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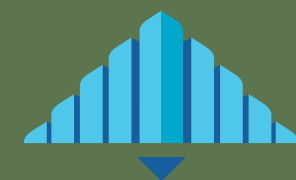
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P02200005914



HARIHARA'S *Vasant* VILLAS

KEESARA ORR JUNCTION

SPRING SEASON IS BACK



HARIHARA
LIVING REDEFINED

Sri Sai HariHara Estates (P) LTD.

1-7-9/3, 4th Floor, Harihara Estate, Opp: ISI, St.No. 8,
Habsiguda, Hyderabad, Telangana - 500 007

Call: +91 8609 69 69 69

www.hariharaestates.com

Designed by **RMV** (+91-9246542471) www.rmvr.org



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



**A FLAWLESS
SYMMETRY**



JOY DEFINED, LUXURY REDEFINED

Descend to an exquisite enclave of homes, the likes of which this part of Hyderabad has never seen before. 69 one-of-its-kind, villas set in 6 acres, called 'Harihara's Vasant Villas'. A luxury and serene gated villa venture from the house of 'Harihara' that has the villas designed, built and fitted out in tune perfectly with your lifestyle.

6
ACRES

69
TRIPLEX VILLAS

187 SQ. YDS. TO
310 SQ. YDS
PLOT SIZE

3000 SFT. TO
3700 SFT.
BUILTUP AREA

12000 SFT.
CLUBHOUSE

Street View @ Vasant Villas

LAYOUT PLAN



SETTING THE RIGHT TONE

69 villas in an impeccable arrangement, interspersed uniform and neat. The designing is aesthetic and the advantages functional. Fresh oxygen is ensured with ample vegetation in place. The villas have no common walls and exposed on most sides to allow ample sunshine and air circulation.

Landscaped gardens complemented with hardscape features, seating areas, fountains, and water-bodies add to the appeal of this oasis. Amenities have been spaced in the development in a manner that you are not far from them all.

LEGEND

- 1 Entrance & Exit
- 2 Main Entrance Road Paving
- 3 Lawn
- 4 Pedestrian Pathway
- 5 Club House Entrance
- 6 Swimming Pool
- 7 Pool Deck
- 8 Road / Junction Paving
- 9 Main Driveway
- 10 Drive Ways
- 11 Entry Deck
- 12 Water Feature
- 13 Feature Plantation
- 14 Half Basketball Court
- 15 Badminton Court
- 16 Outdoor Fitness Station
- 17 Seating Deck
- 18 Children Play Area
- 19 Seating Deck Under Pergola
- 20 Paved Deck
- 21 Grid Planting
- 22 Boundary Planting

AREA STATEMENT

| PLOT NOS. | AREA IN SQ. YDS. | FACING | BUA SQ. FT. |
|---------------------------------------------------------------------------------------------------|------------------|--------|-------------|
| 5, 20, 33 | 187.25 | EAST | 3072 |
| 7, 21 | 187.25 | WEST | 3007 |
| 57 | 191.70 | EAST | 3072 |
| 34 | 202.79 | EAST | 3072 |
| 58 | 222.83 | EAST | 3072 |
| 1, 2, 3, 4, 6, 14, 15, 16, 17, 18, 19, 28, 29, 30, 31, 32, 41, 42, 43, 54, 55, 56, 65, 66, 67, 68 | 223 | EAST | 3500 |
| 8, 9, 10, 11, 12, 13, 22, 23, 24, 25, 26, 27, 38, 39, 40, 48, 49, 50, 51, 59, 60, 61, 62 | 223 | WEST | 3270 |
| 46 | 236.85 | EAST | 3691 |
| 47 | 237.61 | WEST | 3270 |
| 44, 45, 53, 64 | 238.72 | EAST | 3691 |
| 63 | 238.72 | WEST | 3417 |
| 36, 37 | 246.70 | WEST | 3472 |
| 35 | 280.19 | WEST | 3472 |
| 52 | 288.78 | WEST | 3416 |
| 69 | 310.68 | WEST | 3472 |



**AREA STATEMENT
EAST FACING VILLA
223 SQ. YDS.**

| | |
|-------------------|-----------------|
| Ground Floor Area | 1270 sft |
| First Floor Area | 1270 sft |
| Second Floor Area | 960 sft |
| Total | 3500 sft |



GROUND FLOOR PLAN



TYPICAL EAST FACING VILLA VIEW



**AREA STATEMENT
WEST FACING VILLA
223 SQ. YDS.**

| | |
|-------------------|-----------------|
| Ground Floor Area | 1167 sft |
| First Floor Area | 1233 sft |
| Second Floor Area | 870 sft |
| Total | 3270 sft |



GROUND FLOOR PLAN



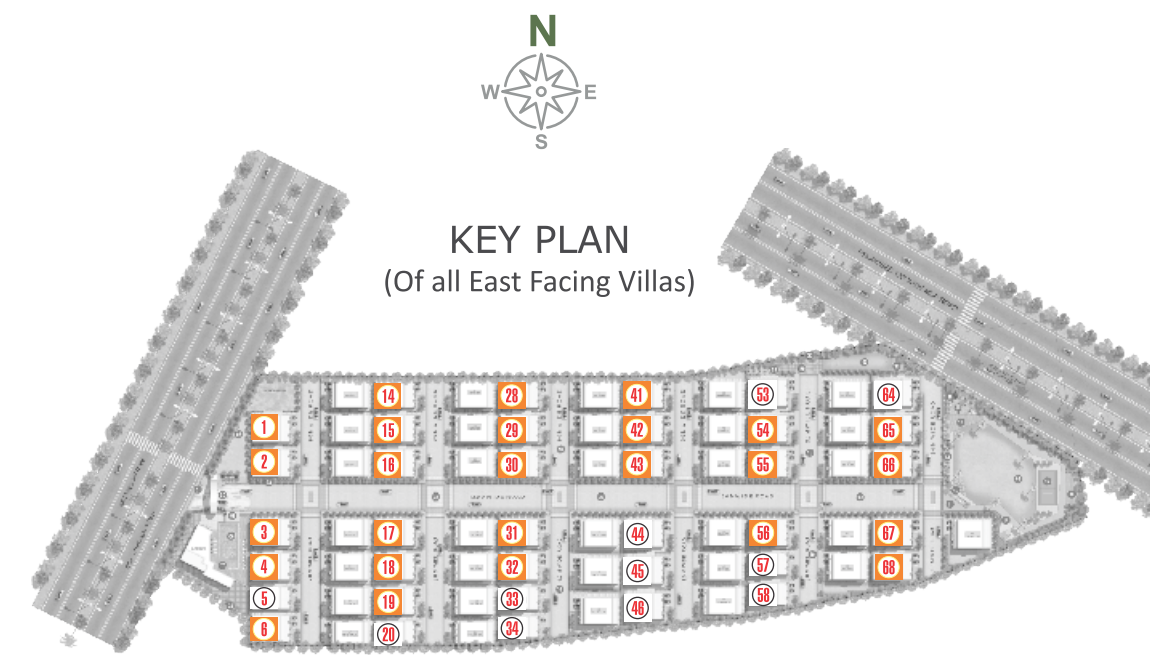
TYPICAL WEST FACING VILLA VIEW



FIRST FLOOR PLAN



SECOND FLOOR PLAN



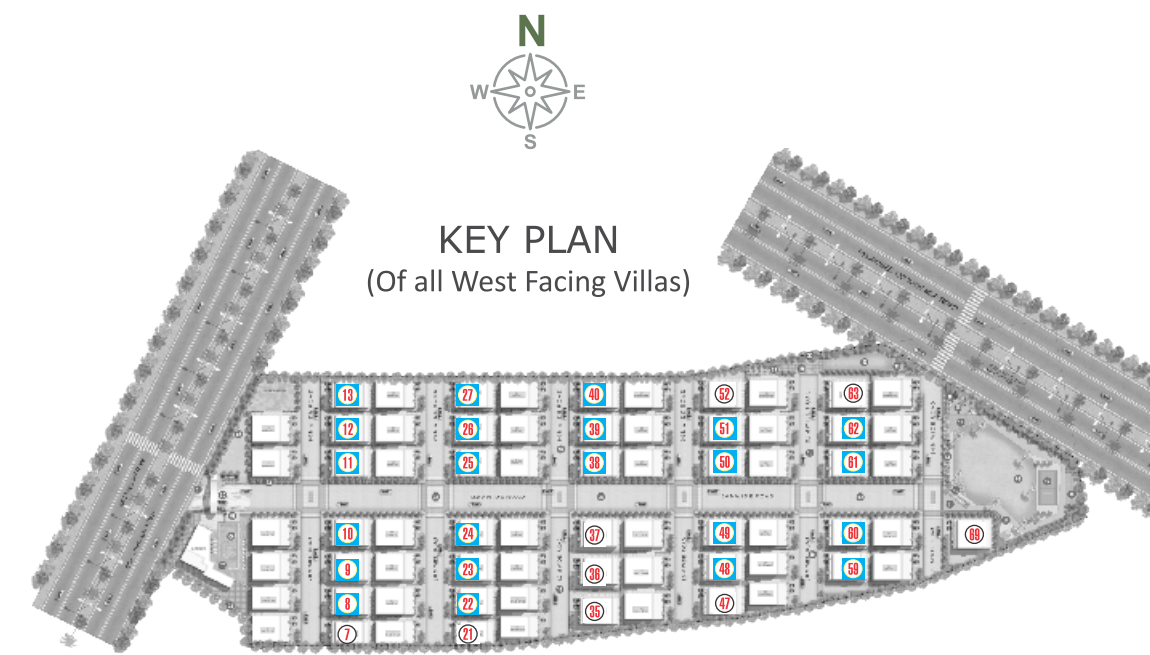
KEY PLAN
(Of all East Facing Villas)



FIRST FLOOR PLAN



SECOND FLOOR PLAN



KEY PLAN
(Of all West Facing Villas)

BEGINNING OF AN EXCITING JOURNEY



'Club House' View @ Vasant Villas



THE OTHER SIDE OF LIVING



'Swimming Pool' @ Vasant Villas

CLUB HOUSE AMENITIES

| | | |
|------------------------------|----------------|-----------------|
| Reception and Waiting Lounge | Society Office | Conference Room |
| Multi Purpose Hall | Home Theater | A/C Gymnasium |
| Indoor Games | Guest Rooms | Swimming Pool |

ORDERED FOR A MASTERPIECE, YOURS FOR THE TAKING !

SPECIFICATIONS

STRUCTURE

- RCC framed structure to withstand wind & seismic loads.

WALLS

- 8" thick external walls and 4" thick internal walls with Cement Blocks.
- Internal : Smooth cement plastering finish.
- External : Double coat cement plastering finish.

PAINTING

- External: Textured or putty with 2 coats of exterior emulsion paint.
- Internal: Premium Emulsion Paint of reputed make with roller finishing over luppam finish.

FLOORING

- Living, Dining Area & Stair Case: Imported Marble.
- Family Lounge, Pooja Room, Foyer Areas, Kitchen, All Bedrooms & Dressing Areas: 800x1600mm Vitrified Tiles of reputed make.
- Multi Purpose Hall: Wooden Laminated Flooring.
- Bathrooms / Balcony / Deck Area / Store Room / Laundry / Utility Floor: Anti skid vitrified tiles of reputed make.

DADOING

- Kitchen: Ceramic tiles up to 2'- 0" height above kitchen countertop, of reputed make.
- Bathrooms: Ceramic tiles of reputed make, up to 7' - 0" height of reputed make
- Utilities: Ceramic tiles of reputed make, up to 3' - 0" height of reputed make

DOORS

- Main door: Teakwood frame and hardwood teak veneer shutter with polish and SS hardware of reputed make.

- Internal doors: Teakwood frame and Flush door shutter with both sides Laminate and SS hardware of reputed make.
- Bathroom Doors: Teakwood frame and Flush door shutter with PU Polish and SS Hardware of reputed make.
- Balcony: UPVC sliding doors with plain glass & mosquito mesh of reputed make.

WINDOWS/GRILLS

- Windows: UPVC sliding windows with plain glass & mosquito mesh of reputed make.
- Grills: Aesthetically designed, Mild Steel (MS) grills with powder coat finish.

KITCHEN

- Granite platform with stainless steel sink and swinging spout of reputed make.

UTILITY & WASH

- Utility: Water Inlet / Outlet point for dishwasher and tap point for general washing.
- Laundry: Water Inlet / Outlet Point for Washing Machine.

BATHROOMS

- Washbasins in all bathrooms and powder rooms.
- Diverter and Shower in all bathrooms except Powder Rooms.
- EWC for all bathrooms and powder rooms of reputed make.
- Premium CP fittings.
- Power provision for geysers in all bathrooms.

ELECTRICAL

- Concealed copper wiring of reputed make.
- Power outlets for air conditioners in living room, family lounge, multipurpose hall and all bedrooms.
- Power outlet for cooking range chimney, refrigerator, microwave oven, mixer / grinder, water purifier.
- Power outlet for dishwasher in utility & washing machine in laundry.

- Power supply for each unit.
- Miniature Circuit Breakers (MCB) for each distribution boards, of reputed make.
- Switches of reputed make.

TV / TELEPHONE / DATA

- Fibre-the-Home for internet, telephone & Intercom.
- Provision for DTH & TV services in all bedrooms, living room, family lounge, multi purpose hall.
- Provision for telephone and data point in drawing room, master bedroom, multi purpose hall.

WATER SUPPLY

- Centralized water distribution by hydro-pneumatic system for all villas with individual water meters for each villa.

WTP & STP

- Water treatment plant for bore-well water.
- A Sewage Treatment Plant of adequate capacity, as per norms will be provided inside the project.
- Treated sewage water will be used for landscaping.

POWER BACKUP

- DG backup for all lights, fans and all power points excluding heavy appliances like ACs, washing machine, dish washer & geysers etc.
- 100% DG backup for all common areas.

BILLING SYSTEM

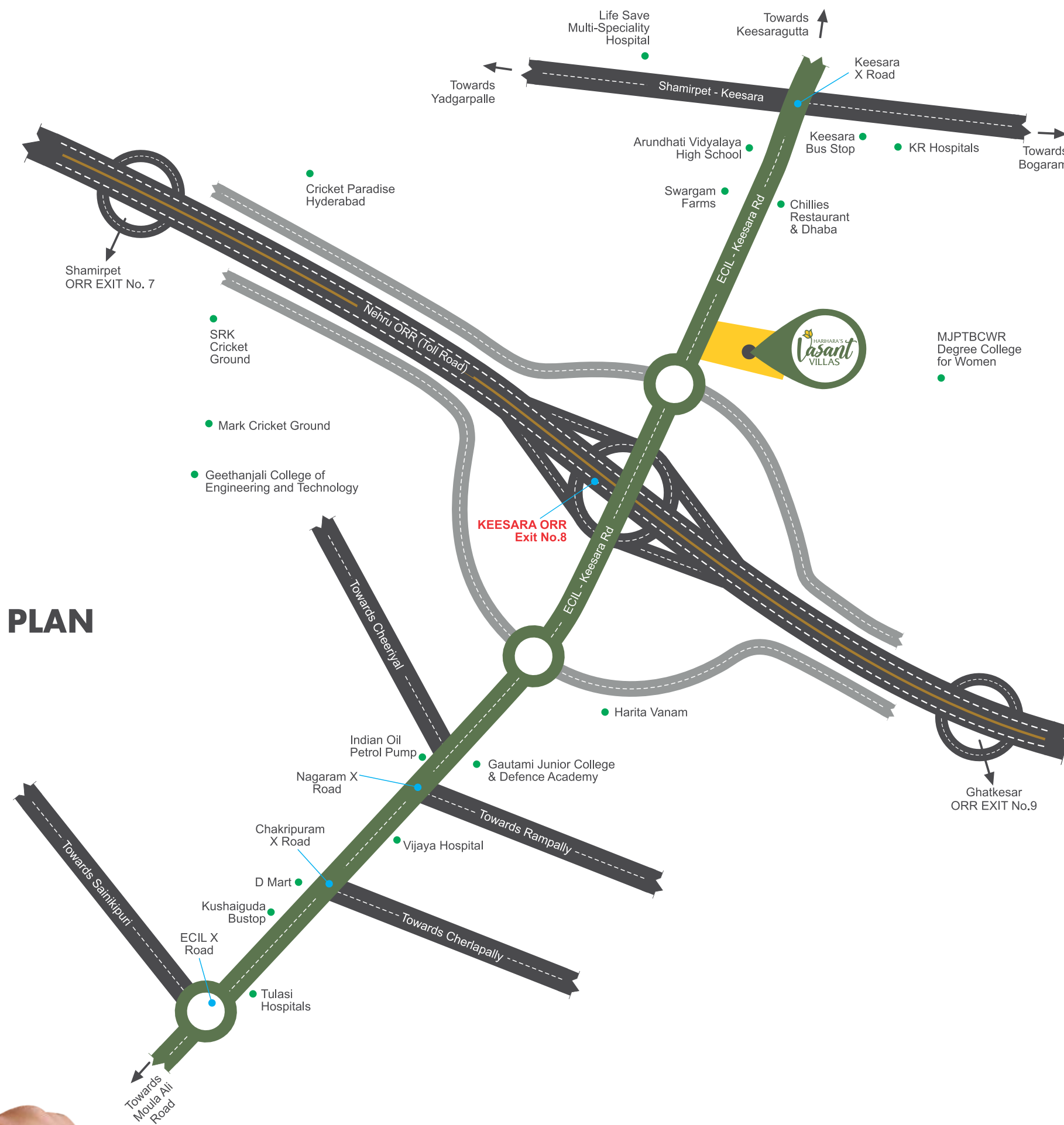
- Prepaid Billing System for Electricity, DG, Water and Maintenance.

SMART HOME PROVISIONS

- One bathroom occupancy sensor in master bedroom and powder room in Ground Floor.
- One standalone biometric lock at main door.
- One standalone video door phone.

SECURITY

- Sophisticated round the clock security system.
- Intercom facility to all units connecting Security.
- CC Cameras in appropriate common areas and Club House.
- Solar fencing through the boundary.



QR Code



For Location

LOCATION PLAN

(Not to Scale)