

Construction Management Services By



TQ Cert Services Pvt. Ltd.
A wholly owned subsidiary of

TATA PROJECTS



Sriven Tripura

GANDIMASAMMA X ROAD
HYDERABAD



Rubrick Construction Pvt. Ltd. won the
**Excellence in Affordable Luxury
Residential Apartments Award**
at the ET Excellence Telangana 2024 Awards.



LET'S COME
TOGETHER, TO
GROW TOGETHER!

RUBRICK AT ITS CORE IS
BUILT ON THREE PILLARS -
QUALITY, SIMPLICITY &
TRANSPARENCY.

As a company, 'Customer Satisfaction' is what drives us to deliver only the best. We work with the vision to be a progressive developer that thrives on the commitment to add superior value, through Expertise, Designs & Services, in every project.





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Tata Projects is one of the fastest growing and most admired industrial infrastructure companies in India, having expertise in executing large and complex urban and industrial infrastructure projects. The expertise and commitment to timely execution of projects has made Tata Projects, one of the leading players in India's construction industry

LUXURY

2&3 BHK

APARTMENTS

GANDIMAISAMMA X ROAD
HYDERABAD



SPREAD ACROSS
5.24 ACRES



PHASE I - 3 TOWERS
638 APARTMENTS

Scope of Blocks 1 & 2: 2 Basements + Ground Floor + 14 Upper Floors

Scope of Block 3: 2 Basements + Stilt + Ground Floor + 9 Upper Floors

Amenities Block: 2 Basements + Ground Floor + 2 Upper Floors

'TRIPURA' IS A PATHBREAKING FLAGSHIP PROJECT BY RUBRICK.

Located near Gandimaisamma X Roads, Hyderabad, Telangana, 'Rubrick Tripura' is a High-rise Gated Community, surrounded by a lush green atmosphere and pleasant views. With a unique architectural design and urban modern amenities, Tripura will turn your mundane life into peaceful living.





Here, homely abodes merge the much-needed serenity with comfort, to nurture your lifestyle. The entire community is not only aesthetically designed and Vastu-compliant but also planned for utmost utility and comfort. Everything, from big to trivial, may it be a lavish clubhouse or simple parking space for guests, has an efficient purpose to make your life easier and better. Our project is also Environment Friendly, as well as Safety Assured, in accordance with our principles.

HIGH-END AMENITIES NOW IN YOUR GRASP

State-of-the-art Clubhouse
with amenities

60+

Lifestyle Amenities





Indoor Games



Home Theater



Temple



Quiet Zone



Saloon / Spa



Multi-purpose Lawn Area



Coffee Lounge



Visitors Parking



Interactive Fountain



Temperature Control Indoor Swimming pool



Super Market



EV Charging Stations



Guest Rooms



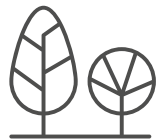
Aerobics



Indoor Badminton Court



Jogging Track



Terrace Garden



Gymnasium



Outdoor Gym



Seating Plaza



Children's Play Area



Kids Cycling Track



Reflexology Pathway



Party Hall



Elevated Deck for Bird Watching



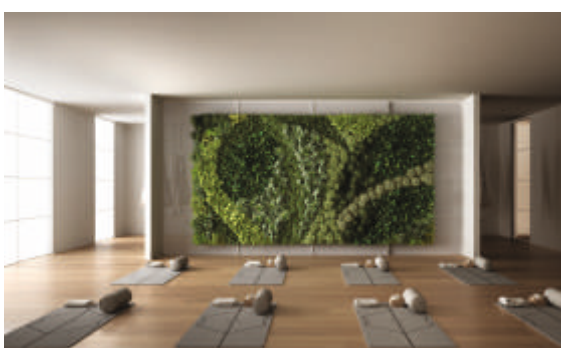
Cricket Practice Net



Yoga / Meditation Room



Floor Games



MASTER PLAN



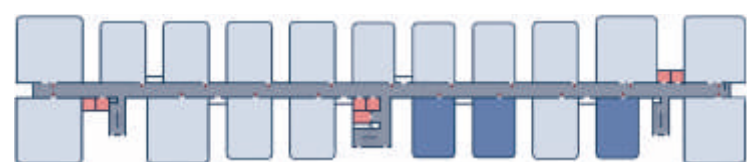
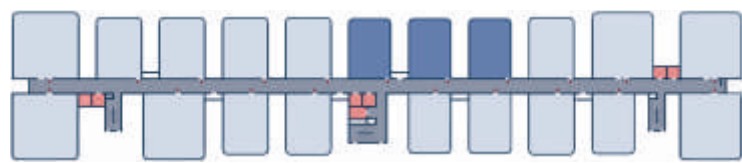
LEGEND

- 1. Tower 1 3. Tower 3 5. Entry 7. Landscape
- 2. Tower 2 4. Clubhouse 6. Security 8. Outdoor Amenities



TOWER A

2 BHK
EAST FACING
1100 SQ. FT.

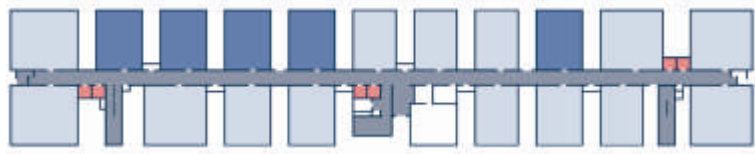


2 BHK
WEST FACING
1100 SQ. FT.

TOWER A

TOWER A

2 BHK
EAST FACING
1175 SQ. FT.



2 BHK
WEST FACING
1175 SQ. FT.



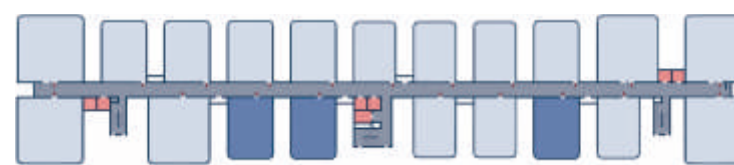
TOWER A

TOWER A

2 BHK
EAST FACING
1200 SQ. FT.



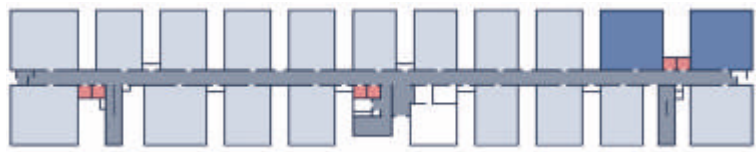
2 BHK
WEST FACING
1200 SQ. FT.



TOWER A

TOWER A

3 BHK
EAST FACING
1575 SQ. FT.



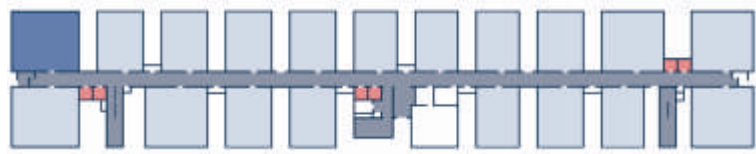
3 BHK
WEST FACING
1575 SQ. FT.



TOWER A

TOWER A

3 BHK
EAST FACING
1700 SQ. FT.

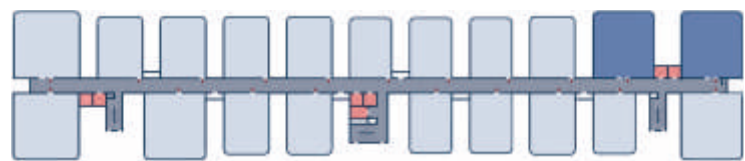


3 BHK
WEST FACING
1700 SQ. FT.

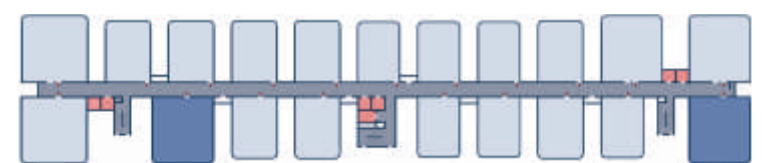
TOWER A

TOWER A

3 BHK
EAST FACING
1750 SQ. FT.



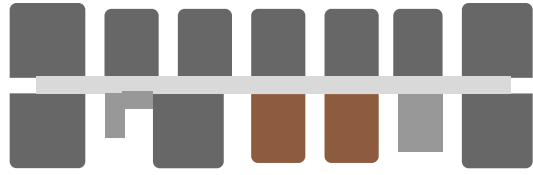
3 BHK
WEST FACING
1750 SQ. FT.



TOWER A

TOWER B

2 BHK
WEST FACING
1250 SQ. FT.



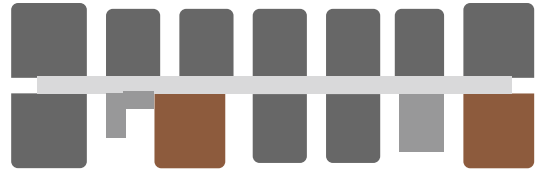
3 BHK
EAST FACING
1765 SQ. FT.



TOWER B

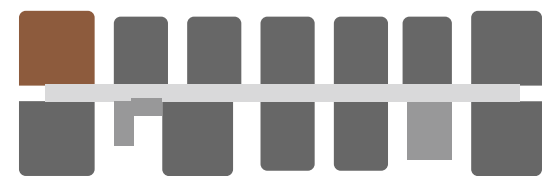
TOWER B

3 BHK
WEST FACING
1765 SQ. FT.



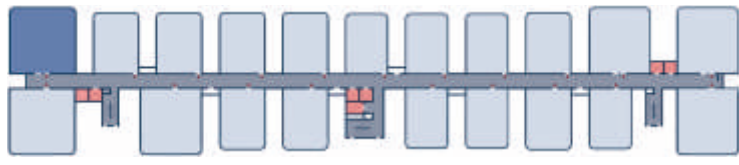
TOWER B

3 BHK
EAST FACING
1850 SQ. FT.

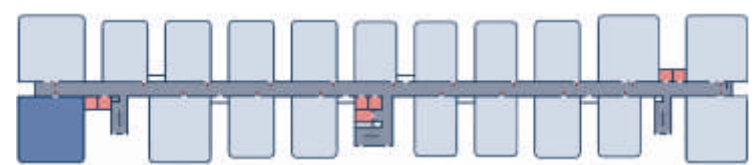


TOWER A

3 BHK
EAST FACING
1900 SQ. FT.



3 BHK
WEST FACING
1900 SQ. FT.



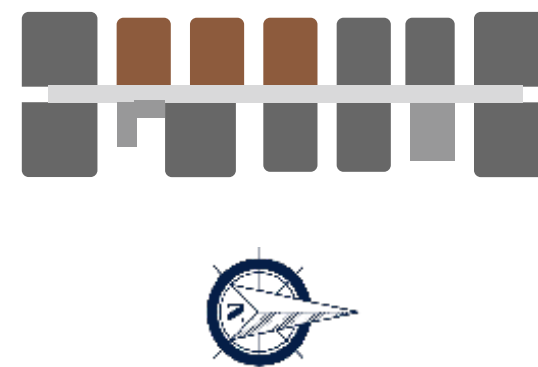
TOWER A

TOWER B

2 BHK
EAST FACING
1135 SQ. FT.



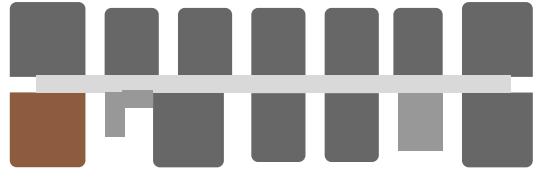
2 BHK
EAST FACING
1250 SQ. FT.



TOWER B

TOWER B

3 BHK
WEST FACING
1850 SQ. FT.



SPECIFICATIONS



SUPER STRUCTURE

- R.C.C. framed structure to withstand wind & seismic loads
- Concrete blocks for non-structural members (wherever needed)
- 8-inch thickness solid / fly ash blocks for external walls
- 4-inch thickness solid / fly ash blocks for internal walls

PAINTING

External

- Textured finish and two coats of exterior emulsion paint of reputed make

Internal

- Smooth putty finish with 2 coats of premium acrylic emulsion paint of reputed make over a coat of primer



DOORS, WINDOWS & RAILING

Main Door

Wood frame with HDF moulded panelled shutter doors with melamine polishing & reputed make hardware fittings. Can be upgraded to steel doors at additional cost

Internal Doors

Manufactured hard wood frame with HDF moulded panelled shutter doors with paint & reputed make hardware fittings. Can be upgraded to steel doors at additional cost

French Doors

uPVC Door frame of reputed profile sections, with toughened glass

Windows

uPVC door frame with toughened glass with suitable finishes as per design with mosquito mesh

Grills for Windows

Aesthetically designed, Mild Steel (M.S) window grills with enamel paint finish shall be provided for all windows upto 2nd floor

Balcony Railings

M.S. railing with enamel paint finish of reputed make



UTILITY

Washing Machine

Provision for washing machine & wet area for vessel washing etc.

FLOORING DETAILS

Drawing, Living, Dining, Pooja

600 x 600 mm double charged vitrified tiles of reputed make

All Bedrooms & Kitchen

600 X 600 mm double charged vitrified tiles of reputed make

Entrance Lounge

Granite / Marble flooring with false ceiling

Washrooms

Anti-skid ceramic tiles of reputed make

Corridors

Granite and 600x1200 Anti-skid Vitrified tiles of reputed make

All Balconies

Rustic vitrified tile of reputed make

Utility

Anti-skid vitrified tile of reputed make

Staircase

Tandur stone



TILE CLADDING

Dadoing In Kitchen

Glazed ceramic tiles dado up to 2'-0" height above kitchen platform of reputed make

Bathrooms

Glazed ceramic tile dado up to 8'-0" height of reputed make

Utility

Glazed ceramic tiles dado upto 3' height of reputed make



ROOM SPECIFICATIONS

Kitchen

Granite platform with stainless steel sink
Tiles dado up to 2'-0" height above kitchen platform
Provision for fixing of water purifier, exhaust fan or chimney
Provision for washing machine & wet area for dish washing etc.
Power plug for kitchen chimney, refrigerator, microwave ovens, grinders in kitchen, washing machine and dishwasher in utility area

Washrooms:

Vanity type wash basin
Glazed ceramic tile dado up to 8'-0" height of reputed make
EWC with concealed flush tank of reputed make
Single lever fixtures with wall mixer cum shower of reputed make
All C.P. fittings are of reputed make

Electrical Fixtures:

Internal electrical fixtures
Geyser provision in all washrooms
Exhaust fans provision in all the washrooms
Provision for AC fitting in all the rooms
Power outlets for air conditioners in all bedrooms & living rooms.
Plug points for television & audio systems etc.
3 phase supply for each unit with individual metre boards
Miniature Circuit Breakers (MCB) for each distribution board of reputed make
Concealed copper wiring of reputed make
Switches of reputed make



TELECOMMUNICATIONS, CABLE TV & INTERNET

Gate App

- Gate app facility in all the units connecting to security

Cable TV

- Provision for cable connection in master bedroom & living room

Internet

- Provision of one internet connection in each apartment



CP & SANITARY FIXTURES

Bathrooms

- Vanity type wash basin
- EWC with concealed flush tank of reputed make
- Single lever fixtures with wall mixer cum shower of reputed makes
- All C.P. Fittings are of reputed make



ELECTRICAL FIXTURES

Internal Electrical Fixtures

- Provision for geysers and exhaust fans in all bathrooms
- Provision for copper piping for air conditioning units for all flats
- Power outlets for air conditioners in all bedrooms & living room
- Plug points for television & audio systems etc.
- 3 Phase supply for each unit with individual meter boards
- Miniature Circuit Breakers (MCB) for each distribution board of reputed make
- Concealed copper wiring of reputed make.
- Switches of reputed make

Kitchen/Utility Area

- Power plug for cooking range chimney, refrigerator, microwave oven, mixer/grinder in kitchen, washing machine and dish washer in utility area



WSP & STP

- Domestic water made available through an exclusive water softening plant (not RO plant)
- A sewage treatment plant of adequate capacity as per norms will be provided inside the project, treated sewage water shall be used for the landscaping and flushing purpose
- Rain water harvesting at regular intervals provided for recharging ground water levels as per the norms
- Water meters for each unit for domestic & municipal water



CENTRALIZED BILLING

- Billing shall be done for consumption of electricity, water & LPG



FIRE & SAFETY

- Fire hydrant and fire sprinkler system in all corridors and basements as per NBC norms
- Fire alarm and public address system in all floors and parking areas (basements) as per NBC norms
- Control panel shall be kept at main security



CAR PARKING

2 BHK

- One car parking for 2 BHK apartment

3 BHK

- Two car parkings for 3 BHK apartment
- Car parking shall be in cellars / basements
- Provision for electric vehicle charging



PARKING MANAGEMENT

- Entire parking lot is well designed to suit the number of car parkings provided parking signage's and equipment at required places to ease the traffic flow



FACILITIES FOR UNIVERSAL ACCESS

- Access ramps at all block entrances will be provided for universal access



POWER BACKUP

- Generator of adequate capacity will be provided for common areas & motors



ELEVATORS / LIFTS / ONE SERVICE LIFT

Passenger Lifts Specification

- High speed automatic passenger lifts with rescue device with V3f for energy efficiency of reputed make for each tower with CCTV's inside the lifts

Fire / Service Lifts Specification

- One high speed automatic passenger cum service lift per block with rescue device with V3f for energy efficiency of reputed make for each tower with CCTV's inside the lifts



SECURITY / BMS

- Sophisticated round-the-clock security / surveillance system
- Surveillance cameras at the main security and entrance of each block to monitor
- Panic button and intercom is provided in the lifts connected to the security room
- Solar power fencing all around the compound



LPG

LPG Gas

- Supply of gas from centralized gas bank to all individual flats with prepaid gas meters

TYPICAL FLOOR PLAN TOWER - 1



TYPICAL FLOOR PLAN TOWER - 2





Major Junctions & Places

Arundhathi Institute of Medical Sciences And Hospital - 2.20 Km • Gandimaisamma Circle - 2.50 Km
 • Mahindra University - 2.2 Km • Ayodhya Circle - 3.00 Km • Edgemont the Global school - 3.50 Km
 ORR Exit No. 5 & 6 - 5.00 Km • Kandlakoya IT Park : 5.00 Km
 Proposed Kompally Metro 6.00 Km • Urban Forest, Gowdavelli - 800 Mts.



Connected to Schools by buses

TIME School – Kandlakoya
 Niraj International School, Kandlakoya
 Sunflower Vedic School, Kandlakoya
 DPS Bowerampet (Miyapur Branch)
 DRS International School, Dulapally
 Unicent School - Dulapally
 Abhaya School – Gudlapochampally
 Oakridge International School
 Sadhu Vaswani International School



Connected to Colleges by buses

MLR Engineering Colleges
 HITAM College
 Dundigal Airport & Institute
 of Aeronautical Engg.
 Malla Reddy Medical University, Sooraram
 Narsimha Reddy Engg. College
 Malla Reddy Engineering Colleges
 St. Martin Engineering College
 CMR Engineering Colleges
 Siva Sivani Management Colleges
 St. Peters Engineering College
 Al Ameena Engineering College



Connected to Nearest Hospitals

Malla Reddy Hospital
 Malla Reddy Narayana Multi
 Speciality Hospital
 Rush Hospital Kompally
 GVK EMRI Hospital
 Usha Mullanpudi Cardio Hospital
 Narayana Hrudayalaya
 Renova Multi Speciality Hospital



Connected to Major IT & Employment Hubs

Proposed IT / Electronics SEZ,
 Kandlakoya Junction
 Megha Engineering Infra Ltd (MEIL)
 Tech Mahindra Campus
 Gland Pharma
 IDA Jeedimetla
 Medical Devices Park & Automobile Park – Sultanpur
 IDA Balanagar
 Hitech City
 Close to Pharma cluster



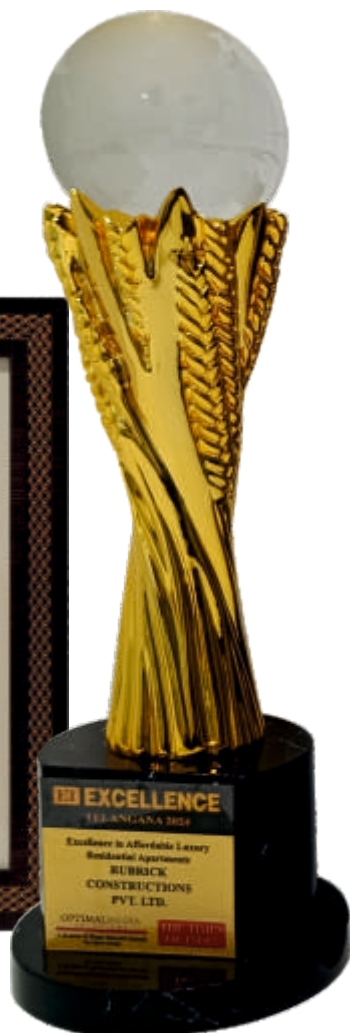
Connected to Entertainment

Dhola-Ri-Dhani
 Asian Cine Planet - Kompally
 Asian Mukund - Medchal
 Leonia Resort - Shamirpet
 Alankrita Resort - Tumukunta
 Oxygen Park - Kandlakoya
 Shopping Malls in Nizampet,
 Pragati Nagar, Kompally,
 Jeedimetla & Suraram



Connected to Banks

SBI
 Canara bank
 Union Bank
 ICICI Bank
 Axis Bank
 HDFC Bank
 Kotak Bank



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 Residential Apartments Award**
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RUBRICK

CONSTRUCTIONS

Corporate Office:

5th Floor, Pardha's Picasa, Kavuri Hills,
Madhapur, Hyderabad - 500 081, Telangana, INDIA.

Rubrick Tripura:

Survey No. 494, 495 & 497, Gowdavelli Village, Medchal Mandal,
Medchal Malkajgiri District, Hyderabad-500043

+91 6309 487 999

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www.rubrick.in

**Project Approved by all
Major Banks for Home Finance**



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