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a prestigious project from



Sai Keerthi
Signature

ENTER YOUR OWN KINGDOM





Sai Keerthi

Signature

ENTER YOUR OWN KINGDOM

A living concept designed with perfection.

A prestigious lifestyle aspired by many, Saikeerthi Signature presents an exciting fusion of luxurious living experiences and pleasant surprises all the way. Like a creation of a masterpiece, every residential unit has a practical yet functional layout to give you ample space to interpret fine living.

You will be amazed by the quality finishes that to details about each and every corner makes Signature one of its kind.





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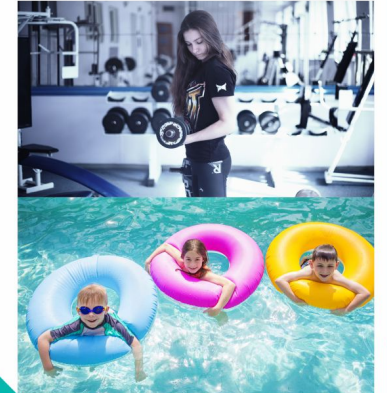
ENTER YOUR OWN KINGDOM

AMENITIES & FEATURES

- 100% Well-Planned and full Vastu -Compliant Flats
- 24 x7 CCTV Cameras Installed Covering all Corners
- Mini - swimming Pool
- Multipurpose / Party Hall for small / in house functions / celebrations
- Gym / Yoga Centre
- Indoor & Outdoor play area
- Walking/Jogging Track
- Waiting Lounge & Common toilets
- Solar Fencing
- Security Room
- Municipal Water

LOCATION HIGHLIGHTS

- Opp to University of Hyderabad
- Adjacent to SBI Training Centre
- Close to International Institute of Information Technology
- Close to TCS Synergy Park
- Close to ISB, Infosys, Microsoft and other Multinational IT Companies
- Close to CHIREC Kondapur Campus
- Close to Botanical Gardens



TYPICAL FLOOR PLAN - BLOCK VIEW



AREA STATEMENT

2ND FLOOR TO 12TH FLOOR

BLOCK - A CARPET AREA STATEMENT

2ND,3RD,4TH,5TH,6TH,7TH,8TH,9TH,10TH,11 & 12TH FLOORS

FLAT NO'S	FACING	CARPET AREA (SQFTS)	BALCONY (SQFTS)	UTILITY (SQFTS)	SALEABLE AREAS (SQFTS)
1	EAST	894	200	54	1590
2	EAST	911	162	25	1525
3	EAST	911	162	25	1525
4	EAST	871	254	25	1590
5	WEST	1187	250	65	2055
6	WEST	953	175	86	1680
7	WEST	1187	232	76	2045

2ND FLOOR TO 12TH FLOOR

BLOCK - B CARPET AREA STATEMENT

2ND,3RD,4TH,5TH,6TH,7TH,8TH,9TH,10TH,11 & 12TH FLOORS

FLAT NO'S	FACING	CARPET AREA (SQFTS)	BALCONY (SQFTS)	UTILITY (SQFTS)	SALEABLE AREAS (SQFTS)
1	EAST	939	204	54	1655
2	EAST	955	170	25	1595
3	EAST	955	170	25	1595
4	EAST	916	261	25	1660
5	WEST	1235	259	65	2130
6	WEST	991	178	93	1740
7	WEST	1235	240	76	2120



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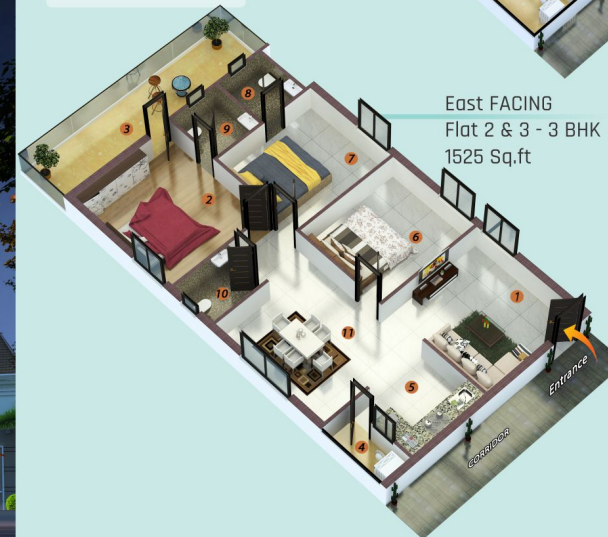
LET THE WORLD
KNOW WHERE YOU LIVE!

BLOCK - A | FLAT 3D VIEWS

1. Drawing Room 12'6" X 11'0"
2. Bedroom 13'0" X 11'3"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Dining & Kitchen 21'0" X 11'3"
7. Bedroom 10'3" X 11'0"
8. Bedroom 10'6" X 11'0"
9. Toilet 5'0" X 5'0"
10. Toilet 6'0" X 5'0"
11. Toilet 6'0" X 5'0"
12. Toilet 5'3" X 6'0"



East FACING
Flat 1 - 3 BHK
1590 Sq.ft



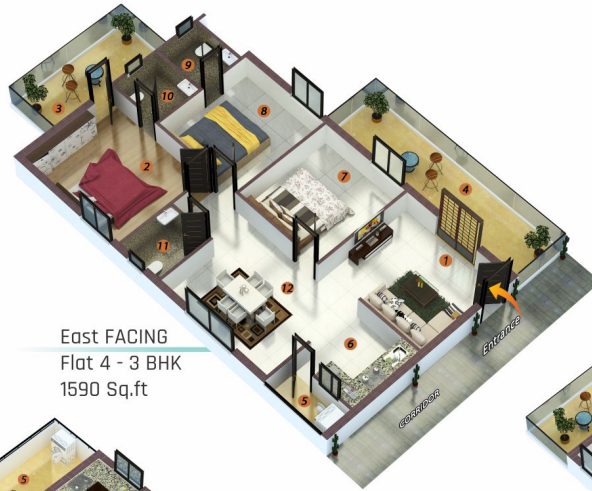
East FACING
Flat 2 & 3 - 3 BHK
1525 Sq.ft

1. Drawing Room 12'6" X 11'6"
2. Bedroom 13'0" X 11'9"
3. Balcony 6'6"
4. Utility 3'6"
5. Kitchen 7'3" X 8'6"
6. Bedroom 10'3" X 11'6"
7. Bedroom 10'6" X 11'6"
8. Toilet 6'0" X 5'3"
9. Toilet 6'0" X 5'6"
10. Toilet 5'0" X 6'0"
11. Dining 19'0" X 11'9"

BLOCK - A | FLAT 3D VIEWS

1. Drawing Room 12'6" X 11'0"
2. Bedroom 13'0" X 11'3"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Kitchen 7'3" X 8'0"
7. Bedroom 10'3" X 11'6"
8. Bedroom 10'6" X 11'0"
9. Toilet 6'0" X 5'0"
10. Toilet 6'0" X 5'3"
11. Toilet 5'0" X 6'0"
12. Dining 19'0" X 11'3"

East FACING
Flat 4 - 3 BHK
1590 Sq.ft



1. Drawing Room 12'0" X 11'0"
2. Bedroom 12'0" X 12'3"
3. Balcony 6'6"
4. Utility 6'6"
5. Kitchen 7'6" X 8'6"
6. Bedroom 10'0" X 10'0"
7. Bedroom 10'0" X 11'6"
8. Toilet 4'6" X 8'6"
9. Toilet 7'0" X 4'0"
10. Toilet 4'0" X 9'0"
11. Dining 12'6" X 18'0"

West FACING
Flat 6 - 3 BHK
1680 Sq.ft



BLOCK - A | FLAT 3D VIEWS

West FACING
Flat 7 - 3 BHK
2045 Sq.ft

1. Drawing Room 13'3" X 11'0"
2. Bedroom 18'0" X 11'0"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Kitchen 10'6" X 11'0"
7. Bedroom 13'0" X 11'0"
8. Bedroom 12'3" X 11'0"
9. Toilet 6'0" X 9'0"
10. Toilet 4'6" X 7'0"
11. Toilet 4'6" X 7'0"
12. Dining 22'0" X 11'0"



West FACING
Flat 5 - 3 BHK
2055 Sq.ft

1. Drawing Room 13'3" X 11'0"
2. Bedroom 18'0" X 11'0"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Kitchen 10'6" X 9'0"
7. Bedroom 13'0" X 11'0"
8. Bedroom 12'3" X 11'0"
9. Toilet 6'0" X 9'0"
10. Toilet 4'6" X 7'0"
11. Toilet 4'6" X 7'0"
12. Dining 22'0" X 13'0"

BLOCK - B | FLAT 3D VIEWS

East FACING
Flat 1 - 3 BHK
1655 Sq.ft

1. Drawing Room 10'70" X 13'0"
2. Master Bedroom 11'0" X 13'0"
3. Bedroom 10'70" X 13'0"
4. Living/Dining 19'6" X 10'70"
5. Pooja Room 4'0" X 4'0"
6. Kitchen 6'70" X 9'0"
7. Master Toilet 8'0" X 4'6"
8. Toilet 7'0" X 4'6"
9. Wide Balcony 4'0"
10. Wide Wash 4'0"



SPECIFICATIONS

STRUCTURE

Framed Structure : R.C.C. framed structure to withstand Wind & Seismic Loads.
Super Structure : 8" thick solid/AAC blocks for external walls & 4" thick solid/AAC blocks for internal walls.

FLOORING

Drawing, Living, Dining : 800 x 800mm Size Vitrified Tiles of reputed brand.
Bedrooms & kitchen : 600 x 600mm Size Vitrified Tiles of reputed brand
Bath Rooms : Acid resistant Anti-skid Ceramic Tiles of reputed brand
Staircase : Double charged vitrified tiles of reputed brand
Utility : Rustic vitrified tiles of the reputed brand.
Corridors : Tandur stone/vitrified tiles

PLASTERING

Internal : Double coat cement plaster of 12mm thick with smooth finishing
External : Double coat sand faced cement Plastering of 20mm thickness.

ELECTRICAL

1. Concealed internal Wiring with fire retardant PVC insulated copper wires for all points. Good quality modular type switches and sockets. adequate power points in kitchen for grinders/mixers/cooking range/exhaust chimney/microwave oven etc and in wash area for washing machines/driers etc. exhaust fans provision in toilets. Electrical provision in all bedrooms for split air conditioners. no provision for window air-conditioners. earthing for every unit as per standereds. 3-phase power connection of required load for each unit depending on size of apartment.
 5. Plug points for T.V. & Audio Systems etc.
 7. Miniature Circuit breakers (MCB) for each distribution boards of reputed make.
 8. Gold medal Electrical switches.

TELECOM

Telephone points in all bed rooms, living room, family room and kitchen. Intercom facility to all the units connecting Security and neighborhood

Cable TV : Provision for Cable Connection in all Bedrooms and Living Room.
Internet : 1 Internet provision in each unit

GENERATOR : 100% D.G Set backup with Acoustic enclosure & A.M.F Except gysr & A.C'S

CAR PARKING : Each apartment will have 2 car parking spaces depending upon the size of the apartment. The parking will be in 3 levels.

FACILITIES FOR PHYSICALLY CHALLENGED

Access ramps at all entrances shall be provided for the physically challenged.

SECURITY : Solar powered security fence for total compound. Round the clock security guards. Surveillance cameras at the main security and entrance of each block to monitor.

CLUB HOUSE & AMENITIES

Well designed club house with facilities for meditation room/yoga room, Aerobics, Senior citizen lounge/library, multi purpose hall swimming pool.

FIRE & SAFETY

Fire hydrant and fire sprinkler system in all floors and bosemets.
 Fire alarm and public address system in all floors and parking areas control panel will be kept at main security.

PLUMBING

Bath Rooms : Concealed best quality PVC/CPVC/UPVC Sudhakar Pipes. EWC with concealed flush tank of Hind ware / Duravit / Equivalent make.
 Single lever fixtures with wall mixer cum shower of Grohe / Standard making / Equivalent make
 Provision for Geysers in all Bathrooms.

DOORS

Main Door : Teak wood Frame & Flush Shutters with Teak veneer with reputed hardware fittings finished with melamine finish.

Internal Doors : Sala wood Door Frame & Shutters with reputed hardware fittings finished with melamine finish.

WINDOWS

UPVC sections for frames, float glass paneled shutters and designer hardware of reputed make.

GRILLS

Aesthetically designed, Mild Steel powder coated grills.

PAINTING / CLADDING

Front Elevation : Birla putti / texture finish and weather proof emulsion points based on the finalized elevation.

External : One Coat Premier two offix paint.
Internal : Smooth putty finish with 2 Coats of Premium Acrylic emulsion point of reputed make over a coat of primer.

LIFT

High Speed Passenger Lift with V3F for Energy Efficiency with granite/tile cladding.
 One service lift with V3F for energy efficiency for each tower entrance with granite/tile cladding.

RAIN WATER HARVESTING

The rain water from the terrace and open area will be collected through rainwater pipes, which will be discharged into the rain water harvesting pits to recharge the underground water level.

STP & WTP : Full treated water made available through an exclusive water softening and purification plant, and a Sewage Treatment Plant of adequate capacity as per norms will be provided inside the project. Treated sewage will be used for landscaping and flushing.

WATER PROOFING : Water Proofing shall be provided for bath rooms, roof terrace and utility area.

UTILITIES : Provision for Washing Machine & Wet area for washing utensils.

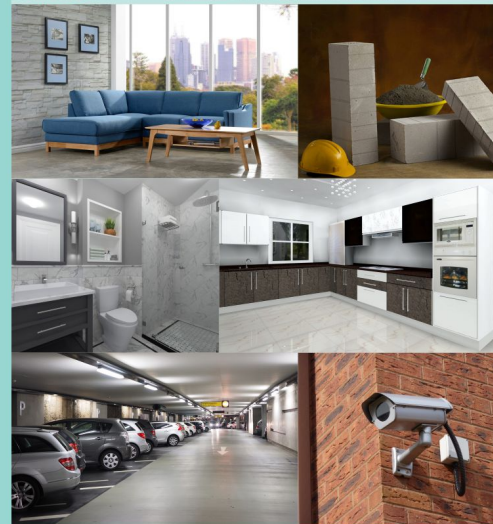
WATER SUPPLY : Provision for Municipal Water.

TILE DADDING : Ceramic tiles up to 6'9" feet height.

KITCHEN : Glazed ceramic tiles dado up to 2'0" height above kitchen platform.
 Granite platform with stainless steel sink with both municipal and bore well water connection & provision for aqua-Guard. Provision for exhaust fan.

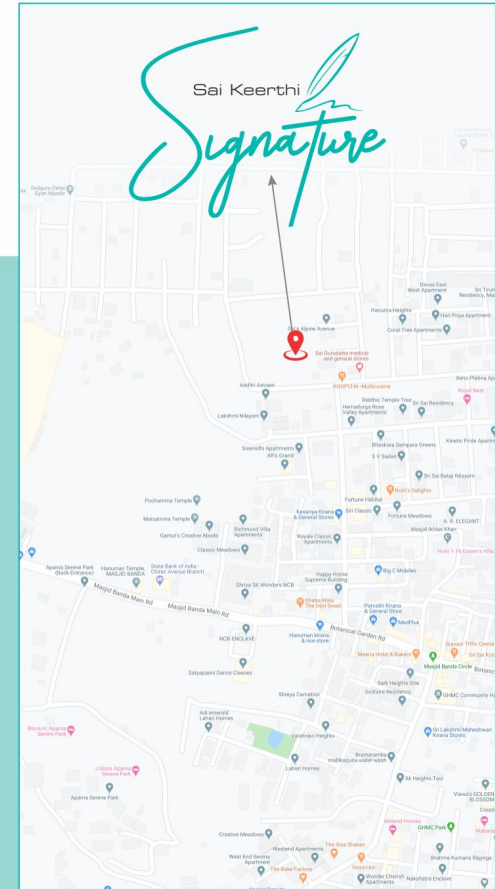
BATHROOMS : Glazed ceramic tile dado of the reputed & good brand up to 7'0" height.

UTILITIES : Tiles dado up to 3'0" height in utility wash areas.



ROUTE MAP

(Not to Scale)



BLOCK - B | FLAT 3D VIEWS



East FACING
Flat 2 & 3 - 3 BHK
1595 Sq.ft

1. Drawing Room 12'6" X 12'0"
2. Bedroom 13'0" X 12'3"
3. Balcony 6'6"
4. Utility 3'6"
5. Kitchen 7'3" X 9'0"
6. Bedroom 10'3" X 12'0"
7. Bedroom 10'6" X 12'0"
8. Toilet 6'0" X 5'6"
9. Toilet 6'0" X 5'9"
10. Toilet 5'0" X 6'0"
11. Dining 19'0" X 12'3"



East FACING
Flat 4 - 3 BHK
1660 Sq.ft

1. Drawing Room 12'6" X 11'6"
2. Bedroom 13'0" X 11'9"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 3'6"
6. Kitchen 7'3" X 8'6"
7. Bedroom 10'3" X 11'6"
8. Bedroom 10'6" X 11'6"
9. Toilet 6'0" X 5'3"
10. Toilet 6'0" X 5'6"
11. Toilet 5'0" X 6'0"
12. Dining 19'0" X 11'9"



West FACING
Flat 5 - 3 BHK
2130 Sq.ft

1. Drawing Room 13'0" X 11'3"
2. Bedroom 18'0" X 11'6"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Kitchen 10'6" X 9'0"
7. Bedroom 13'0" X 11'6"
8. Bedroom 12'3" X 11'6"
9. Toilet 6'0" X 9'0"
10. Toilet 4'6" X 7'6"
11. Toilet 4'6" X 7'6"
12. Dining 13'9" X 17'0"

1. Drawing Room 12'0" X 11'0"
2. Bedroom 12'0" X 13'3"
3. Balcony 6'6"
4. Utility 6'6"
5. Kitchen 7'6" X 9'0"
6. Bedroom 10'0" X 10'6"
7. Bedroom 10'0" X 12'0"
8. Toilet 4'6" X 9'0"
9. Toilet 7'0" X 4'0"
10. Toilet 4'0" X 9'6"
11. Dining 12'3" X 18'6"

BLOCK - B | FLAT 3D VIEWS



West FACING
Flat 6 - 3 BHK
1740 Sq.ft



West FACING
Flat 7 - 3 BHK
2120 Sq.ft

1. Drawing Room 13'0" X 11'3"
2. Bedroom 18'0" X 11'6"
3. Balcony 6'6"
4. Balcony 6'6"
5. Utility 6'6"
6. Kitchen 10'6" X 9'0"
7. Bedroom 13'0" X 11'6"
8. Bedroom 12'3" X 11'6"
9. Toilet 6'0" X 9'0"
10. Toilet 4'6" X 7'6"
11. Toilet 4'0" X 7'6"
12. Dining 22'0" X 14'0"