



REG.NO. P02400008573



LIVING BEYOND BOUNDARIES



VINAYAKA'S SERENE MEADOWS

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SERENE MEADOWS

Welcome to a brighter, happier world located in Hyderabad's high-potential area, Narsingi. **SERENE MEADOWS** is a premium residential apartment designed for healthy living, offering spacious layouts, natural light, and good ventilation. **SERENE MEADOWS** is far from ordinary and is perfect for those seeking something special



TYPICAL FLOOR PLAN



Area Statement

Flat No.	1	2	3	4	5	6
Type	3 BHK	2 BHK	3 BHK	3 BHK	3 BHK	3 BHK
AREA	1670 Sft.	1200 Sft.	1750 Sft.	1750 Sft.	1600 Sft.	1730 Sft.

AMENITIES & FACILITIES:

- Airconditioned ultra modern Gym with equipment.
- Spa room with Steam Bath facility.
- Recreational area and indoor games hall.
- Multipurpose Function Hall with kitchen.
- Water fountain in garden.
- 100% vastu.
- Rain water harvesting pits.
- Childrens Play area with playing equipments in TOTLOT.
- No Common Walls.

SPECIFICATIONS



STRUCTURE:

- RCC-framed structure with RMC, to withstand wind and seismic loads for zone-II.
- Brick masonry with cement mortar.
- All external walls of 9" thickness and internal walls of 4.5" Thickness.
- Internal & External plastering double coat cement mortar.



DOORS:

- Main Door:**
Teakwood frame with design shutters and melamine polishing and hardware of reputed make.
- Internal Doors:**
Teakwood frames with design shutters hardware of reputed make.



WINDOWS:

All windows will be of UPVC sliding type with Mosquito net and grill, high quality hardware.



PAINTING:

- External:**
Two coats exterior emulsion paint of Asian/ICI or equivalent make over one coat of primer.
- Internal:**
Birla wall putty/NCL Alltek finish with acrylic emulsion paint of Asian/ICI over a coat of primer.



CLADDING & DADDING:

- Pantry:**
Glazed ceramic tiles dado up to 2' height above platform.
 - Bathrooms:**
Glazed ceramic tiles dado of Johnson/Varmora or equivalent quality up to door height.
 - Utilities/Wash:**
Glazed ceramic tiles dado up to 3' height
- PANRTY:**
- Granite platform with stainless steel sink.
 - Provision for fixing of water purifier, exhaust fan



FLOORING:

- Living & Dining:**
800 x 800 Best quality double charge vitrified tiles (Khajaria/Varmora/AGL/Johnson, etc..)
- Bedrooms & Kitchen:**
600 x 600 Best quality double charge vitrified tiles (Khajaria/Varmora/AGL/Johnson, etc..)
- Toilets & Wash Balcony:**
Best quality acid resistant, Anti skid tiles for flooring.
- Corridors & Staircase:**
Granite flooring in corridors & staircase with stainless steel railing.



ELECTRICAL:

- Concealed copper wiring in conduits for lights, fans and power plug points wherever necessary of standard make.
- Power outlets for air-conditioners in Living and Master Bedroom.
 - Power outlets for geyser and exhaust fans in all bathrooms.
 - Power plug points for chimney, refrigerator, mixer and grinder in kitchen.
 - plug points for TV and audio systems etc., wherever necessary.
 - Three-phase supply for each flat and individual meter.
 - Miniature Circuit Breakers (MCB) with distribution board of MDS/Havells make.
 - Modular switches and sockets of Standard make.



TOILETS, PLUMBING & SANITARY FIXTURES:

- All C.P. fittings are Jaquar/Mark or equivalent make.
- Wash basins with pedestal & EWC of Hindustan or equivalent make.
- Provision for geyser and exhaust fan.
- Water Proofing all toilets and wash area.



WATER SUPPLY:

- Domestic water from borewell.
- Drinking water from Municipal Water Supply.



COMMUNICATION:

- Provision for TV connection in Living and Master Bedroom and telephone point in Living Room.
- Intercom Facility to all the Flats connecting Security.



PARKING AREA:

VDF flooring or interlock pavers.



LIFTS:

Johnson/Kone or equivalent make TWO AUTOMATIC lifts leading to all floors.



SECURITY:

Surveillance Cameras at the Main security entrance and all round apartment and corridors.



POWER BACK-UP:

Generator power back-up for all flats and common areas.



LAND SCAPING:

Landscaping work round the building.

COMPLETED PROJECTS



Hanging Gardens, Bangalore



MB'S De Royale, Hyderabad



Sahitha Abode, Secunderabad



Kens Residency, Bangalore



Divya Splendour, Nellore



Commercial-D.S. Meridian, Gachibowli, Hyderabad



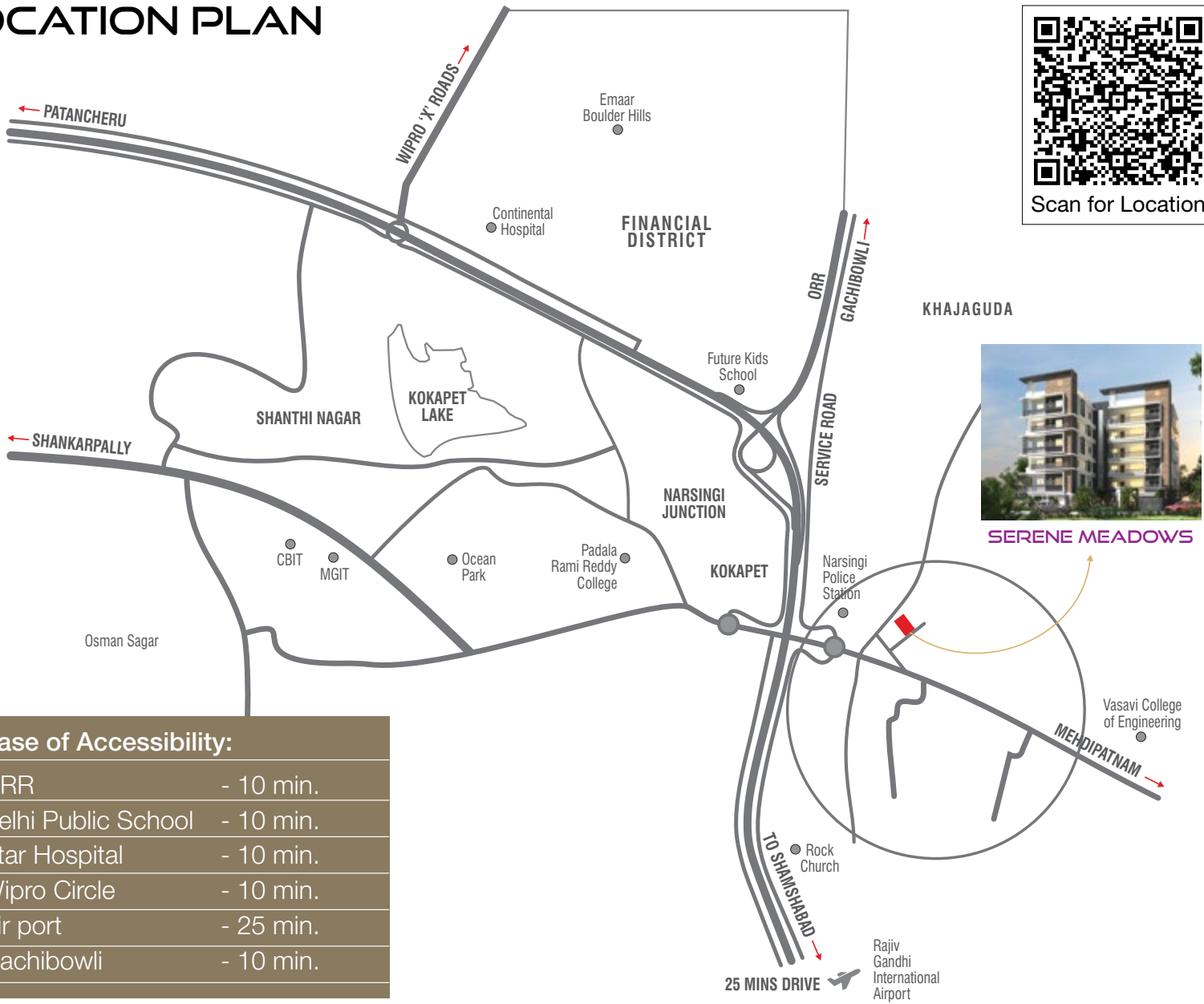
Splendour Park, Hyderabad

Note: GST, Registration, Car Parking, APSEB & Municipal water charges will be charged extra.

Note: This brochure is only conceptual presentation of the project and not a legal offering. The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.



LOCATION PLAN



SERENE MEADOWS

Ease of Accessibility:

ORR	- 10 min.
Delhi Public School	- 10 min.
Star Hospital	- 10 min.
Wipro Circle	- 10 min.
Air port	- 25 min.
Gachibowli	- 10 min.

Project Approved by:



Promoters & Developers



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