

closer than ever, deeper than within

Where Elegance Soars : Pati- Ghanpur @Kollur



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EVERYTHING
near you
EVERYTHING
with in you

The community is seamlessly connected to everything you need while offering everything within itself. From the tranquility of nature to the energy of modern living, every aspect of life is closer than ever. Here, convenience and comfort flow effortlessly, making it more than just a place to live—it's a reflection of everything within you. Now,

Pati-Ganapur skies welcome Lavender Skies, painting your world with hues of peace, beauty, and endless possibilities.

DESIGNED FOR
today
BUILD FOR
tomorrow

Discover 540 well-appointed homes designed for seamless living, work, and play. With resort-style architecture and a touch of luxury, Lavender Skies is both a retreat and a smart investment.

Located in prime Patighanpur, Kollar, enjoy West Hyderabad living with easy access to ORR, Kokapet, and the Financial District. Surrounded by top schools and leisure spots, Lavender Skies offers charm, convenience, and elevated living.



4.07
ACRES

5
BLOCKS

10
FLOORS

2,3 & 4
BHK UNITS

540
UNITS

**LUXURY
CLUB
HOUSE**

LIFE'S
essentials
JUST A
step away

Step into a community where luxury and comfort come together effortlessly. With 50+ world-class amenities, 70% open spaces, and a well-secured, serene environment, every moment feels special. A safe and joyful kids' play zone, thoughtfully designed spaces, and a clubhouse for indulgence make this the perfect place to call home.

Here, life flows with ease, just the way you envisioned.



 Lavender Sky

50
+AMENITIES

70%
OPEN
SPACES

24/7
SECURITY

KIDS
PLAY
ZONES

POWER
BACK-UP

CURATED
LANDSCAPE

VASTU
COMPLIANT

SPORTS
&GAMES
INDOOR &
OUTDOOR



EXCLUSIVE AMENITIES

- 2-Level security
- Round the clock **CCTV** surveillance
- Mygate security
- Solar fenced**
- Entrance lounge** for each tower
- Ramp for the elderly and differently able
- 100%** common power backup
- Intercom** connectivity
- Rainwater harvesting
- Terrace **Swimming pool**.





Lavender Sky

A PLACE TO
ruminate
A SPACE TO
relish

Step into an exclusive clubhouse designed for leisure, luxury, and lively conversations. Whether you seek quiet reflection or vibrant social gatherings, this space offers the perfect balance. Rejuvenate at the wellness zone, stay active in the state-of-the-art gym, or engage in a game of squash. Indulge in grooming experiences at the salon or unwind at the café. Take a refreshing dip in the terrace pool, where relaxation meets perfection. Here, every moment is yours to ruminat and relish.



RECEPTIONS &
LOBBY



SALOON/SPA



CONFERENCE
ROOM



OUTDOOR
SEATING DECKS



COFFEE
SHOP



INDOOR
BADMINTON COURTS



CRECHE



KIDS POOL

Clubhouse Amenities

1. Reception and Lobby.
2. Grocery Store.
3. Cafeteria.
4. Crèche.
5. Clinic and Pharmacy.
6. Well furnished Guest suits.
7. Co-workingspaces.
8. Business center.
9. Conference room.
10. Administration center.
11. Multipurpose hall.
12. Mini Library.
13. Saloon/spa.
14. Jacuzzi.
15. Sauna.
16. Cardio gym.
17. Cross fitness studio.
18. Meditation & Yoga.
19. Aerobics.
20. Indoor games.
21. Squash court.
22. Space for ATM.
23. Coffee lounge.
24. Swimming Pool.
25. Sitouts.



Lavender Sky

PLAY LEARN GROW
every moment
IS AN
adventure

A world where little explorers thrive, with open and serene spaces to play, learn, and grow. Safe and thoughtfully designed, every corner sparks joy and imagination. From laughter-filled parks to peaceful retreats, adventure and calm go hand in hand. Here, childhood is celebrated, and every moment is a step toward discovery!

Outdoor Amenities

- 1. Party Lawn.
- 2. Outdoor Fitness Studio.
- 3. Yoga And Meditation.
- 4. Children Play Area.
- 5. Recreation Park.
- 6. Arrival Plaza At Each Tower.
- 7. Landscape And Water Scape Gardens.
- 8. Kids Adventure Zone.
- 9. Pet Park.
- 10. Senior Citizen Park.
- 11. Jogging Track.
- 12. Gazebo.
- 13. Sculpture Garden.
- 14. Amphitheater.
- 15. Cricket Nets.
- 16. Badminton Court.

harmony & wellness

WHERE A NEW DAY AWAKENS



L A W N S



O U T D O O R F I T N E S S S T A T I O N



K I D S P L A Y Z O N E



C R I C K E T N E T S

jump run play

WHERE EVERY
ADVENTURE BEGINS

connection & stillness

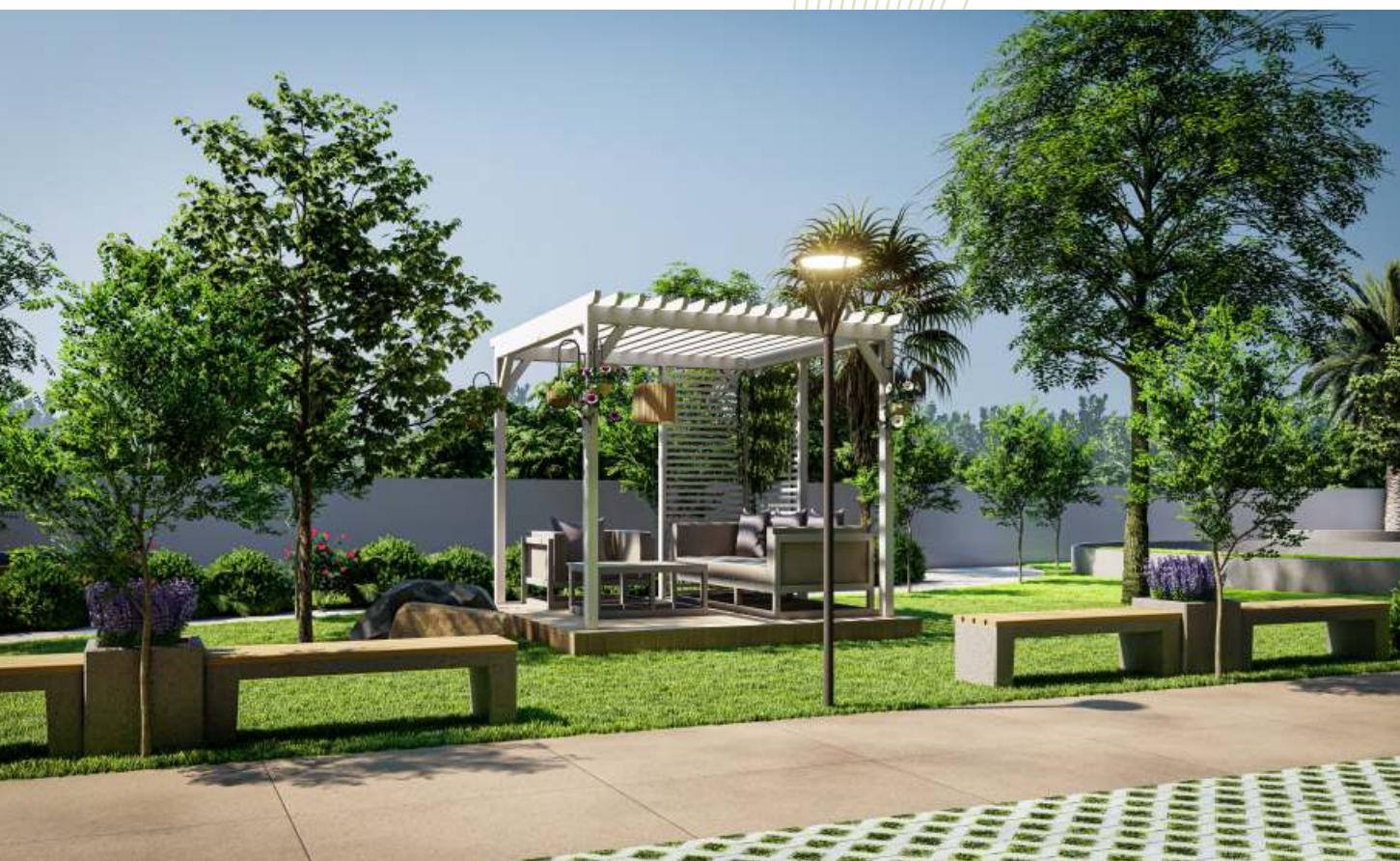
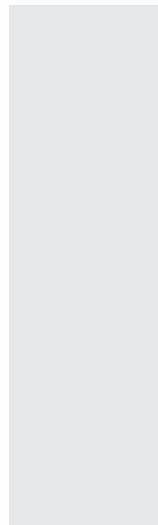
A M P H I T H E T E R



S E A T I N G
U N D E R T R E E



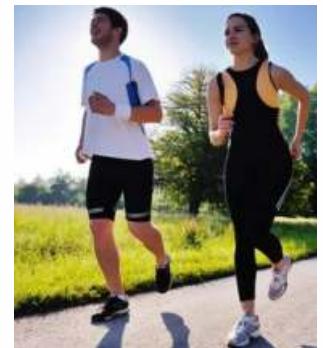
W A L K I N G / J O G G I N G Z O N E



O U T D O O R S E A T I N G S



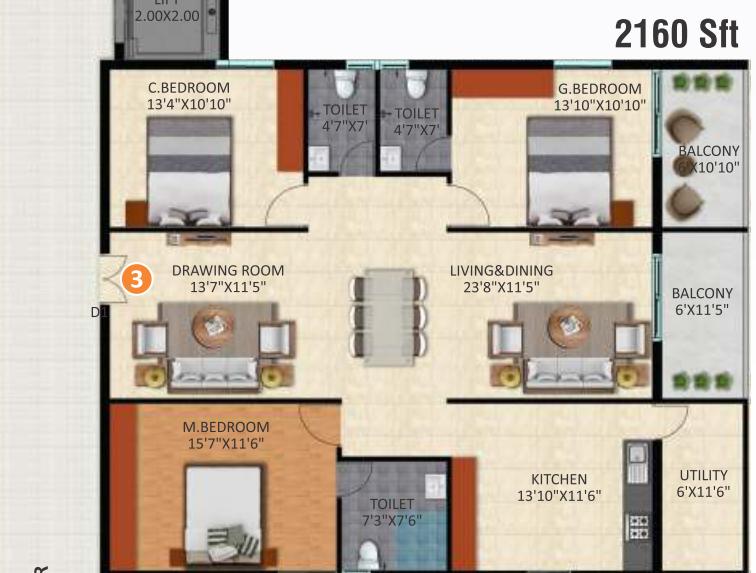
C O U R T Y A R D S



TYPICAL
FLOOR PLAN
block- A



Lavender Sky

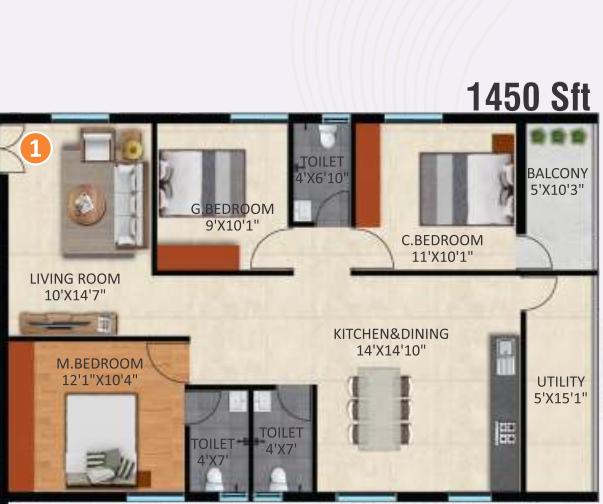


TYPICAL FLOOR PLAN
block- B



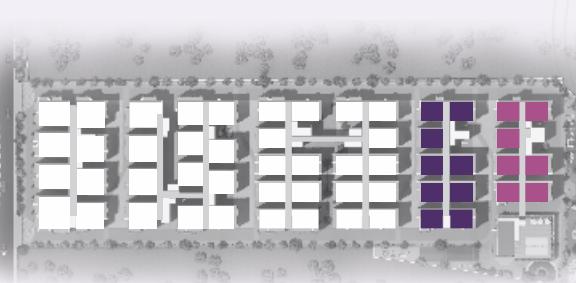
Lavender Sky

TYPICAL FLOOR PLAN block- C

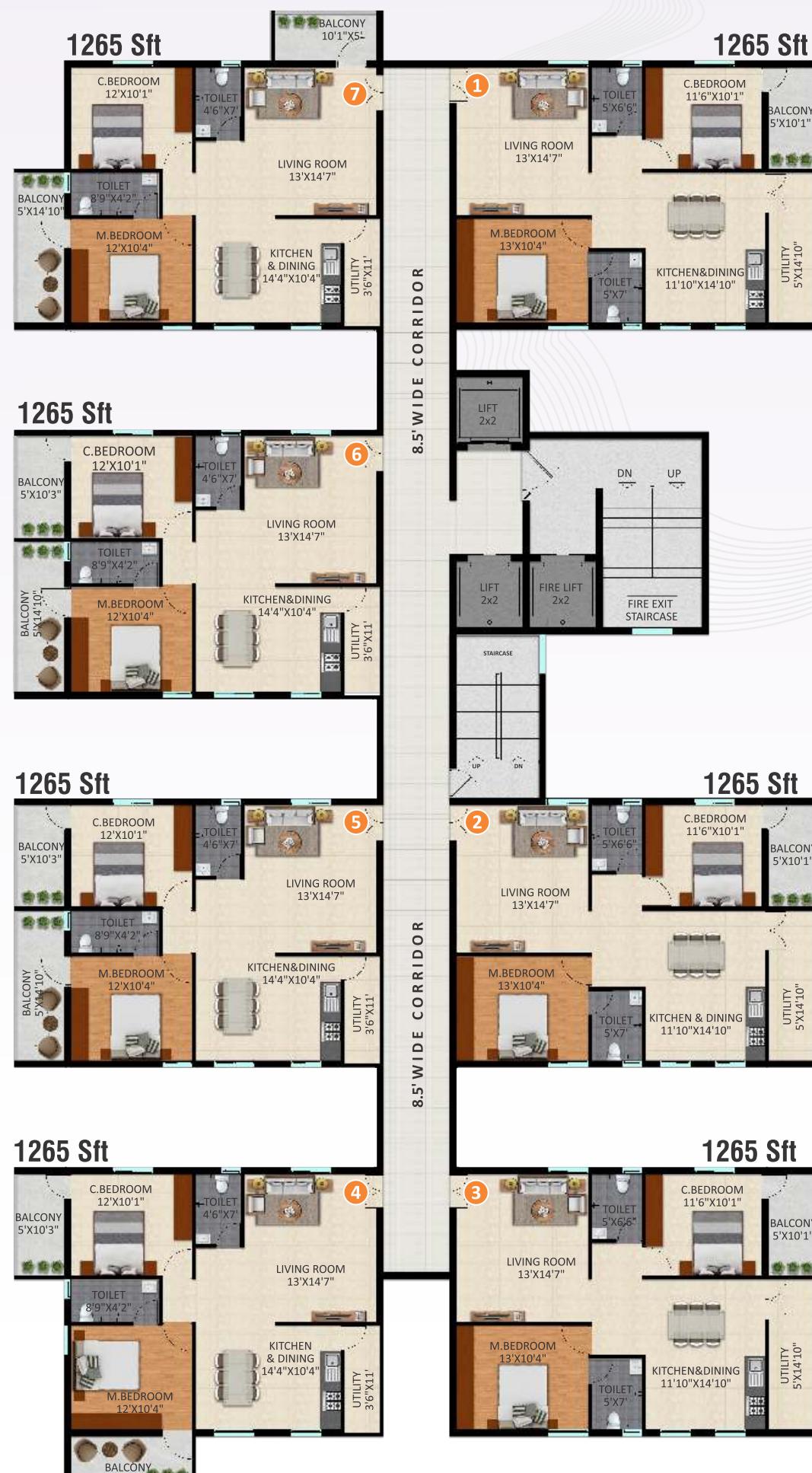


Lavender Sky

N
TYPICAL
FLOOR PLAN
block- D



N
TYPICAL
FLOOR PLAN
block- E



Lavender Sky

specifications

R.C.C. STRUCTURE

- R.C.C. framed structure to withstand wind & seismic (Zone II) loads.

SUPER STRUCTURE

- 9" thick C.C. Solid block work for external walls and 4" thick solid block work for internal walls.

PLASTERING

- INTERNAL: One coat of plastering in CM 1:6 for walls.
- EXTERNAL: Two coats of plastering in CM 1:6 for External walls.

CEILING FINISHES

- Drawing, Dining, Living, Bedrooms, Kitchen, Balcony And Utility: Smoothly finished with putty and acrylic emulsion paint.
- Bathrooms: Grid ceiling to cover all service lines.

WALL FINISHES

- External Finishing: Textured finish with two coats of exterior emulsion paint of reputed make.
- Internal Finishing: Wall care putty finish with two coats of premium acrylic emulsion paint of reputed make, over a coat of primer.

DOORS & WINDOWS

- Main door: African Teak wood frame with flush shutter, reputed hardware.
- Internal doors: African Teak wood frame with flush shutter, reputed hardware.
- Toilet/Utility doors: African Teak wood frame with flush shutter, reputed hardware.
- Sliding door (Balconies): UPVC French door with clear glass paneled sliding shutters with mosquito mesh provision and hardware of reputed make.
- Windows: UPVC window system with clear glass and suitable finishes as per design with mosquito mesh track.

FLOORING

- Drawing, Living, Dining: 800x800mm size Vitrified tiles of reputed make.
- Bedrooms and Kitchen: 600x600mm size Vitrified tiles of reputed make.

- Balconies: Vitrified flooring of reputed make.
- Bathrooms: Anti-skid Ceramic tiles of reputed make.
- Utilities: Anti-skid Ceramic tiles of reputed make.
- Staircase: Tandur/Natural stone.
- Corridors: 600x600mm size vitrified flooring.

TILE CLADDING/DADOING

- Bathrooms: Dado up to 7' height using ceramic tile of reputed make.
- Utilities: Ceramic tiles dado up to 3' height.

KITCHEN

- Provision for water purifier & Chimney.

BATHROOMS

- Wall mounted Single piece EWC with flush tank of reputed brand.
- Wash basins with single lever basin mixer of reputed brand in all toilets.
- Single lever bath and shower mixer of Reputed Make.
- Provision for geyser in all bathrooms.
- All faucets are chrome plated of reputed Make .

ELECTRICAL

- Concealed copper wiring of reputed make.
- Power outlets for Geysers in all bathrooms.
- Power outlets for Cooking range and appliances (chimney, refrigerator, microwave oven, mixers/grinders, and water purifier) in kitchen.
- Power outlets for A.C Provision in all bed rooms and living.
- Washing machine point in utility area.
- Three-phase supply for each unit and individual meter boards.
- Miniature Circuit Breakers (MCB) of reputed brand for each distribution boards.
- Modular switches of reputed Make .

LIFTS

- Passenger lifts as per required of Reputed Make
- One service lift for each tower.
- Lift lobby cladding with vitrified tiles.



T.V./TELECOM/INTERNET

- Telephone point in Drawing, Living and Master Bedroom.
- Intercom facility to all units connecting security.
- Provision for cable T.V. connection in Drawing, Living and all Bedrooms.
- Internet connection provision in Living area .

WATER PROOFING

- Water proofing shall be provided for all Bath rooms, Balconies, Utility areas and Roof terraces.

SECURITY/BMS

- Round-the-clock security/surveillance system.
- Comprehensive security system with surveillance cameras at the main security and at the entrance of the each block & lift cabin.
- Solar fencing around the compound wall .

PARKING MANAGEMENT

- Intelligently-designed car parking, signage boards for the ease of driving with VDF flooring at stilt floor and basement floors.

FIRE SAFETY

- Fire alarm, automatic sprinklers and wet risers as per Fire Authority Regulations.

POWER BACKUP

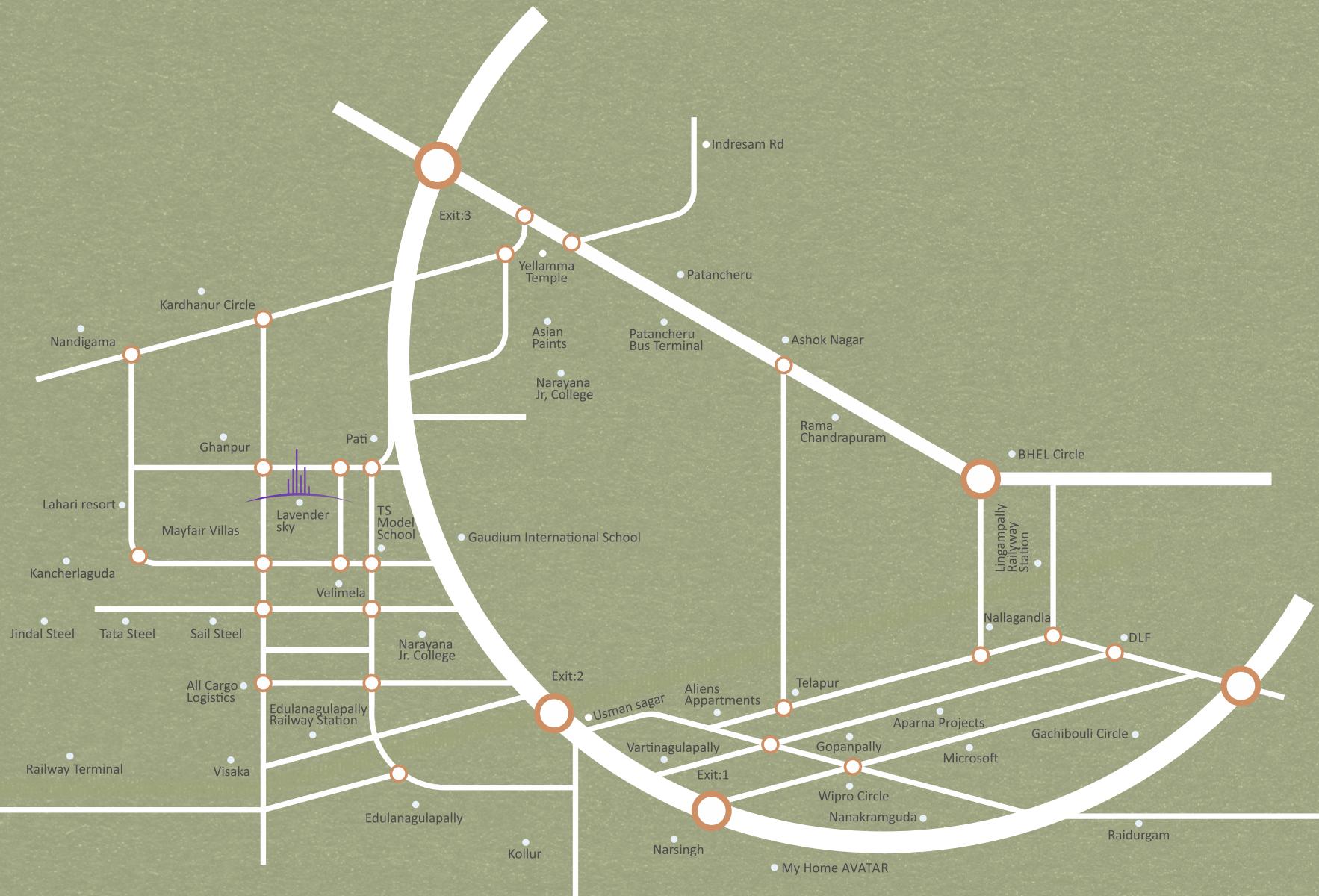
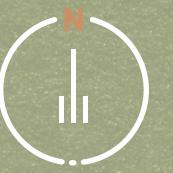
- Power back up: 100% DG set back up for Common areas and Club house.
- All lights and fans for all flats .

STP & WATER SYSTEM

- Sewage Treatment Plant of adequate capacity (as per norms) to be provided; treated sewage water to be used for landscaping/flushing purpose.
- Provision for Manjeera water line in every Kitchen.



LOCATION PLAN
-NOT TO SCALE



Lavender Sky

SEAMLESSLY
connected
EORTLESSLY
convenient

DISTANCES

- 3 mins drive to ORR Service Road
- 20 mins drive to Gachibowli/IT Financial District
- 30 mins drive to Rajiv Gandhi Intl. Airport
- 15 mins drive to Edulanagulapally Railway Station
- 15 mins drive to Lingampally MMTS Railway Station
- 6 & 10 mins drive to Mumbai Highway
- 15 mins drive to BHEL
- 15 mins drive to Tellapur

Scan for
Website



Scan for
Site Location



Architect consultant

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Branding

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