

The **gold standard** of living



SAYA
GOLD AVENUE
AN ASSET FOREVER
INDIRAPURAM



An artistic Impression

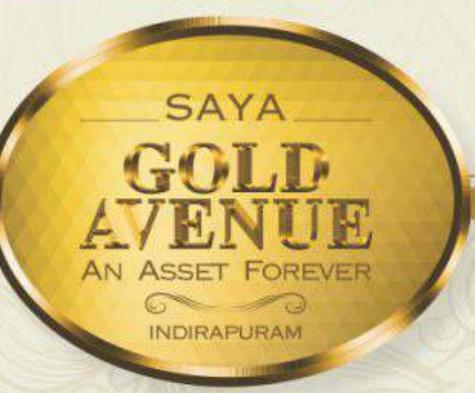


An artistic Impression

Modern
living
in the
heart of
Indirapuram

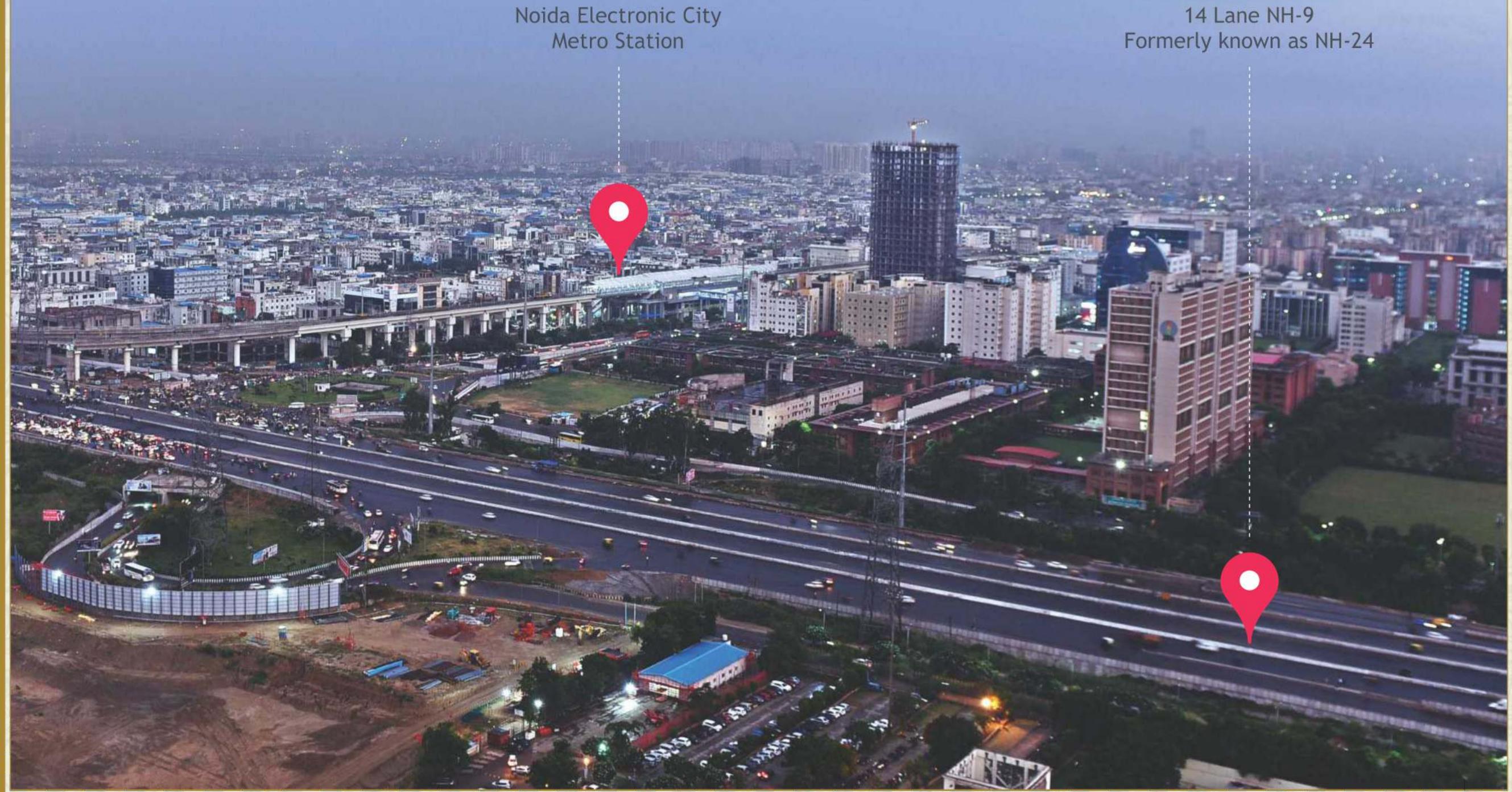


An artistic Impression



Experience the city with Bird's Eye View

An actual view from the apartment of Saya Gold Avenue (the tallest towers of Indirapuram)



ACTUAL PHOTOGRAPH





Site Plan



LEGEND

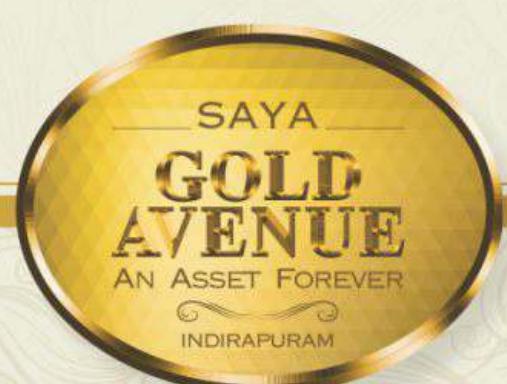
1. Entrance Exit Gate
2. Entrance Water Feature
3. Tower Drop-off
4. Open Car Parking
5. 6 M Wide Driveway
6. Cricket Net Practice
7. Kid's Play Area
8. Pathway
9. Jogging Track
10. Reflexology Path
11. Gazebo
12. Yoga/Meditation Lawn
13. Water Feature with Sheet Fall
14. Palm Garden
15. Club Entrance
16. Water Feature with Sculpture
17. Main Swimming Pool
18. Kid's Pool
19. Pool Deck
20. Health Spa
21. Badminton Court
22. Pergola
23. Half Basketball Court
24. Skating Rink

GOLD

SILVER

DIAMOND

PLATINUM



SILVER III | 2 BHK + 2 Toilet



	Sq. Mt.	Sq. Ft.
RERA Carpet Area of Unit	57.79	622
Area of Balcony	12.99	139.82
Area of Utility Balcony	03.27	35.20



Applicable for -

- | | |
|---------------|--|
| SG - 1 | Unit No. 1, 2, 5 & 6 (3 rd Floor to 34 th Floor) |
| SG - 8 | Unit No. 1, 2, 5 & 6 (1 st Floor to 34 th Floor) |

*Conditions apply



GOLD II | 3 BHK + 2 Toilet



	Sq. Mt.	Sq. Ft.
RERA Carpet Area of Unit	79.27	853
Area of Balcony	19.10	205.59
Area of Utility Balcony	03.18	34.23



Applicable for -

SG - 2 Unit No. 1, 2, 3, 4, 6 & 7 (3rd Floor to 36th Floor)

*Conditions apply





PLATINUM II | 3 BHK + 3 Toilet + Pooja



Applicable for -

SG - 3 & SG - 6 | Unit No. 3 & 4 (3rd Floor to 36th Floor)

	Sq. Mt.	Sq. Ft.
RERA Carpet Area of Unit	93.67	1008
Area of Balcony	19.68	211.83
Area of Utility Balcony	06.98	75.13



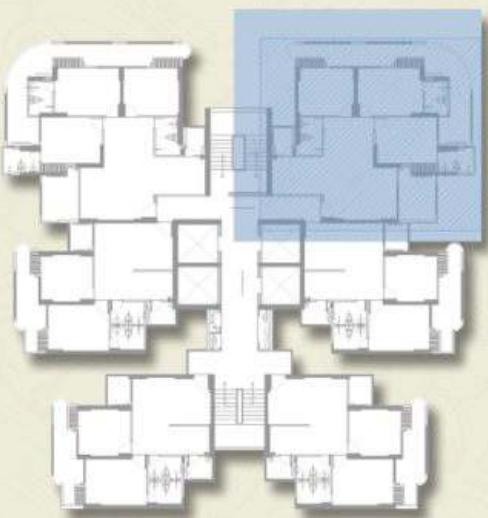
*Conditions apply



PLATINUM III | 3 BHK + 3 Toilet



	Sq. Mt.	Sq. Ft.
RERA Carpet Area of Unit	88.06	948
Area of Balcony	32.98	354.99
Area of Utility Balcony	03.21	34.55



Applicable for -

- | | |
|---------------|--|
| SG - 1 | Unit No. 3 & 4 (3 rd Floor to 34 th Floor) |
| SG - 8 | Unit No. 3 & 4 (1 st Floor to 34 th Floor) |

*Conditions apply



DIAMOND | 4 BHK + 4 Toilet



	Sq. Mt.	Sq. Ft.
RERA Carpet Area of Unit	142.55	1534
Area of Balcony	24.40	262.64
Area of Utility Balcony	06.08	65.45



Applicable for -

SG - 4	Unit No. 1 & 4 (3 rd Floor to 38 th Floor)	Unit No. 2 & 3 (3 rd Floor to 38 th Floor)
SG - 5	Unit No. 2 & 3 (3 rd Floor to 38 th Floor)	Unit No. 1 & 4 (3 rd Floor to 38 th Floor)

*Conditions apply



SPECIFICATION

DRAWING / DINING

INTERNAL WALL	Blockwork/ Brickwork/RCC, plastered, Acrylic emulsion plastic paint (Make: ICI dulux / Asian / Berger or Equivalent), one wall with texture paint.
CEILING	Acrylic emulsion plastic paint (Make : ICI dulux / Asian / Berger or Equivalent)
FLOOR	800*800 mm vitrified tiles ($\pm 5\%$ variation in tile size)
MAIN DOOR	Door Masonry Opening: 1050mm (w) x 2400 mm (h) Doorframe - Meranti Wood Doorframe size: 115mm x 60 mm section Doorframe ht.:2400 mm. Flush Door size - 950 mm x 2350 mm and 35 mm thick both side laminated Accessories - 10" Mortice Lock and 8" tower bolt
EXTERNAL BALCONY DOOR	UPVC door frame size: 55mm x 55mm Door ht.: 2400 mm. UPVC Two track Sliding Doors with 5 mm thick plain glass, both side sliding.
EXTERNAL FINISH	Weathercoat paint (Make : ICI dulux / Asian / Berger or Equivalent)

KITCHEN

SINK	SIZE OF SINK: 685.5MM X 508.00 MM (Diamond & Platinum) SIZE OF SINK : 609.60 MM X 457.20 MM (Silver & Gold) Make: Lotus / Jayna/ Jindal or equivalent Single Bowl Stainless steel Sink
R.O.	RO water purifier.(Whirlpool,Livpure, ZeroB or Equivalent) 7.5 to 8 Lt.
INTERNAL WALL	Blockwork/ Brickwork/RCC, plastered, Acrylic emulsion plastic paint,Cermaic tiles up to 2ft. hight above working platform

CEILING

Acrylic emulsion plastic paint

FLOOR	800*800 mm vitrified tiles ($\pm 5\%$ variation in tile size) Working platform : granite top (Tan Brown or Equivalent)
EXTERNAL UTILITY BALCONY DOOR	UPVC door frame size: 55mm x 55mm UPVC Casement Door : (800mm x 2400mm) (including 300mm high provision for ventilator)
EXTERNAL FINISH	weathercoat paint (Make: ICI dulux / Asian / Berger or Equivalent)
MODULAR CABINET	Plyboard/mdf with laminate fitted with standard fittings." hettich hinges"or equivalent (As displayed)

MASTER BED ROOM

INTERNAL WALL	Blockwork/ Brickwork/RCC, plastered, Acrylic emulsion plastic paint.(Make : ICI dulux / Asian / Berger or Equivalent) (one wall with texture paint in Diamond and Platinum only)
CEILING	Acrylic emulsion plastic paint (Make : ICI dulux / Asian / Berger or Equivalent)
FLOOR	600*600 mm vitrified /Porcelain tiles ($\pm 5\%$ variation in tile size)
DOOR	Door Masonry Opening: 900mm (w) x 2400 mm (h) Doorframe - Meranti Wood Doorframe size: 90 mm x 60 mm section Doorframe ht.: 2400 mm. Flush Door size - 800 mm x 2350 mm and 32 mm thick both side laminated Accessories- 8" Mortice Lock
EXTERNAL BALCONY DOOR	UPVC door frame size: 55mm x 55mm UPVC Two track Sliding Doors with 5 mm thick plain glass , sliding both sides.

WOOD WORK

Ply board / Mdf 18 mm sunmica cupboards in bedroom.
Accessories:Hinges hettich or equivalent
305 mm high Handle ,Telescope channel 457.20 mm



SPECIFICATION

BED ROOM

INTERNAL WALL	Blockwork/ Brickwork/RCC, plastered,Acrylic emulsion plastic paint (Make : ICI dulux / Asian / Berger or Equivalent)
CEILING	Acrylic emulsion plastic paint (Make : ICI dulux / Asian / Berger or Equivalent)
FLOOR	600*600 mm vitrified /Porcelain tiles ($\pm 5\%$ variation in tile size)
DOOR	Door Masonry Opening: 900mm (w) x 2400 mm (h) Doorframe - Meranti Wood Doorframe size: 90 mm x 60 mm section Doorframe ht.: 2400 mm. Flush Door size - 800 mm x 2350 mm and 32 mm thick both side laminated Accessories - 8" Mortice Lock
EXTERNAL BALCONY DOOR	UPVC door frame size: 55mm x 55 mm UPVC Two track Sliding Doors with 5 mm thick plain glass, sliding both sides.

WASH ROOM

INTERNAL WALL	Wall tiles (300*450) ($\pm 5\%$ variation in tile size) upto 2400 mm.
CEILING	Gypsum Grid False ceiling at 2400 mm. ht.
FLOOR	Antiskid Ceramic Tiles (300*300) ($\pm 5\%$ variation in tile size)
DOOR	Door Masonry Opening: 750mm (w) x 2400 mm (h) Doorframe - Meranti Wood Doorframe size: 90 mm x 60 mm section Doorframe ht.: 2400 mm. Flush Door size - 650 mm x 2350 mm and 32 mm thick laminated one side and internal side finish with enamel paint Accessories - Tower bolt 6" handle with latch
VENTILATOR	Masonry opening: - 400x750 Ventilator: UPVC 300 mm fix with 5 mm thick plain glass & 300 mm for provision of exhaust.

FITTINGS

CP Fittings: Jaquar or Equivalent
China ware: Varmora or Equivalent
Wall mixture: All wash room
Wash basin: Granite counter in one wash room & all other pedestal type.
EWC (European water closet) : all wash room
Floor Jali: Stainless steel

BALCONY

WALL	RCC Wall & Ms Railing 1200 mm. high, with enamel paint
CEILING	Acrylic emulsion plastic paint (Make: ICI dulux / Asian / Berger or Equivalent)
FLOOR	300*300 mm ceramic tiles ($\pm 5\%$ variation in tile size)
EXTERNAL	UPVC Two track Sliding Doors with 5 mm thick plain glass, sliding both sides.
EXPOSED BALCONY DOOR	weathercoat paint
EXTERNAL FINISH	weathercoat paint
PLUMBING PIPES	
FLOOR JALI	PVC /C.I. jali

OTHERS

ELECTRICAL FITTINGS	Modular Switches and socket: Philips or Equivalent MCB: Standard manufactured by havells , Mitsubishi or Equivalent
ELECTRICAL WIRE	Copper wire Make: Skytone ,Polycab or equivalent
VIDEO DOOR PHONE	Make: crystal , zycon or equivalent
FIRE FIGHTING	Sprinkler , smoke/heat detector in each flat Make: Newage , Hd, Tycon or Equivalent. Exposed fire pipes with enamel paint.
HEIGHT	FFL. TO FFL. - 10' - 2 " (3100 mm.)



Marketed by:



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AND
MANY
MORE...

The Project is financed by 'Yes Bank Ltd.' Yes Bank Limited shall issue NOC for sale of each of the Unit in the Project.

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