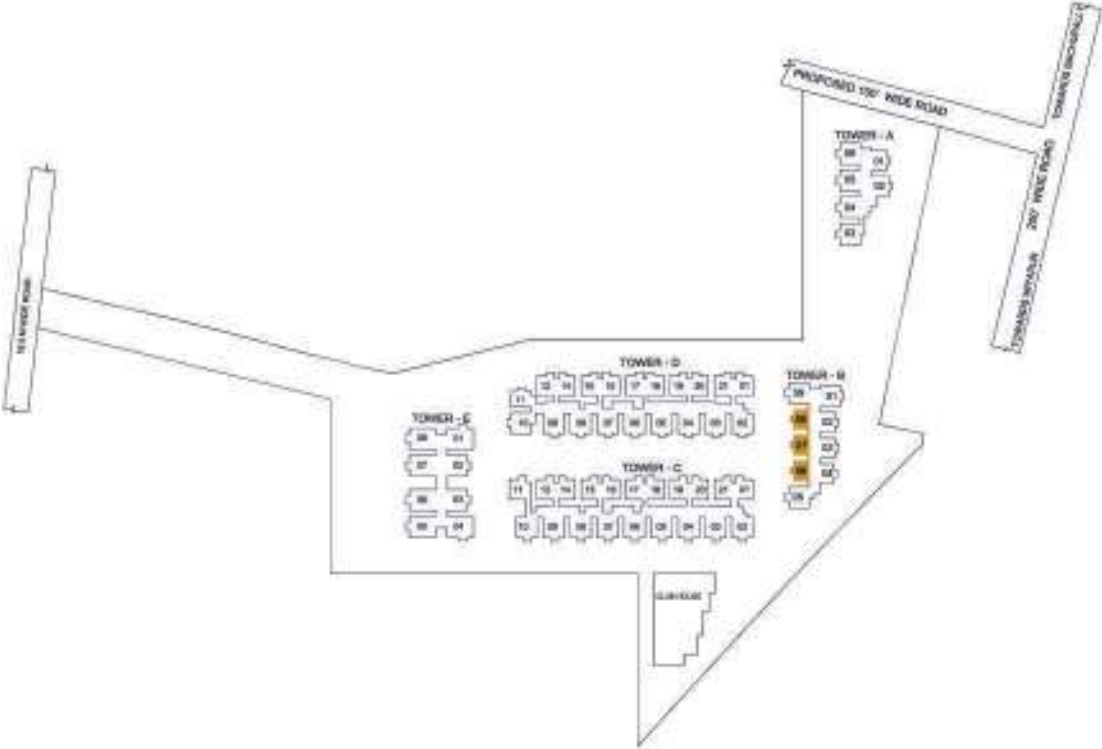
Interconnected Skywalk

Rooftop Amenities

Tower C

# UNIT PLANS

EAST FACING_3B2T COMPACT	AREA	1333 SFT.
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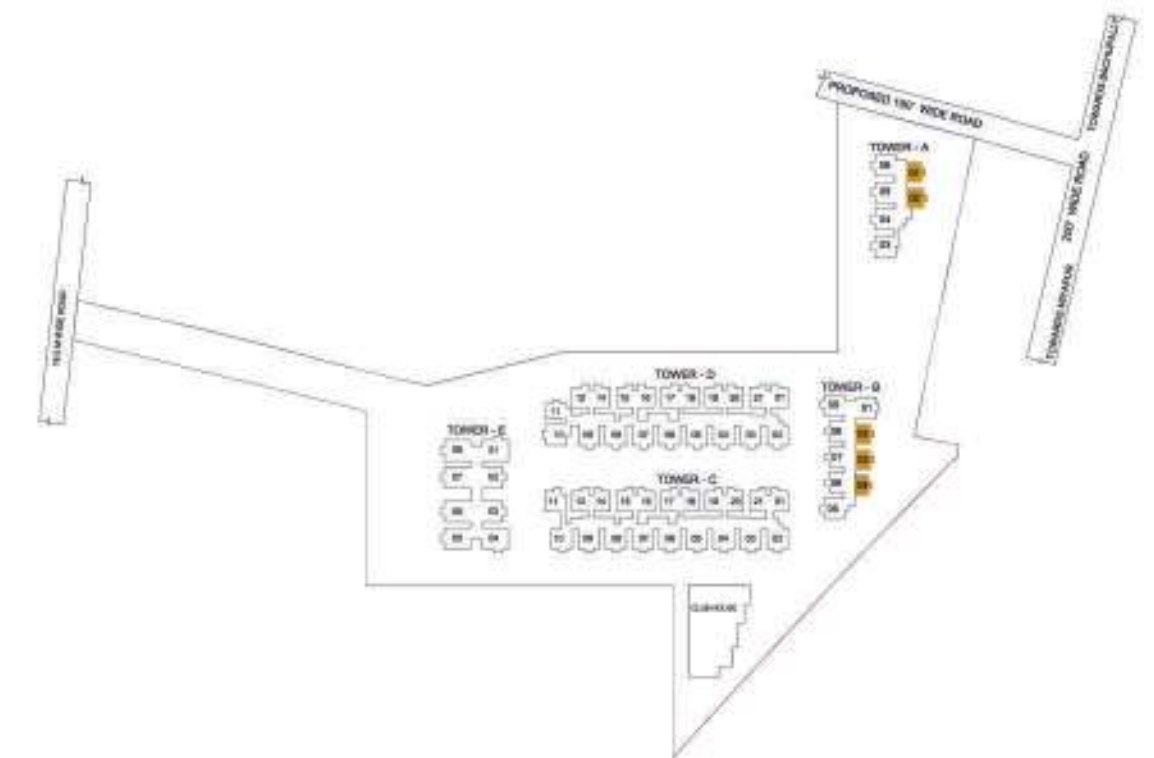
UNIT NUMBERS : B\_106-4206, 307-4207, 108-4208

# UNIT PLANS

WEST FACING\_3B2T COMPACT

AREA

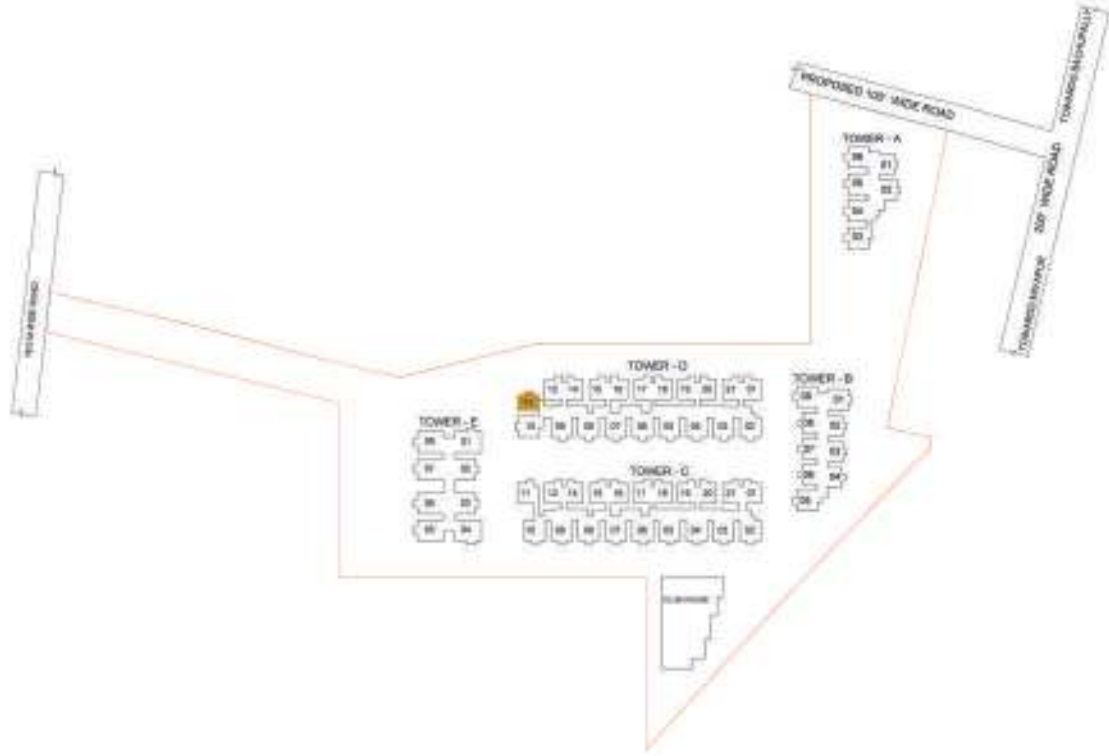
1333 SFT.



UNIT NUMBERS : A\_101-4101, 302-4102  
 B\_102-1502, 1702-2502, 2702-3502,  
 3702-4202, 103-4203, 104-4204

# UNIT PLANS

EAST FACING_2B2T	AREA	1348 SFT.
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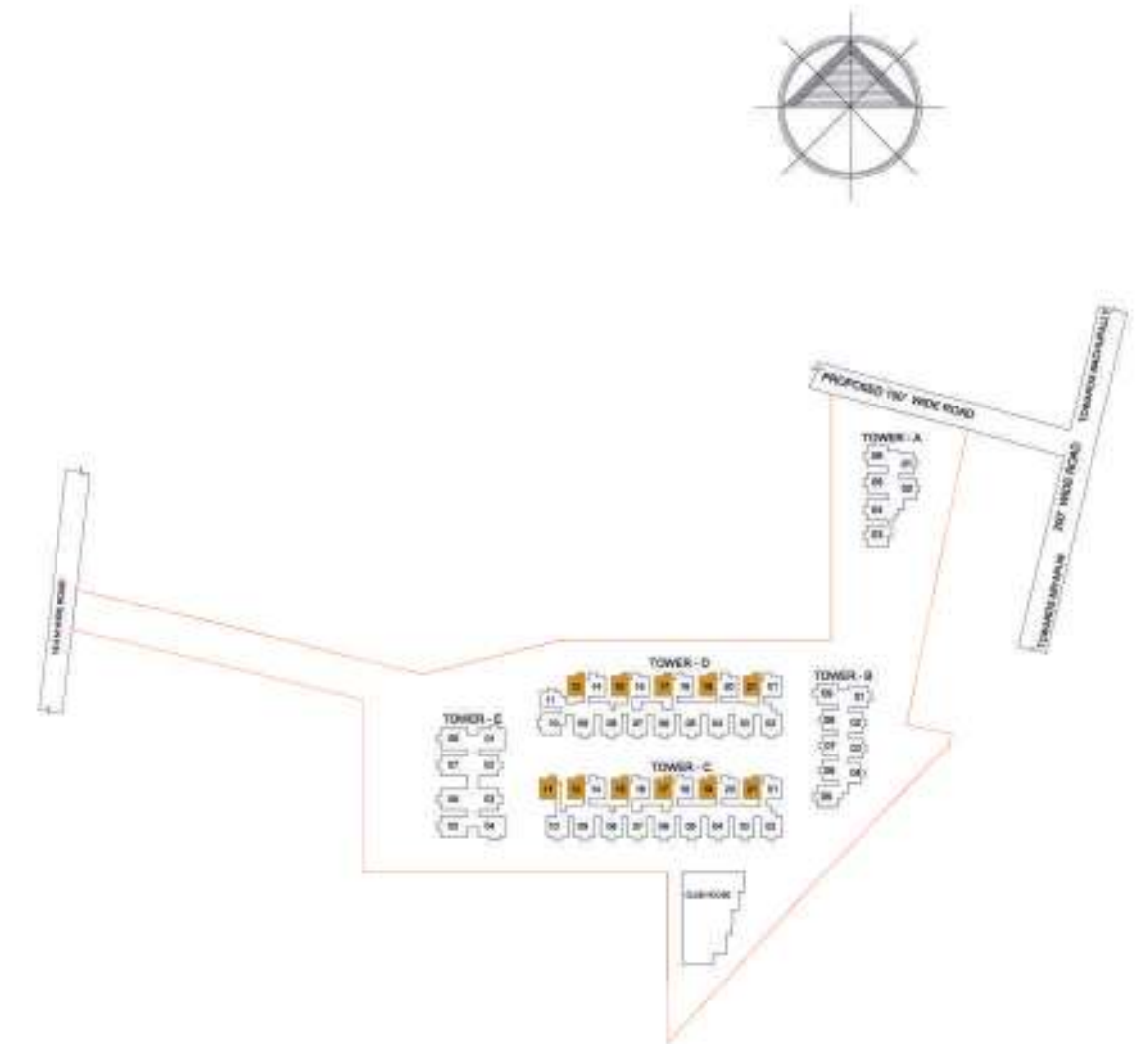


UNIT NUMBERS : D\_111-4211

# UNIT PLANS



EAST FACING_3B2T REGULAR	AREA	1509 SFT.
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UNIT NUMBERS : C\_111-4211, 112-4212, 115-4215,  
 117-4217, 119-4219, 121-4221  
 D\_112-4212, 115-4215, 117-4217,  
 119-4219, 121-4221

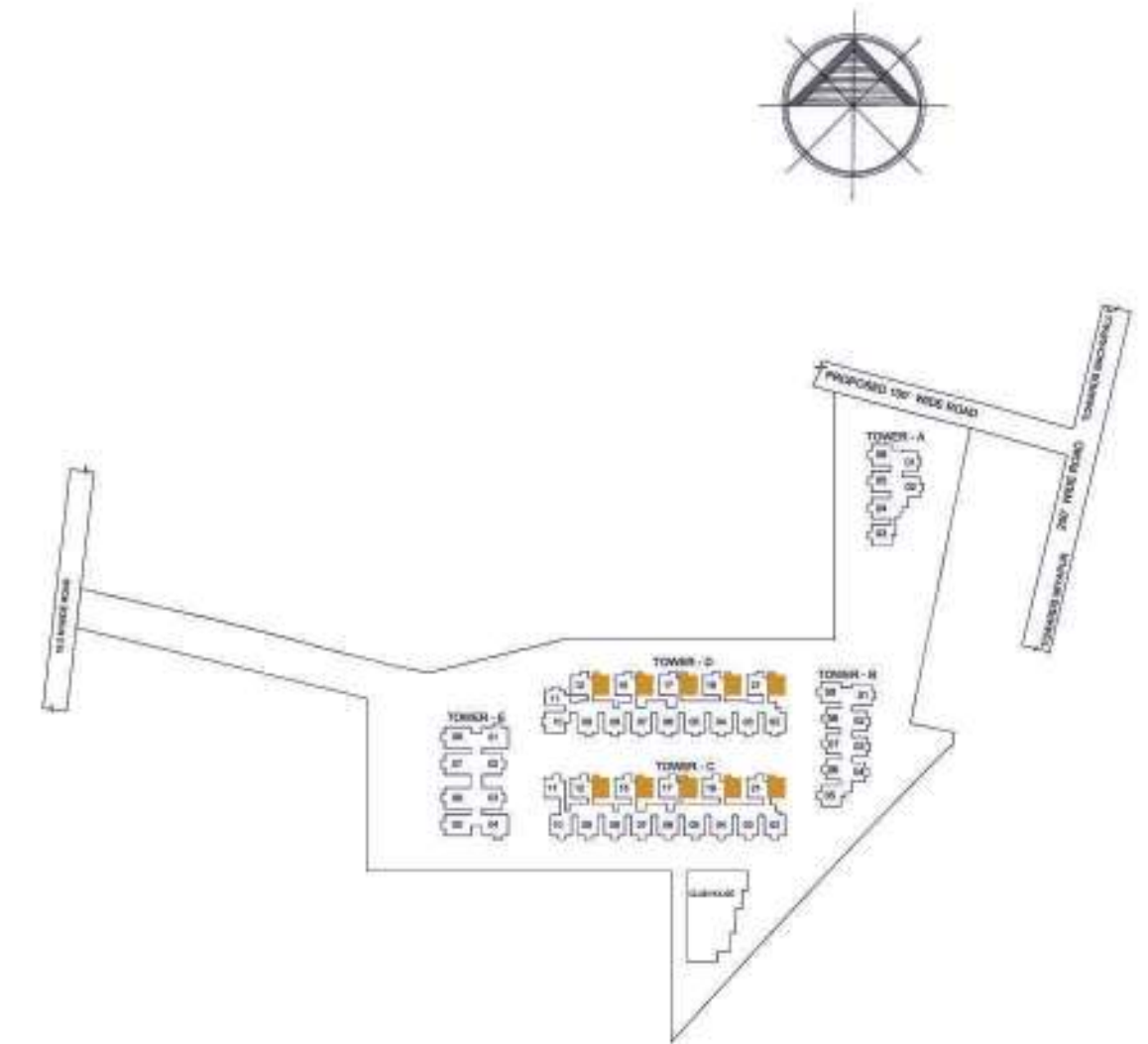
# UNIT PLANS



WEST FACING\_3B2T REGULAR

AREA

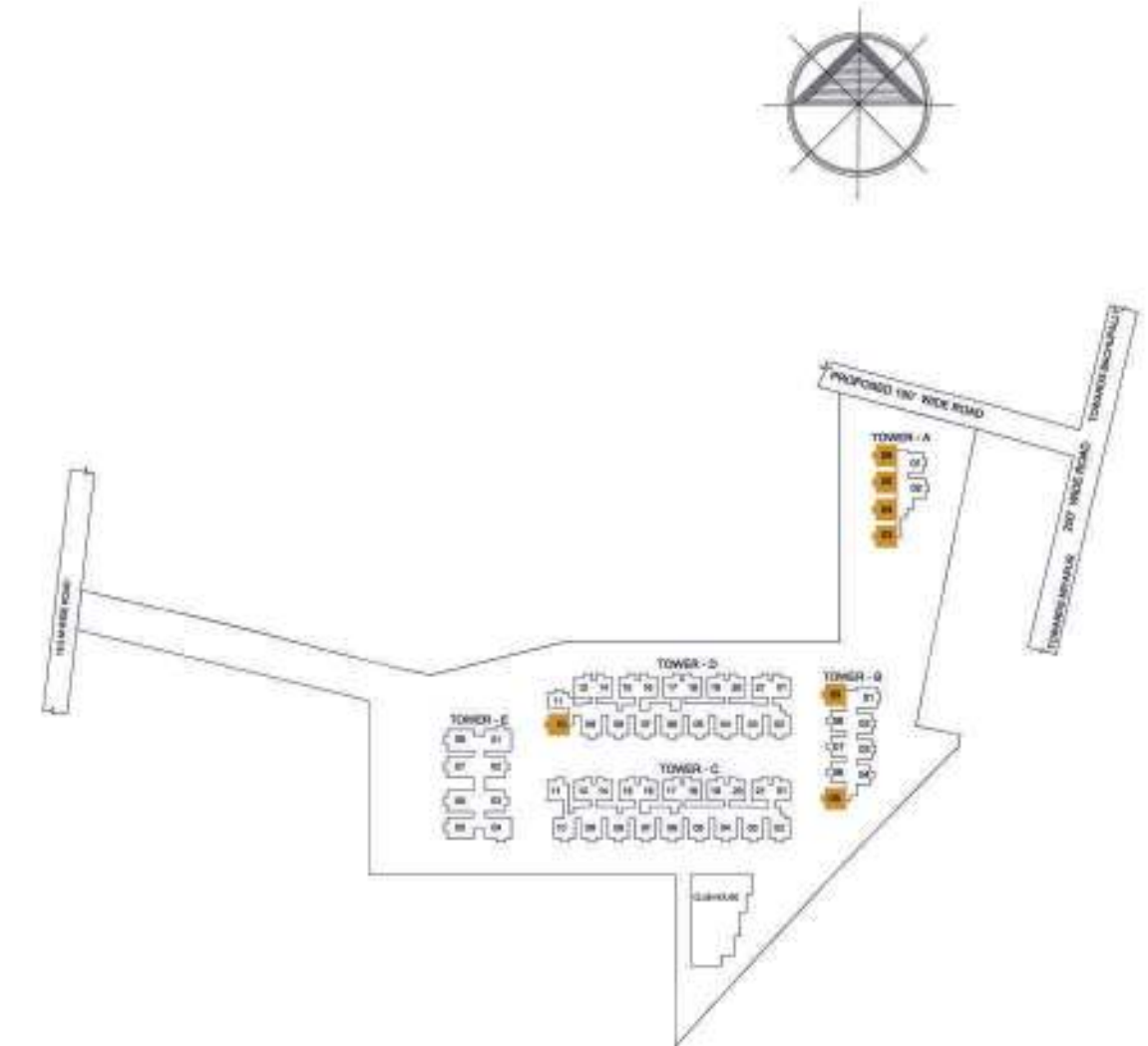
1509 SFT.



UNIT NUMBERS : C\_101-4201, 114-4214, 116-4216,  
118-4218, 120-4220  
D\_101-4201, 114-4214, 116-4216,  
118-1518, 1718-2518, 2718-3518,  
3718-4218, 120-4220

# UNIT PLANS

EAST FACING_3B3T	AREA	1839 SFT.
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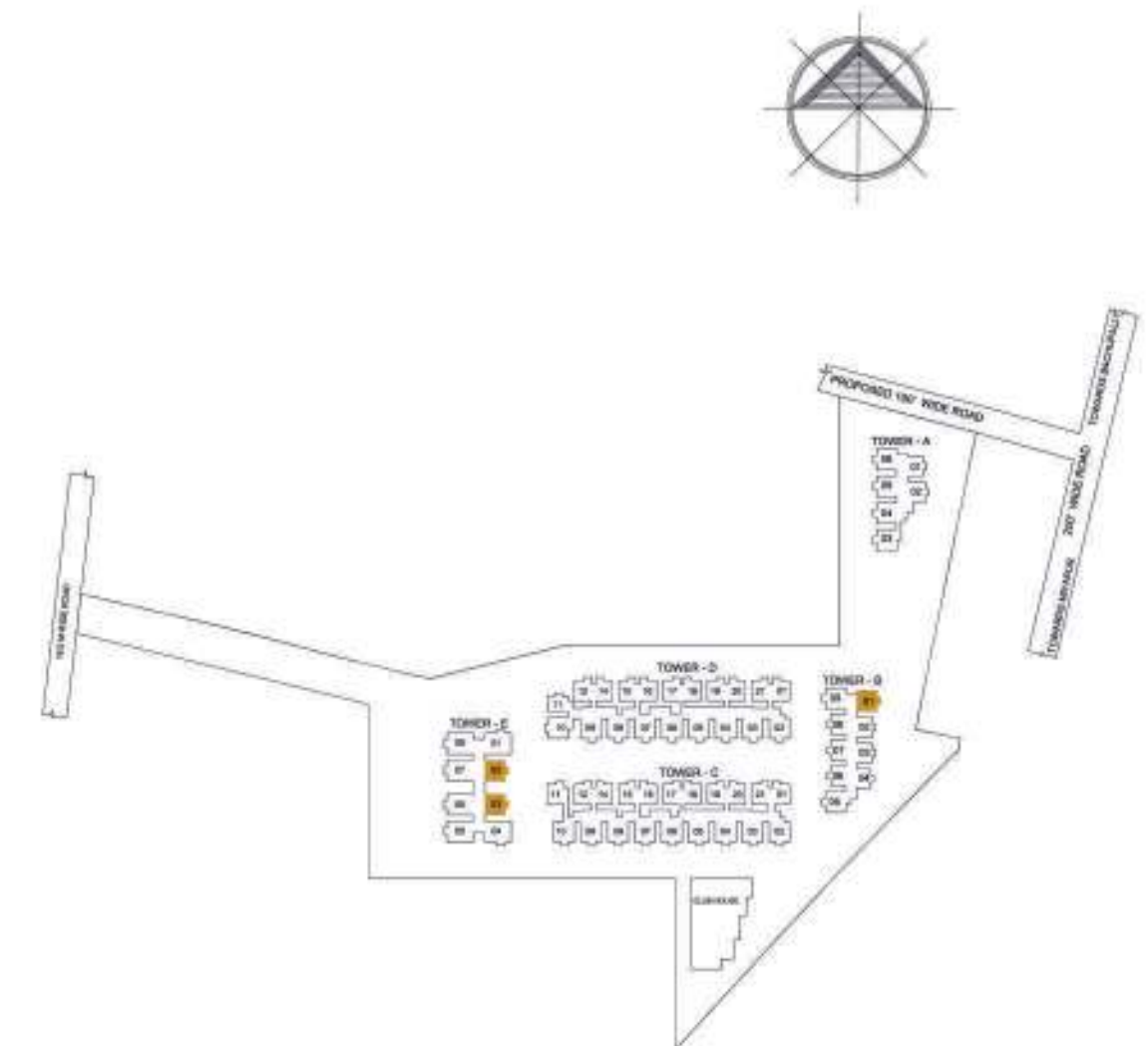
UNIT NUMBERS : A\_103-4103, 104-4104, 105-1405,  
 1605-2405, 2605-3405, 3605-4105  
 B\_105-4209, 109-4209  
 D\_110-4210,

# UNIT PLANS

WEST FACING\_3B3T

AREA

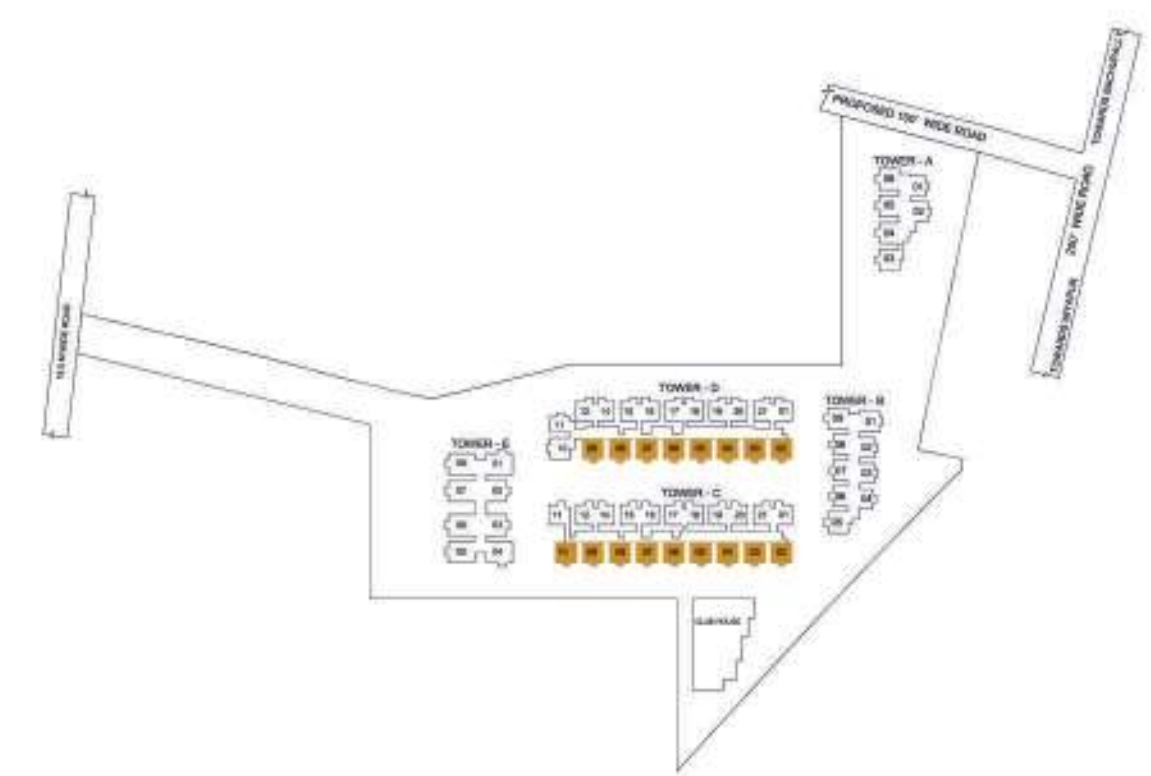
1839 SFT.



UNIT NUMBERS : B\_101-4201  
E\_102-4202, 103-4203

# UNIT PLANS

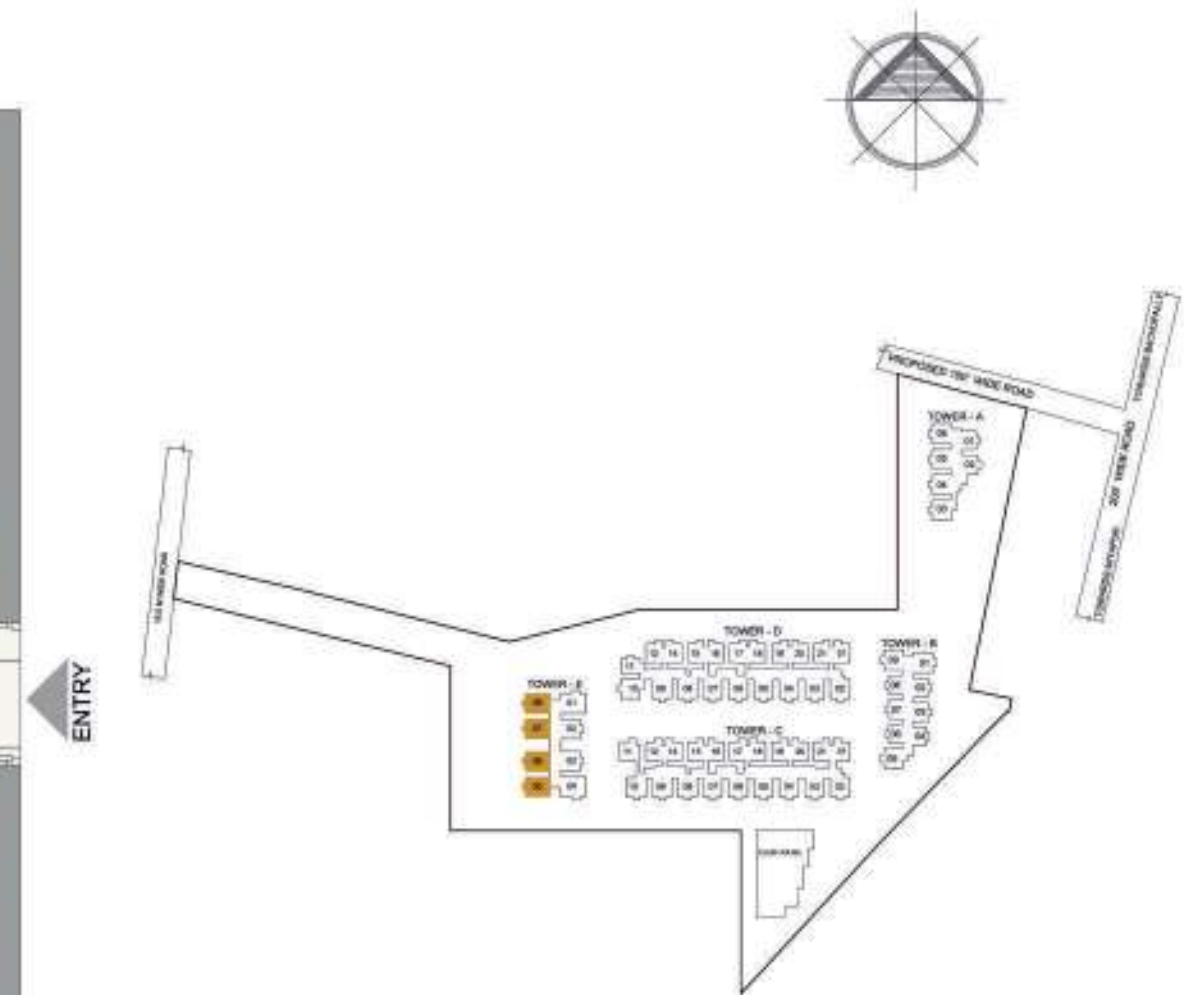
NORTH FACING_3B3T	AREA	1839 SFT.
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UNIT NUMBERS : C\_102-4202, 103-4203, 104-4204,  
 105-1505, 1705-2505, 2705-3505,  
 3705-4205, 306-4206, 107-4207,  
 108-4208, 109-4209, 110-4210  
 D\_102-4202, 103-4203, 104-4204,  
 105-4205, 306-4206, 107-4207,  
 108-4208, 108-4208, 109-4209

# UNIT PLANS

EAST FACING_4B3T	AREA	2309 SFT.
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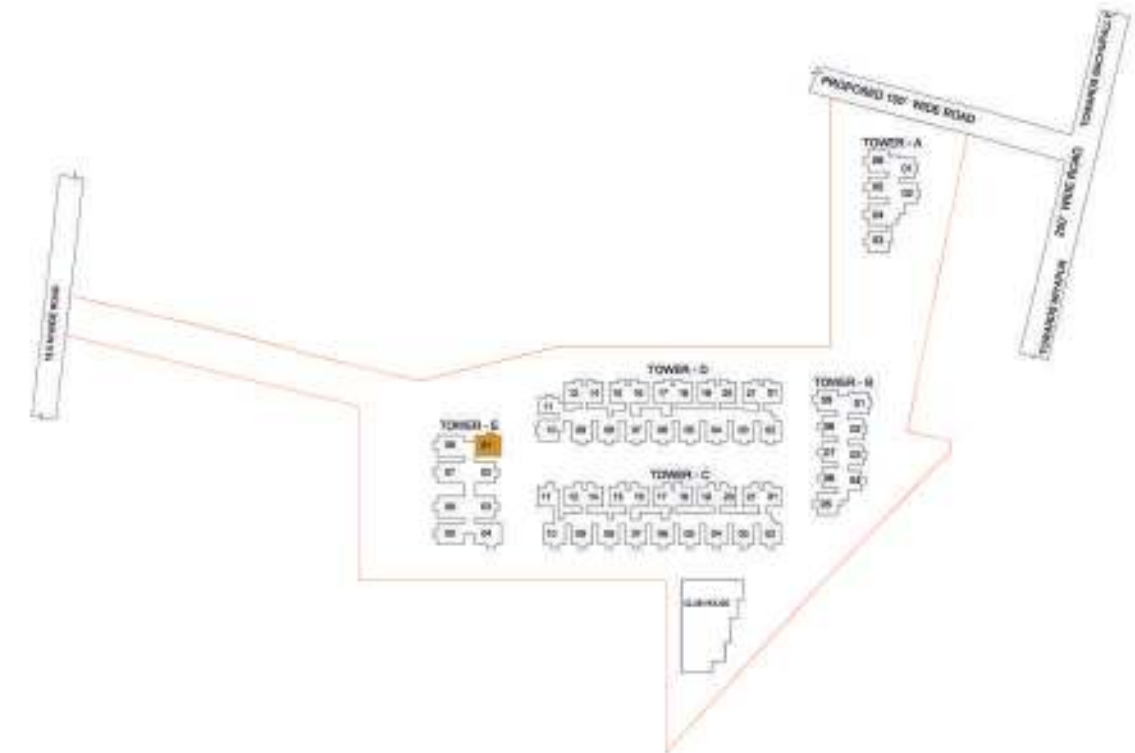
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108-4208

# UNIT PLANS

WEST FACING\_CORNER\_4B3T- TOP

AREA

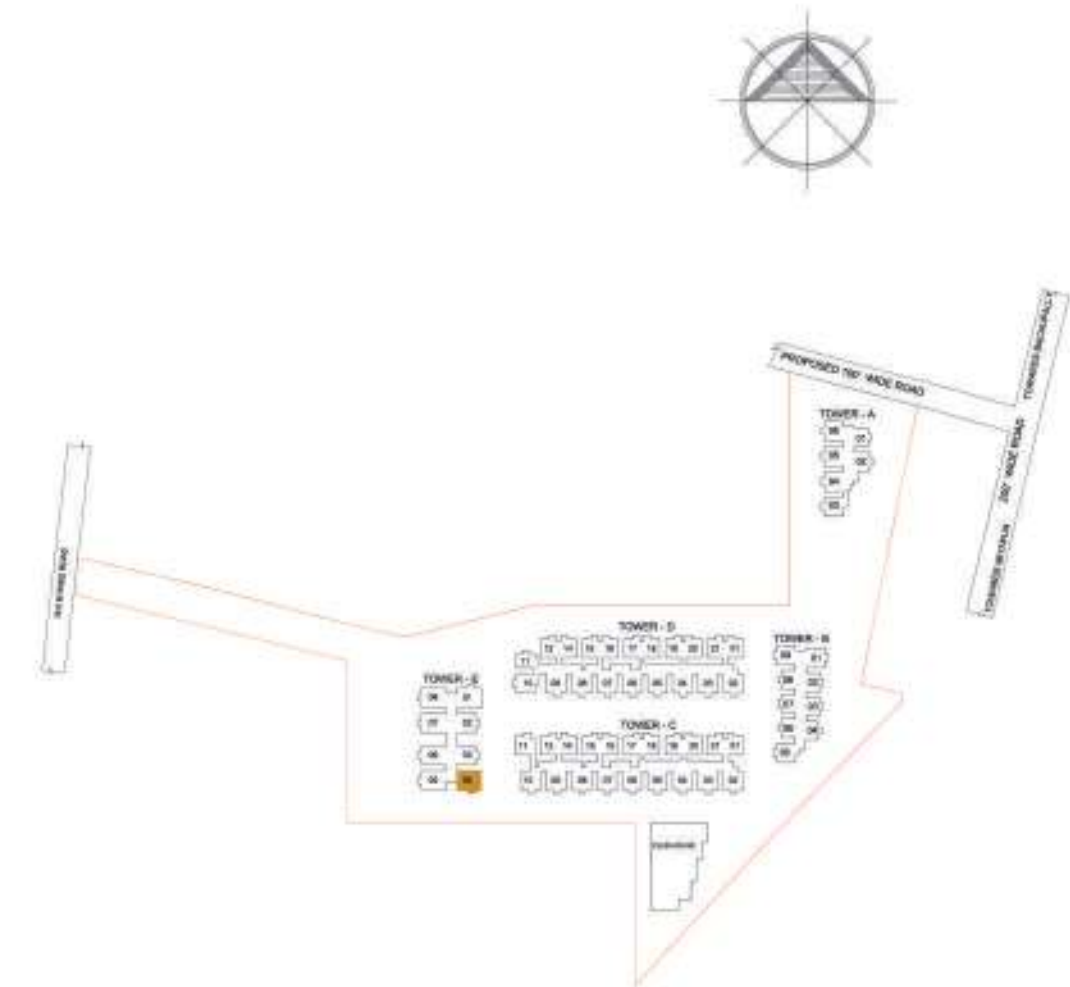
2339 SFT.



UNIT NUMBERS : E\_101-4201

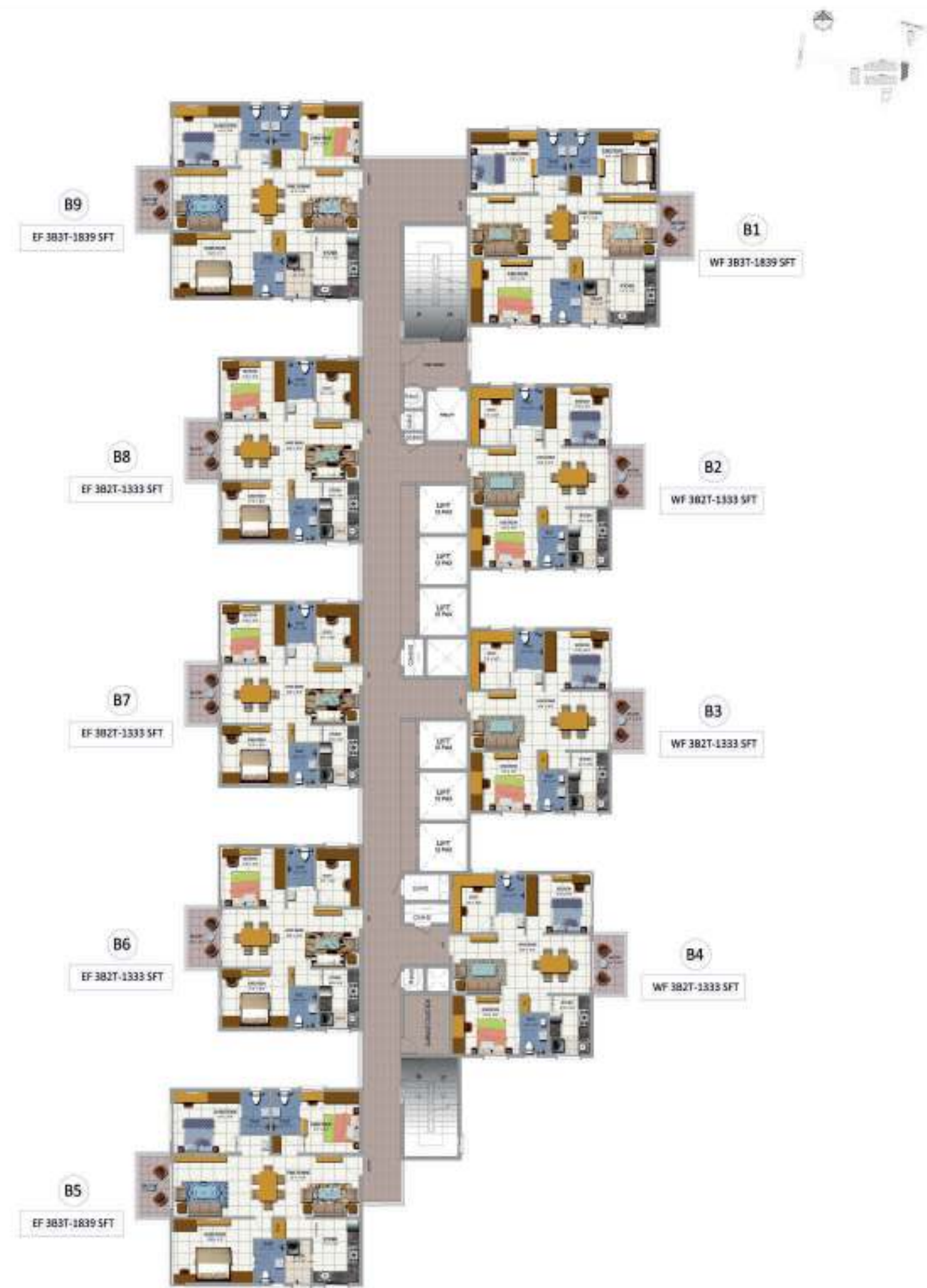
# UNIT PLANS

WEST FACING_CORNER_4B3T- BOT	AREA	2339 SFT.
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UNIT NUMBERS : E\_104-4204

# TOWER B



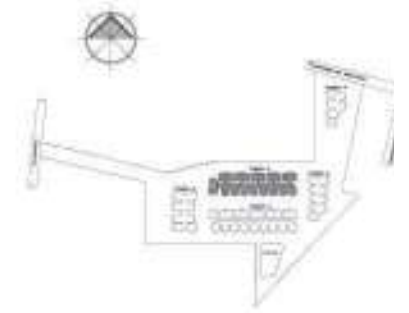
TOWER - B

# TOWER C



TOWER - C

# TOWER D



TOWER - D

# TOWER E



TOWER - E

# SPECIFICATIONS

## Structure

**Reinforced cement concrete structure (RCC) with shear walls by Aluminium formwork system**

## Windows

**uPVC / Aluminium frames with toughened glass sliding shutters and Grills with provision for Mosquito mesh**

## Doors

- **Main Door:** 2100mm high wooden door frame and Flush shutter with Veneer on both sides finished with Melamine/ PU polish Coating
- **Internal Door:** 2100mm high engineered wood door frame and Flush shutter with Laminate finish
- **Balcony:** uPVC French Door with toughened glass sliding shutter

## Flooring

800mm x 800mm Vitrified tiles

## Kitchen

Granite platform and Stainless steel sink

## Tiles Cladding & Dadoing

- **Kitchen:** Glazed Ceramic tiles dadoing upto 2'0" height from the kitchen platform
- **Toilets:** Glazed Ceramic tiles dadoing upto false ceiling
- **Utility :** Glazed ceramic tiles dado upto 4'0" height

## Toilets

- Sanitary ware of Kohler/ Jaquar / Hindware / Grohe / American Standard or equivalent brand
- C.P. Fittings are of Kohler/ Jaquar / Hindware / Grohe / American Standard or equivalent brand

## Electrical

- Anchor Panasonic/Legrand/MK Honeywell / Schneider / Havells or equivalent Modular switches & sockets
- AC point in all bedrooms and Living room

## Painting

- Internal Wall - Finished smooth with Acrylic Emulsion paint
- External - Finished with texture and Acrylic Emulsion paint

## Utility & Balcony

Finished with Anti-skid tiles of standard make

## Lift lobby & Corridor

Finished with antiskid vitrified tiles

## Lifts

Johnson/ Schindler/ Thyssenkrupp / OTIS / Kone or equivalent

## Raw Power

- 2BHK - 3 KW
- 3BHK - 4 KW
- 4BHK - 6 KW

## Power back up

- Common area - 100% DG Back up
- Backup inside flat - 1 KVA (Except Geyser, AC and 15A socket)

## Security

- CCTV surveillance in main Entry and Exit
- Boom Barriers at the Entry gateway for regulating access

# 1 LAKH+ SQFT OF CLUBHOUSE SPACES

## 5 LEVELS

Co-Working Spaces

Multipurpose Hall

Rooftop Party Area

Rooftop Swimming Pool

Badminton Court

Super Market

Spa & Hydrotherapy

Pharmacy

Billiards

Squash Court

GYM

Salon





**3 & 4 BHK  
ULTRA - LUXE HOMES**

**RERA NO: P01100006655**

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