



TRULY
DELIGHTFUL.

TRULY
BEAUTIFUL.



NO. P01100005069

ABODE ARAVINDAM


NURTURE EVERY BLISS


A project by



ABODE
CONSTRUCTIONS


2 & 3 BHK
MODERN LUXURY CONTEMPORARY APARTMENTS
TELLAPUR



 567 Total Flats
2 & 3 BHK Only

TRULY
ENCHANTING.
TRULY
ENLIVENING.

Step in to a residential community that brings to you the most amazing experiences of making through life's journeys. Come on over to Abode Aravindam.







KEY PLAN

TYPICAL FLOOR PLAN BLOCK-1



Area Statement

Flat No.	Type	Facing	Saleable Area (SFT)
1	3 BHK	East	1750
2	2 BHK	East	1350
3	2 BHK	East	1350
4	2 BHK	East	1350
5	2 BHK	East	1350
6	2 BHK	East	1350
7	3 BHK	East	1750
8	3 BHK	West	1750
9	2 BHK	West	1350
10	2 BHK	West	1350
11	2 BHK	West	1350
12	2 BHK	West	1350
13	3 BHK	West	1750



TYPICAL FLOOR PLAN

BLOCK-2

KEY PLAN



Area Statement

Flat No.	Type	Facing	Saleable Area (SFT)
1	3 BHK	East	1750
2	2 BHK	East	1350
3	2 BHK	East	1350
4	2 BHK	East	1350
5	2 BHK	East	1350
6	2 BHK	East	1350
7	3 BHK	East	1750
8	3 BHK	West	1750
9	2 BHK	West	1350
10	2 BHK	West	1350
11	2 BHK	West	1350
12	2 BHK	West	1350
13	3 BHK	West	1500





TYPICAL FLOOR PLAN BLOCK-3



Area Statement

Flat No.	Type	Facing	Saleable Area (SFT)
1	3 BHK	East	1750
2	2 BHK	East	1350
3	2 BHK	East	1350
4	2 BHK	East	1350
5	2 BHK	East	1350
6	2 BHK	East	1750
7	3 BHK	West	1750
8	2 BHK	West	1350
9	2 BHK	West	1350
10	2 BHK	West	1350
11	2 BHK	West	1750



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TYPICAL FLOOR PLAN

BLOCK-4



Area Statement

Flat No.	1	2	3	4	5	6
Type	3 BHK	2 BHK	2 BHK	3 BHK	3 BHK	3 BHK
Facing	East	East	East	East	West	West
Saleable Area (SFT)	1825	1350	1350	1825	1710	1570





KEY PLAN

Area Statement

Flat No.	1	2	3	4	5	6	7	8	9
Type	3 BHK	2 BHK	2 BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK	3 BHK
Facing	East	East	East	East	East	West	West	West	West
Saleable Area (SFT)	1755	1350	1350	1350	1825	1825	1350	1350	1755



TYPICAL FLOOR PLAN BLOCK-5



TYPICAL FLOOR PLAN BLOCK-6



KEY PLAN

Area Statement

Flat No.	1	2	3	4	5	6	7	8	9	10	11
Type	3 BHK	2 BHK	2 BHK	2 BHK	2 BHK	3 BHK	3 BHK	2 BHK	2 BHK	2 BHK	3 BHK
Facing	East	East	East	East	East	East	West	West	West	West	West
Saleable Area (SFT)	1350	1350	1350	1350	1350	1750	1750	1350	1350	1350	1500



TRULY EXPANSIVE.
TRULY PRIVATE.

With a plethora of homes inside the residential community, each home is segregated by spaces that ensure no common walls between any two flats, despite there being numerous flats in this entire vast premises.



ABODE ARAVINDAM

NURTURE EVERY BLISS



Ground+4
Club House
25,000 SFT

TRULY ADJACENT.
TRULY ONVENIENT.



CLUBHOUSE AMENITIES

GROUND FLOOR
Multipurpose Hall
Entrance Lobby
Dining

FIRST FLOOR
Yoga Zone
Kid's Studio
GYM

SECOND FLOOR
Indoor Games
Baby Care

THIRD FLOOR
Conference
Library
Salon
Beauty Parlour / SPA, Steam

FOURTH FLOOR
Preview Theatre
Guest Room





AMENITIES & FEATURES

- Swimming Pool with Baby pool
- Greenery / Landscaping
- Children's Play Area
- Elders' Sitting Area
- Walking Track
- Badminton Court
- Tot-lot
- 100% Vaastu
- Power back-up Generator
- Club House
- Good Cross-ventilation
- Good Quality Construction
- Security Room
- Solar-fencing
- CCTV with 24x7 Security
- Intercom Facility
- Rain Water Harvesting Pits
- Sewage Treatment Plant
- Car Parking with Wide Driveways



TRULY RECREATIONAL. TRULY ENTERTAINING.

Abode Aravindam is an all-encompassing community that has an amazing set of amenities and features. In the true sense of the word, it has everything from ways that can enable peace to pleasure.





TRULY ADJACENT.
TRULY CONVENIENT.

STRUCTURE
RCC-framed structure.

SUPER STRUCTURE
External & internal walls with Karimnagar red bricks. Elevation with AAC blocks with joint mortar.

PLASTERING
Two coats of smooth internal plastering and two coats of external plastering with water-proof cement compound.

FLOORING
Johnson / Nitco or equivalent Nano finish 800mm X 800mm vitrified tiles for hall, bedrooms, dining, kitchen and balcony.

KITCHEN
Khammam black granite counter-top with stainless steel sink. 2' height wall tile dado above counter top.

MAIN DOOR
Indian teakwood door frame section of 5"x3" and flush door with both sides veneer with polish and brass fittings with Godrej locking system.

INTERNAL DOORS
Indian teakwood door frame section of 4"x3" and flush door with both sides veneer with polish and brass fittings with good quality cylindrical locks system.

WINDOWS
Good quality UPVC sliding shutters mosquito mesh with three-track provision and designer MS painted grills of 10mm square rod.

PAINTING
Asian Premier Emulsion for inner walls with Birla Putty finish, elevation sides with texture, Apex paint, Rain Guard for other exterior walls.

ELECTRICAL
Concealed PVC pipes and industry-standard copper wiring. Legrand or equivalent modular switches and MCBs. Provision of adequate points of AC in bedrooms, geyser provision in toilets. 15 Amps sockets for chimney, microwave oven, mixer grinder, refrigerator in kitchen, lights, fans, calling bell, TV, telephone, internet and intercom facility. Inverter wiring for total flat for fans and lights, TV and mobile phone charging socket. LED Lighting for all common areas.

LIFTS
8-passenger capacity and service lift of standard-make with auto-close doors with rescue device provided.

SECURITY
CC cameras in security, entrance, corridors. Solar fencing, Intercom facility.

TOILETS
Johnson, Nitco or equivalent anti-skid concept ceramic tiles for flooring and walls up to 7' (door top level) with good quality water-proofing treatment for all toilets.

WATER SUPPLY
Bore-water for general purpose will be supplied through sump and overhead tanks. Hot water supply for master and children room toilets through geyser provision.

PLUMBING
All water pipelines of Sudhakar or equivalent CPVC pipes, PVC pipes for waste water, and CP fittings of Jaquar or equivalent. Diverters with health faucets in the bathrooms.

SANITARY
Hindware or equivalent (single-piece white) sanitary fittings. EWC for all toilets, EINC for attached toilets. Black granite counter-top wash basin in master toilet and dining area.

COMMON EXTRAS
Kirtoskar sound-proof generator, transformer, 3-phase power connection panel board, drainage and car parking area with designer paving tiles. Solar-fencing system all around the compound wall. SS pipe railing at balconies and staircase. Granite flooring with corridors and staircase. False ceiling in all corridors.

NOTE
1) Registration Charges, GST, and any other taxes applicable as per government norms to be borne by customers only.
2) Those desiring to alter / modify shall inform the same at the time of booking only. Changes will only be considered as per technical feasibility and site conditions.

SPECIFICATIONS

