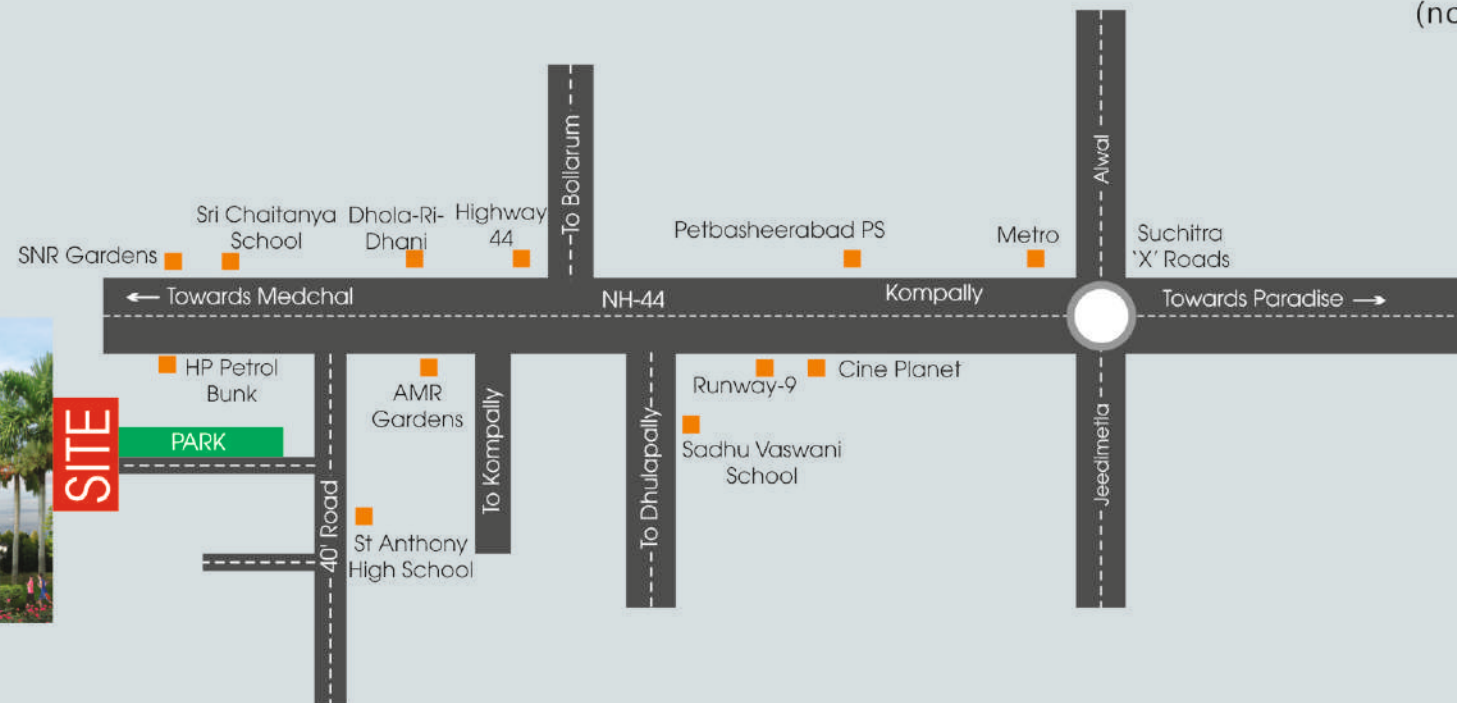


Delight Fortune

Luxurious Apartments at kompally



Promoters :
 **DELIGHT INFRA**
 Sy.no. 18, 21 & 22, Opp to Dhola ri Dhani,
 Near St.Anthonys School, Kompally, Secunderabad.
 Cell : 70326 63211
 E-mail : delightinfrafortune@gmail.com

Note: This brochure is a conceptual presentation and not a legal offering. The promoter reserve the right make changes in plans, specifications and elevation as deemed fit

a place for HAPPINESS and AMBIENCE

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Delight Fortune

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A project by

 **DELIGHT INFRA**



Delight Fortune

Luxurious Apartments
at kompally

Delight Fortune on the Kompally is the perfect residential solution to escape the concrete jungle and live with nature. Enjoy the landscaped open space, blue sky and twinkling stars. The serenity calms your nerves and refreshes your spirits.

The neighborhood is elite with many high class residential layouts. It is very close to the shopping, commercial, educational and entertainment centers. It is well connected to the Hyderabad, National Highway with excellent transport facilities. Yet Delight Fortune is far away from the usual din, crowds and pollution. So your children grow up enjoying the silence and fresh air.

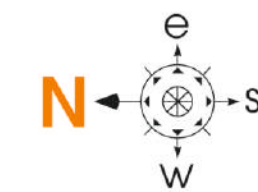




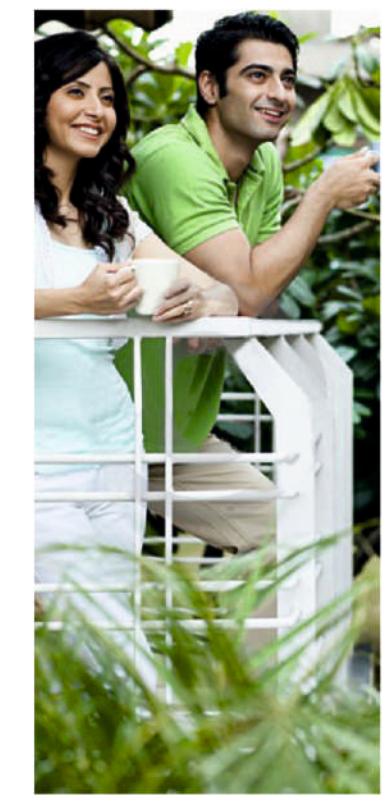
Delight Fortune

Luxurious Apartments at kompally

BLOCK - A Typical Floor Plan



1,6,7 & 12 - 1725 S.ft.
2,3,4,5,9 & 10 - 1700 S.ft.
8 & 11 - 1500 S.ft.



Highlights

- Well Designed apartments with Classic Club house Features and Lush Greenery Within the Secure Gated Community
- Encircled by Elite Villas and Residential Colonies
- A Happy Home set in Peaceful Tranquil Surroundings
- Excellent land scaping and designer open spaces with ample greenery
- Good Neighbour Hood & Easy Connectivity
- Splendid Main Entrance
- State-of-the-art Living Facilities
- Rain Water Harvesting
- Underground Cabling
- Street Lights in Open areas

Flat 2,3,4&5
East Facing
3 BHK

ISOMETRICAL VIEWS

Flat 9 & 10
West Facing
3 BHK

Flat 8 & 11
West Facing
3 BHK

AMENITIES

- An Exclusive Club house With Modern Facilities
- Swimming pool With Changing Rooms
- Groceries store to every day needs
- Spacious Visitors Lounge
- Multi- Purpose hall
- Gymnasium
- Beauty Parlour and Spa
- Indoor Games
- Guest Rooms
- 6 Passenger Elevator of Superior range
- Outdoor Play Zone area for Kids



Specifications



FOUNDATION & STRUCTURE :

RCC framed structure designed to the standard specifications



SUPER STRUCTURE:

A.A.C. Blocks/Fly ash Bricks With Cement Mortar Out side walls 6" thick and internal walls 4" thick



DOORS :

Designer Main Entrance Doors With Brass or SS Fittings with Europa fixtures
Internal Flush Doors With SS Fittings
Teak Wood Door Frames for all Rooms



WINDOWS :

UPVC Sliding windows fitted with MS grills as per design and UPVC Ventilators



PLASTERING :

Two coats of plastering for External, Internal & Ceiling



FLOORING :

Vitrified Tiles at Living Dining, Kitchen and Bed rooms (AGL or Equivalent)
Anti-Skid Ceramic Tiles and ceramic
Tile Dadoing upto door height in bath rooms
Matt finish ceramic tile flooring at Utility area
Granite /Anti-Skid vitrified tiles at Corridor and Staircase



PAINTING :

External : Two Coats of Emulsion Paint over Putty/Texture Finished surfaces.
Internal Walls & Ceiling : Smooth Finish with Putty or equivalent over a Coat of Primer and top finish with two coats of plastic emulsion paint.



ELECTRICAL :

Internal : Concealed Copper wiring (Polycab or Equivalent) with MCBs & Modular switches.
(Legrand or Equivalent)
Provision for Air-condition points at all bed rooms
Geyser points at every Bathroom
Sockets for chimney, cooking range, Microwave oven, refrigerator and water purifier
Adequate lighting and fan points
Power –Backup points at selected areas
External :Under ground Armoured Power cable
Designer Electric Bus to ensure ease of maintenance
Protected Electric room to ensure safety.
LED Lighting at parking and drive ways



PLUMBING :

Internal : All Bathrooms consist of best CP fittings and sanitary ware fixtures of Jaquar or equivalent
Provisions for RO systems, Geysers at Bath rooms.
Hot and Cold Mixer and at Bath rooms
Infrastructure to suit imported sanitary fittings
External : Separate Plumbing lines for waste water/Storm-water and Soil Storm water effectively managed by Ground water Recharge system
Pool water recycling system
Sewage Treatment Plant.



WATER SUPPLY :

Designer water supply system to ensure Specified/uniform force at any level of the building
Individual water meters to ensure quality water supply
Water Storage back-up for two full days
Individual storage sump and Over Head Water Tank for each of the blocks.
Provisions for RO Systems at every kitchen
Drip irrigation/Pop up sprinkler systems for gardening



KITCHEN PROVISIONS :

Granite platform with SS sink with bore water tap point and provision For Drinking Water.
Glazed ceramic tile dadoing



UTILITY AND WASH :

Provision for Washing machine & Wet area for washing Utensils etc.



VERTICAL CIRCULATION :

6 Passenger Automatic Elevator of Superior range (KONE, Schliender or Equivalent)
Granite or Vitrified cladding at all levels on the lift front wall 1200 mm wide staircase flights.



COMMUNICATION :

Telephone Points and Tv points in all bedrooms and living area
Provision for Internet in living and bedrooms



SECURITY SYSTEM :

Solar Fencing Throughout the Boundary
Intercom Facility to all units
CC camera Coverage
Security Room



CAR PARKING :

Car parking Space Provided for every individual flat at cellar with double height provision