

Pioneers in Construction



Apsara Nextgen Homes
India pvt. ltd.

About Our Company

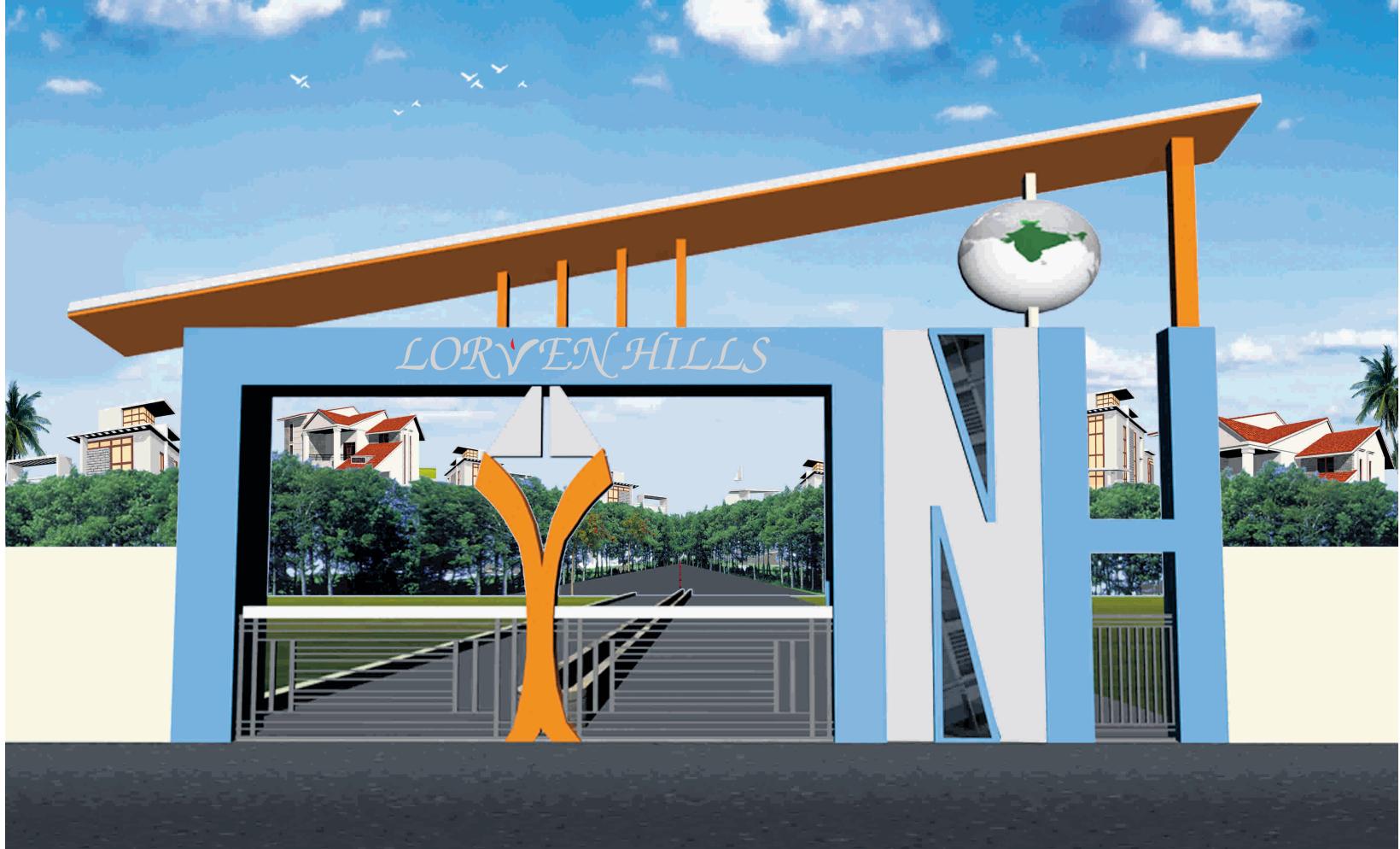


- As reflected in the name, we aim at the expectations of next generation
- We are pioneers in construction over a decade
- We construct Villas, Duplex Houses, Triple/Double bed room houses and apartments
- We have completed many projects in Hyderabad and expanded to all districts
- We are expanding Our model projects all over India
- We believe in quality construction
- We assure completion of the project as per time schedule
- We provide facilities beyond customer's expectations
- All our constructions are as per 100% vaastu
- All our constructions are in gated community with Compound Wall, Solar Fencing, Modern Arch, 24 Hours Security, BT Roads, Greenery, Drainage, Overhead Tank, Swimming Pool, Club House, GYM, Children Park and Health Club
- We provide individual electronic security system for each house
- We arrange hassle free Bank Loans

*Customer is Our King
Customer's Satisfaction is Our Satisfaction
Your Dream is Our Commitment*

Vemula Anand Kumar
Chairman

Survi Venkatesh Goud
Managing Director



Highlights of the project

- DTCP approved layout designed on principles of 100% vaastu.
- Sprawling 40 feet wide BT Roads with curbing.
- Alluring avenue plantation using various plants all along the roads.
- Drainage system with septic tank
- Central overhead tank
- Solar decorative street lighting
- Entire layout is bounded by compound wall with modern arch.
- Excellent landscaping and greenery using various flora.
- Swimming pool, Club house and GYM facility.
- Children Park
- Invertor facility for each house seperately
- Individual electronic security system for each house
- 24 hours security with CC Cameras



Villa - West Facing



Highlights

- Swimming pool
- Capsule lift
- Gym
- Home theatre room
- back bar
- Party lawn
- Surveillance CC Cameras
- Electronic Security System
- Video Door Phone
- Invertor Facility
- Two Car Parkings

Plot Area: 440.00 sq.yds

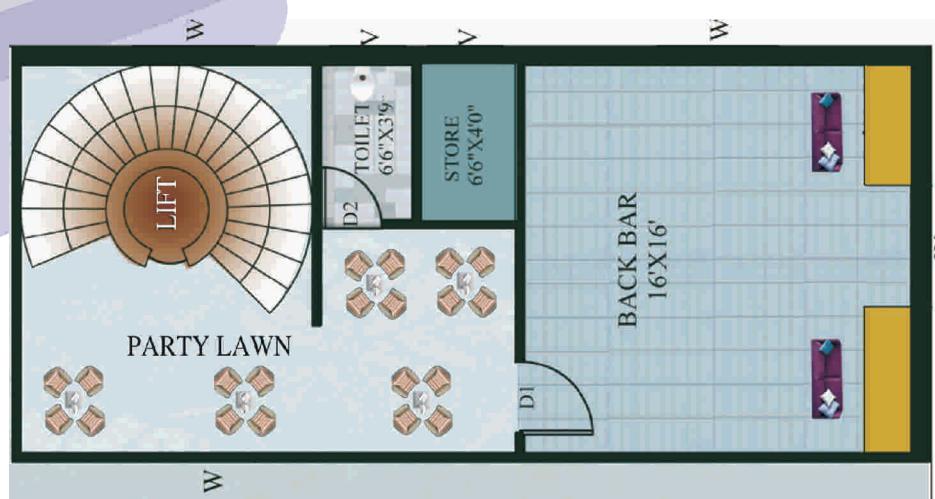
Built up Area :

GF = 2270.00 sft

FF = 1540.00 sft

SF = 648.00 sft

Total Built up Area:
4458.00 sft



Villa - East Facing



Highlights

- Swimming pool
- Capsule lift
- Gym
- Home theatre room
- back bar
- Party lawn
- Surveillance CC Cameras
- Electronic Security System
- Video Door Phone
- Invertor Facility
- Two Car Parkings

Plot Area: 440.00 sq.yds

Built up Area:

GF = 2054.00 sft

FF = 1875.00 sft

SF = 413.00 sft

Total Built up Area:

4342.00 sft



Duplex - East Facing



Highlights

- Video Door Phone
- Home theatre room
- Electronic Security System
- Invertor Facility

Plot Area:
220.00 sq.yds

Built up Area:
GF= 1360.00 sft
FF = 1245.00 sft

Total Built up Area:
2605.00 sft



GROUND FLOOR PLAN

FIRST FLOOR PLAN

Duplex - West Facing



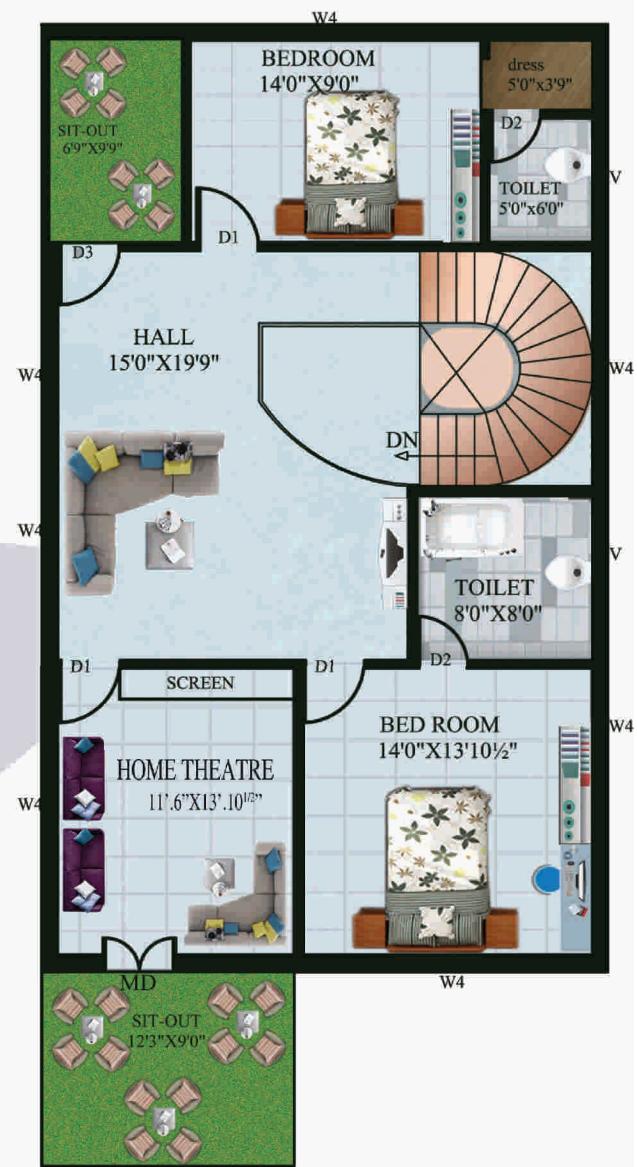
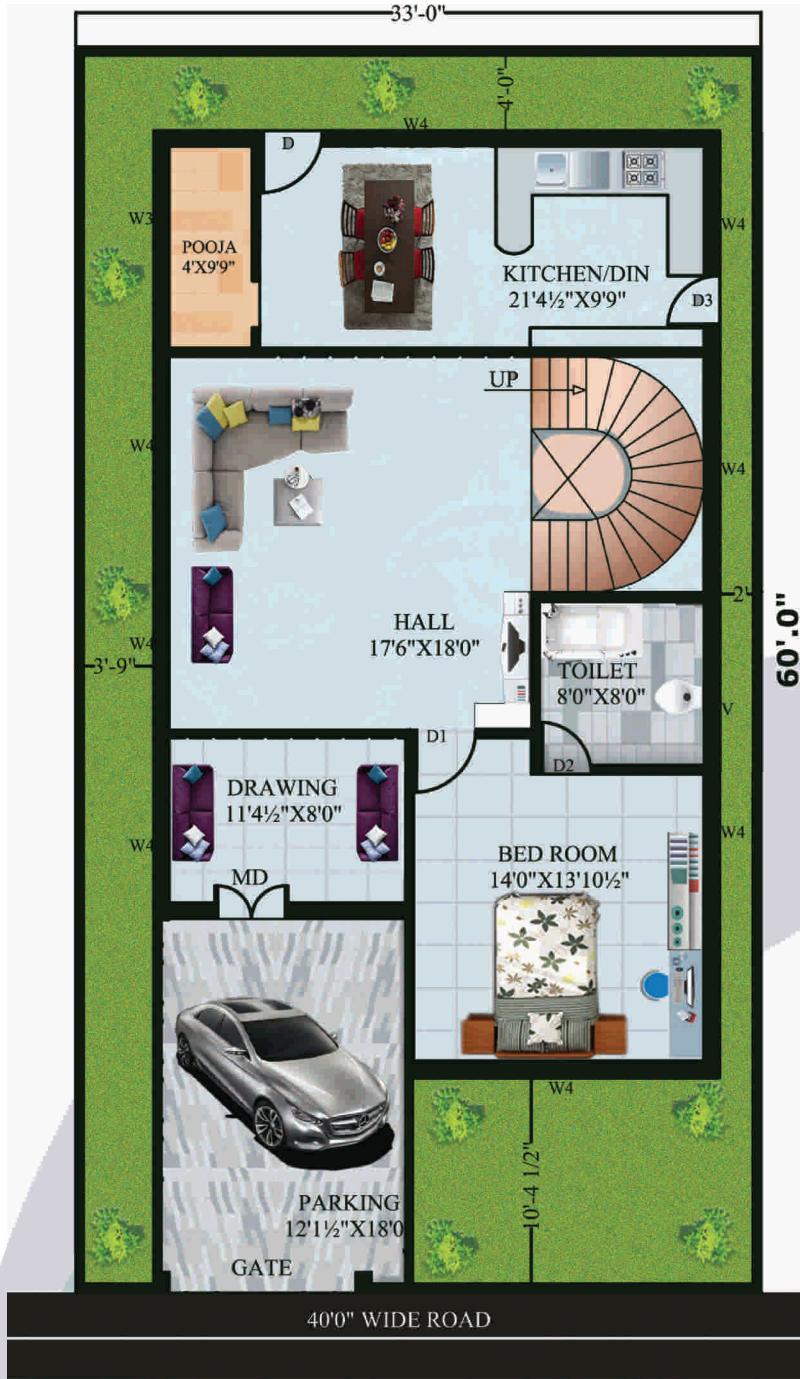
Highlights

- Home theatre room
- Electronic Security system
- Video Door Phone
- Invertor Facility

Plot Area:
220.00 sq.yds

Built up Area:
GF= 1360.00 sft
FF = 1245.00 sft

Total Built up Area:
2605.00 sft



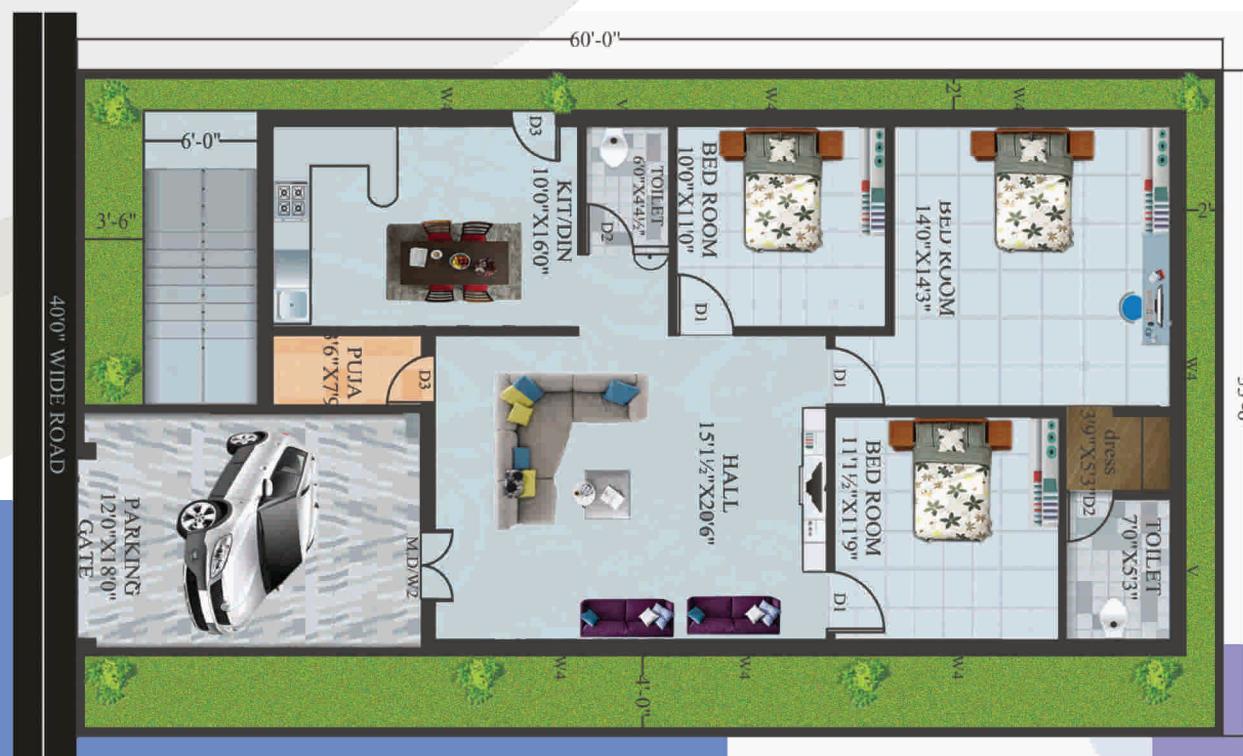


Triple Bed Room - East Facing



Plot Area:
220.00 sq.yds

Built up Area:
1500.00 sft



Highlights

- Electronic Security System
- Invertor Facility

Triple Bed Room - West Facing

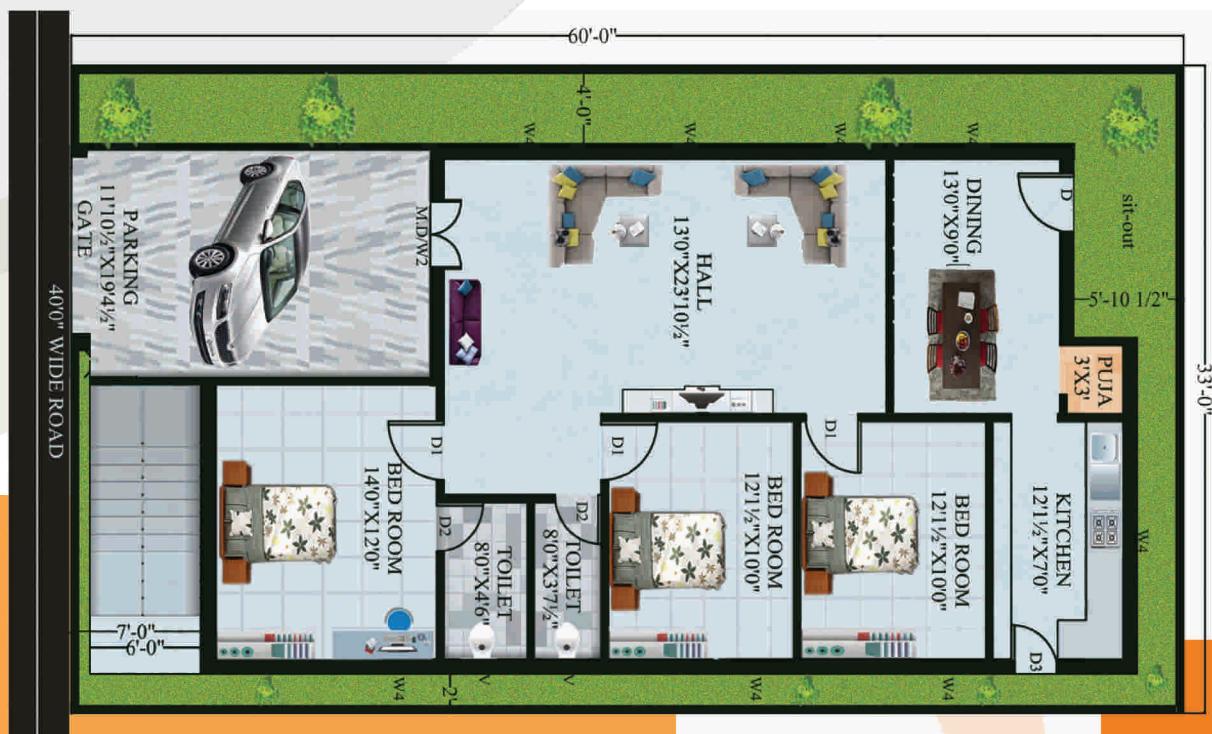


Plot Area:
220.00 sq.yds

Built up Area:
1525.00 sft

Highlights

- Electronic Security System
- Invertor Facility



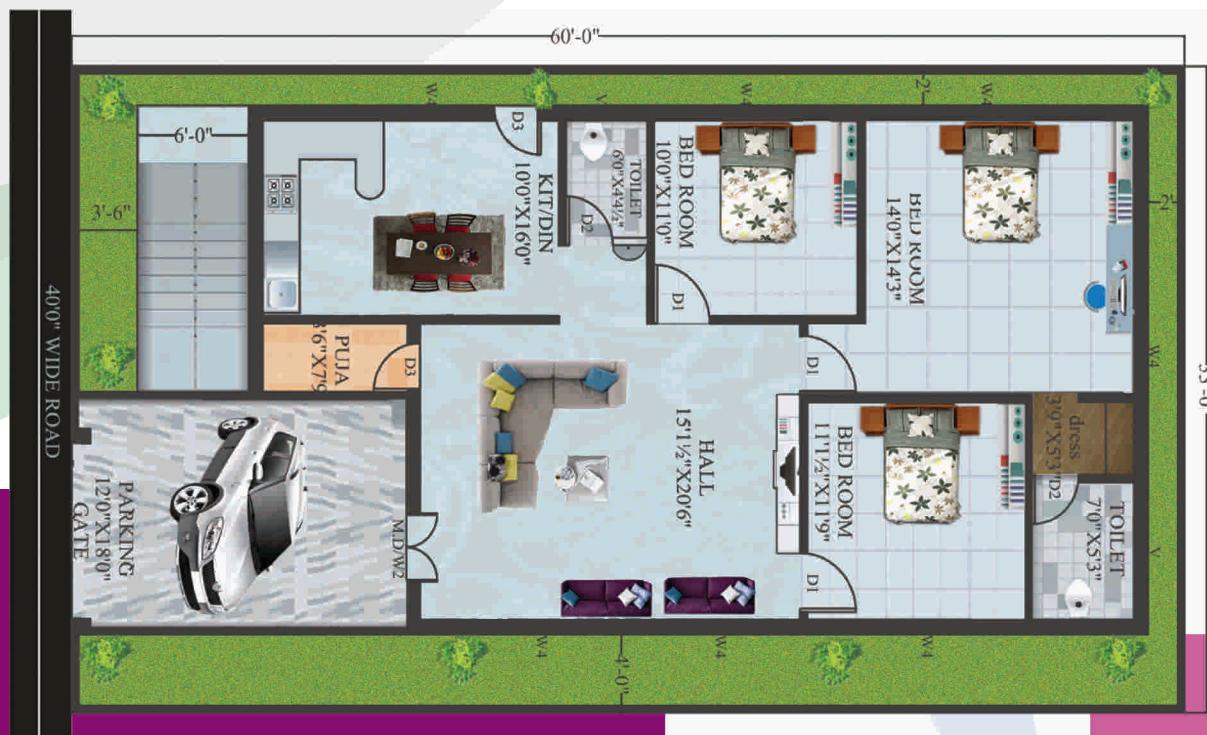


Double Bedroom - East Facing



Plot Area :
183.00 sq.yds

Built up Area
1250.00 sft



Highlights

- Electronic Security System
- Invertor Facility

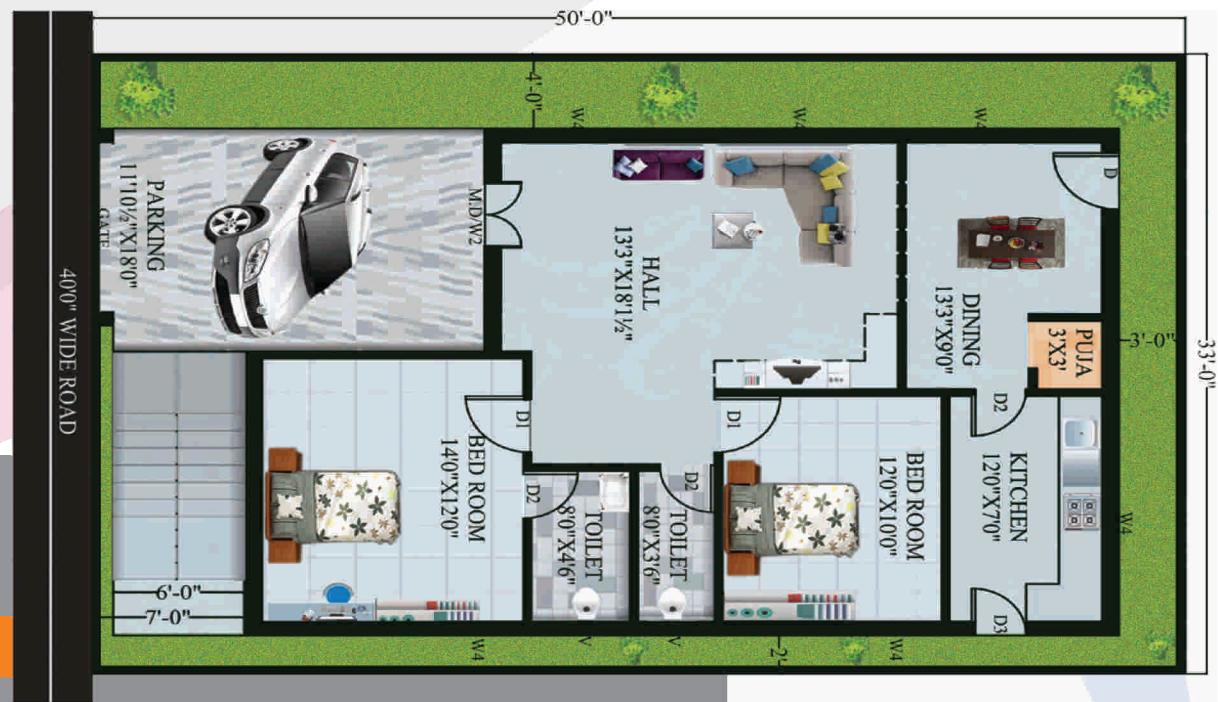


Double Bedroom - West Facing



Plot Area :
183.00 sq.yds

Built up Area
1250.00 sft



Highlights

- Electronic Security System
- Invertor Facility



SPECIFICATIONS

VILLAS & DUPLEX

STRUCTURE & SUPER STRUCTURE

RCC Footing, Load Bearing Walls (External 9" & Internal 4 1/2) with Smooth Finish. RCC Slab with Smooth Finish.

FLOORING:

Hall	High Quality Vitrified Tiles 3'X3'
Bedrooms	High Quality Vitrified Tiles
Balconies	Rustic Tiles of Branded Make
Utility	Rustic Tiles of Branded Make

DOORS:

Main Door:	BT Teak Wood Door Frame with teak shutters. Internal Doors M.T Wood Door Frames with Moulded Type Door Shutters
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windows :

Teak Shutters with float glass

ELECTRICAL :

Internal :	Modular Switches or equivalent make, Copper Wiring with High Standard
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PLUMBING & SANITARY :

High Standard CP Fittings & Sanitary Ware

PAINTS & FINISHES :

Internal Walls Birla Wallcare with Royal Emulsion paint (Asian).
External Walls Ultima Apex Exterior Painting/ Stone Cladding / texture paint.

TOILETS :

Flooring Antiskid Ceramic Tiles (12"X12")
Dadoing 10"X16" Glazed titles.

KITCHEN :

Flooring High Quality Vitrified Tiles.
Dadoing 3' height with 16"X12" Glazed Tiles of High Standard
or Equivalent make. Granite Platform with Stainless Steel Sink.

PARKING AREA :

Flooring with interlocking paver Tiles.

HARDWARE :

Main door Godrej Handlock. Internal Doors high standard Lock Knob type
with Brass fitting with gold coating.

LIGHTING : Street Lighting & Common Water Supply.



SPECIFICATIONS

2 BED ROOM & 3 BED ROOM

STRUCTURE & SUPER STRUCTURE

RCC Footing, Load Bearing Walls (External 9" & Internal 4_{1/2}) with Smooth Finish. RCC Slab with Smooth Finish.

FLOORING:

Hall	High Quality Vitrified Tiles 2'X2'
Bedrooms	High Quality Vitrified Tiles
Balconies	Rustic Tiles of Branded Make
Utility	Rustic Tiles of Branded Make

DOORS:

Main Door:	BT Teak Wood Door Frame with teak shutters. Internal Doors M.Tek Wood Door Frames with Skin Type Door Shutters
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windows :

Teak Shutters with float glass

ELECTRICAL :

Internal :	Modular Switches or equivalent make, Copper Wiring with ISI Mark
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PLUMBING & SANITARY :

High Standard CP Fittings & Sanitary Ware

PAINTS & FINISHES :

Internal Walls Luppam with Emulsion paint (Asian). External Walls Apex Exterior Painting/ Stone Cladding / texture paint.

TOILETS :

Flooring Antiskid Ceramic Tiles (12""X12")
Dadoing 10""X16" Glazed titles.

KITCHEN :

Flooring High Quality Vitrified Tiles.
Dadoing 2' height with 8"X12" Glazed Tiles of High Standard or Equivalent make. Granite Platform with Stainless Steel Sink.

PARKING AREA :

Flooring with interlocking paver Tiles.

HARDWARE :

Main door Godrej Handlock. Internal Doors high standard with handlock with Aluminum Hardware

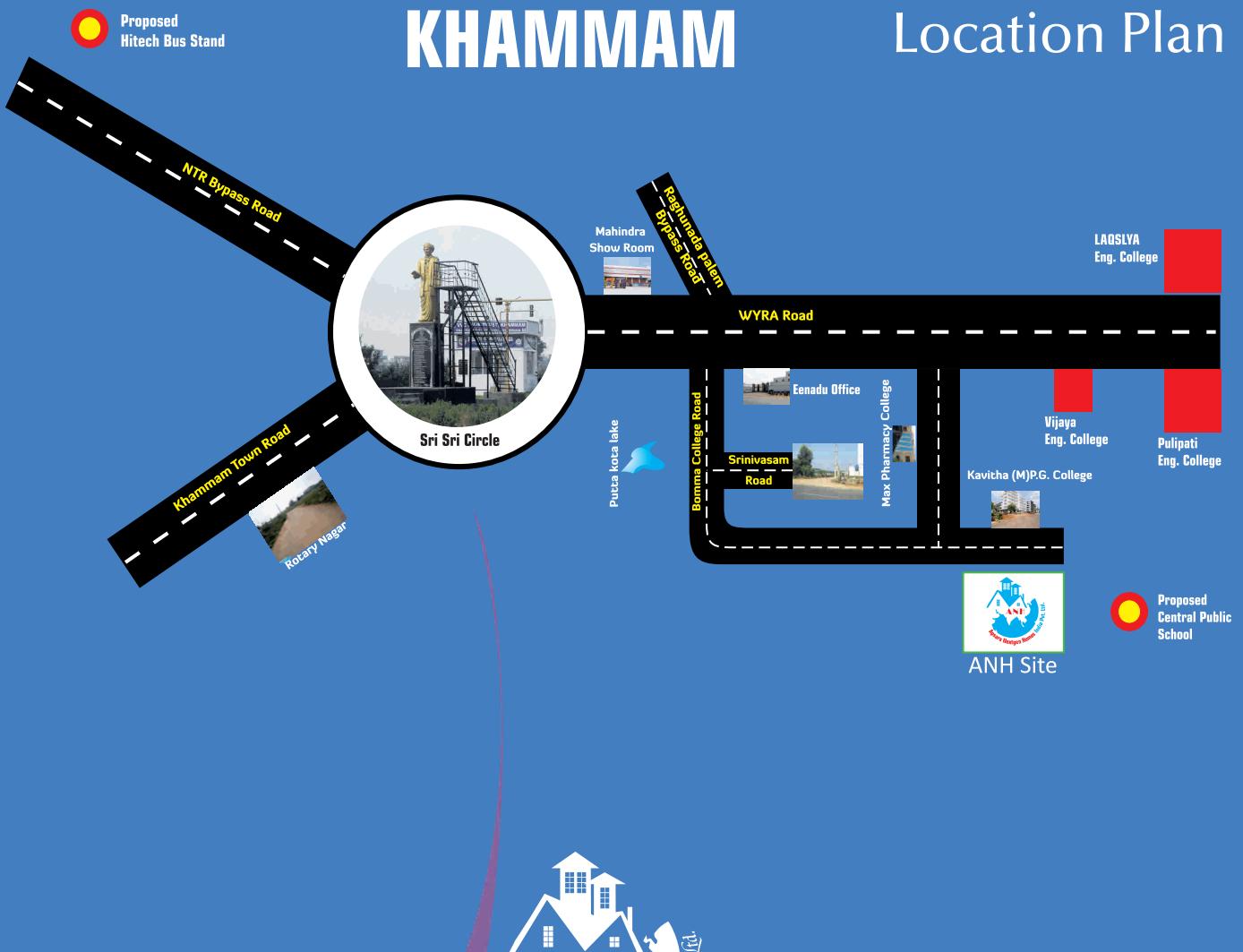
LIGHTING :

Street Lighting & Common Water Supply.



KHAMMAM

Location Plan



Apsara Nextgen Homes India pvt. ltd.

Corporate Office: Plot No. 24, Block no. 14, Sirinagar Colony, L.B.nagar, Saroornagar, Hyderabad.
Land mark: Siris to Kamineni Hospital Road.

Branch Office: NTR Bypass Road, Beside SBI Bank Opp. Vijaya Car Care, Khammam

P.Sai Venkat, 7799994959

J.Ramesh, 7799656444

B.Jaswanth, 9885692345

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