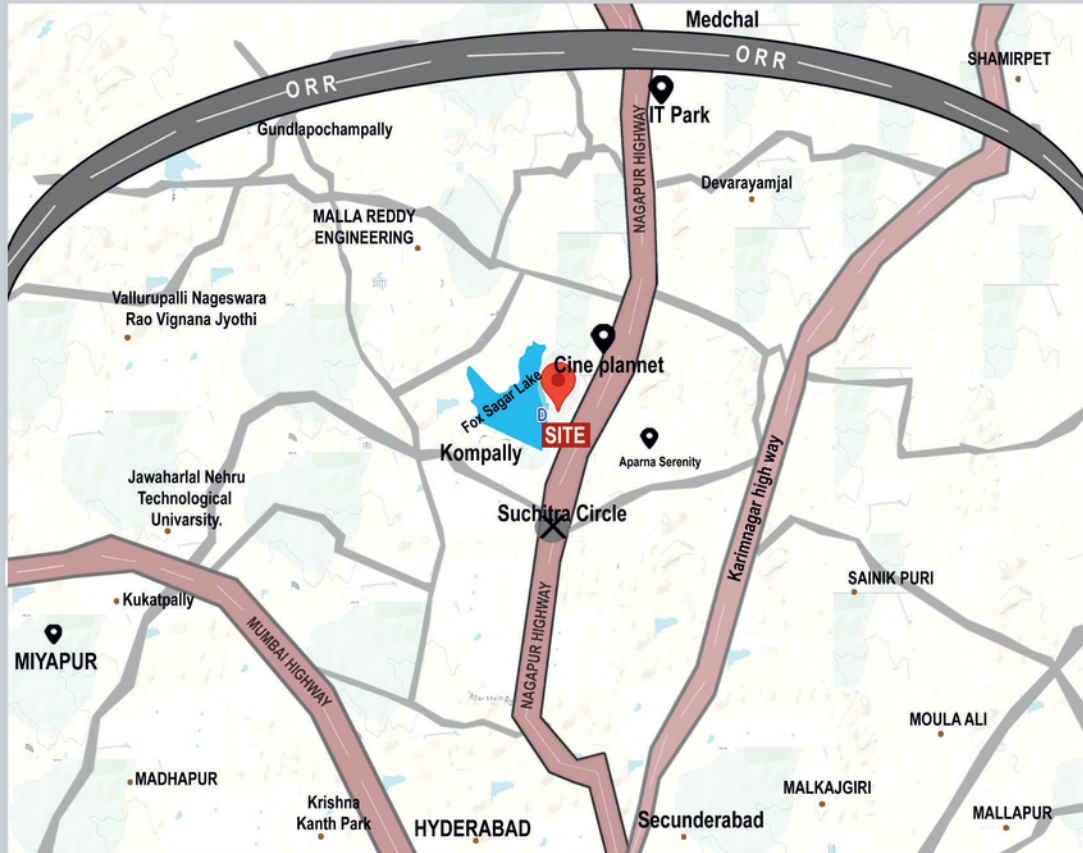




NOTE: THE ACTUAL ELEVATIONS AT SITE MAY NOT BE SAME AS THE ELEVATION PICTURES IN THE BROCHURE

Site Address:

Open Land, Sy. Nos. 106, 110, NCL Colony, Near Cine Planet, Kompally, Hyd - 67

A PROJECT BY



OFFICE ADDRESS: Flat No. 401, Plot No. 492, Road No. 3/2, Classic Arcade, Mathrusree Nagar, Near Miyapur Metro Station, Miyapur, Hyderabad - 500049.

Contact:

Email: goldenhomeshydsales@gmail.com

Website: www.goldenhomesbuilders.com

PROXIMITY

EDUCATION

1. Delhi International School
5 min, 1.0 km
2. Cisne School
5 min, 1.0 km
3. St. Ans School
10 min, 2.5 km
4. Peason School
10 min, 2.5 km
5. Delhi World Public School
5 min, 1.5 km
6. IT Parks(Proposed)
15 min, 4 km

HOSPITALS

1. RS Hospital
9 min, 2.5 km
2. Renova Hospital
7 min, 2.2 km
3. Arke Hospital
10 min, 5.5 km
4. Srikara Hospital
6 min, 2.0 km
5. Aashrita Hospital
10 min, 3.4 km
6. Russh Super Speciality Hospital. 8 min, 3.0 km

HIGHLIGHTS

1. Construction as per HMDA Norms
2. Power Backup/Investor Provision
3. Security Rooms & CC Cameras
4. Best Landscaping, Jogging track
5. Premium Quality Construction
6. Aesthetic Elevation & Vaastu Compliant
7. Parking areas in Stilt Floors
8. Best Social Infrastructure & Connectivity
9. Proximity to Suchitra circle, Cineplanet multiplex at Kompally
10. Multi Purpose Hall, Gym, Shuttle Courts, Children Play Area, Fencing, Indoor games



A PROJECT BY



LakeWay
GOLDEN
HOMES
(SEMI GATED COMMUNITY)



2 & 3 BHK PREMIUM FLATS FOR SALE IN RESIDENTIAL APARTMENTS @ KOMPALLY, HYDERABAD.

CONTACT NO:

A smart step towards a secure life !

Lying under the warmth of your blanket on a cold winter morning for an extra half an hour when everybody else is stuck in traffic, "**Lakeway Golden Homes**," is a wonderful collection of 2 BHK and 3 BHK Flats (East and West facings), Semi Gated Community in residential apartments with excellent lake breeze. The beautiful garden with the children play area, the gazebo and the jogging track help to elevate your lifestyle to a new high. This beautiful, secluded and yet conveniently located urban heaven, is just the right place for you to make your beginning in life. That's why we call it "**Lakeway Golden Homes**" better living.

Truly worthy of its reputation as the fastest growing developmental hub of Kompally Area in Hyderabad City.



RERA NO. P02200005536

BLOCK - A

SRI SAI SADAN (SSS)



BLOCK - A, SRI SAI SADAN (SSS)



**APPRECIATE
LIFE AND LIVING.**

A residential community needs to be well designed, well spaced and enough to allow for life and living. Make yourself a part of a place that gives you the ease of a smartly planned parking and a host of modern amenities.



A smart step towards a secure life !



The super-vast residential semi gated community that makes easy to have Friends for life right next door. It's designed with several 2 BHK and 3 BHK flats with east and west facings and it's a home for people with like-mindedness.

A semi gated community project with 180 families with elaborate range of amenities, recreation facilities, green spacing, C.C. Cameras, solar fencing, security rooms offers enviable living in joy and contentment.



BLOCK - B

RAMA RAJU RESIDENCY (RRR)



BLOCK - B, RAMA RAJU RESIDENCY (RRR)



**LIVE
WONDERFUL
DAILY.**

Presenting **"Lakeway Golden Homes"**,
A beautifully designed and wonderfully
planned residential community that will
please you for the eternity.

Come and find your space.

LakeWay
GOLDEN
HOMES
(SEMI GATED COMMUNITY)

BLOCK - A, SRI SAI SADAN (SSS)



AREA STATEMENT

Flat No.	Type	Area (SFT)	Facing
1.	2 BHK	1260	EAST
2.	2 BHK	1260	EAST
3.	2 BHK	1260	EAST
4.	2 BHK	1260	EAST
5.	2 BHK	1375	EAST
6.	2 BHK	1260	EAST
7.	2 BHK	1220	EAST
8.	2 BHK	1275	EAST
9.	3 BHK	1760	WEST
10.	2 BHK	1250	WEST
11.	2 BHK	1250	WEST
12.	2 BHK	1250	WEST
13.	2 BHK	1250	WEST
14.	2 BHK	1250	WEST
15.	2 BHK	1250	WEST
16.	2 BHK	1250	WEST
17.	2 BHK	1250	WEST
18.	2 BHK	1250	WEST

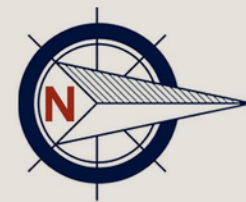


BLOCK - B, RAMA RAJU RESIDENCY (RRR)



AREA STATEMENT

Flat No.	Type	Area (SFT)	Facing
1.	3 BHK	1610	EAST
2.	2 BHK	1210	EAST
3.	2 BHK	1210	EAST
4.	2 BHK	1210	EAST
5.	2 BHK	1210	EAST
6.	2 BHK	1210	EAST
7.	3 BHK	1485	EAST
8.	3 BHK	1485	EAST
9.	3 BHK	2010	EAST
10.	3 BHK	1990	WEST
11.	2 BHK	1200	WEST
12.	2 BHK	1200	WEST
13.	2 BHK	1200	WEST
14.	2 BHK	1200	WEST
15.	2 BHK	1200	WEST
16.	2 BHK	1200	WEST
17.	2 BHK	1200	WEST
18.	2 BHK	1200	WEST

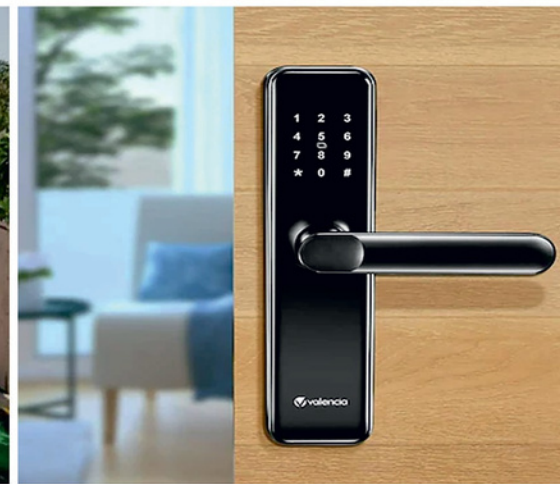


3 Basic points to Ponder Before Planning your Dream Home!

Am I assured value for money?

Will it ensure a comfortable lifestyle?

Does the investment vouch for a secured future?





OUR COMPLETED PROJECTS

Golden Homes Sathya Devaki Residency
@ Karmanghat, near L B Nagar, Hyderabad



Maruthi Residency
@ Maruthi Hills, Near Chandanagar, Hyderabad



Sai Kiran Residency
@ Secretariat Colony, near Manikonda, Hyderabad



Venkatadri Residency
@ Vaninagar, Near Miyapur, Hyderabad



SPECIFICATIONS

Foundations & Structure

RCC framed Structure with TMT 550 Steel and branded 53 grade cement and Robo sand, ready mix or RCC up to 5-inch thickness for slab.

Super Structure

Red bricks with cement mortar. Branded 43 grade cement, River sand and Robosand.

Plastering

Two coats of plastering with sponge finish. All interior walls and ceiling with Birla wall care or JK Wall putty finish. Smooth finish for external walls and Texture in elevation side. Plastering with branded 43 grade cement and River sand.

Fixtures and Fittings

Main Door and Inner Doors - Ready made or manual doors with best quality frame and doors and fittings. Only main door and frame are made with teak wood.

Hardware- Standard bolts for internal doors. Europa/Godrej locks for internal doors and standard central lock for main door.

Windows & French Doors - UPVC windows with elegantly designed glass, mesh and MS designed grill. French doors will be provided as per drawings and no grill for Frenchdoors.

Kitchen

Granite platform with stainless steel sink with both municipal and borewater provisions and ceramic tiles dado up to 2 to 3 ft height on the platform. Provision for RO System, chimney or exhaust.

Toilets

Ceramic tiles (non-skid) flooring in all toilets and wall cladding with ceramic tiles upto door height will be provided. Taps and Divertor with shower of branded make of Jaguar/CERA. Provision for Geysers in all toilets. Wash basin in dining and one toilet. Indian/Western comboards in toilets.

Flooring

Vitrified tiles with nano finish of standard brand in all rooms with standard size. Plain ceramic tiles in balconies and toilets. Vitrified or Marble or granite flooring for stair cases and corridors. VDF or good quality tiles in Parking areas.

Sanitary and Plumbing

Sanitary material from CERA/Hindware or other standard make in toilets and other places.

Water Supply - CPVC piping from Ashirwad make and Drainage - PVC sanitary piping from Sudhakar make.

Painting

Birla wall care or JK putty will be used for internal finish. Interior walls are painted with Tractor/Premium Emulsion from Asian paints. Exterior faces of building will be painted with Ace or Apex from Asian paints and elevation with Texture and putty in outside.

Staircase to Terrace

Stair case from ground to terrace will be provided as per structural drawings with SS Railing.

Electrification

Best quality cables of Polycab or Equivalent make and conduit pipes from Sudhakar or equivalent make. Adequate power points as per standard drawings shall be provided. Electrical provision for Geysers in bath rooms and AC in bed rooms. Switches from Anchor or other standard make. One 3 phase meter per flat. Extra cost for fallceiling, wiring and extra electrical points.

Internet, Intercom and Television

Adequate points in necessary places will be provided as per standard drawings.

Water Supply

Required borewells with motors and underground sumps with required capacity and overhead storage tanks with required capacity as per standard drawings. The facility for rainwater harvesting.

Amenities

Branded Lifts, branded power back up generators. Car parking in stilt floor, security rooms, watchman rooms, fall ceiling in the top floor. Provision for Children Play area. Multipurpose hall, Indoor games, Land scaping, Shuttle courts, Jogging track and Gym room common to all blocks. Security provisions, Generators, Transformer, Water supply or bore wells, water harvesting and any common amenities or facilities etc can be made common for all blocks.