

Specifications



STRUCTURE

RCC framed structure
Solid blocks of 9" thick for external walls and 4" thick for internal walls of red bricks



PLASTERING

External Walls: All external walls sponge finished with cement mortar;
Internal Walls: All Internal walls plastered smooth with cement mortar



PAINTING

Internal: Birla wall care finish with 2 coats of premium royal emulsion paint of Asian, Berger or equivalent over a coat of primer;

External: Exteriors with texture finish, waterproof paints of Asian, Berger or equivalent solution as per elevation



KITCHEN

Kitchen ready to receive modular Unit; Provision for electrical and plumbing points for sink and water purifier. Power plugs for chimney, refrigerator, micro-oven / mixer / grinder; Designer Wall Tiles above platforms

UTILITY AND WASH: Utility - Tap point for general washing and provision for Dish washer. Wash/ Laundry - Provision for Washing Machine and Dyer



ELECTRICAL AND COMMUNICATION

ISI mark Concealed Copper Wiring with premium make modular Switches; Three Phase power supply for each unit with individual meter boards and miniature circuit breakers;

Power points for AC's in each bed room and living room, TV points in all bedrooms, Living and Drawing Room, Telephone & Internet points in Living Room and bed rooms, 100% power backup for essential services



FLOORING

Living Drawing and Dining: Double charged vitrified tiles of reputed make; **Master Bedroom:** Double charged vitrified tiles of reputed make 600x600mm; **Other Bedroom:** Double charged vitrified tiles of reputed make 600x600mm; **Utility Floor:** Non slip Ceramic / Matt finish vitrified tiles; **Kitchen:** Double Charged verified tiles; **Toilets:** Non-Slip ceramic / vitrified tiles of reputed make and dado tiles lintel level



LIFT

Jhonson or Equivalent



ELECTRICAL INSTALLATIONS

Concealed copper wiring with Flame Retardant Low Smoke PVC Insulated wires of superior range like Finolex equivalent; Modular switches of superior brand of anchor or equivalent popular brand; 3 Earth leakage circuit breaker (ELCB) for each Flat; Separate Miniature Circuit Breker (MCB) will be provided for light & power circuit at main distribution box within each flat



WALL DADO

Toilet wall Dado: Designer Ceramic tiles/Vitrified tiles



DOORS

Teak Wood designer door frame, designer door shutter with melamine polish on both sides; Hardware of superior brands (lever handles, lock sets, door closures, door stoppers); Engineered wood frame with 32/35mm flush shutters with moldings for bedrooms with veneer finish. Toilet doors of Veneer finish. outside and 1.5 mm thick laminate from inside; French Doors: uPVC section for frames and shutters with glass of reputed make with provision for mosquito mesh shutter; Windows : uPVC section for frames and shutters with glass of reputed make with provision for mosquito mesh shutter



TOILETS

Sanitary fixtures of Cera or Equivalent EWC with flush Valve. Provision for Geysers in all Toilet CP fittings of Cera or equivalent; Single lever wall mixers with shower, Wash basin taps and health Faucets



SECURITY

CCTV Cameras and guarded by security person; Solar fencing all around the site



EV

Provision of EV charging slot at every respective car parking



LANDSCAPING

As per Elevation and requirement

Note:

1. GST and Other Taxes are applicable as per Government norms time to time
2. Stamp duty & Registration charges are to be paid before registration as per Govt. Norms.

O R C H A R D

ONECENT HOMES PVT. LTD.

REGISTERED OFFICE

Plot No.80, Road No.10,
Kranthinagar Colony, Doctors Colony,
Kothapet, Saroornagar,
Hyderabad, Telangana-500035

SITE ADDRESS

Plot No: 94, Road No:10B, Hanuman Nagar,
Near TKR ENG College,
Hyderabad, TS-500079

TS RERA NUMBER: P02400004346

ARCHITECTS.

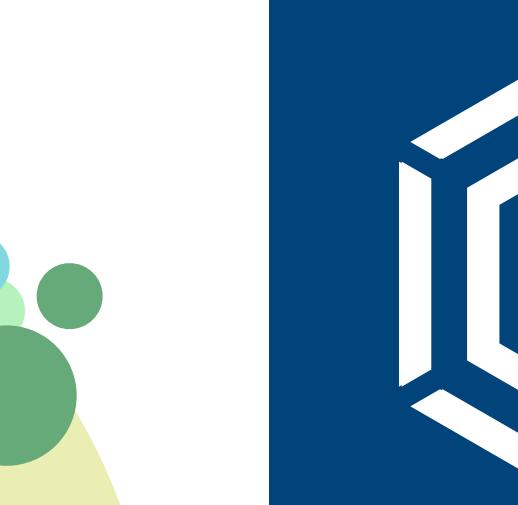
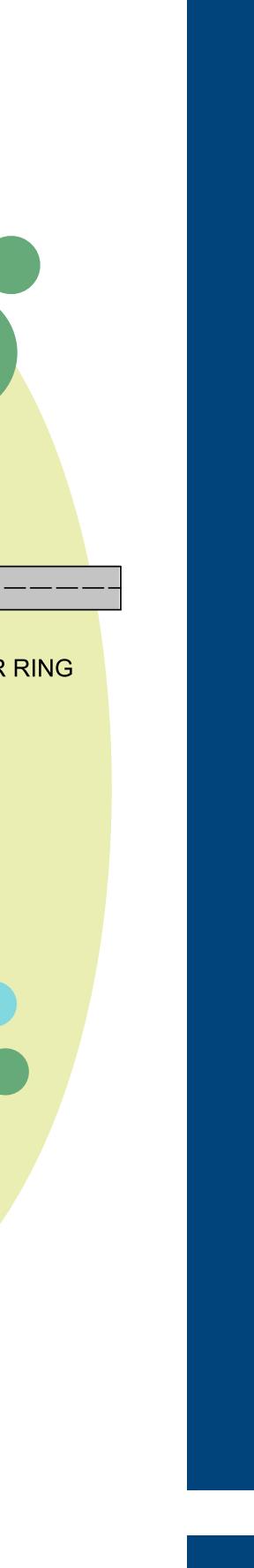
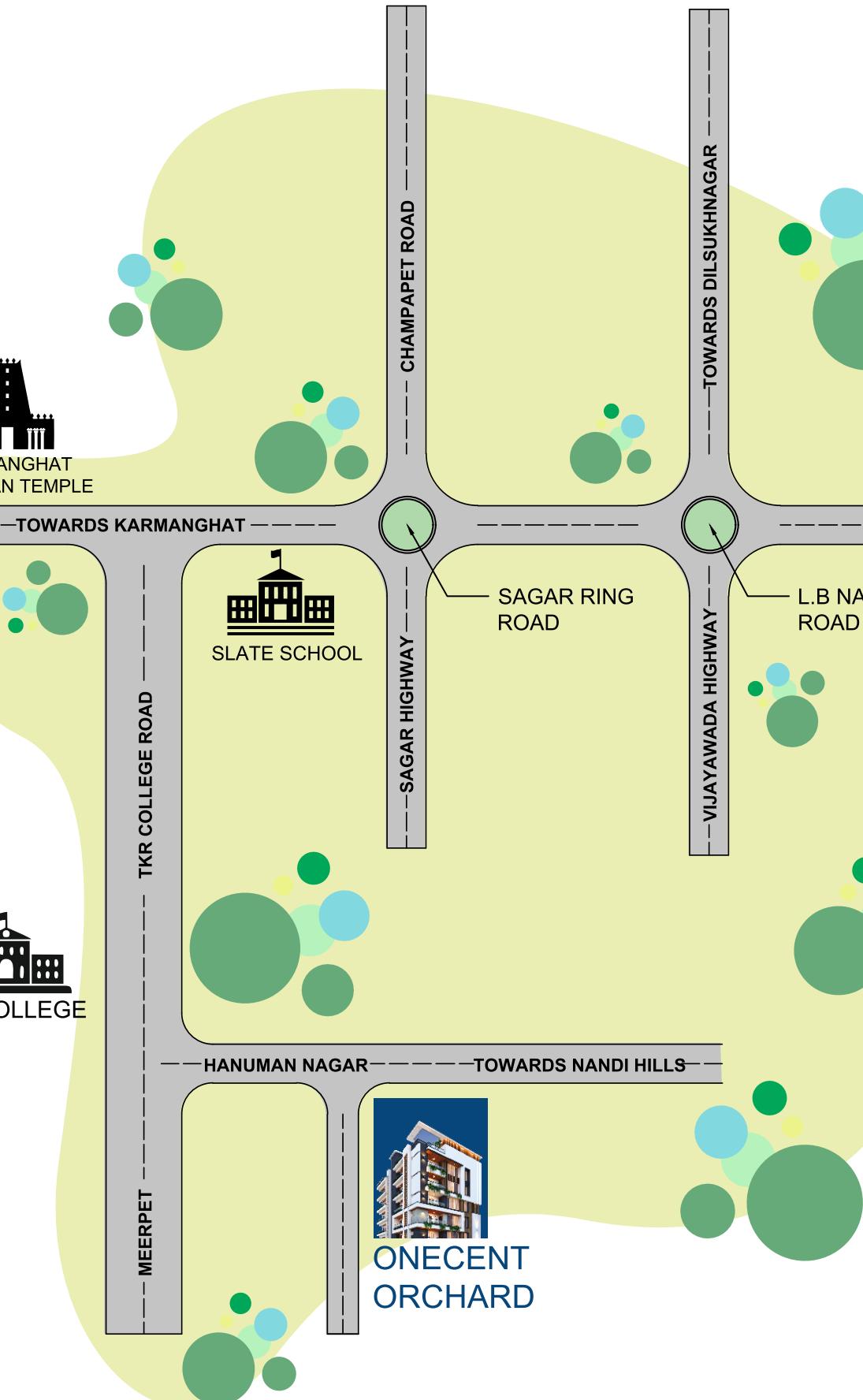
AR.PANKAJ

S A N K A L P A N

ARCHITECTS & ENGINEERS

SPA

SATYAPRAKASH ASSOCIATES
CONSULTING ENGINEER



**ONECENT
HOMES**

In an increasingly stressful world, homes are your refuge, and welcome you to an environment that is hospitable, warm, soothing, and peaceful.

Large French windows in the living areas and bedrooms let in an abundance of natural light, it's impossible not to feel inspired!

ORCHARD, an exclusive community by

ONECENT

HOMES

PRIVATE

LIMITED

is sensitively designed homes sits off

at

Hanuman

Nagar

Kar-

mang-

hat,

in South

Hyde-

rabad.

This area is one of the well-developed social infrastructure that includes reputable schools, colleges, restaurants making it a great place for urban living. Apartment which is crafted around you and your family, to comfortably meet your functional needs and lifestyle preferences.



West Floor Plan

3BHK - 1520 Sq Ft
WEST FACING
FLAT NO.
102, 202, 302
402, 502



East Floor Plan

3BHK - 1520 Sq Ft
EAST FACING
FLAT NO.
101, 201, 301
401, 501



TYPICAL FLOOR PLAN

