Project by
IDENTITY GROUP

Approved by hmda Growing Global | TS RERA Registered

Live Beyond Limits
Experience Ultimate
Luxury And Comfort

IDENTITY AASTHA

LIFESTYLE VILLAS



Premium Lifestyle Triplex Villas @ **TUKKUGUDA**

8
Acres

40%
Open Space

62
Units

40 Feet
Wide Roads

40+
Lifestyle Amenities

4 BHK
Triplex Villas with Home Theatre

16000+ Sft
Clubhouse with Banquet Hall

100%
Vastu Compliant

IDENTITY
GROUP

Premium Apartments, Lifestyle Villas

At Identity Group, we are transforming the construction industry with our innovative, sustainable, and environmentally responsible solutions.

As an advanced organization, we are dedicated to bringing our clients' distinct visions to life, from initial concept through final execution. Our committed team guarantees that each project reflects the unique identity of the client.



Entrance Gate View



MASTER PLAN

Luxury is the WAY TO BE

LEGEND

- A Security Room
- B Entrance Gate
- C 40' Wide Road
- D Zen Garden
- E Amphitheatre
- F Children's Play Area
- G Sand Pit
- H Deck Area
- I Woods
- J Clubhouse
- K Party Lawn
- L Tranquility Zone
- M Seating Plaza
- N Swimming Pool
- O Deck Area
- P Shower Room
- Q Food Counter
- R Table Tennis
- S Skating Rink
- T Pickleball Courts
- U Half Basketball Court
- V Pet Park

IDENTITY
AASTHA
LIFESTYLE VILLAS



Street View



Tranquility Zone



Enjoy every moment surrounded
BY NATURE AND FRIENDS





Amphitheatre



Children's Play Area

Catch a show make a memory

OUR AMPHITHEATER AWAITS





Children's Play Area



Swimming Pool

Where every swim
FEELS LIKE A VACATION



Pet Park





Basketball Court





Game on, Courtside fun
FOR EVERYONE AWAITS!

Pickleball Court



East Villas Street View



East Villa View

Experience luxury with

DOUBLE-HEIGHT ELEGANCE

300 SYDS

EAST

FACING VILLA VIEW



East Villa Isometric Views

GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



W S N E

Plot Size	Ground Floor	First Floor	Second Floor	Total Built-up Area
45'x60'	1697.50 Sft.	1697.50 Sft.	1009.00 Sft.	4404 Sft.



Formal Living



Living area



Dining



Bed Room - 1

Where comfort meets style

INTERIOR VIEWS THAT INSPIRE

The heart of the home

WHERE DESIGN COMES ALIVE



Bed Room - 2



Kitchen



Bed Room - 3



Family Lounge



Home Theatre



Master Bedroom



The Spirit Lounge

Relax in your home theater, unwind with drinks.

AND THE MASTER SUITE
PURE COMFORT AND STYLE

The home features a stunning double-height space, a dedicated servant room, and parking accommodations for two cars. It spans two floors with a terrace, including four bedrooms, each equipped with a dressing area. A lift provides easy access between levels, and there's a covered deck area for outdoor enjoyment. Additional amenities include a home theater room and a bar counter, making this residence both luxurious and functional.

West Villas Street View



West Villa View

A starry sky above and calm below

PEACE AT ITS FINEST



West Villa Isometric Views

GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN





Plot Size	Ground Floor	First Floor	Second Floor	Total Built-up Area
45'x60'	1697.50 Sft.	1697.50 Sft.	1009.37 Sft.	**4404.37 Sft.**

SIGNATURE AMENITIES

- RERA APPROVED PREMIUM PROJECT
- REPUTED DEVELOPERS
- SUPERIOR QUALITY CONSTRUCTION
- GRAND GATE ENTRANCE
- SECURITY ROOM
- SWIMMING POOL
- SHOWER ROOM
- PET PARK
- PICKLEBALL COURTS
- HALF BASKETBALL COURT
- AMPHITHEATRE
- 24-HR SECURITY WITH CC CAMERAS
- ALL 62 LUXURY VILLAS 4 BHK + HOME THEATER
- TRIPLEX VILLAS G+2 FLOORS
- AN AREA OF 4404 to 6421 Sq. Ft.
- WELL-VENTILATED SPACIOUS
- CHILDREN PLAY AREA
- SAND PIT
- WOODS
- PARTY DECK
- FOOD COUNTER
- SKATING RINK



- 100% VASTU
- 24-HR WATER SUPPLY
- 40' WIDE ROADS
- DECK AREA
- WALKING TRACK
- CLUBHOUSE
- GUEST SUITES
- LIBRARY
- TABLE TENNIS
- PARTY LAWN
- BUSINESS MULTIPURPOSE ROOM
- DESIGNER LANDSCAPING
- 100% DG BACK UP FOR ALL VILLAS
- FIRE FIGHTING SYSTEM
- CENTRAL LOCATION WITH CONNECTIVITY
- SEATING PLAZA
- GYMNASIUM
- INDOOR GAMES
- YOGA & MEDITATION
- INDOOR KIDS PLAY AREA
- PREMIUM LOUNGE



Clubhouse Front View

Clubhouse North View



CLUBHOUSE FACILITIES

- Entrance Waiting Lounge / Lobby
- Multipurpose Hall With Stage
- ATM Kiosk
- Air-Conditioned Gym
- Yoga/ Meditation/ Dance
- Cafeteria Area / Dine In Garden
- Kitchen / Pantry / Storage Area
- Dispensary
- Spa / Saloon
- Open Terrace
- Business Room / Multipurpose Room
- Guest Rooms / Family Room
- Library and Reading Rooms
- Indoor Play Area and Activity Zones
- Indoor Games: Snooker and Table Tennis
- Board Games: Chess and Carroms
- Separate Changing Rooms
- Privacy-Enabled Swimming Pool and Baby Pool
- Separate Washrooms on All Floors of the Clubhouse



Clubhouse Aerial View



Clubhouse Lobby



Banquet Hall



Yoga / Meditation & Multipurpose Room

A space for every occasion

LUXURY, STYLE AND CELEBRATION

GROUND FLOOR PLAN



CLUBHOUSE PLANS



FIRST FLOOR PLAN



SECOND FLOOR PLAN



Luxury Living For Every Guest



The Perfect Blend: Coffee & Celebrations

Your Fitness Hub Awaits



Your Indoor Entertainment Zone



STRUCTURE

- RCC framed structure to withstand wind and seismic loads.

SUPER STRUCTURE

- 9-Inch thick wall with red / fly ash bricks for external walls and 4 1/2- inch thick wall with red / fly ash/cement bricks for internal walls.

PLASTERING

- INTERNAL Sand faced cement plastering.
- EXTERNAL Sand faced cement plastering.

DOORS

- MAIN DOOR 9-feet height teak wood door frame and veneered shutters with reputed hardware fittings finished with melamine finish.
- INTERNAL DOORS 8-feet height teak / hard wood frame and veneered shutters with reputed hardware fittings finished with melamine finish.

WINDOWS AND FRENCH DOORS

- High end imported aluminum sections for frames and shutters with clear glass and mesh.

PAINTING/CLADDING/FLOORING

- EXTERNAL textured finish with top two coats of exterior emulsion and Elevation as per architect.
- INTERNAL smooth putty finish with 2 coats of premium Acrylic emulsion paint of reputed make over a coat of primer.

FLOORING & DADO

- Drawing, living, dining, kitchen, bedrooms and foyer areas with 1200mm x 1800mm premium GVT tiles.
- Bathrooms with premium GVT tiles on walls and floor.
- Master bedroom, children bedroom and home theater with wooden flooring.

STAIRCASE

- Granite / Italian marble flooring.

KITCHEN

- Provision for municipal / softener water.
- Provision for fixing water purifier and chimney.
- Provision for modular kitchen.

UTILITIES/WASH AREA

- Dish washer and washing machine provision in the Utility area.

BATHROOM & FITTINGS

- Vanity type washbasin with countertop.
- EWC with concealed flush tank of Kohler / Grohe / American Standard or equivalent make
- Single lever diverter with all mixer cum shower of Kohler / Grohe / American Standard or equivalent make in all toilets.
- Provision for exhaust fan & geysers in all bathrooms.

ELECTRICAL

- Concealed copper wiring of Finolex / Havells / V-Guard or equivalent make.
- Power outlets for air-conditioners in all rooms.
- Power plug for cooking range chimney, refrigerator microwave oven, mixer / grinder in kitchen, washing machine and dish washer in Utility area.
- Plug points for TV and audio systems etc.
- 3-Phase supply for each unit and individual meter boards.
- Miniature circuit breakers (MCB) for each distribution board of reputed make elegant designer modular electrical switches of Legrand/equivalent quality.

VOICE AND DATA CONNECTIVITY

- Intercom facility to all the units connecting the Security.
- Provision for cable connection in Home Theatre (AV Room) living room and master bedroom
- Internet provision in each villa.

LIFT

- Provision for lift.

GENERATOR

- 100% DG back up throughout the villa.

WTP & STP

- Water treated plant for borewell water and centralized water distribution by hydro pneumatic system to all villas with individual water meters.
- A sewage treatment plant of adequate capacity as per norms will be provided inside the project, treated sewage water will be used for the landscaping

RAILING

- Balcony and Staircase railing will be with SS / Glass.

SECURITY

- Sophisticated round the-clock security / surveillance system, CC cameras in identified common areas and clubhouse with monitoring and recording from Security and Maintenance office

MAIN LANDSCAPING WORK

- Beautifully designed landscaping with exclusive footpaths, Activity areas, lighting, children play area etc., are provided for the community.

SPECIFICATIONS







PROXIMITY

EDUCATION

Sri Chaitanya School Techno Curriculum	06 mins
Aga Khan Academy	15 mins
Manchester Global School	17 mins
Delhi Public School – Aerocity	20 mins
Delhi Public School – Nadergul	28 mins
Oakridge	30 mins
Sreenidhi International School	30 mins

HOSPITALS

Continental	30 Min
Rainbow	35 Min
Omega	38 Min
AIG	40 Min
JIMS Hospital, JIVA Campus – Sri Ramanagar	21 mins
Kamineni Hospital – LB Nagar	38 mins

ENTERTAINMENT

400 Acre Eco Park Tourism	05 mins
Wonderla Amusement Park	08 mins
BVK Multiplex	28 mins
Turkayamjal Lake View Point	20 mins
Asian Mukta	22 mins

CONNECTIVITY

Nearest ORR Exit-14	05 mins
E City – Fab City	08 mins
Hardware Park	10 mins
ORR Exit-15	11 mins
Amazon MHYD Hub- Kurmalguda	11 mins
Proposed Shamshabad Metro Station	12 mins
Rajiv Gandhi International Airport	13 mins
Foxconn	15 mins
kongarakalan Collector Office	17 mins
Statue of Equality – Muchintal	12 mins
TCS-Adibatla	22 mins
AeroSpace Park - Adibatla	25 mins
Kokapet/Narsing Exit	28 mins
Kokapet One	30 min
Fourth city skill university	30 mins
Gachibowli/Financial Dist.	33 mins
LB Nagar	30 mins


Adibatla
AADHYA Brundavan
Tata Sikorsky Aerospace Limited
AADHYA Luxmi Urbania
TCS Adibatla
Bengloor Toll Plaza (Exit No.12)
Sri Sri Aero City
Sri Gayatri Jr. College
Lacasa Villas
Narayana School
IRA The Square
PSR SHLOKA Convention
Narayana College
UPCOMING PROJECT
4 BHK TRIPLEX VILLA
@ ADIBATLA
ROAD
SERVICE ROAD
OUTER RING ROAD
UPCOMING PROJECT
Shot At Our Upcoming Project

Some of our ONGOING PROJECTS

AADHYA LAXMI URBANIA (170 UNITS) @ TCS ADIBATLA





AADHYA BRUNDAVAN (60 UNITS) @ TURKA YAMJAL



WHITE LOTUS (64 UNITS) @ NALLAGANDLA



MARAM RAJASHEKAR REDDY HOMES (60 UNITS) @ MIRYALAGUDA

Project by **IDENTITY**
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Approved by hmda Growing Global

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IDENTITY GROUP

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