





WHERE HAPPINESS RESIDES!
KONDAPUR



## Welcome to

## MY HOME GROUP

The name My Home is one of the most reputed real estate group in Hyderabad.

Extending its legacy forward, with every conceivable amenity within the gated community, My

Home welcomes you to a gorgeous new world of Mangala at Kondapur.





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## A HOME THAT MAKES YOUR WORLD COMPLETE



The gated community is grandiose in every detail. Right from the lavish entrance down to the project's last detail, it has finesse written all over. Each of the 11 blocks is artistically designed to ensure free flow of air and sunshine, and is spaced flawlessly to allow enormous lung space. A massive clubhouse, colossal thoroughfares and luxurious open green spaces further make living a pleasure. In other words, it's a lifestyle with absolutely no compromises.



### A SAFE, SECURE AND JOYFUL COMMUNITY

Security at Mangala is simply top-notch. Mounted CCTVs and a security vigil put to rest the safety concerns of childrens and adults. The sprawling play areas provide ample opportunity to play in outdoors. Tennis courts, swimming pool and toddlers play area inspire adults and childrens to actively engage in sports. In today's world, where the kids are always zoned in on their gadgets, it's time to rejuvenate them with outdoor activity that's both amusing and healthy.

20 Acres Mega Lifestyle Project 11 Blocks 15 Floors each 1879 2, 2.5 & 3 BHK Luxury Apartments 1297 - 1877 Sft Flat Sizes

54,000 Sft Exclusive Clubhouse



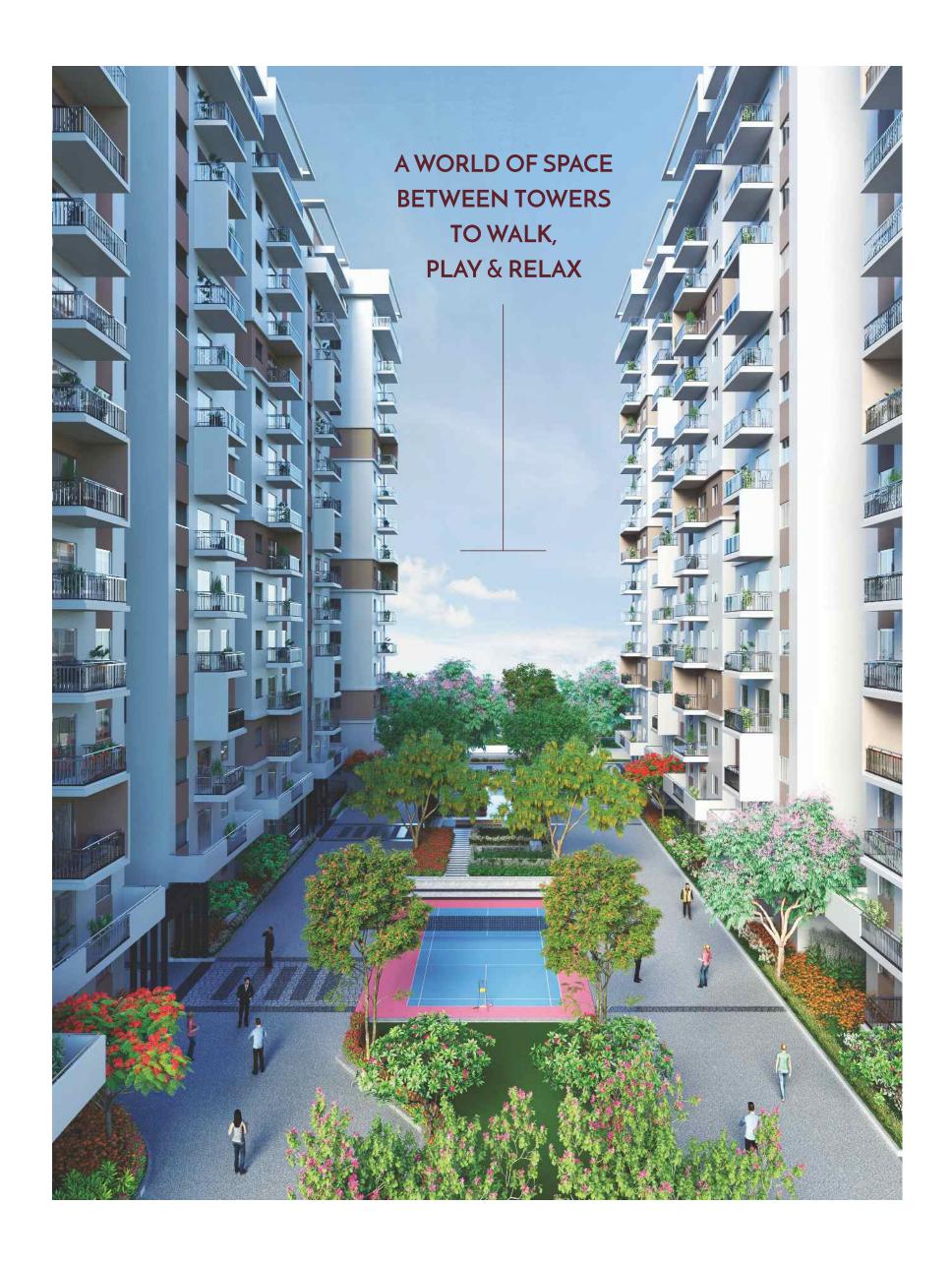


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## **OPTIMUM SPACE UTILIZATION**

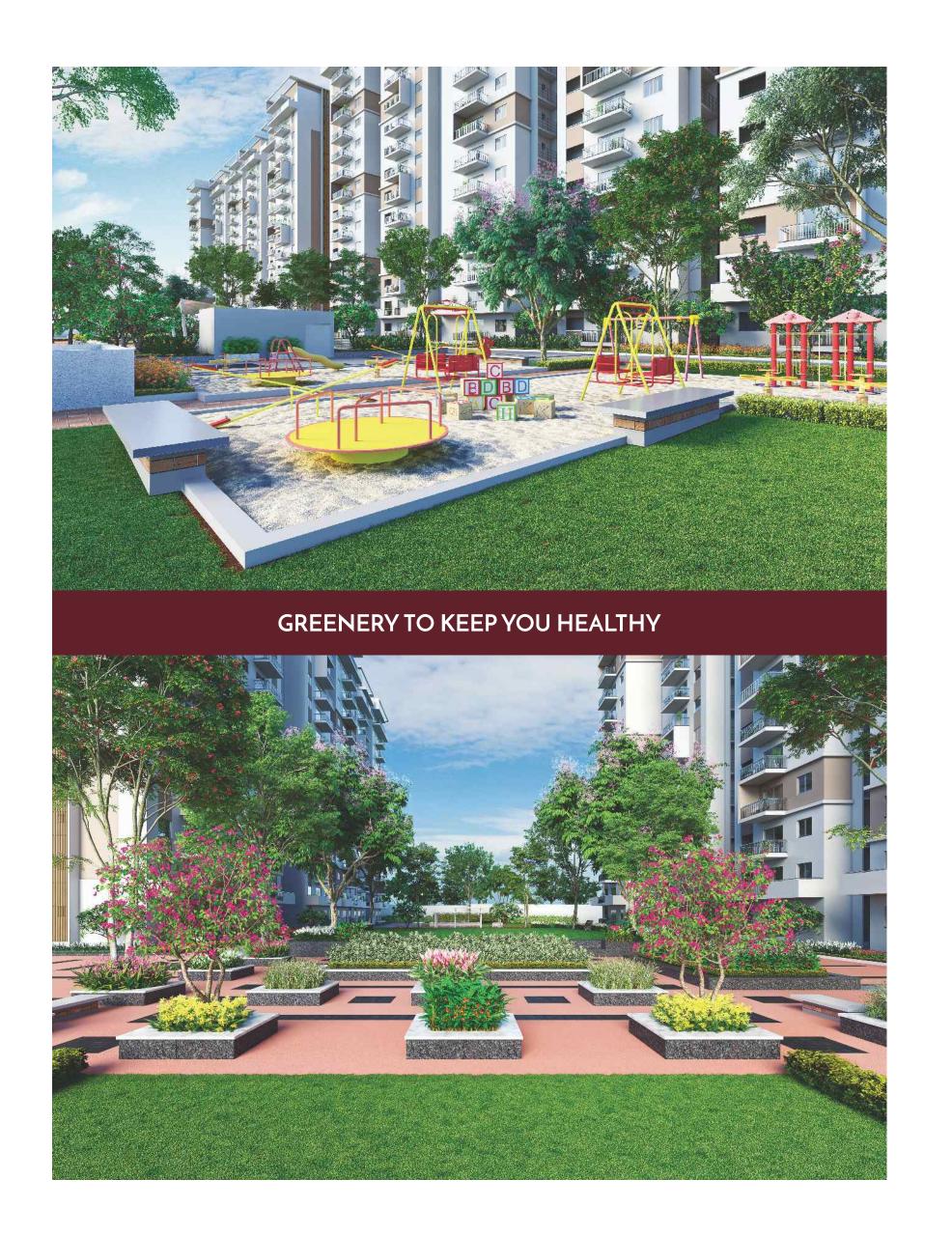
The well-planned interiors gives you more usable space. The clutter-free planning gives provision to plan out the furniture layout without having to compromise. The large windows, spacious balconies, well-laid out kitchens add grace to the indoors. The planned outdoors have variations in the balconies to add more attraction to your elevations.

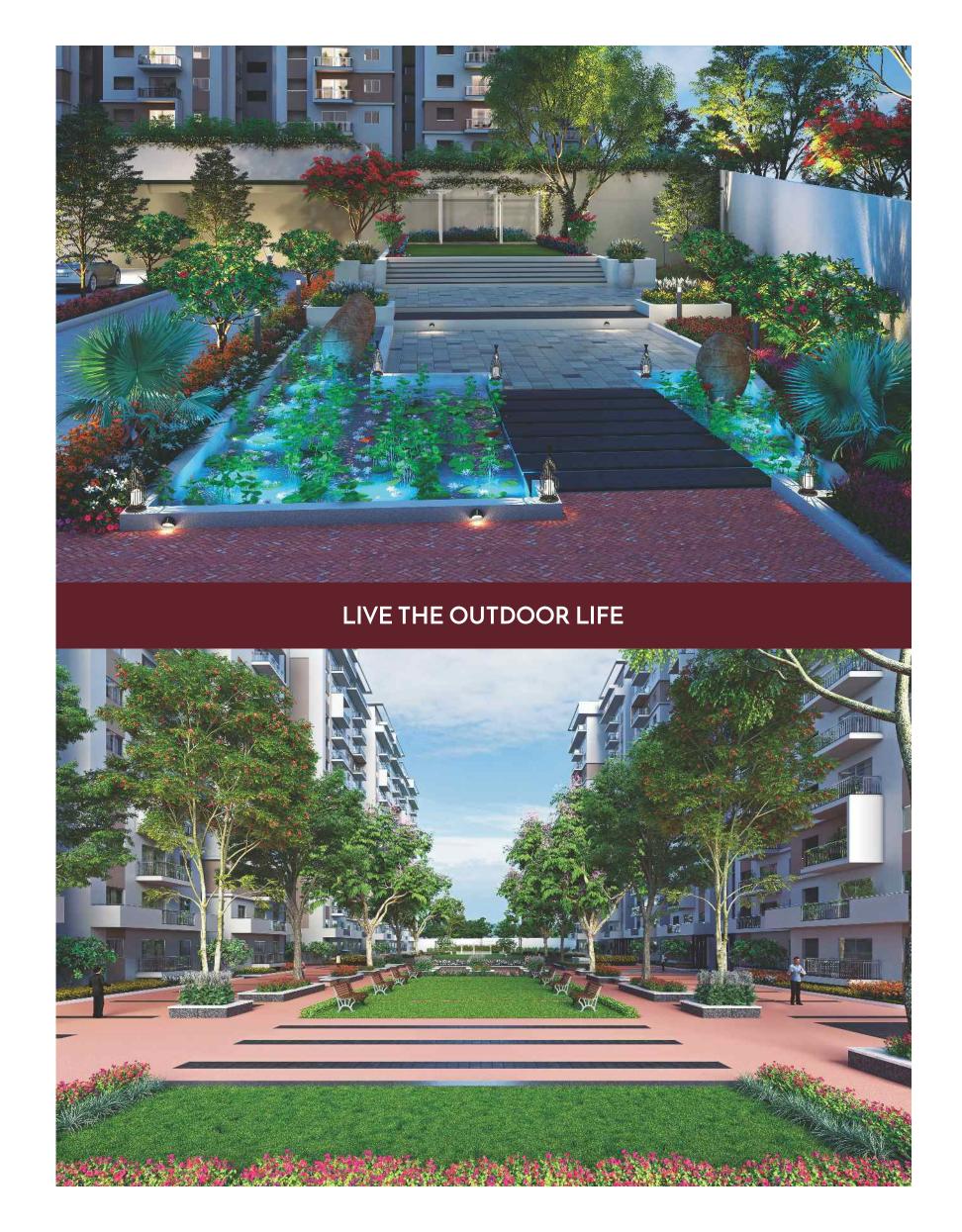












# || mangala ||

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#### OUTDOORS

Kid's play areas

Landscaped areas with

lawns, mounds & planter - boxes

Basketball Court

Badminton Courts

Jogging Track

Cricket Nets

Tennis Courts

Yoga/Meditation Lawn

Skating Rink













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## 54,000 SFT MEGA CLUBHOUSE

The clubhouse breaks away from the mould to encompass features that pulsate with excitement. A gigantic place which stands inclusive of indoor badminton courts, squash court, gym, library room, food court, spa & saloon, crèche, grocery store, pharmacy and health center among others. A swimming pool nearby adds the glitter to the whole setting. Besides, the clubhouse has spacious guest rooms to accommodate guests in case they drop by for a night's stay.





## FIRST FLOOR (GROUND FLOOR) PLAN - BLOCK - 5 & 7 3BHK- E.F. 1798 SFT 3BHK-W.F. 1798 SFT ENTRANCE LOBBY 2BHK-W.F. 1297 SFT 2.5BHK-W.F. **1496 SFT** 2BHK-E.F. 1297 SFT 2BHK-E.F. **1297 SFT** 2BHK-W.F. 1297 SFT 3BHK-E.F. 3BHK-W.F. 1798 SFT 1798 SFT

### TYPICAL FLOOR PLAN - BLOCK - 5 & 7



1798

1798

1877

117

57

 $3^{rd}$  to  $14^{th}$ 





57

1877

## FIRST FLOOR (GROUND FLOOR) PLAN - BLOCK - 1,3,6,8,10 & 11





Saleable Area (Sff)			
loor No.	Flat Area	Open Balcony	
rd to 14 <sup>th</sup>	1798	-	
nd	1798	117	
5 <sup>th</sup>	1877	57	



Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony	
3 <sup>rd</sup> to 14 <sup>th</sup>	1297	-	
2 <sup>nd</sup>	1297	116	
15 <sup>th</sup>	1376	56	

#### 2.5BHK- E.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony
$3^{\text{rd}}$ to $14^{\text{th}}$	1496	-
2 <sup>nd</sup>	1496	117
15 <sup>th</sup>	1575	57

#### 2.5BHK- E.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcon
$3^{rd}$ to $14^{th}$	1496	-
2 <sup>nd</sup>	1496	117
15 <sup>th</sup>	1575	57

#### 2BHK- E.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcon
3 <sup>rd</sup> to 14 <sup>th</sup>	1297	-
2 <sup>nd</sup>	1297	116
15 <sup>th</sup>	1376	56

#### 3BHK- E.F. Saleable Area (Sft)

57

Floor No. Flat Area Open Balcon 1798 1798 117

1877

## TYPICAL FLOOR PLAN - BLOCK - 1,3,6,8,10 & 11



## ✓ 3BHK-W.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony
$3^{rd}$ to $14^{th}$	1798	-
2 <sup>nd</sup>	1798	117
15 <sup>th</sup>	1877	57

#### ✓ 2BHK-W.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony
$3^{rd}$ to $14^{th}$	1297	-
2 <sup>nd</sup>	1297	116
15 <sup>th</sup>	1376	56

#### ✓ 2BHK-W.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony
3 <sup>rd</sup> to 14 <sup>th</sup>	1297	-
2 <sup>nd</sup>	1297	116
15 <sup>th</sup>	1376	56

#### ✓ 2BHK-W.F.

Saleable Area (Sft)

23/23/2/2/ 1/23 (2/1)			
Floor No.	Flat Area	Open Balcony	
3 <sup>rd</sup> to 14 <sup>th</sup>	1297	-	
2 <sup>nd</sup>	1297	116	
15 <sup>th</sup>	1376	56	

#### ✓ 2BHK-W.F.

Saleable Area (Sft)

Floor No.	Flat Area	Open Balcony
$3^{rd}$ to $14^{th}$	1297	-
2 <sup>nd</sup>	1297	116
15 <sup>th</sup>	1376	56

#### ✓ 3BHK-W.F.

Saleable Area (Sft)

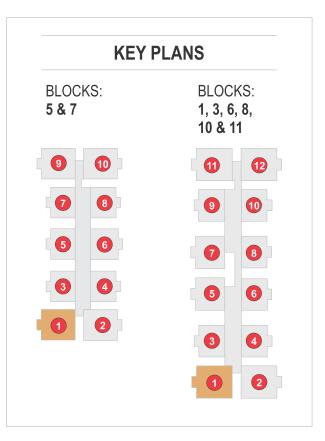
Floor No.	Flat Area	Open Balcony
3 <sup>rd</sup> to 14 <sup>th</sup>	1798	-
2 <sup>nd</sup>	1798	117
15 <sup>th</sup>	1877	57





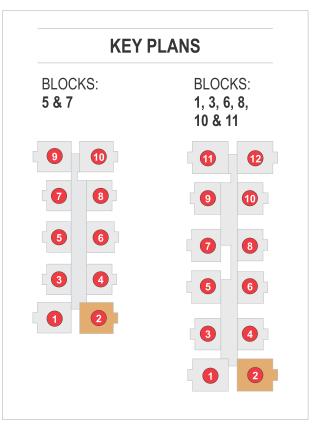
## 1 EAST FACING 3BHK

FLAT NO - 1 | BLOCKS - 1, 3, 5, 6, 7, 8, 10 & 11





FLAT NO - 2 | BLOCKS - 1, 3, 5, 6, 7, 8, 10 & 11





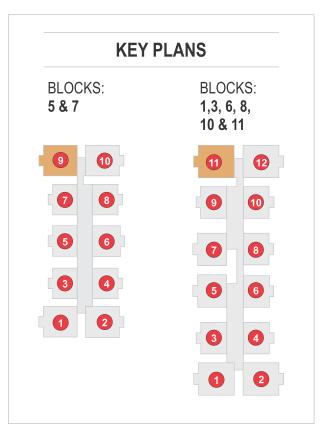






FLAT NO - 9 | BLOCKS - 5 & 7

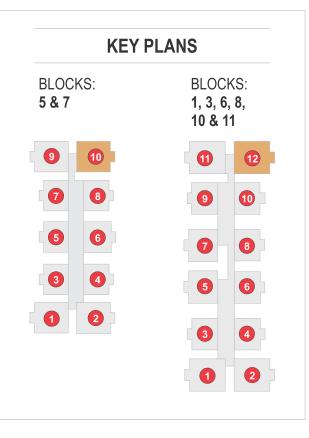
FLAT NO - 11 | BLOCKS - 1, 3, 6, 8, 10 & 11





FLAT NO - 10 | BLOCKS - 5, 7

FLAT NO - 12 | BLOCKS - 1, 3, 6, 8, 10 & 11



: 1877 Sft.

Open Balcony : 57 Sft.

Flat Area







Flat Area

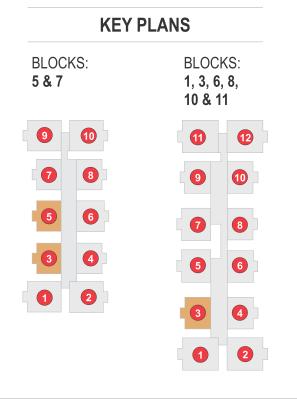
: 1798 Sft.

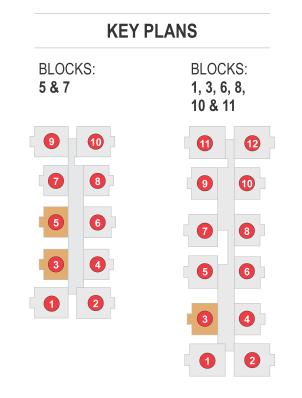
Open Balcony : 117 Sft.

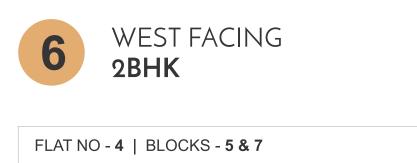


FLAT NO - 3 & 5 | BLOCKS - 5 & 7

FLAT NO - 3 | BLOCKS - 1, 3, 6, 8, 10 & 11

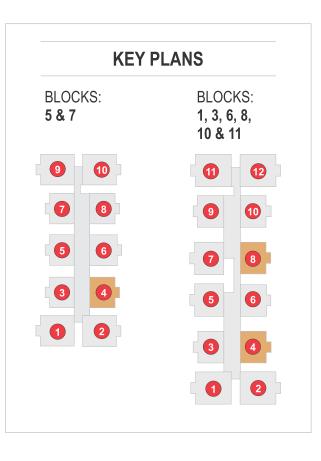






FLAT NO - 4 & 8 | BLOCKS - 1, 3, 6, 8, 10 & 11





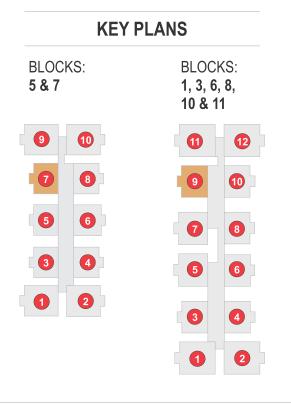


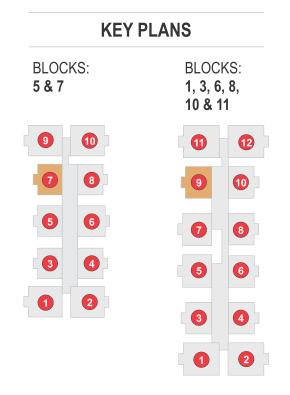




FLAT NO - 7 | BLOCKS - 5 & 7

FLAT NO - 9 | BLOCKS - 1, 3, 6, 8, 10 & 11

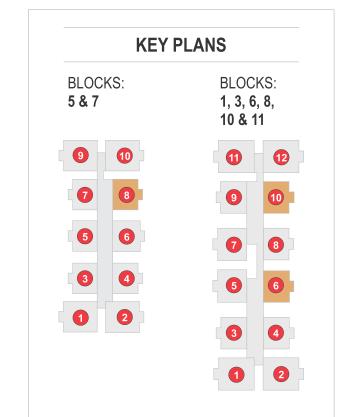






**WEST FACING** 

2BHK



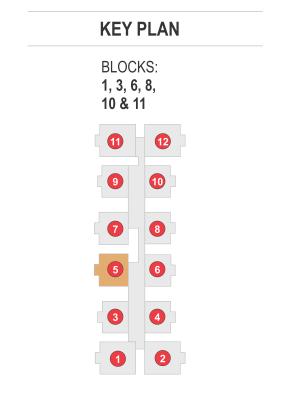


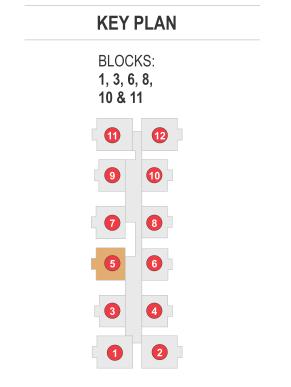




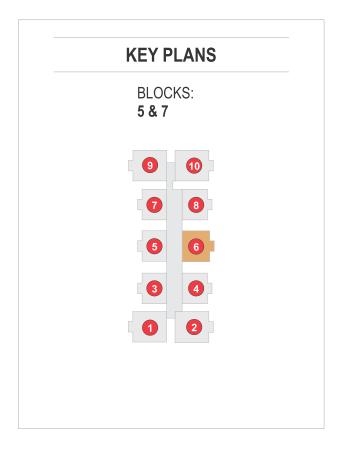


FLAT NO - 5 | BLOCKS - 1, 3, 6, 8, 10 & 11





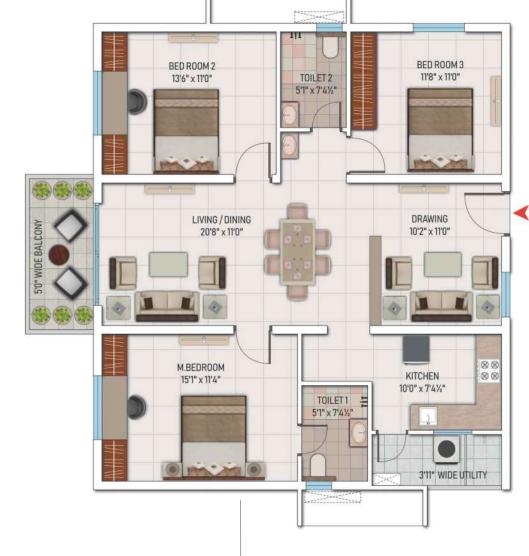












PART PLAN FOR 15TH FLOOR

Saleable Area : Flat Area

: 1575 Sft. Open Balcony : 57 Sft.

PART PLAN FOR 2ND FLOOR

Saleable Area :

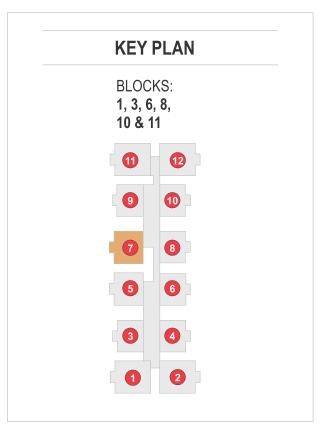
Flat Area : 1496 Sft. Open Balcony : 117 Sft. 1ST & 3RD TO 14TH FLOORS

Saleable Area : 1496 Sft.

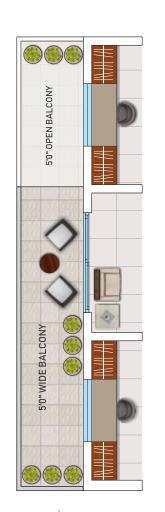


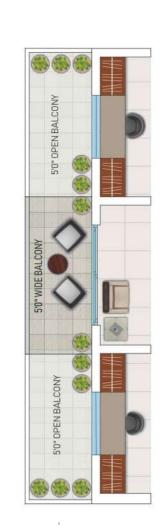


FLAT NO - 7 | BLOCKS - 1, 3, 6, 8, 10 & 11











## PART PLAN FOR **15TH FLOOR**

Saleable Area

Flat Area : 1575 Sft.
Open Balcony : 57 Sft.

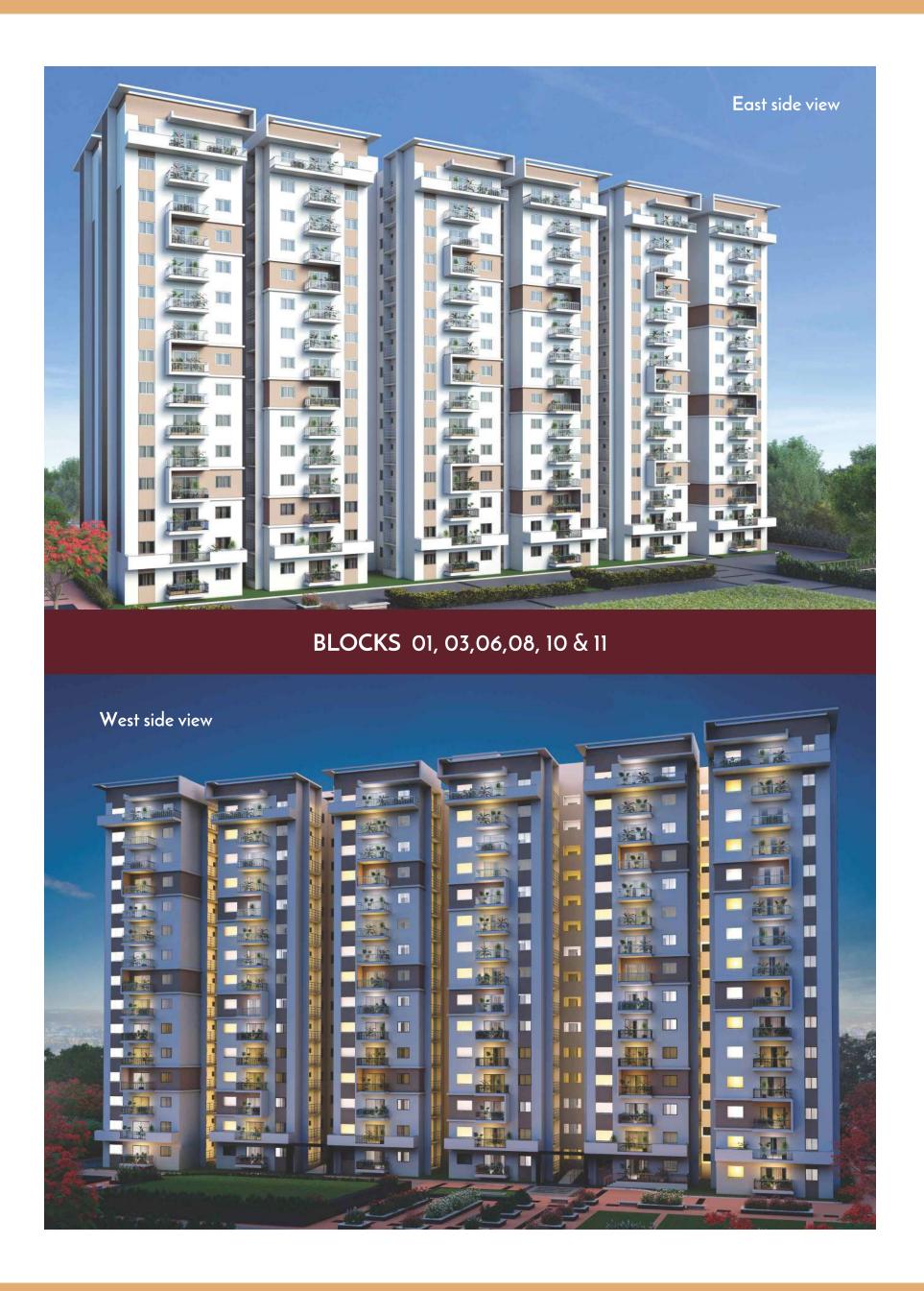
## PART PLAN FOR **2ND FLOOR**

Saleable Area

Flat Area : 1496 Sft. Open Balcony : 117 Sft.

#### PLAN FOR

Saleable Area : 1496 Sft.



AREA STATEMENT (IN SFT) OF BLOCKS - 1, 3, 6, 8, 10 & 11							
Flat No.	Floor	Carpet Area	Exclusive		C A	Saleable Area	
			Balcony Area	Open Balcony Area	Common Area (including external walls)	Flat Area	Open Balcony Area
1,2,11 & 12	1st (Ground) & 3rd to 14th	1312	54	0	432	1798	0
	2nd	1312	54	117	432	1798	117
	15th	1312	114	57	451	1877	57
3,4,6,8,9 & 10	1st (Ground) & 3rd to 14th	923	51		323	1297	0
	2nd	923	51	116	323	1297	116
	15th	923	111	56	342	1376	56
5 & 7	1st (Ground) & 3rd to 14th	1078	54		364	1496	0
	2nd	1078	54	117	364	1496	117
	15th	1078	114	57	383	1575	57

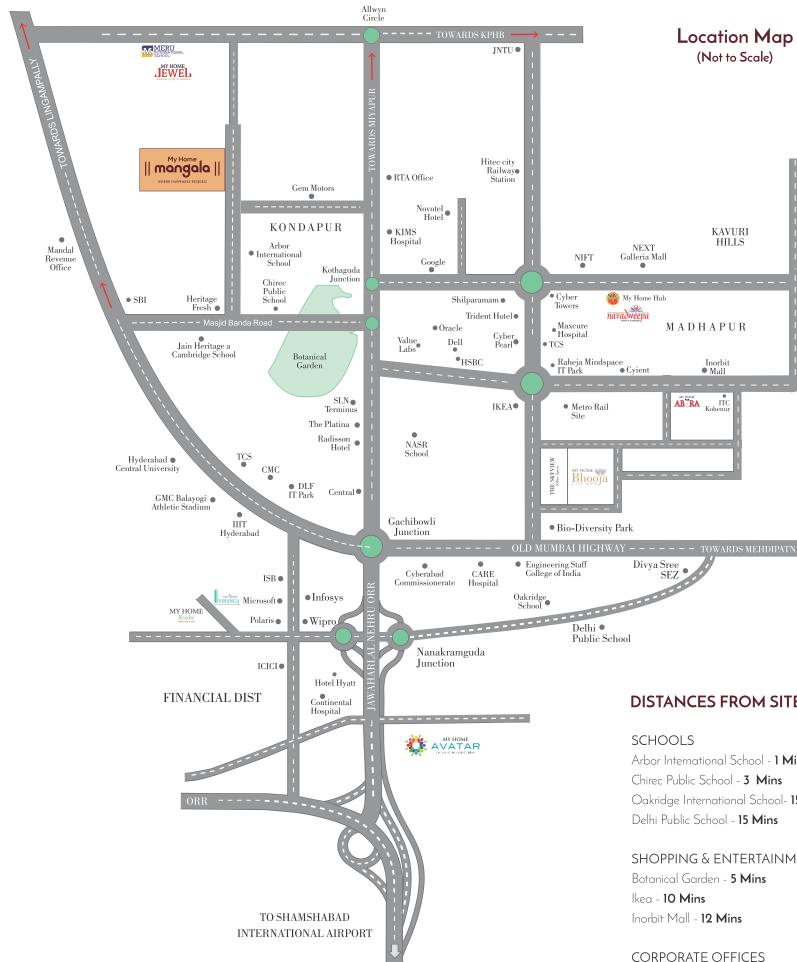
AREA STATEMENT (IN SFT) OF BLOCKS - 5 & 7							
Flat No.	Floor	Carpet Area	Exclusive		Common Area	Saleable Area	
			Balcony Area	Open Balcony Area	(including external walls)	Flat Area	Open Balcony Area
	1st (Ground) & 3rd to 14th	1312	54	0	432	1798	0
1,2,9 & 10	2nd	1312	54	117	432	1798	117
	15th	1312	114	57	451	1877	57
3,4,5,7 & 8	1st (Ground) & 3rd to 14th	923	51		323	1297	0
	2nd	923	51	116	323	1297	116
	15th	923	111	56	342	1376	56
6	1st (Ground) & 3rd to 14th	1078	54		364	1496	0
	2nd	1078	54	117	364	1496	117
	15th	1078	114	57	383	1575	57

## **SPECIFICATIONS**

SUPER STRUCTURE	:	RCC shear wall-framed structure, resistant to wind and earthquake (Zone -2)			
WALLS	:	INTERNAL WALLS : Reinforced shear wall EXTERNAL WALLS : Reinforced shear wall			
CEILING FINISHES	:	DRAWING, DINING, LIVING, BEDROOMS, KITCHEN AND BALCONY: Smoothly finished with putty and Acrylic emulsion paint. BATHROOMS : Grid ceiling to cover all service lines.			
WALL FINISHING	:	DRAWING, DINING, LIVING, BEDROOMS, KITCHEN AND BALCONY: Smoothly finished with putty and Acrylic emulsion paint. BATHROOMS : Ceramic tiles cladding up to lintel height.			
FLOORING	:	DRAWING, DINING. LIVING, BEDROOMS, KITCHEN: 800 x 800 mm double charged vitrified tiles of best brand with spacer joint.  BALCONY/BATHROOMS/UTILITY: Anti-skid vitrified/ceramic tiles  CORRIDORS: Vitrified tiles with spacer joint  STAIRCASE: Natural stone/Granite			
WINDOWS / GRILLS	:	All windows are of aluminum alloy/UPVC glazed sliding/open-able shutters with EPDM gaskets, necessary hardware with M.S. grill and provision for mosquito mesh shutter.			
DOORS	:	MAIN DOOR: Hard wood frame with Veneered finished flush shutter, fitted with reputed hardware. INTERNAL DOORS: Hard wood frame or factory made wooden frame with both sides laminated flush shutter with reputed hardware.  BATHROOMS/UTILITY DOORS: Granite frame with both sides laminated flush shutter with reputed hardware.  BALCONIES: Aluminum/UPVC glazed French sliding doors with mosquito mesh provision.			
ALL BATHROOMS	:	Vanity type wash basin with single lever basin mixer. EWC with flush valve of the best brand. Single lever bath and shower mixer. Provision for geysers in all bathrooms. All faucets are chrome plated of best brands.			
KITCHEN	:	Granite platform with single bowl stainless steel sink. Piped LPG gas connection with gas meter. Provision for water purifier.			
ELECTRICAL	:	Concealed copper wiring of reputed make. Power outlets for air-conditioners in all bedrooms and living. Power outlets for geysers in all bathrooms and Utility. Power outlets for chimney, hob, refrigerator, microwave oven, mixer/grinder in kitchen. Washing machine point in Utility area. Three phase supply for each unit and individual prepaid meters. Miniature Circuit Breakers (MCB) for each distribution board of reputed make. Modular switches of reputed make.			
TV/TELEPHONE	:	Fiber to the home with Wi-Fi, Internet, DTH, telephone and Intercom. Telephone : Drawing & master bedroom (with CAT6 ) Television points & Internet: All bedrooms, drawing & living (with CAT6 & RG 6).			
WATER PROOFING	:	Waterproofing shall be provided for all bathrooms, balconies, Utility area & roof terrace			
SECURITY	:	Intercom facility to all units connecting Security. Comprehensive security system with cameras in appropriate locations			
FIRE SAFETY	:	Fire alarm, automatic sprinklers and wet risers as per Fire Authority regulations.			
POWER BACK UP	:	Metered DG backup up to 2 KV per unit except for A.C's & Geysers.			
LPG	:	Supply of gas from centralized gas bank to all individual flats with prepaid gas meters.			
LIFTS	:	V3F drive high speed lifts of reputed make. Lift lobby cladding with vitrified tiles/granite.			
WTP & STP	:	Water treatment plant for bore-well water and water meter for each unit. 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.			
		Automated billing system for Water, Power, Gas, & Maintenance.			

Note: No modification. No change in Specifications





#### 5 MIN DRIVE TO BOTANICAL GARDEN

Ever dreamt of an undisturbed walk in the park with your family amidst serene surroundings? Ever dreamt of it happening every day? At My Home Mangala, this dream can transform into a reality since the famed 274-acres Botanical Garden is only a few minutes drive away. Apart from adding its own disarming charm, the Botanical Garden ensures the surroundings are pleasant and pollution-free. For the family and kids, it's a perfect weekend getaway.

## **DISTANCES FROM SITE (Approximate)**

Arbor International School - 1 Min Chirec Public School - 3 Mins Oakridge International School- 15 Mins Delhi Public School - 15 Mins

KAVURI HILLS

#### SHOPPING & ENTERTAINMENT

Botanical Garden - 5 Mins lkea - 10 Mins Inorbit Mall - 12 Mins

#### CORPORATE OFFICES

Cyber Towers - 10 Mins Mindspace - 10 Mins Financial District - 10 Mins

#### HOSPITALS

Kims (Kondapur) - 10 Mins Care (Gachibowli) - 10 Mins Continental (Financial District) - 10 Mins





## A COMPLETE WORLD TO LIVE AND TO INVEST

A woman, as suave and savvy she is, can catch the scent of a wise investment miles away. Welcome to the gift of joyful life at Mangala. A place that comes loaded with awesome options for the women folk. The clubhouse, the spa & saloon, the swimming pool and the grocery store... the list seems endless. If you thought a diamond necklace could really make her happy, it's perhaps time you surprised her with a home even better.

DEVELOPERS



#### My Home Constructions Pvt. Ltd

8th Floor, Block - 3, My Home Hub, Madhapur Hyderabad - 500 081, Telangana

Ph: +91 40 - 6688 8888, 91000 88888

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- www.myhomeconstructions.com









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