

UDAYA skyvert

The Epicentre Of Exceptional Living

2 & 3 BHK LUXURY APARTMENTS
@ UPPAL



Welcome To A Realm That Makes You Soar

Skyvert by Udaya Heights isn't just a space to live comfortably, it's a home that brings out the best in you. Located in Uppal's vibrant and accessible locale, the impressive 2 & 3 BHK gated apartments community spread across 3 acres 19 guntas is designed to encourage you and your loved ones to activate your life and live it to the fullest.





CLUBHOUSE

A Phenomenal Space
That Redefines Everyday Living

PROJECT HIGHLIGHTS

- HUGE CANTILEVER BALCONIES
- 100% HOUSES FACING GREENERY
- 2 COVERED CAR PARKING PER 3 BHK FLAT & 1 COVERED PARKING FOR 2 BHK FLAT
- DISABLE FRIENDLY ACCESS RAMPS AT ALL ENTRANCES
- CLINIC & PHARMACY PROVISIONS
- 100% POWER BACKUP
- DOMESTIC WATER AVAILABLE THROUGH A WATER SOFTENING PLANT
- STP PROVIDED FOR LANDSCAPING AND FLUSHING PURPOSES
- WALKING AND JOGGING AREAS
- 24/7 SECURITY SERVICES
- CCTV SURVEILLANCE
- AUTOMATIC ENTRY & EXIT SYSTEM FOR VEHICLES

CLUBHOUSE FEATURES



DOUBLE HEIGHT
RECEPTION &
LOUNGE



FAMILY
SWIMMING
POOL



KIDS
POOL



POOLSIDE
SEATING DECK



COFFEE
SHOP
PROVISION



MULTIPURPOSE
HALL



GUEST
ROOMS



EQUIPPED
GYM



MEDITATION/
YOGA HALL



LIBRARY
PROVISION



OUTDOOR
SEATING DECK



PROVISION FOR
SUPERMARKET



PROVISION FOR
UNISEX SALON
& SPA



PROVISION FOR
CLINIC



SPECIFICATIONS

SUPER STRUCTURE:

R.C.C structure resistant to earthquakes. (Zone-2)

WALLS:

Internal walls 4" thick with solid brick blocks.

External walls 8" thick with solid brick blocks.

PLASTERING:

External and internal walls have double coat cement plaster with smooth finish.

DOORS:

- Main Door: Teakwood main door frame and designer shutter with premium hardware fittings.
- Internal Doors: Teakwood internal door frame and designer shutter with premium hardware fittings.
- Windows And French Doors: UPVC frame with glass and provision for mosquito mesh.

FLOORING AND WALL CLADDING:

- Drawing, living, dining, bedrooms & kitchen are made of premium large-size vitrified tiles of 800mm x 800mm with 4" skirting.
- Balconies: Premium anti-skid vitrified tiles.
- Bathrooms: Acid resistant and anti-skid premium tiles with wall cladding up to door height.
- Utility: Anti-skid tiles and wall cladding up to 4ft.
- Staircases: Granite/Vitrified tile flooring as per Architect's design.
- Fire Staircase: Tandur/Kota Stone/Premium Tiles.
- Corridor & Elevator Lobbies: Vitrified tiles/Granite combination as per Architect's design.

PAINTING:

- Exterior: Textured finish with 2 coats of external emulsion paint of reputed make.
- Internal: Smooth putty finish with 2 coats of premium plastic emulsion paint of reputed make over a coat of primer.
- Sit-outs: Weatherproof paint of reputed make over the external putty finish at utility / sit-out walls & ceiling.
- Cellar and Ramps: Weatherproof paint over a base coat of primer for columns and one coat of putty finish for the ramp's entrance ceiling roof.
- Basement Parking: Two Coats of paint over a coat of primer.

PLUMBING:

- Bathrooms: All CP fittings and sanitary fixtures of Cera, Hindware, Jaquar or equivalent make.
- Single-piece floor mount EWC with health faucets in all bath rooms of Cera, Hindware, Jaquar or equivalent make.
- Overhead shower in all washrooms.
- Provision for geysers in all washrooms.

KITCHEN:

- Soft water tap point of mixed water from borewell and municipal water is provided for water purifier connection.
- Soft water tap point of mixed water from borewell and municipal water for cooking and washing purposes.
- Provision for washing machine in the utility area.
- Stainless steel kitchen sink with granite platform.

AIR CONDITIONING

- Provision for air conditioning drain outlet in the living room, drawing room, and all bedrooms.
- A designated AC shaft for the outdoor units with access to each flat for maintenance.

ELECTRICAL

- Elegant design modular electrical switches of Legrand/Havells/Schneider or equivalent make.
- Concealed copper wiring of premium make like Havells/RR Kabel/Polycab/KEI or equivalent make.
- Power outlets for geyser and exhaust fan in all bathrooms.
- Power outlets for air conditioners in all bedrooms/living/drawing rooms.
- Plug points for TV in drawing, living, and all bedrooms. Power plugs for cooking hob, chimney, refrigerator, and water purifier.
- Plug points for microwave oven, mixer grinders, and juicer.
- Power plugs for the washing machine in the utility area.
- Three-phase power supply for each unit.
- Miniature Circuit Breaker (MCB) for each distribution board of reputed make.

COMMUNICATION:

- Telecom: Telephone points in the master bedroom and drawing room.
- Intercom: Intercom facility to all units connecting security cabin, clubhouse and maintenance office.
- Cable: Provision for DTH/cable connection for TV in drawing, living, and all bedrooms.
- Internet: Wired internet provision in drawing room and master bedroom.

GENERATOR:

- 100% DG set power backup.
- EB and DG Meter will be provided for each and every unit.

LIFTS:

- Passenger lifts shall be provided of Kone/Johnson or equivalent make.
- Service lift shall be provided in all the blocks of Kone/Johnson or equivalent make.

FACILITY FOR DIFFERENTLY ABLED:

- Anti-skid access ramps at all block entrances, including basements and clubhouse entry.
- Provision for toilet on the ground floor of the clubhouse for the differently abled.

WTP/STP:

- Domestic water made available through an exclusive water softening plant (Not a RO Plant).
- Municipal and borewell water is mixed and fed to the softening plant.
- Sewage treatment plant of adequate capacity will be provided as per norms. Treated sewage water will be used for landscaping and toilet flushing purposes.

RAINWATER HARVESTING:

Rainwater harvesting to boost the underground water level shall be carried out based on the Consultant's design.



Where Your Dream Can Finally Come Home To

WATER SUPPLY:

- A centralised underground sump will be provided for the entire community.
- The water shall be supplied to individual flats through a pneumatic pressurised system.
- Municipal and borewell water will be mixed and softened before supplying through a pressurised system.

SECURITY & BMS:

- Sophisticated security system round the clock on-premises.
- Boom barriers at Entry & Exit gates with mechanical operation.
- Panic button and intercom will be provided in the lift connected to the security room.

CCTV:

CCTV Cameras will be provided in common areas as per the Consultant's design.

FIRE & SAFETY:

- Fire hydrant and fire sprinkler system as per Fire Department norms.

- Fire sprinkler system is in the basement as per Fire Department norms.

PARKING MANAGEMENT:

Entire parking is well designed to suit the number of car parkings with signage and equipment at strategic locations to ease traffic flow.

DRIVE WAY:

All the driveways are with VDF flooring.

COMPOUND WALL:

An aesthetically designed compound wall shall be constructed all around the premises.

LIGHTING:

LED lighting for all common areas including indoors and outdoors.

GREENERY AND LANDSCAPE:

- Landscaping in the setback areas wherever feasible as per the Consultant's design.
- Electrical vehicle charging point with a prepaid system provided.

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Sculpted To Nurture Everything You Cherish

The spacious and well-ventilated home, extensive amenities, vehicle-free ground area and absolute privacy all come together to perfection here to give you and your family the perfect environment to grow and thrive. Here is where smiles bloom, dreams flourish, and happiness shines bright in utmost safety and security.



MASTER PLAN



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PROJECT OVERVIEW

Extent : 3 Acres 19 Guntas

Total Units : 372 Flats
282 Flats - 3 BHK
90 Flats - 2 BHK

Towers : 3

No. of Floors: Ground +14 Floors

2 BHK : 1335 sft - 1355 sft Flats

3 BHK : 1695 sft - 2055 sft Flats

Clubhouse : G + 6 Floors
19000 sft

LEGEND

01. ENTRY WITH SECURITY CABIN AND PROJECT SIGNAGE
02. DRIVEWAY (9M WIDE)
03. PEDESTRIAN PATHWAY
04. BICYCLE LANE
05. CHILDREN'S PLAY AREA
06. ROCK CLIMBING WALL WITH SAND PIT
07. REFLEXOLOGY PATH WITH PERGOLA STRUCTURE
08. INFORMAL SEATING
09. BASKETBALL PRACTICE COURT
10. AMPHITHEATRE WITH STAGE
11. LAWN WITH INFORMAL SEATING
12. OUTDOOR GYM
13. CONNECTING WALKWAY
14. MINI SOCCER WITH SEATING GALLERY
15. CRICKET PRACTICE NET
16. WATER FEATURE WITH FEATURE WALL
17. SKATING RINK
18. PARTY LAWN WITH MOVIE SCREENING WALL
19. INFORMAL SEATING WITH SHADE STRUCTURE
20. MAIN POOL
21. SHADE STRUCTURE WITH LOUNGERS
22. KIDS' POOL
23. POOL DECK
24. EXTENDED LAWN
25. FLOOR GAMES
26. EXIT

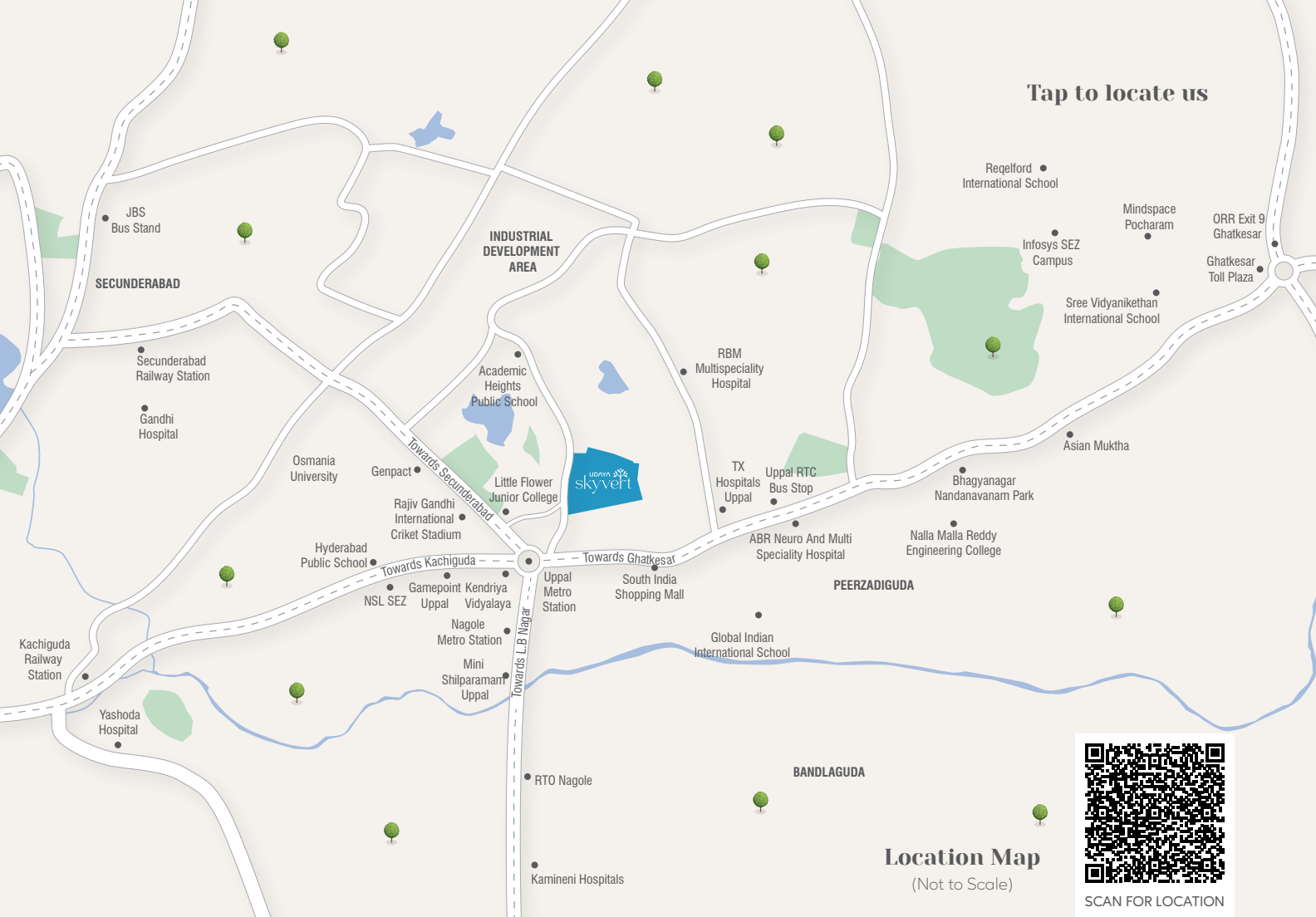


BLOCK - A



BLOCK - C





Tap to locate us

Location Map

(Not to Scale)



SCAN FOR LOCATION



www.udayaheights.com

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