

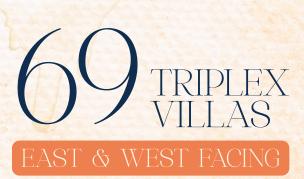


#### GET EXCEPTIONAL. LIVE EXEMPLARY.

Ensconsia is built with a higher function in mind, down to the smallest inch. Fundamentally, there are no corners cut, no yard saved no amenity overlooked. Every part of your home and community is meticulously crafted to introduce new comforts and luxuries to your life.







- 280 Sq.Yd.
- Tukkuguda

• 4210 & 4244 Sft. Built-up • 100% Vaastu Compliant

#### • 7.72 ACRE **Gated Community**

• Sardanagar Rd. • 2km. from ORR Exit-14 • 10min. from Airport

## EAST FACING VILLA ELEVATION

280 Sq.Yd.
4244 Sft. Built-up

• 100% Vaastu Compliant



# EAST FACING VILLA FLOOR PLAN



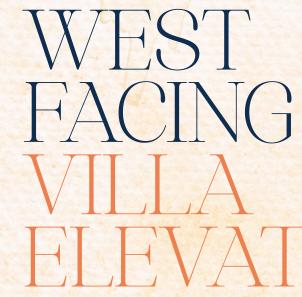


1<sup>st</sup> Floor

Ground Floor







- 280 Sq.Yd.
- 4210 Sft. Built-up
- 100% Vaastu Compliant

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### WEST FACING VILLA FLOOR DIAN





1<sup>st</sup> Floor

Ground Floor





An exquisite contemporary design featuring wooden finishes and ample use of glass, designed for **thermal comfort**.

Lush **natural landscaping** features in every plot, leading to a ground floor deck situated in the corner opposite from the road.

The rooms are **immense**, but we've spread cosy, intimate corners all around the house, like **reading nooks**, sitouts, and **private balconies**, like the one that spills out from the **Home Office**. The **master balconies** are large, and always at hand for when you need a different perspective. A generous **11ft of space** separates each Villa, inviting **breeze rich sunlight** from all directions.





#### HIGHLY INTUITIVE USE OF EVERY SQUARE INCH.

The most expansive hall you've ever seen, that spills into the ground floor deck. Double headspace and interior planning that exudes larger than life grandeur, yet does not leave out interaction, so you feel connected to your home and your family.

Master Bedrooms have their own private sitouts. Each home features a guest lounge on the ground floor and a more private lounge on the 1st floor. A Home Theater or Activity Room with a bar counter outside that slides in. 8ft. Wide Sliding French windows. Study areas and longer children's bedrooms.



HOME OFFICE 11'0"X15'1" KIDS BEDROOM 16'3"X12'0" FAMILY LOUNGE BELOW DN-LIFT 5'0"X5'0" STUDY 8'6"X5'7" × SIT-OUT 15'3\*X6'0'

FIRST FLOOR PLAN SLAB AREA :1596 SFT



SECOND FLOOR PLAN SLAB AREA :1073 SFT



Specific Note

First Slah Area • 1540 Sa Ft



#### A HOME THAT'S BUILT FOR MORE.

- Box Rooms
- & Utility
- Bar Counter

- Laundry Room

- Wet Utility Area
- Terrace
- Lift

• E-storage Cabinets Dedicated Kitchen Storage • Walk-in Closets Wash Counters - Bar, Terrace, Decks • Home Theater / Activity Room • Home Office with Balcony Servant's Quarters Powder Rooms



AMENITIES THAT HELP YOU DO MORE.



#### **PROPOSED HOUSING AT TUKKUGUDA**

#### SIT BACK & LET IUXURY ENVELOPE YOUR SENSES.

Corporate Address : Plot no.126, Rd Number 71, Navanirman Nagar Colony, Jubilee Hills, Hyderabad, Telangana 500033

Phone No: +91 9705 033 555

# Project Location Highlights

O TCS Adibatla

ORR

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Wonderla

- 5 mins from Hardware Park
- 5 mins from Fab City
- 5 mins from Wonderla
- 10 mins from Airport
- 10mins from Adani Aerospace Park
- 10mins from GMR Aero City
- 15mins from Pharma City
- 15mins from Aga Khan Academy
- 20mins from TCS Adibatla

