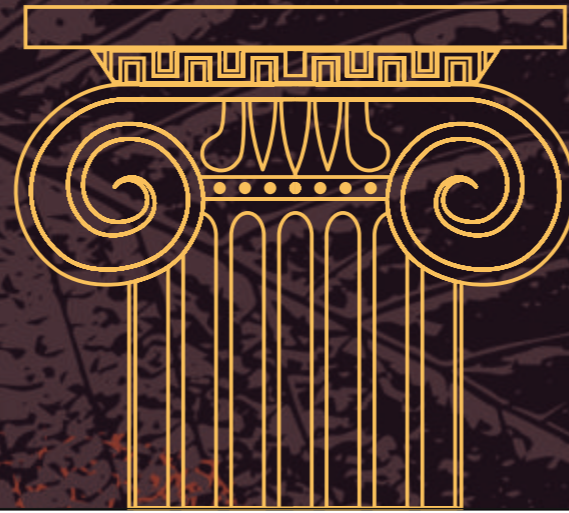


AN EXCLUSIVE
WAY OF LIFE



SAISHAKTI
Kingston

Live Life, King Like



TS RERA NO : P02400001745



SAISHAKTI

Kingston

Live Life, King Like





There was a time **not too long ago...**
There was an **easy pace** and fresh feel to Life.
People lived in well-lit, spacious bungalows.
Doors opened to picture **perfect gardens**
alive with **colour and fragrance.**





It was a time when everything was within reach:
schools, markets and parks. Even friends were close by.
Your children cycled down winding paths and
their laughter made you realize what you had worked for.





Yes, there was a time people lived this way.

It's time to rediscover it.

An experience called...



SAISHAKTI
Kingston

Live Life, King Like



Tranquility Calls It Home. So Will You

Presenting Saishakti Kingston - a sanctuary of tranquillity and green living where you can be one with nature. Sprawled across 3 scenic acres of picturesque land, Saishakti Kingston is a gated community encompassing elegantly appointed and meticulously crafted villas, designed for those who prefer the touch of luxury set against a lush, green backdrop.

28

Limited Edition Villas

4

BHK Luxury Villas

225 - 388 Sq. Yds

3342 to 4267 Sft

Layout Plan



Villa No.	Size (Sq. Yds.)	Built-up Area (Sft)	Facing
1	326.96	4267	EAST
2	330.77	4267	EAST
3	332.48	4267	EAST
4	330.09	4267	EAST
5	328.78	4267	EAST
6	326.53	4267	EAST
7	328.48	4267	EAST
8	339.87	4267	EAST
9	353.45	4267	EAST
10	228.72	3693	SOUTH
11	255.48	3342	SOUTH
12	225.23	3609	NORTH
13	225.03	3609	NORTH
14	225.46	3609	NORTH
15	225.29	3609	NORTH
16	233.22	3609	NORTH
17	238.72	3693	SOUTH
18	236.81	3693	SOUTH
19	378.65	3777	WEST
20	361.82	3777	WEST
21	350.42	4211	WEST
22	342.74	4211	WEST
23	343.16	4211	WEST
24	353.33	4211	WEST
25	368.89	3777	WEST
26	388.75	3777	WEST
27	238.81	3609	NORTH
28	275.53	3496	NORTH

Saishakti Kingston offers its residents contemporary living at its best in the heart of a thriving city. Designed to enhance community living with a touch of luxury, it has everything that says,

“You are worth it.”



WEST FACING VILLA - A



Villa No's: **21, 22, 23 & 24** | Plot Area Range: **342 - 353 Sq. Yds.** | Default Plot Size: **342 Sq. Yds.**

AREA STATEMENT

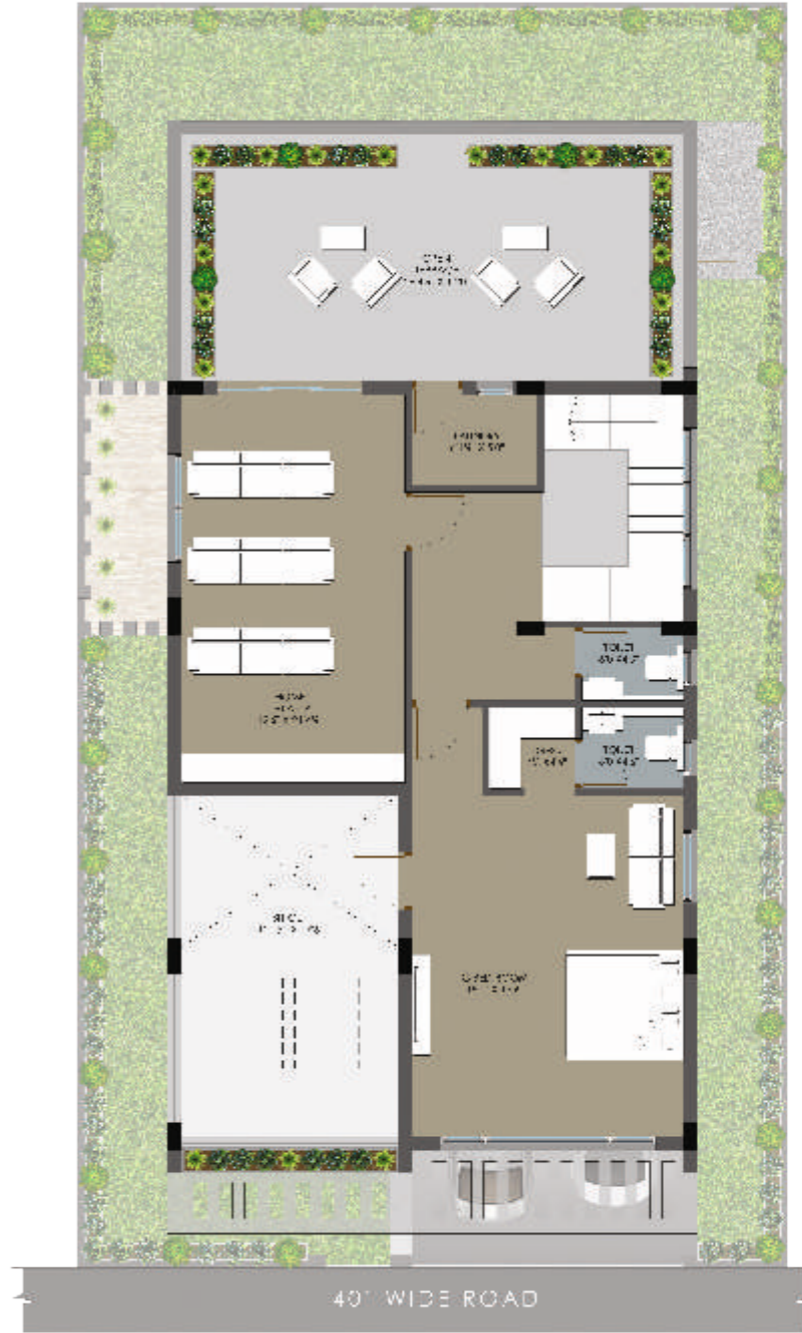
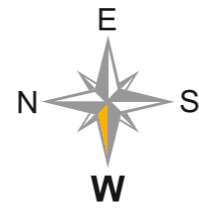
Ground Floor	First Floor	Second Floor	Total Area
1619.0 Sft.	1619.0 Sft.	973.0 Sft.	4211.0 Sft.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

EAST FACING VILLA



Villa No's: **1, 2, 3, 4, 5, 6, 7, 8 & 9** | Plot Area Range: **326 - 353 Sq. Yds.** | Default Plot Size: **326 Sq. Yds.**

AREA STATEMENT

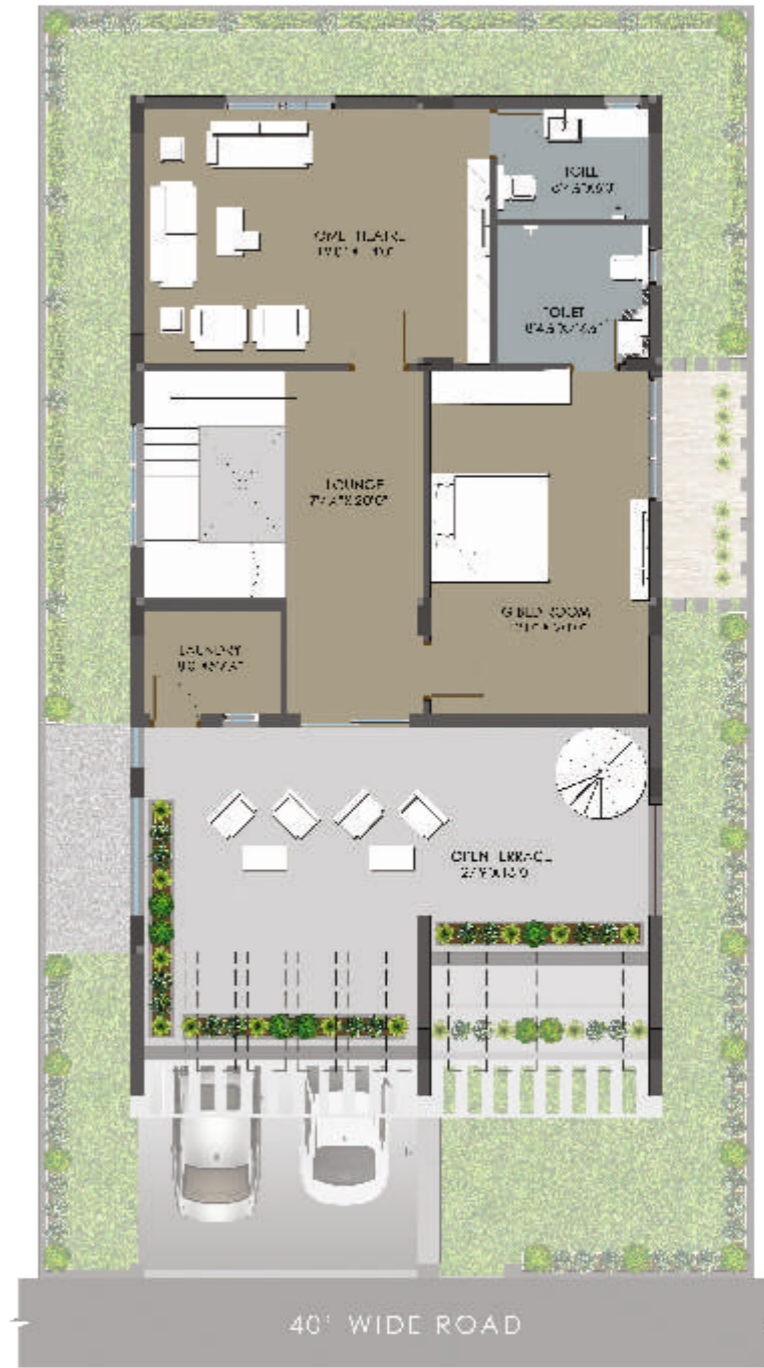
Ground Floor	First Floor	Second Floor	Total Area
1608.75 Sft.	1608.75 Sft.	1049.50 Sft.	4267.0 Sft.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

NORTH FACING VILLA



Villa No's: **12, 13, 14, 15, 16 & 27** | Plot Area Range: **225 - 238 Sq. Yds.** | Default Plot Size: **225 Sq. Yds.**

AREA STATEMENT

Ground Floor	First Floor	Second Floor	Total Area
1347.5 Sft.	1347.5 Sft.	914.0 Sft.	3609.0 Sft.

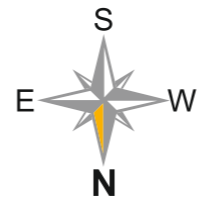


GROUND FLOOR



30' WIDE ROAD

FIRST FLOOR



30' WIDE ROAD

SECOND FLOOR

WEST FACING VILLA - B



Villa No's:
19, 20, 25 & 26

Plot Area Range:
361 - 388 Sq. Yds.

Default Plot Size :
230 Sq. Yds.

AREA STATEMENT

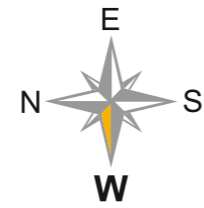
Ground Floor	First Floor	Second Floor	Total Area
1440.0 Sft.	1440.0 Sft.	897.0 Sft.	3777.0 Sft.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

SOUTH FACING VILLA



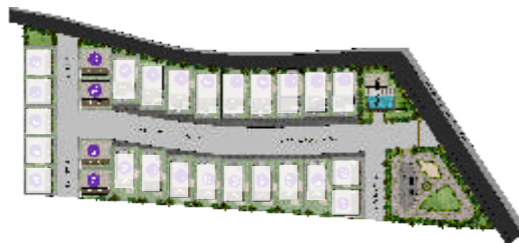
Villa No's:
10, 11, 17 & 18

Plot Area Range:
229 - 255 Sq. Yds.

Default Plot Size :
229 Sq. Yds.

AREA STATEMENT

Ground Floor	First Floor	Second Floor	Total Area
1355.00 Sft.	1355.00 Sft.	983.00 Sft.	3693.00 Sft.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Experience the balance of

light, ventilation and space for a more open and enhanced living experience. Built for the contemporary lifestyle, the villas are truly functional where every square foot plays a meaningful role.

A spacious layout of each villa provides enough flexibility to suit your lifestyle. The practically designed living spaces are certain to become the heart of your home !!








Revel In The Premium Joys Of Life.

An elite community of 28 opulent Villas,
featuring a state-of-the-art clubhouse,
a rejuvenating swimming pool and ample open spaces.
Welcome to a life designed to pamper you and help you unwind.



Our mission is to offer spaces
with the utmost attention to
detail, design and lifestyle



Blossoming of a greener

Outdoors

and happier tomorrow.



Set among superb landscaping, you can take in the cool outdoor ambience from within your villa. The plan of each villa exudes warmth and expanse. It is designed for the modern family and is created to fill the space with natural light and air. It is not just a wonderful blend of nature and architecture, but a coming together of the enthusiasm of the Saishakti team to create homes that exceed expectations.

Lotus Pond · Fountain · Large Open Spaces · Wide Internal Roads · Solar Street Lights · Waste Water Treatment · Under Ground Cable

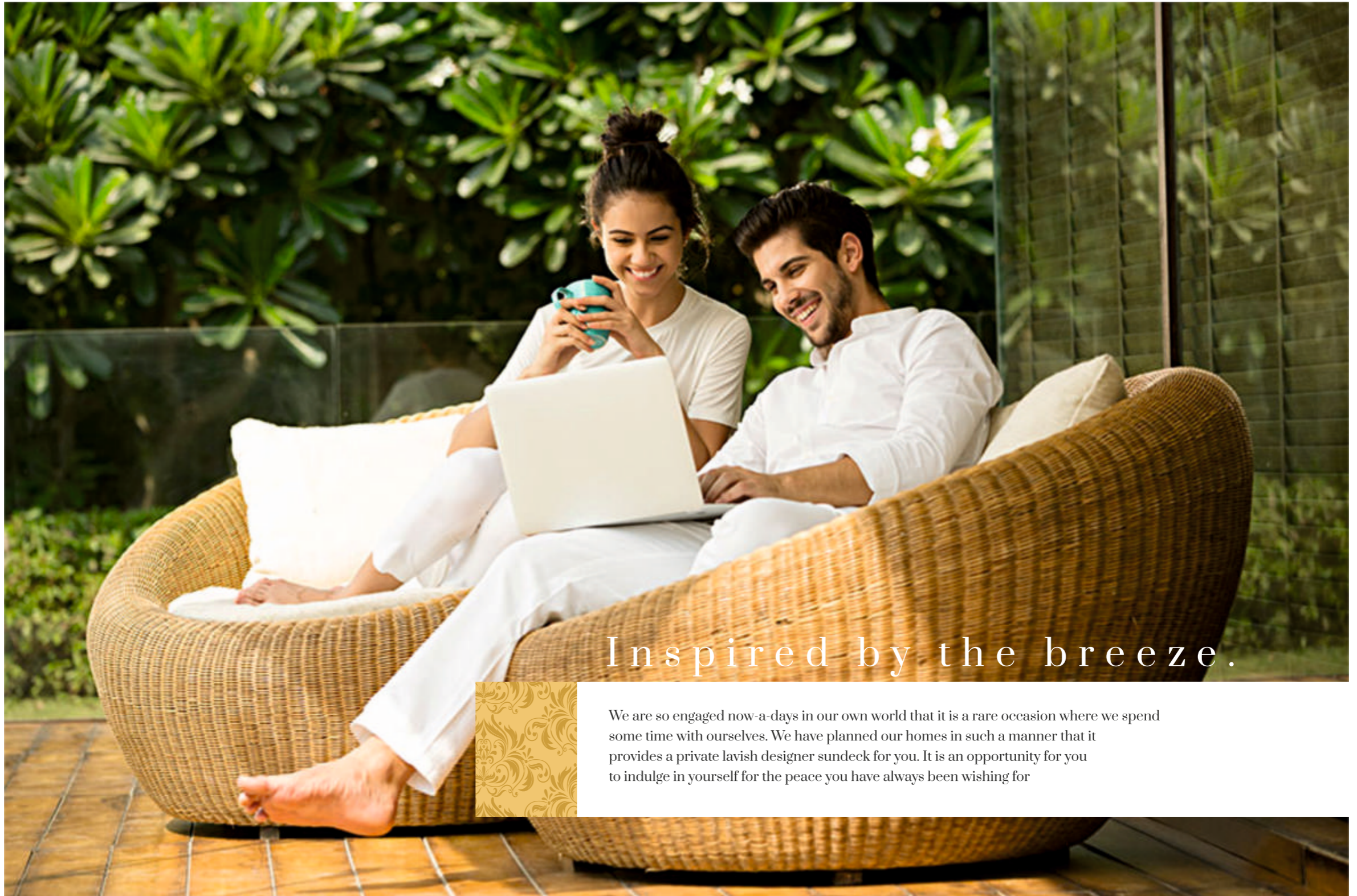


Enjoy Leisure In The Lap Of Luxury



At Saishakti Kingston, you live without compromises. From architecture to planning and from finishes to amenities, every feature is chosen carefully to amplify your comfort and convenience. Every home at Saishakti Kingston is designed to best optimise natural daylight and air-flow for a more natural and sustainable lifestyle. The best quality fittings are used for a better living experience and enduring performance. The smartly planned and generously adorned lifestyle here is a boon in itself!

Imported Marble Flooring • Wooden Flooring in Master Bed Room • Large Windows



Inspired by the breeze.

We are so engaged now-a-days in our own world that it is a rare occasion where we spend some time with ourselves. We have planned our homes in such a manner that it provides a private lavish designer sundeck for you. It is an opportunity for you to indulge in yourself for the peace you have always been wishing for



CH House

Soulful Indulgences, Soothing Experiences And The Rejuvenation



Postponed the fitness goals too often? Now, you don't need to. Saishakti Kingston is all about living a wholesome, healthy and stress-free life. Our idea of an inspiring living also extends to envisioning a lifestyle where you have the spaces and amenities that inspire you to live actively and where you are offered ample opportunities do so.

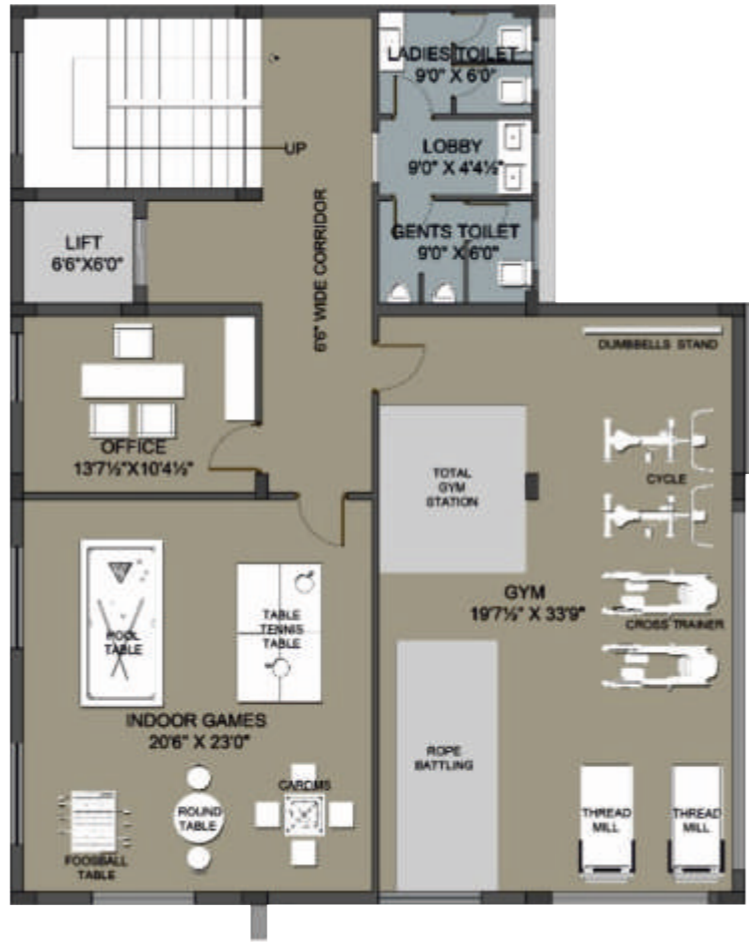


Chess • Carrom • Snookers/Billiards • Foosball • Gymnasium • Multipurpose Hall

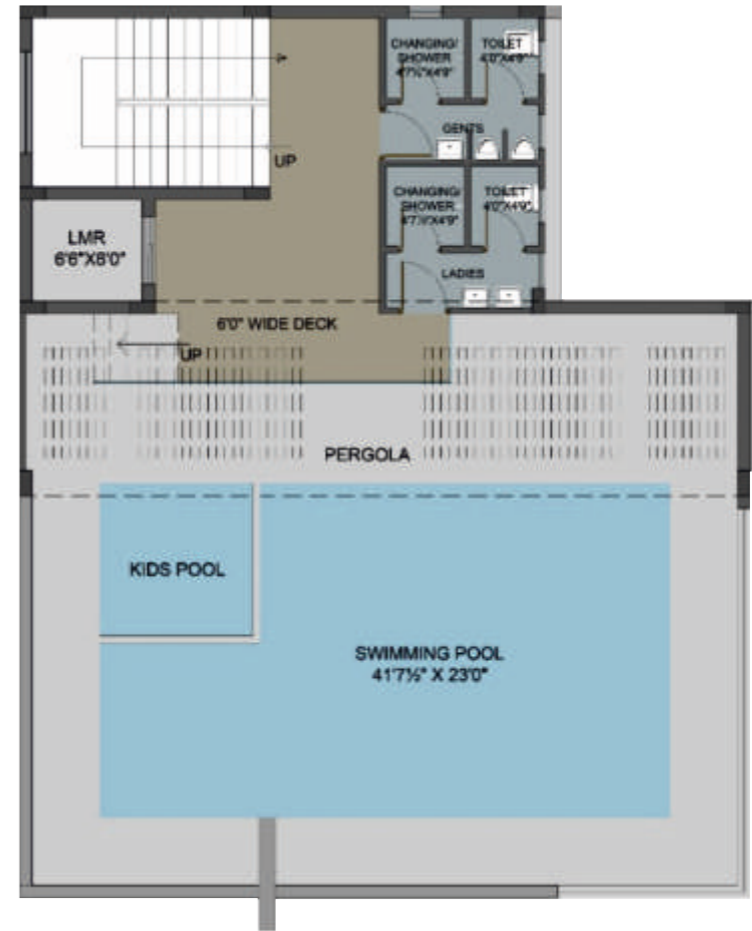
Clubhouse Floor Plan



GROUND FLOOR FIRST FLOOR



SECOND FLOOR



TERRACE FLOOR



Swimming Pool & Children's Pool
With Open Showers And Sundecks

Relax &

Spend a lazy afternoon floating over the clear blue waters of the swimming pool or if you are a fitness enthusiast swim a few laps to relish the benefits of a leaner, fitter and energetic body. It also doubles up as a place to spend family time and connect with your little ones.



Air Conditioned
Gym With Strength &
Cardio Sections

Rejuvenate

A fit body is all you need to face whatever tough situations that life throws at you. Step into the hi-tech gym that is fully stocked with modern equipments. Designed for just one purpose, to give you a fitter body, here you'll start to discover the advantages of an active life.



Children's Play Area With Modern Equipment

Children need to discover life outside consoles and Saishakti Kingston offers the ideal avenue for your kids. Let them play around in the open space, discover nature's bounty, experience the joy of slides & swings. If yours was a happy childhood, let your kids have the same.

Tot-lot • Children's Play Area • Seating Area • Fountain



Safe & Systematic

The safest gated Community

At Saishakti Kingston, your well-being and protection is our responsibility. For your security, our gated-community is under round-the-clock CCTV surveillance and has access controlled entry and exits along with several other security measures. And to ensure your daily life is hassle-free we have intricately planned civic services within the community.

24-hr Professional Security • Access Controlled Boom Barrier Entry • Intercom to Security • CCTV Cameras

Villa Specifications



FOUNDATION & STR:
Earthquake resistant
(As per zone II specifications)
RCC framed structure



SUPER STRUCTURE:
8" & 4" Thick Red Bricks for
external and internal
walls with CM (1:6)



PLASTERING:
INTERNAL : 12mm Thick smooth cement
plastering in CM 1: 6 for walls & ceiling
EXTERNAL :
20mm smooth cement
plastering in CM 1: 6 for walls



WINDOWS:
Good quality UPVC sliding with
mosquito mesh & plain glass



ELECTRICAL:

1. Concealed copper wiring with PVC insulated wires and modular switches of reputed make
2. Two way switches for fan and light in bedrooms. 3. Power points for cooking range chimney, refrigerator, microwave ovens, mixer / grinders, water purifier, exhaust fan in kitchen, washing machine in Utility Area
4. Provision for geyser points in main bathrooms other than powder room
5. Provision for internet point and AC point in hall and Bedrooms
6. TV points in hall and all bedrooms
7. Three phase supply for each unit & individual meter boards
8. Miniature Circuit Breaks (MCB) for each distribution boards of the standard brand.



SECURITY :

1. Round-the-clock security system
2. Surveillance cameras at the main security & at various required locations





DOORS:

Frames: All door frames with teak
 Main Door: 8'0" height Manufactured veneered Door Frame
 & Shutters with reputed hardware fittings finished with melamine finish
 Internal Doors: 7'6" Height Internal doors frame of Teak wood & flush door
 shutters with two sides Teak veneer / manufactured
 veneer door with standard hardware fittings with melamine polish



BATHROOMS:

1. EWC with concealed flush tank
 of kohler or equivalent brand
 2. ALL C.P fittings are chrome
 plated of Jaguar or equivalent brand



FLOORING:

- a) DRAWING ROOM, LIVING : Imported marble flooring
 (Diana, Botticino or equivalent)
- b) KITCHEN, BEDROOMS : Good quality vitrified tiles of standard make
- c) MASTER BEDROOM HOME THEATER : Wooden flooring
- d) BALCONY, UTILITY & WASH AREA : Anti-skid tile flooring of standard make
- e) TOILETS : Good quality ceramic tiles
- f) MAID ROOM: Vitrified tile flooring



PAINTING:

EXTERNAL :Textured finish & two
 coats of exterior emulsion paint of the
 standard brand of Indian make
 INTERNAL: Smooth putty with two coats
 of premium acrylic emulsion paint of
 the standard brand over a coat of primer



DADOING :

TOILETS DADOING :
 8'0" Height glazed ceramic tiles
 dado of the standard make
 KITCHEN DADOING: Standard
 black granite platform with stainless
 steel sink with 2' height dadoing



GENERATOR:

100% D.G backup with acoustic
 enclosures. (Except 16A)



TELECOM:

1. Telephone points in living,
 dining areas, master bedroom &
 children bedroom
2. Intercom facility to all the units
 in hall connecting to the main
 security control system



LIFT:

Lift shaft provision for all the villas



CLUBHOUSE :

1. Well designed clubhouse with facilities
 like gym, terrace swimming
 pool with change rooms,
 Indoor games, Banquet hall etc.





Location Map
(Not to Scale)

With close proximity to the ORR and Financial Dist., as well as major IT Companies, schools, hotels and hospitals, Saishakti Kingston offers a unique opportunity to enjoy a lifestyle replete with exclusive luxuries, coupled with seamless connectivity to every major hub in the city

Wipro Campus - 300 Mts, Glendale School - 400 Mts, Outer Ring Road - 3 KM, Financial District - 7 KM, Gachibowli - 12 KM



Saishakti has, over years earned a resounding reputation for building the finest homes in the choicest locations. With their dedication to quality and innovative concepts and futuristic vision with each of their ventures, they have been stretching the definition of comfort, convenience and luxury in urban dwellings.

Saishakti presents the custom of framing foremost homes with alluring amenities and unique infrastructure. The projects new touchstone in comfort, charm and lavish. Easy living, expertly designed to relax, cheer and to tone up bonds of happy family experience. Our motto is to transform urbanization process from the ordinary to the extraordinary.

Saishakti group is led by a group of professionals from diverse and rich background, who are fully prepared to take the challenges of tomorrow's marketplace. With our primary focus on Quality, Long term client relations earning trusted name in the industry.

Vision

Sculpturing Dream Homes with at-most luxury and quality

Mission

Enhance quality of life by creating world class Infrastructure.

SINCE
2003 **20** Completed Projects **4** Ongoing Projects

Ongoing Projects



Saishakti Symphony

3 BHK Apartments
Suncity, Bandlaguda.



Saishakti Solitaire

Luxury 3 BHK Apartments
@ Kondapur



Saishakti Marvel

2 & 3 BHK Apartments
@ Ameenpur

Previous Projects



and more ...



SAISHAKTI INFRASTRUCTURE PVT. LTD.
1-51/83 & 84/1F, Avalon Court, Camelot Layout
Botanical Garden Road, Kondapur, Hyderabad - 500 084.
CIN: U45200TG2006PTC048944

Call: +91-88974 99399 | +91-79957 33399

Email: sales@ssinfra.net

www.saishaktiinfrastucture.com

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