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Proposed Residential Apartments by M/S. APARNA CONSTRUCTION & CREATIONS PVT. LTD.
at Akasvada, Hyderabad.



2145 SFT



2160 SFT









2635 SFT







2800 SFT



2825 SFT

50' WIDE
BALCONY

BED RM
15'0"x12'0"

DRESS
4'2"x7'8"

TOILET
6'0"x7'8"

STUDY
6'8"x7'8"

DRAWING
13'0"x12'0"

POOJA
3'10"x4'0"

DINING
13'1"x16'4"

SIT OUT
6'6"x12'0"

LIVING
18'0"x12'0"

BED ROOM
13'0"x11'0"

50' WIDE
BALCONY

M.BED RM
16'0"x14'0"

DRESS
6'6"x5'6"

STORE
5'8"x5'7"

pantry

TOILET
9'0"x4'8"

TOILET
6'6"x8'0"

M.TOI
3'4"x
4'6"

MAID RM
6'1"x8'0"

KITCHEN
13'0"x10'0"

50' WIDE
BALCONY

50' WIDE
UTILITY



GROUND FLOOR PLAN



FIRST FLOOR PLAN

CLUB HOUSE - FLOOR PLANS

M/S. APARNA CONSTRUCTIONS & ESTATES PVT. LTD.

PROPOSED "CLUB HOUSE" IN RESIDENTIAL & COMMERCIAL LAYOUT AT KHAJAGUDA, HYDERABAD

GENESIS PLANNERS
 100/100/100/100
 100/100/100/100
 100/100/100/100

NORTH



Genesis Planners Pvt. Ltd
 Laxmi Towers, Plot No. 659
 Road No. 52, Jubilee Hills
 Hyderabad, India - 500 033
 Ph: +91 40 66977777 Fax: 40 23666600
 Email: info@genesisplanners.in
 Website: www.genesisplanners.in

Specifications

PROJECT SPECIFICATIONS OF "APARNA WESTSIDE" AT KHAJAGUDA, HYDERABAD.

SL NO	DESCRIPTION	APARNA "WESTSIDE" - REV_03 SPECIFICATIONS
1	RCC FRAMED STRUCTURE	R.C.C. Framed Structure to withstand Wind & Seismic Loads.
2	SUPER STRUCTURE	8" thick Solid Block Work for External Walls & 4" thick Solid Block Work of Internal Walls
3	PLASTERING	
a	INTERNAL	1 Coat of Plastering in CM 1:6 for Walls and Ceiling.
b	EXTERNAL	2 Coats of Plastering in CM 1:6 for External Walls.
4	DOORS	
a	MAIN DOOR	Manufactured Teak Veneered Door Frame & Shutter finished with Good Quality Melamine Polish and Hardware of Reputed Make.
b	INTERNAL DOORS	Manufactured Hard Wood Door Frame & Laminate Shutter and Hardware of Reputed Make.
c	TOILET DOORS	Manufactured Hard Wood Door Frame & Laminate Shutter and Hardware of Reputed Make.
d	UTILITY DOOR	UPVC Door Frame with Combination of Tinted Float Glass & Laminated MDF Panel.
e	FRENCH DOORS, if any	UPVC Door Frame with Tinted Float Glass Paneled Shutters and Designer Hardware of Reputed Make.
f	WINDOWS	UPVC Window Frame with Toughened Tinted Float Glass with Suitable Finishes as per Design. Mosquito mesh if needed shall be provided at extra cost .
g	GRILLS	Aesthetically Designed, Mild Steel (M.S) grills with Enamel paint finish upto 2nd Floor.
5	PAINTING	
a	EXTERNAL	Textured finish and Two Coats of Exterior Emulsion Paint of Reputed Make.
b	INTERNAL	Smooth putty finish with 2 Coats of Premium Acrylic Emulsion Paint of Reputed make over a Coat of Primer.
6	FLOORING	
a	LIVING, DINING, DRAWING, POOJA, ALL BEDROOMS & KITCHEN	800 x 800 mm size Double Charged Vitrified Tiles of Reputed Make.
a.1	MASTER BED ROOM	Wooden Laminated Flooring.

b BATHROOMS	Acid Resistant, Antic-Skid Ceramic Tiles of Reputed Make.
c CORRIDORS	Vitrified Tile of Reputed Make.
d ALL BALCONIES	Rustic Ceramic Tile of Reputed Make
e UTILITY	Rustic Ceramic Tile of Reputed Make
f STAIRCASE	Tandoor Stone
7 TILE CLADDING	
a DADOING IN KITCHEN	Glazed Ceramic Tiles dado up to 2'-0" height above Kitchen Platform of Reputed Make.
b BATHROOMS	Glazed Ceramic Tile Dado up to 7'-0" height of Reputed Make.
c UTILITIES	Glazed Ceramic Tiles Dado upto 3' Height of Reputed Make.
8 KITCHEN	<ol style="list-style-type: none"> 1. Granite Platform with Stainless Steel Sink. 2. Separate Municipal Water tap (Manjeera or any other water proved by GHMC along with Borewell water) 3. Provision for fixing of Water Purifier, Exhaust Fan & Chimney.
9 UTILITIES / WASH	<p>Provision for Washing Machine & Wet Area for Washing Utensils etc.</p> <ol style="list-style-type: none"> 1. Vanity type Wash Basin / Counter Top. 2. EWC with Flush Tank of Reputed Make 3. Single Lever Fixtures with Wall Mixer cum shower.
10 BATHROOMS	<ol style="list-style-type: none"> 4. Provision for Geysers in all Bathrooms. 5. All C.P. Fittings are of reputed make.
11 ELECTRICAL	<ol style="list-style-type: none"> 1. Concealed Copper Wiring of Reputed Make. 2. Power outlets for Air Conditioners in all Rooms. 3. Power outlets for Geysers in all Bathrooms. 4. Power plug for Cooking Range Chimney, Refrigerator, Microwave Ovens, Mixer / Grinders in Kitchen, Washing Machine in Utility Area. 5. Plug points for T.V. & Audio Systems etc. 6. 3 phase Supply for each unit and individual Pre-Paid Meter Boards. 7. Miniature Circuit breakers (MCB) for each distribution boards of reputed make. 8. Switches of Reputed Make.
12 TELECOM	<ol style="list-style-type: none"> 1. Telephone points in Living, Dining Areas, Master Bedroom and Children Bedroom.

	2. Intercom facility to all the units connecting Security
13 CABLE TV	Provision for Cable Connection in Master Bed Room & Living Room.
14 INTERNET	One Internet Provision in Each Apartment.
	1. Four High Speed Automatic Passenger Lifts with rescue device with V3F for energy efficiency of reputed make. Entrance with Vitrified Tile / Granite Cladding .
15 LIFTS	2. One High Speed Automatic Passenger cum Service Lift with rescue device with V3F for energy efficiency of reputed make. Entrance with Vitrified Tile / Granite Cladding.
	1. Domestic Water made available through an exclusive Water Softening Plant with Water Meters for Each Unit. (Not RO Plant)
16 WTP & STP	2. 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 and flushing purpose.
	3. Rain Water Harvesting at regular intervals provided for recharging ground water levels
17 CAR WASH FACILITY	Car Wash facility will be provided (charges for car wash facility would be extra)
18 GENERATOR	100% D.G Set backup with Acoustic enclosure & A.M.F
20 CAR PARKING	2 Car Parks each Flats and Parking shall be in 2 Levels.
21 FACILITIES FOR DIFFERENTLY ABLED	Access ramps at all Entrances shall be provided for Differently Abled.
	1. Sophisticated round-the-clock security / Surveillance System.
	2. The Complete building shall be provided Building Management System with all facilities.
22 SECURITY / BMS	3. BMS for water and electricity consumption (centralising billing).
	4. Panic button and intercom is provided in the lifts connected to the security room.
	5. Solar power fencing around the compound.
	6. Surveillance cameras at the main security and

entrance of each block to monitor.

23 CLUB HOUSE AMENITIES

A. Well Designed Club House with Facilities like

1. AV Room / Home Theatre,
2. Coffee Shop,
3. Multipurpose Hall,
4. SPA,
5. Yoga / Meditation Room,
6. Library,
7. GYM, Aerobics,
8. Swimming Pool with Change Rooms,
9. Grand Entrance Lobby.

B. Indoor Sports Facilities like

1. Cards Room,
2. One Table Tennis,
3. One Snooker Tables.

D. Others

1. Amphitheatre

24 PARKING MANAGEMENT

Entire parking is well designed to suit the number of Car Parks provided parking signage's and equipment at required places to ease the driving.

1. Fire hydrant and fire sprinkler system as per NBC Norms.

2. Fire alarm and Public Address system as per NBC Norms.

3. Control panel will be kept at main security.

Supply of Gas from Centralised Gas Bank to all individual Flats with Pre-paid gas meters.

25 FIRE & SAFETY

26 LPG



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APARNA West Side

ELITE APARTMENTS @ KHAJAGUDA, MANIKONDA

Life on the right side of growth.





LEGEND

①	MAIN ENTRANCE
②	EXIT GATE
③	ENTRANCE WATER FEATURE
④	GRANITE COMBES
⑤	WASH CONCRETE
⑥	STONE BANDS
⑦	HEDGE WITH SPECIEN TREES
⑧	LAWN
⑨	PAVING
⑩	PAVED DECK WITH SEATING UNDER PERGOLA
⑪	FIRE ACCESS GRASS PAVED
⑫	FIRE ACCESS DONE PAVING
⑬	SEATING WITH HEDGE PLANTING
⑭	STONE SEATING
⑮	CHILDRENS PLAY AREA WITH SPONG MOUNDS
⑯	CHILDRENS PLAY AREA
⑰	POOL ENTRANCE BRICK
⑱	POOL DECK UNDER PERGOLA
⑲	LAP POOL
⑳	KIDS POOL
㉑	SUN LOUNGERS
㉒	AMPHITHEATRE
㉓	STAGE UNDER PERGOLA
㉔	POOL INFINITY EDGE
㉕	CENTRAL COURTYARD
㉖	CHES BOARD WITH SEATING
㉗	BASKET BALL COURT YARD
㉘	TABLE TENNIS

CLIENT : M/S .APARNA CONSTRUCTIONS & ESTATES PVT. LTD

LANDSCAPE CONCEPTUAL PLAN

PROJECT : PROPOSED RESIDENTIAL TOWERS LANDSCAPE FOR "APARNA WESTSIDE" @ KAJAGUDA, HYDERABAD

