

MEHER  
*Flora*  
@BOMMAKAL

*Unprecedented comforts,  
Never before luxury!*



Luxury Homes from the house of VHR



PLOTS WITH THREE SIDES APPROACHING ROAD  
ARE CONSIDERED TO BE THE BEST THAN THOSE  
WITH LESSER APPROACHING ROADS.

## *Options that are irresistible*

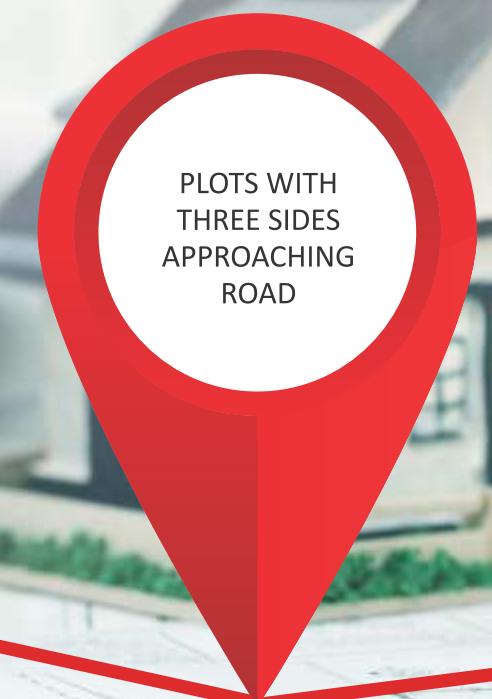
Karimnagar is a city that fascinates people in many ways. Its history, varied and picturesque landscapes, colonial buildings and especially its gracious people make it a city where people love to live.

Identifiable with legendary tradition, the city is known as the Smart City of Telangana because it's the pulsating heart of Telangana with many natural tourist spots, lung spaces, and lush vegetation. The city has it all.

Welcome to Karimnagar. This could be your home.

In this dynamic city, VHR Constructions offers you 'Meher Flora' - homes that complement in every way the rich heritage of the city while being vibrant to the economic, industrial and cultural developments. There are nine types of magnificent villas to choose from. Planned with passion, built with expertise, and designed with a difference, these are the homes everyone would dream to own. While smoothly blending with the environment, they sure enhance the landscape, lending additional beauty. These villas are spacious, well-ventilated, stylish, and reflect contemporary architectural elegance.

'Meher Flora' is so exclusive that soon it would become a prominent landmark in Karimnagar.



MEHER  
*Flora*  
@BOMMAKAL

*Pleasure perfectly planned*



*Homes that redefine happiness*

MEHER  
*Flora*  
@BOMMAKAL



## AREA STATEMENT

VILLA NO.	LAND AREA IN SQ. YDS.	GROUND FLOOR SLAB IN SFT.	FIRST FLOOR SLAB IN SFT.	STAIR CASE HEADROOM SLAB IN SFT.
01	231	1254	1254	211.31
02	150	1049	1049	202
03	150	1049	1049	202
04	150	1049	1049	202
05	150	1049	1049	202
06	150	1049	1049	202
07	176	1154	1154	211.31
08	189	1153	1153	211.31
09	150	1053.5	1053.5	223.5
10	167	1089	1089	223.56
11	133	825	825	211.31
12	150	1053.5	1053.5	223.5
13	151	874.69	874.69	150.62
14	249	1234	1234	214.3

Actual areas can vary by 5 to 10%.

Actual On-Site measurements will be final.

## Dwellings for the distinguished

The comfort of a home lies not just in its size but in intelligent designing, smart space utilization, and easy mobility inside. 'Meher Flora' is meticulously planned to offer you maximum benefit and advantage from every square foot of built-up space.



## GROUND FLOOR PLAN



## AREA STATEMENT

VILLA NO.	LAND AREA IN SQ. YDS.	GROUND FLOOR SLAB IN SFT.	FIRST FLOOR SLAB IN SFT.	STAIR CASE HEADROOM SLAB IN SFT.
01	231	1254	1254	211.31
02	150	1049	1049	202
03	150	1049	1049	202
04	150	1049	1049	202
05	150	1049	1049	202
06	150	1049	1049	202
07	176	1154	1154	211.31
08	189	1153	1153	211.31
09	150	1053.5	1053.5	223.5
10	167	1089	1089	223.56
11	133	825	825	211.31
12	150	1053.5	1053.5	223.5
13	151	874.69	874.69	150.62
14	249	1234	1234	214.3

Actual areas can vary by 5 to 10%.

Actual On-Site measurements will be final.

# *Walk through life with élan*

**'Meher Flora'**, located in a prime area adjoining Karimnagar, offers three-bedroom villas in a scenic pollution-free green belt. Centrally appointed, this unique residential enclave is easy to access and picturesquely laid out, with amenities that make it the most sought-after living area.



# FIRST FLOOR PLAN





## *Unparalleled space with Pollution-free environment*

A rare dual advantage. The best of the city and the best of the environment. Being in the location 'Meher Flora', you have excellent connectivity to all parts of the city and all the important establishments, industries, institutions, religious places, and tourist spots.



*Luxurious Standards,  
all your own*

# MEHER *Flora*

@BOMMAKAL

Welcome to 'Meher Flora', an apartment complex that rewrites the concepts of good homes, in Karimnagar. There are 14 luxury dwellings on a swell piece of land. Superior technology, diligent design, and attractive architecture put these homes in a class apart.



## AMENITIES

- CC Camera
- Underground Drainages
- Excellent Ventilation
- 100% Vaastu
- Internal Roads Blacktop / CC Roads



## SPECIFICATIONS

### Structure:

RCC Framed structure.

### Walls:

9" red brick for exterior walls & 4" red brick for internal walls.

### Painting:

Interior Walls: One coat of primer and two coats of emulsion paints with smooth finish.

Exterior Walls: One coat of primer and two coats of paint & texture as per elevation.

### Flooring:

Vitrified tile flooring for living, dining, bedrooms & kitchen - Size 2"x4". Anti-skid ceramic tile flooring for balconies - Size 2"x2"

### Toilets:

Fittings & Accessories - Wall mounted EWC commode and washbasin (white colour) of Jaquar / Hindware or equivalent make. Hot and cold wall mixer, pillar cock, health faucet in each toilet of half turn of standard make, like Kohler / American standard or equivalent brand.

### Doors:

Main Door: Solid Pine Wood with veneer finish, Internal Doors Pine Wood masonite skin doors.

### Windows:

VEKA / Aparna or equivalent uPVC windows with mosquito mesh

### Kitchen:

Black Granite kitchen platform with stainless steel sink. 2'0" dado in glazed tiles above granite kitchen platform. Provision for Aqua-guard point. Provision for washing machine in utility area

### Electrical:

TV points in the living room. Electrical wires of Anchor / Finolex or equivalent. Modular electrical switches of Anchor Roma / Legrand or equivalent. A.C. point provision in Master Bedroom.

### Granite:

Internal steps and windows.

### Security:

CCTV will be provided.

### Railing :

Railing - Stainless Steel.

### Note :

- No Shelves & Chajjas provided.
- GST and other taxes as applicable are extra and payable by the purchaser.
- Cost of borewell motor and electricity meter will have to be borne by the purchaser.
- Flat will be handed over after 100% of payment for wood work etc.,
- After the handing over of the flat no work will be undertaken.

QR Code



For Location

## LOCATION PLAN

(Not to Scale)

Visionary Creators, VHR Constructions is a team of visionary builders who have redefined living standards, bringing a new level of luxury and convenience to Villa Projects. Attention to detail is their signature style and they are impelled by a strong desire to achieve new targets in luxury and comfort by creating ideal modern homes.



Builders & Developers

Bommakal, Karimnagar.  
Call: +91 83412 33428

Architects & Structural Engineers:



**V.V. ASSOCIATES**

ARCHITECTS, ENGINEERS, INTERIORS & EXECUTORS  
V.V.S. Crest, Plot No. 8-2-438/7, Road # 4  
Banjara Hills, Hyderabad - 500 034  
Phone: 040 - 4202 4599, 2335 4222  
Fax: 040 - 2335 3776, [www.vvassociates.in](http://www.vvassociates.in)

MEP Consultant:



ESVE Design Solutions Pvt. Ltd.

# 401, 4th Floor, Jyothi Elegance,  
Guttila Begumpet, Kavuri Hills,  
Hyderabad - 500081