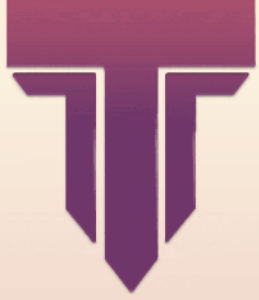


Sarve jana sukhino bhavantu

Grubameva swarga seema

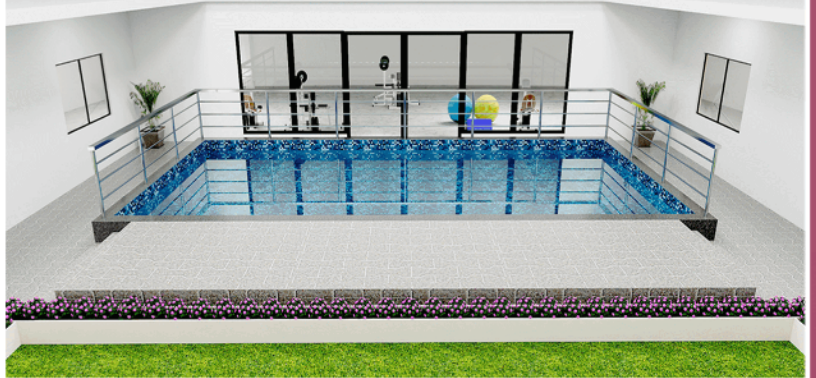


VENKATADRI SPRINGFIELD APARTMENTS



KANDI, SANGAREDDY





AMENITIES & FEATURES:

- GRAND ENTRY** with Security Room
- CCTV SURVEILLANCE** 24x7 Security
- SOLAR FENCING** around the building premises
- INTERCOM FACILITY**
- POWER BACKUP** DG Backup
- INTERNET PROVISION**
- CHILDREN'S PLAY AREA** with tot lots
- INDOOR GAMES**
- WATER HARVESTING PIT** for Rainwater
- WALKING TRACK** a safe experience for the elderly
- LANDSCAPING** greenery around the building



HMDA APPROVED

030547/SKP/R1/U6/HMDA/18112019

Building approved by HMDA and built as per NBC norms.

4 Lifts Spacious Corridors

4 wide stairways planned for easy access

5 Upper Floors

Cellar + Stilt + 5 Upper Floors

85 EAST & WEST Facing Flats only

All Flats in the building are either east facing or west facing and as per vastu.

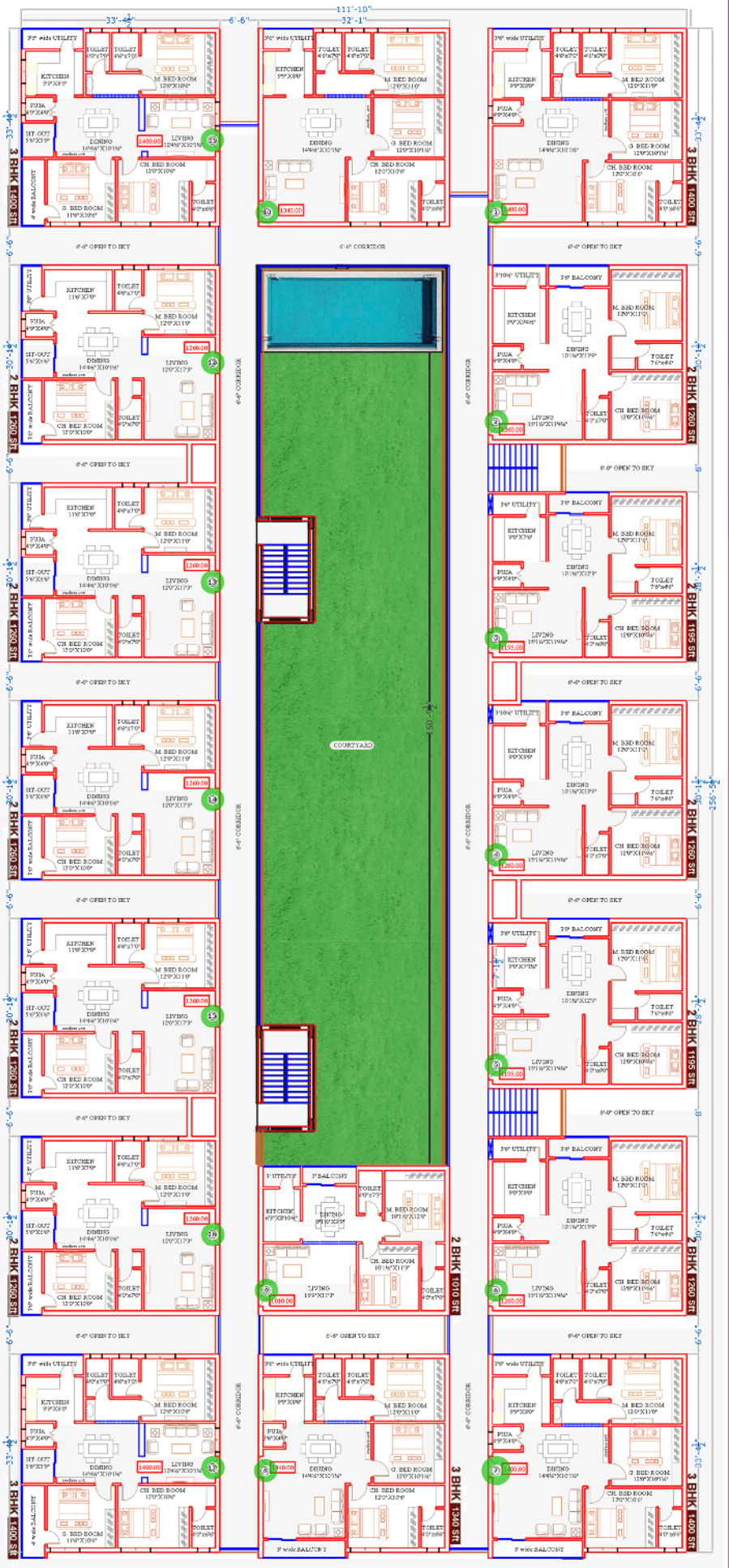
5022 Sq.yds

Total Area of apartment

RERA APPROVED

TS RERA No. P01100004450



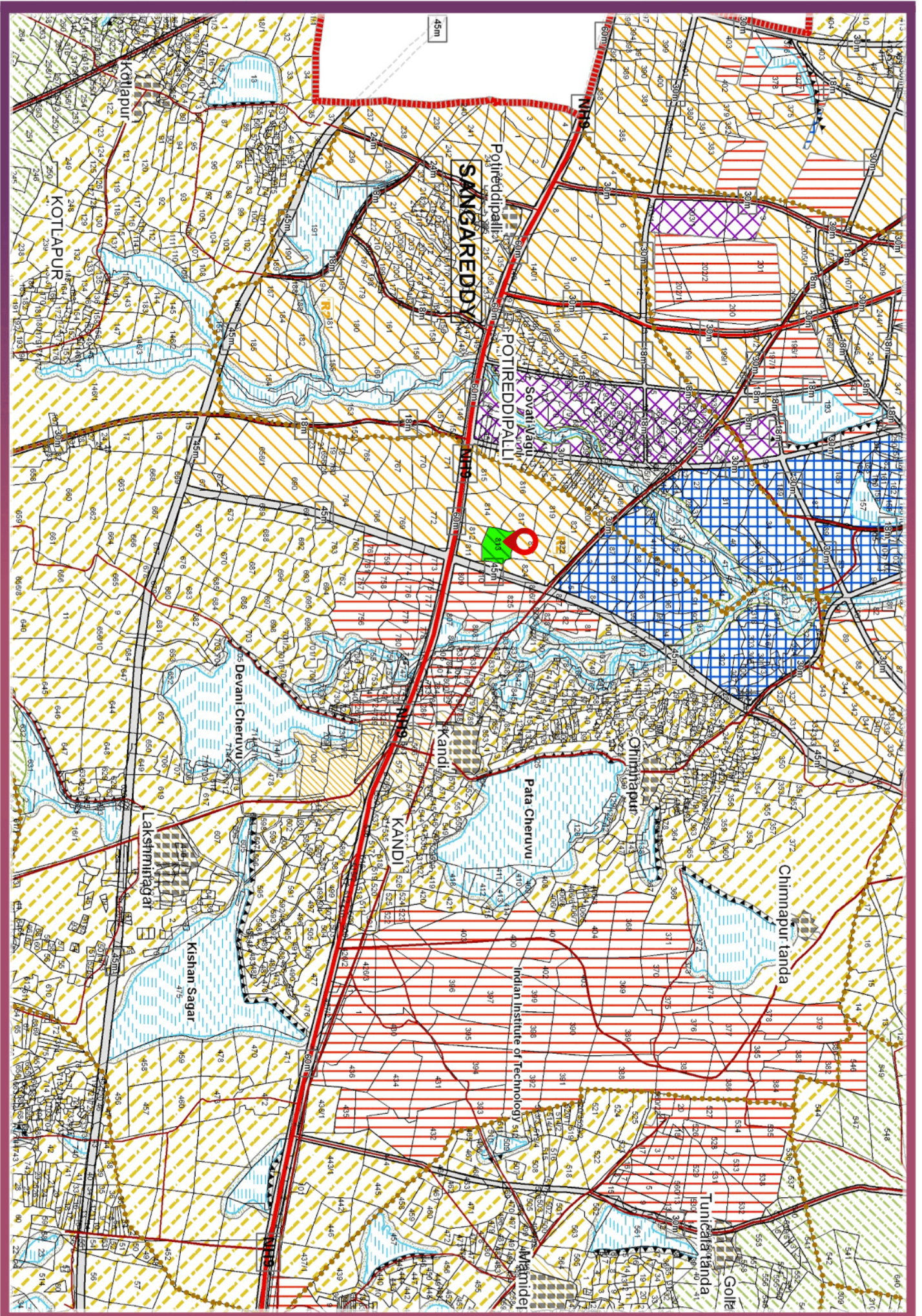


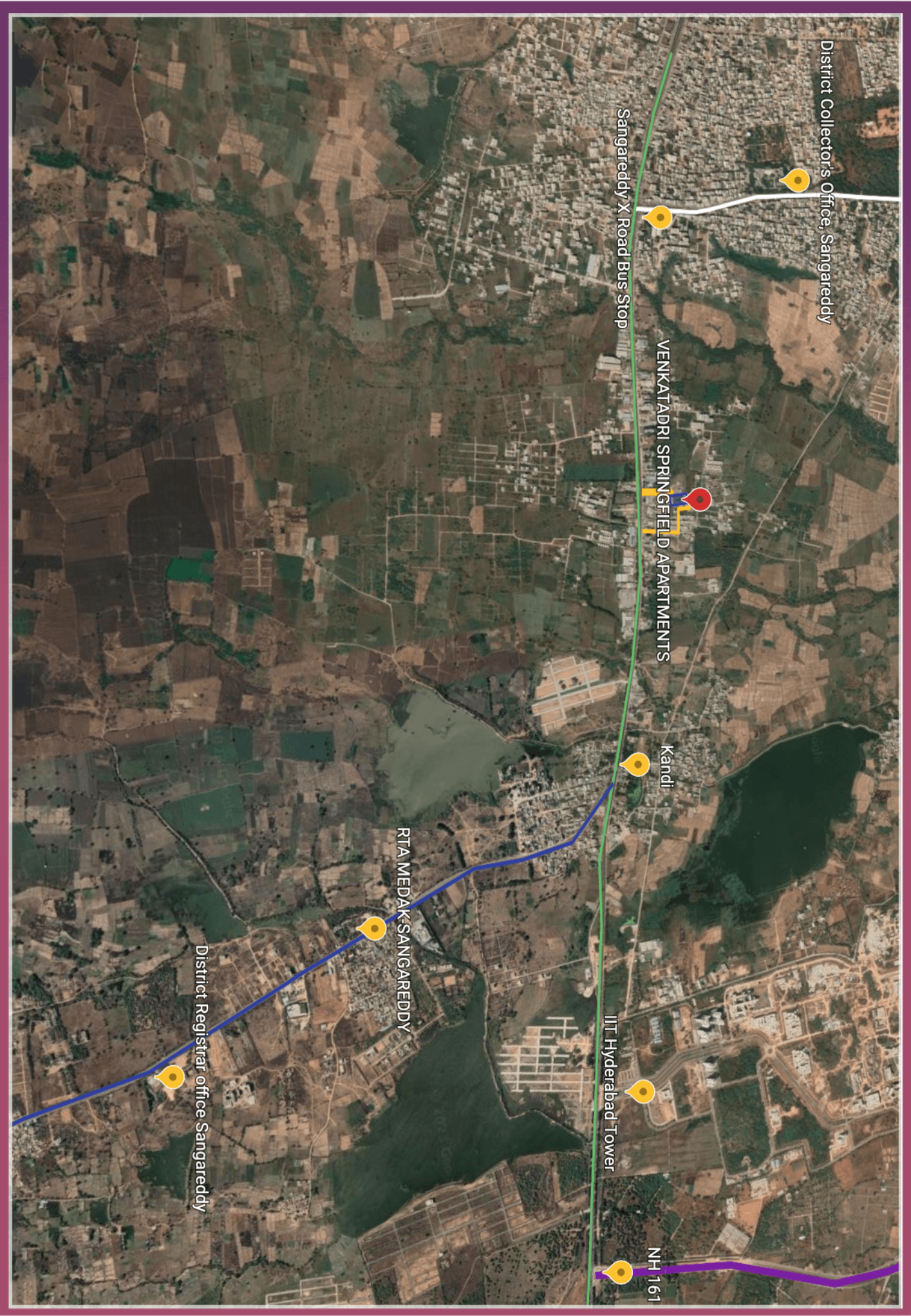
TYPICAL FLOOR PLAN (Area Statement)



Flat No.	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17
Type	3 BHK	2 BHK	2 BHK	2 BHK	2 BHK	2 BHK	3 BHK	3 BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK	2 BHK	2 BHK	2 BHK	3 BHK
Super Built-up Area in Sft.	1400	1260	1195	1260	1195	1260	1400	1340	1010	1340	1400	1260	1260	1260	1260	1260	1400

Note: Furniture, Fixtures and Figures shown in this brochure are for indicative purpose only. They are not part of the standard offerings from the promoter.





District Collector's Office, Sangareddy

Sangareddy X Road Bus Stop

VENKATADRI SPRINGFIELD APARTMENTS

Kandi

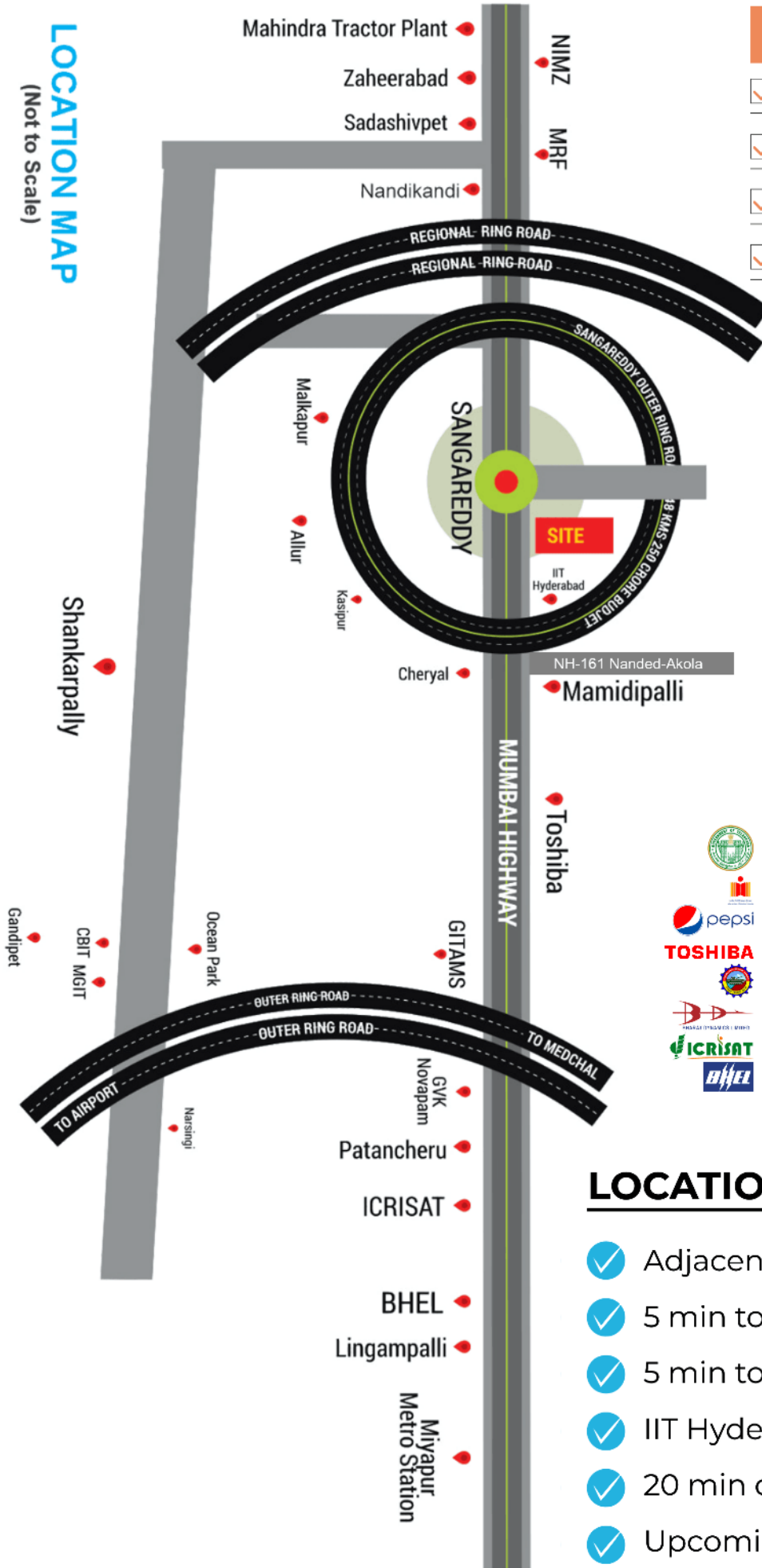
RTA MEDAK-SANGAREDDY

District Registrar office Sangareddy

IT Hyderabad Tower

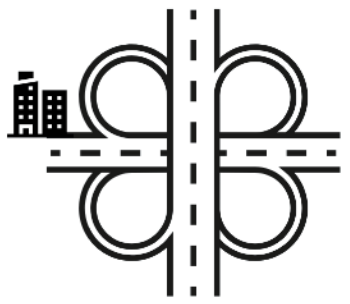
NH 161

LOCATION MAP (Not to Scale)



Everthing at your reach

- Banks, ATMs - 5 mins
- Hospitals - 5 mins
- Educational Institutions
- Restaurants



Host of road expansions, butterfly junctions and RRR coming up nearby

Offices Nearby

	Collector Office	5 min
	Registration Office	5 min
	IIT Hyderabad	5 min
	Pepsico	5 min
	Toshiba	10 min
	ODF	15 min
	BDL	20 min
	ICRISAT	25 min
	BHEL	30 min

LOCATION ADVANTAGES

- Adjacent to NH 65
- 5 min to Sangareddy
- 5 min to NH 161 - Nanded, Akola
- IIT Hyderabad - 4000+ students
- 20 min drive to ORR
- Upcoming Commercial Hubs

SPECIFICATIONS

STRUCTURE

RCC-framed structure with 9" red bricks for exterior walls and 4½" red brick for internal walls. Internal and external double-coat cement plastering.

DOORS & WINDOWS

Main Door : Teak frame with designer veneer shutter with melamine polish with brass / SS Fittings.

Internal Doors : Teak wood Frames with teak veneer shutters with melamine polish and SS fittings.

Windows : UPVC sliding shutters with mosquito mesh track provision designed with MS painted grills.

STAIRCASE & CORRIDORS

Granite Flooring for staircase and corridor, SS railing for staircase.

PAINTING

Internal: Two coats of putty and Asian Tractor Emulsion paint over a base coat of primer in all rooms.

External: Asian Apex painting with Wall Care putty and texture.

Common Area: Asian Tractor Emulsion.

FLOORING

Somany or equivalent 2'X 2' vitrified tiles Flooring for hall, dining, kitchen, bedrooms, balcony and utility. Anti-Skid tiles in toilets.

KITCHEN

Black granite platform with stainless steel sink. Provision for chimney, water purifier, microwave oven and washing machine in utility area.

TOILETS

All toilets consist of

- EWC wall-mounted with concealed flush tank (Hindware or equivalent make)
- Hot and cold wall mixer with shower, provision for geyser in all bathrooms.
- All Fixtures are CP - coated of Hindware or equivalent make.
- Health faucet for all toilets.

TILE CLADDING & DADOING

Toilets: Somany or equivalent designer malt ceramic tile dado up to 7".

Kitchen: Glazed ceramic tile dado up to 2' height above kitchen platform.

Utility/Wash: Glazed ceramic tiles dado up to 3' height.

COMMUNICATION

Internet provision in each flat (FTH). DTH cable connection in living, master and children's bedrooms.

SECURITY

Intercom facility from flat to flat and Flat to security. CCTV cameras.

LIFTS

4 Lifts as per the layout. Eight-passenger, high performance V3F Drive Lifts of Kone or equivalent.

GENERATOR BACKUP

Generator will be provided for all common services and six points for 2 BHK, eight points for 3 BHK

ELECTRICAL

Three-phase power supply for each flat. Concealed conduits with good quality copper wire - v-guard or equivalent.

Modular electrical switches of Legrand or equivalent.

One Miniature Circuit Breaker (MCB) for each room.

Points for geyser in toilets, washing machine in utility, refrigerator in kitchen or dining, microwave oven in kitchen, air-conditioner in all bedrooms.

TV telephone point in living and master bedrooms.

Internet point provision in children's bedroom.

VENKATADRI — SPRINGFIELD — APARTMENTS

2BHK STARTING FROM

39,39,000/-

INCLUDING ALL AMENITIES

JUST RS.
3900
PER S.FT

BOOKING ADVANCE

Rs.5,00,000/-

SEMI - GATED COMMUNITY

PRICE INCLUDES ALL AMENITIES
LIKE CAR PARKING, POWER BACKUP,
CLUB HOUSE, CHILDREN'S SWIMMING POOL

Flat No	Facing	Area sq.ft	BHK
1	East	1400	3BHK
2	East	1260	2BHK
3	East	1195	2BHK
4	East	1260	2BHK
5	East	1195	2BHK
6	East	1260	2BHK
7	East	1400	3BHK
8	East	1340	3BHK
9	East	1010	2BHK
10	East	1340	3BHK
11	West	1400	3BHK
12	West	1260	2BHK
13	West	1260	2BHK
14	West	1260	2BHK
15	West	1260	2BHK
16	West	1260	2BHK
17	West	1400	3BHK

BANK LOAN

UPTO 80%

*Bookings on
first come
first serve
basis*

UPTO 2X

RETURNS

17 Flats x 5 Floors = 85 Flats

21760 sq.ft per Floor

WELL CONNECTED LOCATION WITH RAPID DEVELOPMENTS

REGISTRATION & GST as applicable. East Facing Rs.100/sft extra. Corner Flats Rs.100/sft extra.

THE VISIONARY

Sri. T.V.Rao garu, Ex-President of All India BHEL-HMS Employees Federation is the pioneer in development of large-scale housing projects through housing societies for fulfilling the dreams of first-time home buyers looking for quality homes at affordable prices.



SRI. T.V.RAO GARU
Chairman - TVRao Housing
Telangana State Shram Shakti Awardee
Ex-President All India BHEL HMS Federation



BHEL CYBER COLONY
Kollur & Osmannagar, Tellapur



BHEL MAYFAIR VILLAS
Seriguda, Kondakal



BHEL NAGNAR VILLAS
Visakha Road, Pati-Ghanpur



ANJANADRI VILLAS
Erdanoor, Rudraram



GARUDADRI OPEN PLOTS
Ismailkhanpet

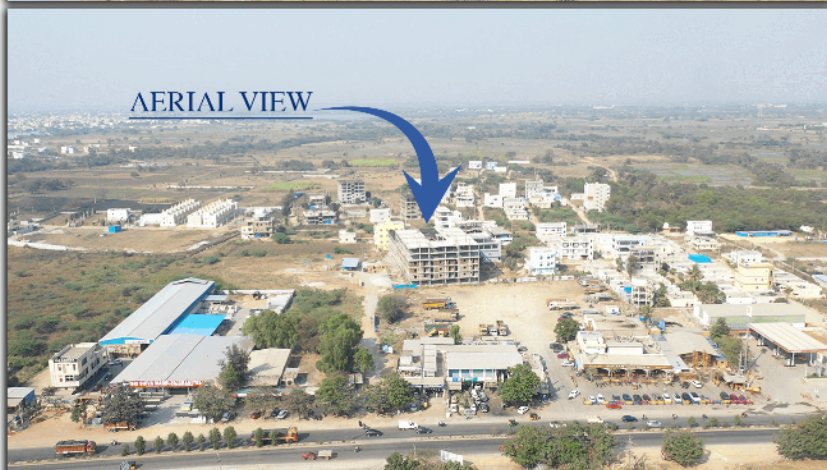
CURRENT WORK PROGRESS AT VENKATADRI SPRINGFIELD APARTMENTS



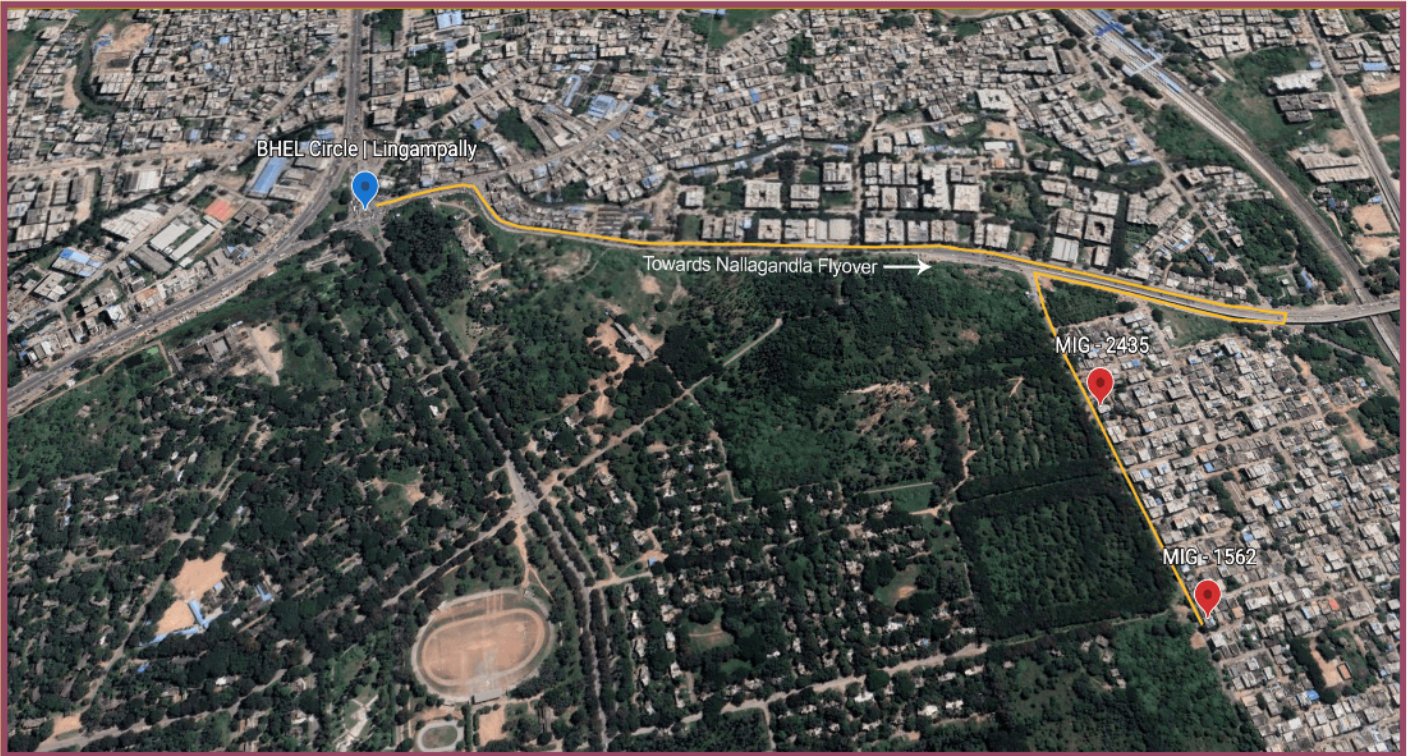
WEST SIDE VIEW





TOP VIEW


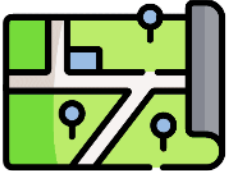



AERIAL VIEW



OFFICE LOCATION

 Click here to navigate to office. 

 Click here to navigate to site. 

 Click here to watch Aerial View of the Site on youtube
or visit

www.tvrao.in | www.youtube.com/@tvrhousing 

TVRAO HOUSING

H.No - 1562 & 2435, MIG Phase 1, BHEL, Serilingampally, Hyderabad, Telangana - 502032

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