

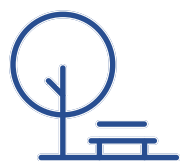
Jyothi  
serenity

Live in Elegance & Tranquility

# Serene Experience

Indulge in the serene living experience of Jyothi Serenity, where stylish design and tranquil surroundings create the perfect ambiance for modern living.

A project by



Open Area  
45%



Total Flats  
70



Floors  
5

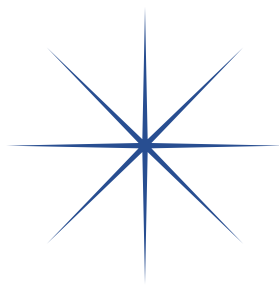


Designer  
Landscape





An eccentric  
experience that  
delights your senses



The remarkable journey at Jyothi Serenity begins with a deeply rooted belief system that guides and aspires Jyothi Infratech to give the best, always. A mesmerizing designer signage invites you into a world filled with inspiration and experience that will linger in your memory.





Experience life's greatest moments







# Playful Paradise

## WHERE KIDS' DREAMS TAKE FLIGHT

With colourful play structures, interactive games and endless opportunities for fun, kids can explore, create, and let their imaginations run wild.



# Nature's Nest

## EMBRACED BY NATURE'S BEAUTY

A peaceful seating area embraced by the beauty of nature, providing a serene environment to relax and unwind.





# Rooftop Retreat

## TERRACE DECK & WALKWAY

Amidst the tranquil ambiance, Jyothi Serenity's Rooftop Retreat provides a haven for residents to unwind in the terrace deck, complemented by invigorating strolls on the walkway track, offering panoramic views that seamlessly merge relaxation and physical activity into a rejuvenating experience.





Traits

- 01

Entrance Arch
- 02

Security Room
- 03

Landscape Garden
- 04

Parabola Seating Area
- 05

Kids Play Area
- 06

Visitor Parking
- 07

EV Charging Station
- 08

Open Gym
- 09

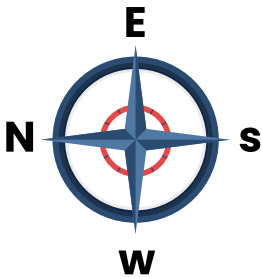
Walking Track



Serenity Haven

MASTERPLAN FOR ELEVATED LIVING

Embark on a journey into contemporary living with our exquisite designed masterpiece.





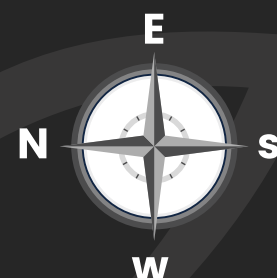


## Area Statement

Flat No	Facing	Type	Areas in Sft.
1	West	3BHK	1854
2	West	3BHK	1818
3	West	3BHK	1818
4	West	3BHK	1818
5	West	3BHK	1854
6	East	3BHK	1656
7	East	3BHK	1656
8	East	3BHK	1656
9	East	3BHK	1656
10	East	3BHK	1980
11	East	3BHK	1944
12	East	3BHK	1944
13	East	3BHK	1944
14	East	3BHK	2178

## Options for the Privileged

Explore a diverse range of flats offering various sizes, stylish designs, and spacious balconies. Whether you seek East facing or West facing flat, embark on your journey to finding the perfect home with options to suit every lifestyle.







**FOOSBALL**



**POOL TABLE**



**TABLE TENNIS**

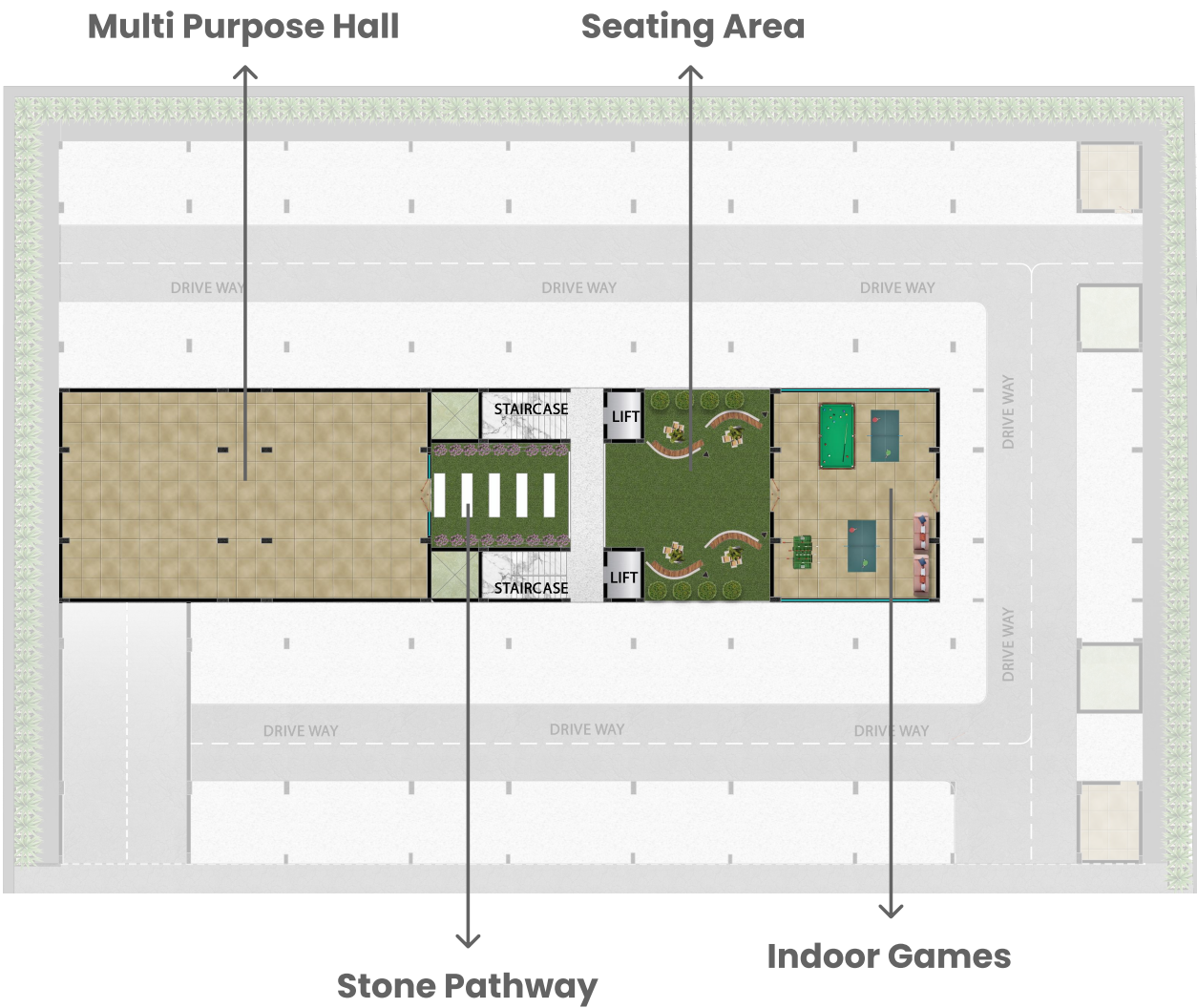


**MULTI PURPOSE HALL**

# Unadorned Amenities

## STILT FLOOR

Step into our stilt floor and experience our cozy and enticing aura, ideal for mingling with friends and families.







# Exquisite Living Redefined

## STRUCTURAL BRILLIANCE

### Foundation

R.C.C framed structure engineered to withstand formidable Wind & Seismic Loads.

### Walls

External Walls: Sturdy 9" Red Bricks/AAC bricks for enduring strength and insulation.

Internal Walls: 4" Red Bricks/AAC bricks, balancing space and structural integrity.

## ARCHITECTURAL ELEGANCE

### Redefined Interiors

Plastered surfaces adorned with Smooth putty finish, and 2 Coats of Premium Acrylic Emulsion paint for a seamless ambiance.

### Exterior Grandeur

Textured finish with two coats of Exterior Emulsion paint for a lasting impression.

## DOORWAYS TO LUXURY

### Main Door

7" Engineered wood frame with designer flush shutter, and premium hardware.

### French Doors

UPVC/Aluminium frames with glass panelled shutters.

### Internal Doors

7" Engineered wood frame with designer flush shutters, Laminate/ veneer, and standard hardware.

### Windows

UPVC/Aluminium window systems with provision for mosquito mesh, exquisitely designed MS grills (optional).

# SPECIFICATIONS

## TILED OPULENCE

### Living, Dining & Bedrooms

600mm x 600mm DGVV tiles for a touch of luxury.

### Kitchen

Granite platform, stainless steel sink, and 2' wall tile dado above the counter top.

### Bathrooms

Premium digital printed ceramic tiles up to 7' height, anti-skid ceramic tiles for safety.

### Balconies

2' x 2' Rustic finished premium vitrified tiles, blending aesthetics with durability.

## ELECTRICAL & TECHNOLOGICAL PROWESS

### Electrical Excellence

3 Phase Meter, Concealed Copper Wiring including Inverter wiring, Modular Switches, and provision for geysers, kitchen appliances and A.C conduiting in all rooms.

### Security Assurance

Round-the-clock CCTV Surveillance, Access Control, and Solar Power Fencing for a secure living environment.

### Power Backup

100% D.G power backup only for the common areas.

### Internet

Common provision for Internet connection in living room.

### EV Charging Station

Provision for charging Electric Vehicle (EV) will be provided.

### Intercom

Intercom Facility to all units connecting security at the entrance.

## LAVISH BATHROOMS

### Sanitary Ware

Wall-hung wash basin, EWC with concealed flush tank, wall mixer, and provision for geysers.

### Glass Partitions

Master bedroom showers feature stylish glass partitions.

### C.P. Fittings

Grohe/Jaguar or equivalent, offering sophistication and reliability.

## INFRASTRUCTURAL NEXUS

### Lush Landscapes

Beautifully designed landscapes and hardscapes, accentuated by exclusive lighting, creating an enchanting ambiance.

### Urban Environment

Cement Road way, Fully Secured Compound Wall and Central Street Lighting for convenience and aesthetics.

### Water Supply

Bore water & municipal water connection to all flats.

### Elevator Convenience

(Ten) 10-passenger auto close door lifts of reputed make, ensuring effortless vertical mobility for all residents.

### Sustainable Living

Rainwater Harvesting, and Centralized Water Softening for eco-conscious living.


### Centralised Gas System

Supply of gas from centralised gas bank to all individual flats in kitchen with gas meters from any designated provider.

**Experience a redefined notion of luxury at Jyothi Serenity, where superior craftsmanship meets modern innovation and a dedication to environmentally-conscious living.**

**Enter a realm where every aspect reflects our unwavering pursuit of perfection**

# Embark on a Journey to Elegant Living





# Ideally Located for Your Utmost Convenience

At Jyothi Serenity, every detail is designed to enhance your living experience where Meticulously designed landscaped surroundings gives a sense of peace and well-being. Whether you're looking for a quick commute to work, proximity to quality education institutions, easy access to healthcare facilities, or options for entertainment and leisure activities, Jyothi Serenity has it all within reach. It's a place where convenience meets tranquility, making every need readily fulfilled.

## EDUCATION INSTITUTIONS

- 8 Mins from Indus Universal School
- 10 Mins from Bhavans Sri Ramakrishna Vidyalyaya
- 15 Mins from Army Public School
- 20 Mins from Regelford International School
- 20 Mins from DPS International
- 35 Mins from DRS International School

## WORK PLACES

- 10 Mins from ECIL
- 10 Mins from CDM
- 15 Mins from NFC
- 15 Mins from Cherlapally Industrial Area
- 15 Mins from Secunderabad Cantt
- 30 Mins from Genpact
- 35 Mins from Infosys Pocharam
- 40 Mins from Genome Valley

## SHOPPING

- 5 Mins from Reliance Digital
- 10 Mins from D-Mart
- 10 Mins from KLM, Chennai Shopping Malls
- 15 Mins from National Mart
- 15 Mins from AMR Planet Mall

## HEALTH CARE

- 2 Mins from New Lifeline Multi-Speciality Hospital
- 5 Mins from Apollo Speciality Clinic
- 10 Mins from Tulasi Hospital
- 10 Mins from Gemcare Poulomi Hospital
- 10 Mins from Ankura Hospitals
- 15 Mins from LifeSpring Maternity Hospital

## LEISURE & ENTERTAINMENT

- 5 Mins from Asian Radhika Multiplex
- 15 Mins from MovieMax AMR Multiplex
- 15 Mins from BAPTA Golf Course
- 30 Mins from Alankrita Resorts
- 30 Mins from Leonia Resorts





# Location Map



Site Location





### Company Details

1-4-160/144, 2nd Floor, OUT Colony, Sainikpuri,  
Secunderabad – 500094

Call Us: +91 7569340065, +91 7680060022

Email: Sales@jyothiinfratech.com

Website: www.jyothiinfratech.com



RERA No. P02200008139

**Disclaimer:** This brochure is only a conceptual presentation of the project and not a legal offering . M/s Jyothi Infratech reserve the right to alter and make changes in plans, specifications, elevations and any other detail as deemed fit. The imagery used is indicative of style only.



Website