



KEERTHI  
**SANCTUARY**  
GREEN OPULENCE

AT KISMATPUR







## TO ENTER YOUR SANCTUARY. UNLOCK YOUR MIND

The morning asked me, how do I feel...  
I say I am home, when the sun kisses  
the sprawling greens.



16

ACRES

350  
504

YARDS |

105

VILLAS

29,200 SFT  
CLUB HOUSE



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A  
HOME  
PEEPING  
OUT OF THE  
LEAVES

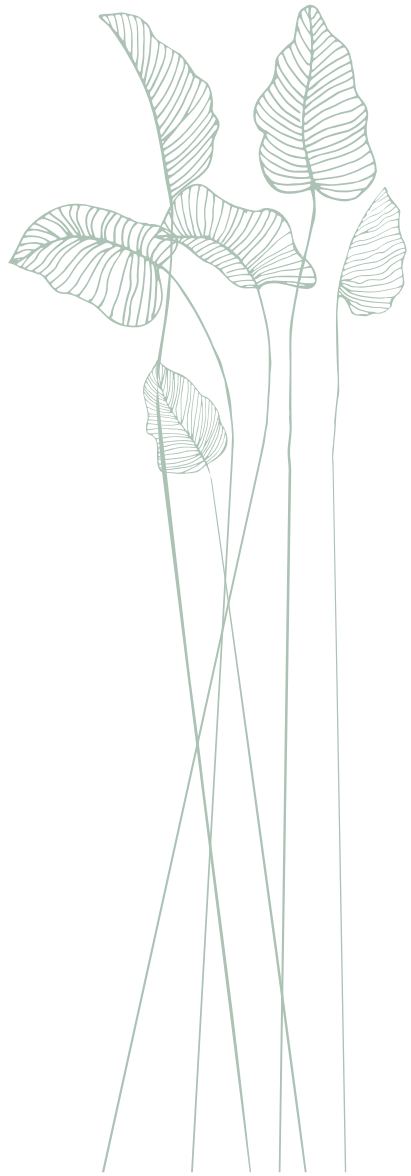




GET FAR MORE  
THAN YOU SEEK

  
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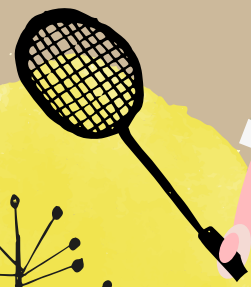
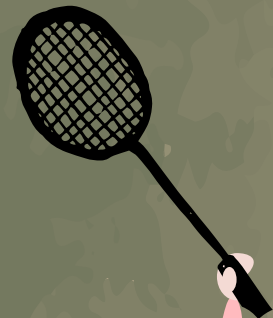


THE ROAD  
THAT  
LEADS HOME





# LOVE THE OUTDOORS AND THE GAMES YOU PLAY



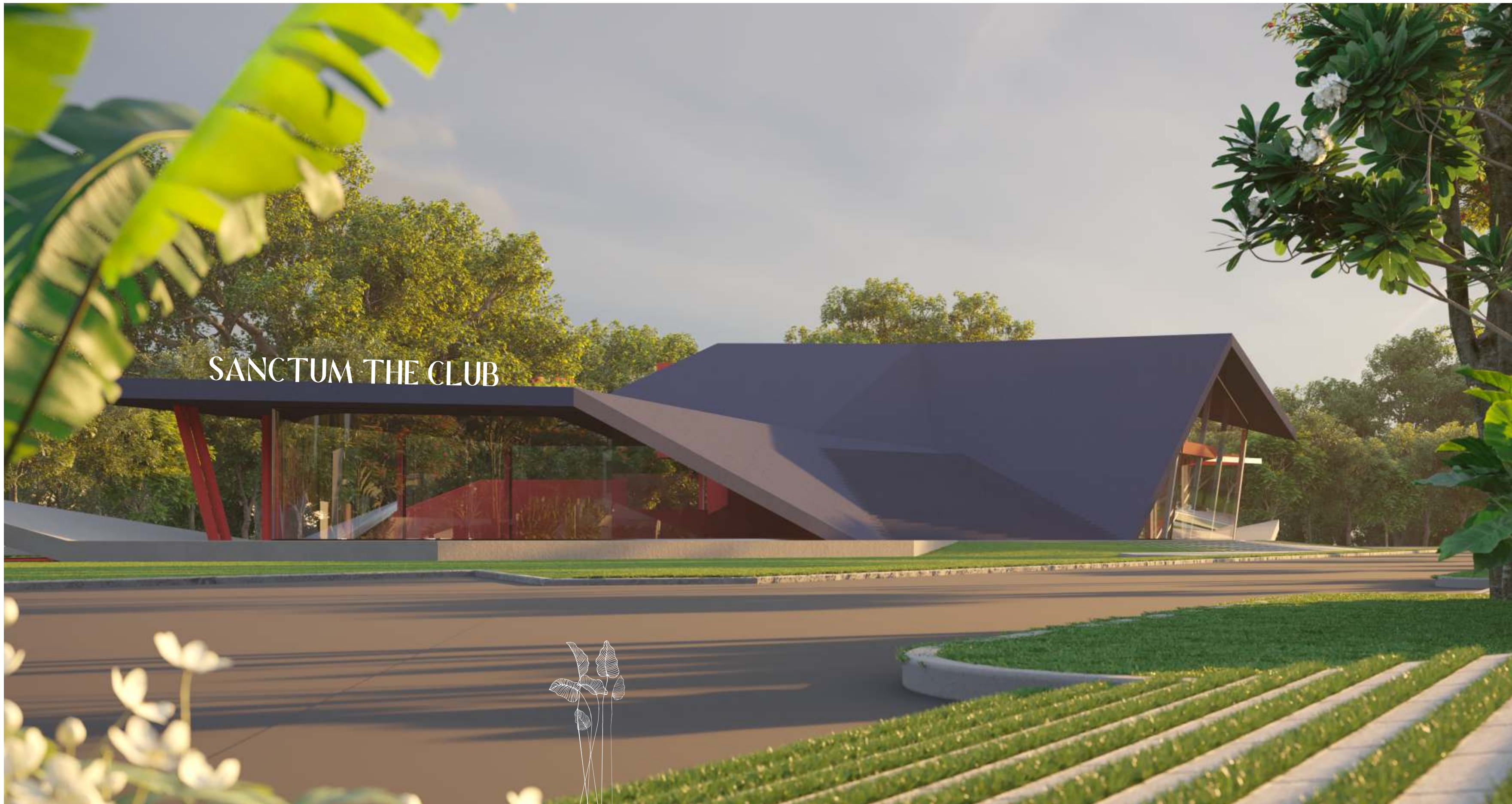
## AMENITIES

- LANDSCAPED GARDENS
- LAYERED 24/7 SECURITY
- CHILDREN TOT LOT
- SWIMMING POOL
- BADMINTON COURT
- PARTY HALL
- MULTIPURPOSE HALL
- GUEST ROOMS
- JANITOR ROOM
- TENNIS COURT
- INDOOR GAMES
- TABLE TENNIS
- SNOOKERS
- GYMNASIUM



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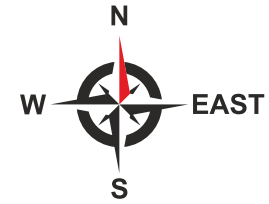


THE HOTSPOT FOR  
THE COOL ONES





# SITE LAYOUT



CLUBHOUSE



# FLOOR PLANS

## AREA STATEMENT

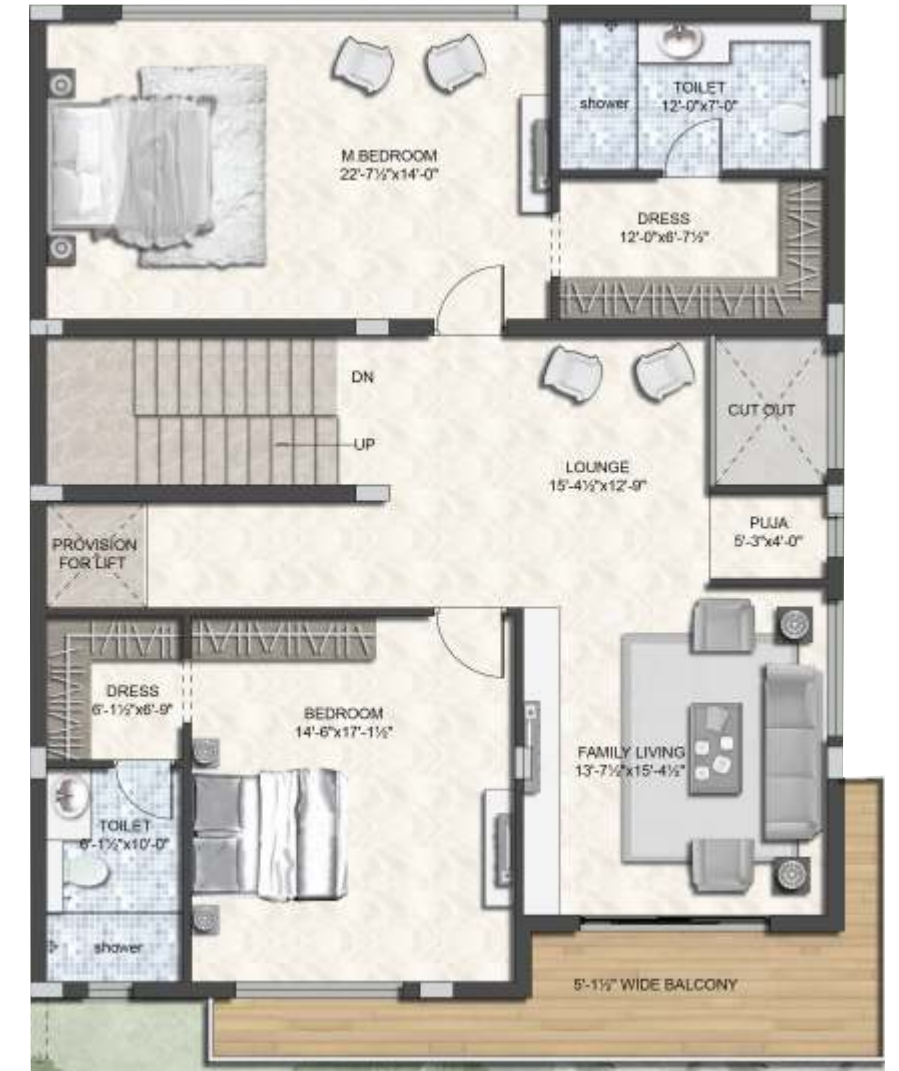
GROUND FLOOR	1781.00 SFT
FIRST FLOOR	1762.00 SFT
SECOND FLOOR	1186.00 SFT
TOTAL AREA	4729.00 SFT



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN





# FLOOR PLANS

## AREA STATEMENT

GROUND FLOOR	1778.00 SFT
FIRST FLOOR	1754.00 SFT
SECOND FLOOR	1173.00 SFT
TOTAL AREA	4705.00 SFT



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN





# FLOOR PLANS

## AREA STATEMENT

GROUND FLOOR	1976.00 SFT
FIRST FLOOR	1997.00 SFT
SECOND FLOOR	1411.00 SFT
TOTAL AREA	5384.00 SFT



GROUND FLOOR PLAN



SECOND FLOOR PLAN



FIRST FLOOR PLAN





# FLOOR PLANS

## AREA STATEMENT

GROUND FLOOR	2053.00 SFT
FIRST FLOOR	2011.00 SFT
SECOND FLOOR	1312.00 SFT
TOTAL AREA	5375.00 SFT



SECOND FLOOR PLAN



GROUND FLOOR PLAN



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FIRST FLOOR PLAN





# FLOOR PLANS

## AREA STATEMENT

GROUND FLOOR	2443.00 SFT
FIRST FLOOR	2472.00 SFT
SECOND FLOOR	1792.00 SFT
TOTAL AREA	6707.00 SFT



GROUND FLOOR PLAN



SECOND FLOOR PLAN



FIRST FLOOR PLAN





# FLOOR PLANS

## AREA STATEMENT

GROUND FLOOR	2415.00 SFT
FIRST FLOOR	2427.00 SFT
SECOND FLOOR	1668.00 SFT
TOTAL AREA	6510.00 SFT



GROUND FLOOR PLAN



SECOND FLOOR PLAN



FIRST FLOOR PLAN





# LOCATION HIGHLIGHTS

## NECESSITIES

- Reliance Smart
- Vishal Mega Mart
- Heritage Super Market
- More Super Market
- Supraja Super Market

## HEALTH CENTER

- KIMS Gachibowli
- Neo Care Hospital
- Rishitha Hospital
- AIG Hospital
- Care Hospital

## SCHOOLS & ACADEMIES

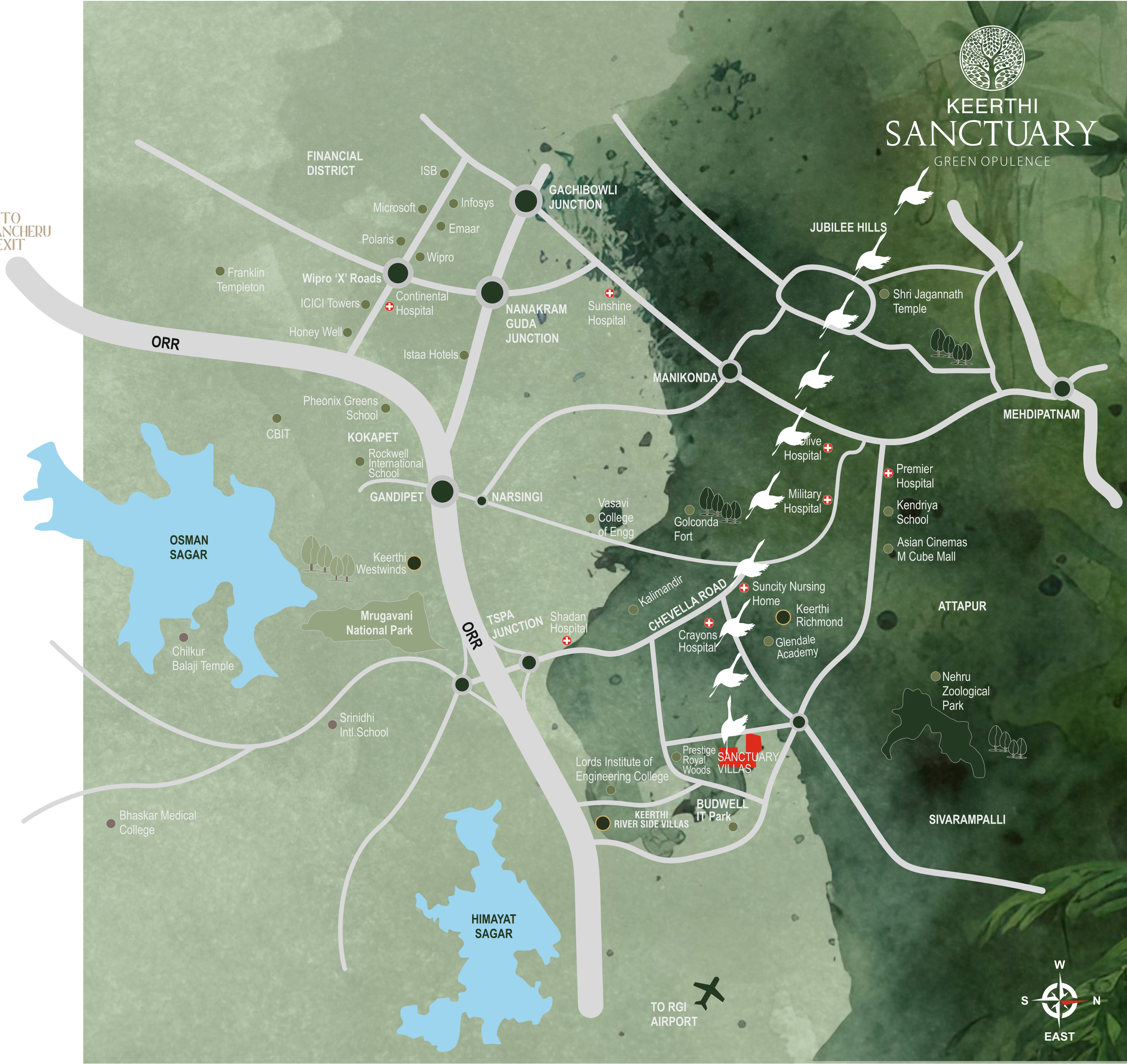
- Glendale
- Sreenidhi
- Birla
- T.I.M.E.
- Sri Vidyanaya International School

## ENTERTAINMENT

- Golconda Fort
- Gandipet Lake
- Himayat Sagar Lake
- Taramati Baradari
- Ikea
- Sarath City Mall
- Mantra Mall - Cinepolis



TO PATANCHERU EXIT



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# SPECIFICATIONS

**STRUCTURE: FRAMED STRUCTURE:** RCC framer structure designed to wind and seismic load.

**SUPER STRUCTURE :** Solid bricks/AAC blocks for external and internal walls

**PLASTERINGS:** External and internal walls with cement plaster in CM 1:4

**DOORS:** Main Door frame in solid Teak Wood Flush shutter with teak veneer Internal Door frame in solid Teak Wood Flush shutter with teak veneer Hardware: Hardware of reputed make

**WINDOWS:** Windows: Aluminium sliding windows with clear glass and mosquito mesh provision only.

French Doors: Aluminium sliding door with clear glass and mosquito mesh provision only.

**FLOORING:** Italian marble flooring, skirting in living, dining, kitchen and Staircase areas Laminate Wooden Flooring in Master Bed Room and Multipurpose room Anti-skid vitrified tiles of reputed make for bathrooms, Balconies and Utility areas. Paver blocks for car portico

**KITCHEN:** Granite platform with stainless steel sink with faucet. Polished glazed vitrified tiled of reputed make up to 2 Inches height above kitchen platform.

**WALL FINISHES:** External: Texture/smooth paint with two coats of Apex Ultima. Cladding as per façade detail. Internal : 2 coats of Royale Luxury Matt Emulsion paint over smooth putty finish

**TOILETS/ BATHS:** Polished chrome (CP) and sanitaryware fixture of reputed make. Vanity type wash basin with hot and cold mixer. European water closet. Shower-single level diverter with spout & overhead shower.

**POWER:** Concealed copper wiring of reputed make. Power socket for geysers in all bathrooms. Power socket for cooking range, chimney/exhaust fan, refrigerator, microwave oven, mixer/grinder water purifier in kitchen. Dish washer washing machine provision in the utility area.

Three-phase supply for each unit with individual source energy meter. Miniature Circuit Breakers (MCB) for each distribution board of reputed make. Modular switch boards of reputed make.

**COMMUNICATIONS:** Provision for DTH TV services in all bedrooms, living room, lounges and cinema hall. Provision for telephone in drawing. Provision fibre-to-the-home for internet.

**CABLE:** Concealed underground cabling for power communication

**GENERATOR BACK-UP:** 24-hour DG power back-up for each individual unit

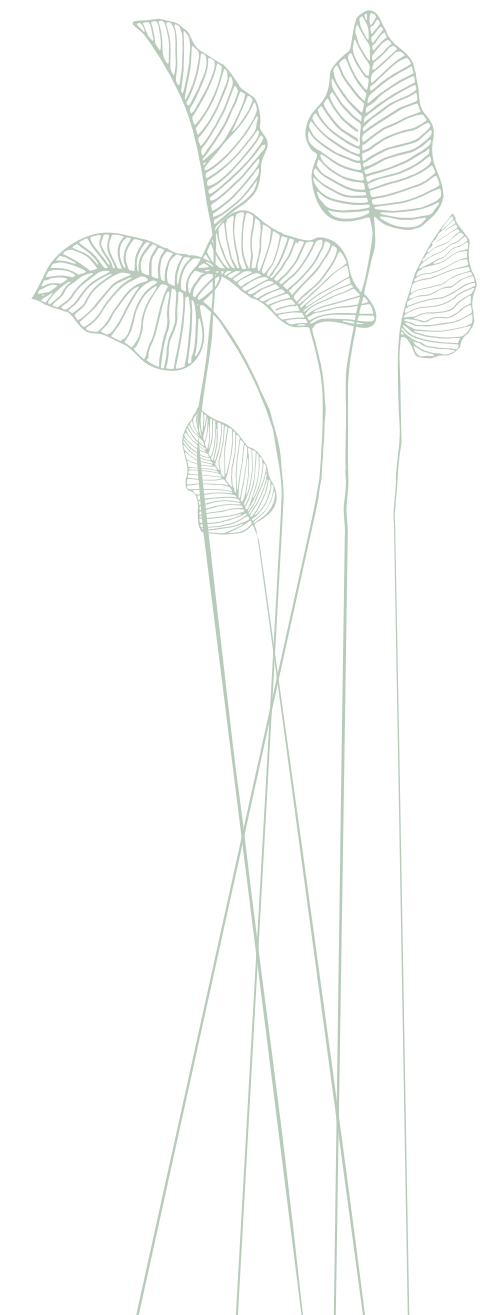
**WATER:** 24 Hour water supply through Centralized water distribution by hydro-pneumatic system. Water Treatment Plant only for borewell water supply. Sewage Treatment Plant of adequate capacity as per norms will be provided inside the project. Treated water will used for landscaping purpose. Rainwater harvesting provided for recharging ground water levels.

**COMMON SERVICES:** Power Back-up for Street Lighting, Garden Lighting. Underground water supply for total gated community. Community maintenance by dedicated agency to handle landscaping, garbage and security. Sophisticated round the clock security system. Solar fencing throughout the boundary.

**LIFT:** Provision for internal Lift.



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Know more about us



**Corporate Office:**  
Keerthi Estates Pvt.Ltd.  
8-2-120/86/1, Keerthi Pride Towers, Road. No.2,  
Banjara Hills, Hyderabad-500034  
Call: +91 9966603939 / 8886061181  
E-mail: [info@keerthiestates.in](mailto:info@keerthiestates.in) | [www.keerthiestates.in](http://www.keerthiestates.in)

**Site Office:**  
Keerthi Sanctuary  
Part of Survey No:152&163, Near TSPA Junction,  
Lords Engineering College Line, Kismatpur-500030

Note: This brochure is only a conceptual presentation of the project and not a legal offering.  
The promoters reserve the right to alter and make changes in plans, specifications, elevations and any other detail as deemed fit.