

Let your  
dreams meet  
ART living homes



art

ACHYUTA RAINBOW TEJESWINI

LIVING HOMES

The first prestigious project  
aesthetically planned gated communities 2&3 BHK apartments  
@ RAMPALLY 'X' ROADS, ECIL.



A Project by

SRI ACHYUTA  
RAINBOW INFRA

**GRAND**  
ENTRANCE

**MORE**  
OPEN SPACE

**16 UNITS**  
PER FLOOR

**TOTAL 77**  
INDEPENDENT UNITS

**1.0**  
Acres Project

**24/7**  
Security

**S+5**  
STOREY TOWERS

**AMPLE**  
CAR PARKING

**WIDE**  
DRIVeways

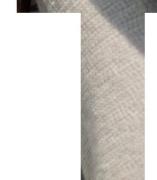
**10+**  
Amenities

**2 LIFTS**  
2 STAIRCASES

**3,945+** Sft  
CLUBHOUSE SPACE

**SOLAR FENCING**  
AROUND THE COMPOUND WALL

# A COMMUNITY IN PERFECT HARMONY



Art Living Homes offers topnotch with spectacular views. Built spaciously, every room is a luxurious spread of grandness and comfort. Sunlight rushes in to light up your homes. The wind sways undulated as it caresses the interiors. Wide and aesthetically constructed balconies make up for a perfect sit-out. The sweeping views offer a panoramic view of the city skyline. Living here, you are sure to feel on top of the world.

Go where  
You feel most  
Alive





**art**  
ARCHITECTURE LIVING DESIGN  
LIVING HOMES

Where  
Memories  
are made





3 BHK | East Facing

Flat No. 1 & 15

1600 Sft.



2 BHK | North East Facing

Flat No. 3 & 5

1250 Sft.



2 BHK | North West Facing

Flat No. 2, 4, & 6

1250 Sft.



2 BHK | North Facing

Flat No. 11, 12 & 13

1315 Sft.



3 BHK | West Facing

Flat No. 7 & 9

1540 Sft.



ISOMETRIC VIEWS

# AMENITIES & FEATURES

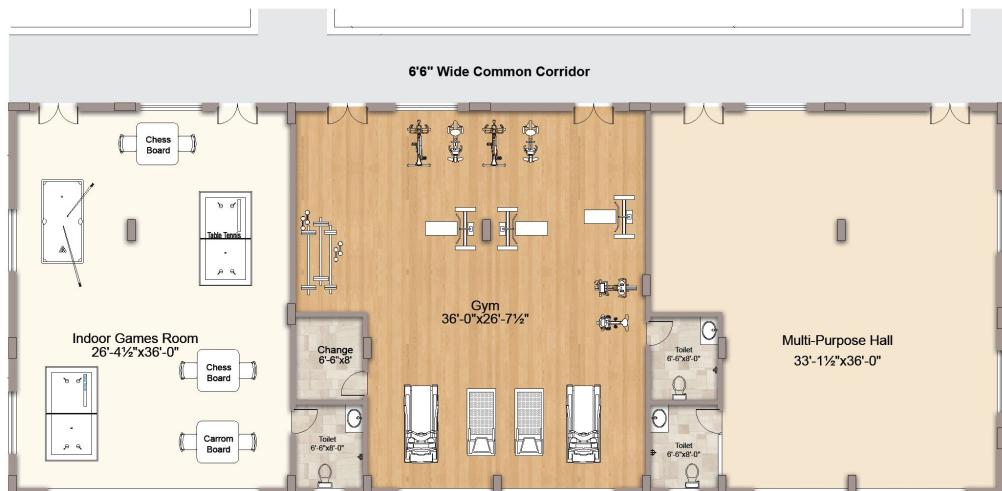




## CLUB PLAN



KEY PLAN



FIRST FLOOR PLAN



# WHERE, LUXURY IS IN EACH DETAIL SPECIFICATIONS

## FOUNDATION & STRUCTURE

RCC framed structure, to withstand wind & seismic loads.

## SUPERSTRUCTURE

Light weight Red bricks External 9" walls, internal 4" walls.

## PLASTERING

Internal : Double coat cement plastering with Ippum  
External : Double coat Sponge finish plastering.

## JOINERY WORKS

Main door : Full color teak wood frame with flush shutter finish aesthetically designed and finished with melamine polish fitted with hardware of ISI marked brand.

Internal Doors : Teak wood Frames with Design Flush shutters with standard hardware.

Toilet Doors : Teak wood Frames with Design WPC shutters with standard hardware.

Windows : UPVC Windows with mosquito mesh and provision for safety grills.

## PAINTING

Internal : Two coats ASIAN paint over two coats wall care putty.  
External : Textured/Sponge finish & Two coated of exterior Emulsion/  
Weather proof paint of the ASIAN PAINTS as per Design of Architects.  
Parking Area : Oil bound distemper over two coats of Ippum.

## FLOORING

Living, Dining, All Bedrooms & Kitchen: 800x800 mm size Vitrified Tiles of good quality.

All Balconies : Rustic/ Anti-Skid ceramic tiles of good quality.

Corridors : Rustic/ Anti-Skid ceramic tiles of good quality.

Toilets : Good quality acid resistant, Anti skid designer tiles.

Utility/Wash : Rustic/ Anti - Skid ceramic tiles of good quality.

Parking : Cement based Designer Tile Flooring.

Staircase : Granite flooring as per design.

Toilets : Best quality Acid resistant Designer tiles up to 7ft ht.

Kitchen : Ceramic tiles dado up to 3ft ht. above kitchen Platform.

Utility / Wash : Glazed ceramic tiles dado up to 4 ft ht.

## PLUMBING & SANITARY

CPVC Pipes and fittings, SWR Pipes and fittings good quality of ISI marked brand.



### KITCHEN PLATFORM

- Black Granite platform with stainless steel sink with bore & municipal water connection.
- Provision for fixing of RO system, exhaust fan & chimney.

### TOILETS

- EWC water closet with flush tank good quality of ISI marked brand.
- All Toilets consist of wash basins
- Hot and cold wall mixer with shower.
- Provision Geyser in all toilets.
- All C.P. fittings are chrome plated good quality of ISI marked brand.

### ELECTRICAL

- Concealed copper wiring reputed make.
- Power outlets for A/Cs in halls & Bedrooms.
- Power outlets for geysers in all bathrooms.
- Power plug for cooking range chimney, refrigerator, micro oven mixer grinder in kitchen
- 3 - Phase supply for each unit and individual meter boards Miniature circuit breakers (MCB) for each distribution board.
- Modular Switches, Frames, Plates good quality of ISI marked brand.

### INTERNET

- Internet provision for living room.
- Intercom facility to all the units connecting security.

### CABLE TV

Cable provision for living room.

### LIFTS

V3F Technology Auto door lift of Otis / Schindler or equivalent make with 6 passenger capacity.

### GENERATOR

Stand by Generator for lift and the common area lights. Inside the flats 2 points will be provided like 1 fan point 1 light point. 100% power backup common area.

### NOTE

- Shelves, chajja, loft, arches or any kind of modifications / alterations are extra cost.
- Flat will be handed over for wood work / interiors after receiving 100 % payment only.
- GST, Registration and other applicable taxes as per Govt. norms

## Proximity

### 0-5 Mins

Walkable distance from main road

Rampally X Roads

very close to major resorts

Rampally village

Vijaya Multi Speciality Hospital

### 10-15 Mins

ECIL x Roads

KGR Institute of Technology

Reqelford International School

ORR Exit No.8 Keesara

Tirumala Engg. College

MMTS Railway Station

Cherlapally railway station

Pallavi International School

### 15-20 Mins

Warangal highway

ORR No.9 Ghateswar

District Collector, Medchal-Malkajgiri

Sri Cheeryla Laxmi Nrusimha Swamy temple

Geethanjali Engg college

Jubilee Hills Public School

Keesaragutta, temple

### 20-30 Mins

VIMTW

Cherlapally

MMTS

Rajiv Gandhi International Airport

AIIMS Bibinagar

Scan this QR code to view the site  
Google Coordinates



## LOCATION MAP

(Not to Scale)





#### Builders & Developers



**SRI ACHYUTA  
RAINBOW INFRA**

#### Office Address

H No. 8-7-57/3, Part-1, Plot No. 10, Ground Floor,  
RR Nagar, Old Bowenpally, Medchal- Malkajgiri Dist.

#### Site Address

East Gandhi Nagar, Road No. 9, back side of St. Peters School,  
Nagaram village & municipolity, near Rampally 'X' Roads,  
Keesara mandal, Medchal-Malkajgiri Dist.

**Cell : +91 96461 64444 96462 64444**

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



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Google Coordinates



Registered

#### Architects & Engineers

**JS ASSOCIATES**

Architects Interior Designers

Flat No-201, SR Enclave, Bal Reddy Nagar, Hyderabad,  
Ph : 9502655980 E-mail: architectnaidu@gmail.com

BROCHURE DESIGN BY  
**DG WORKS**  
9290 55 9933