



SUKRUTH AAVAAS



*Presenting another aspirational yet affordable homes with
exceptional investment potential from*



SRI SADGURU

CONSTRUCTIONS

www.srisadguruconstructions.com



SUKRUTH AAVAAS

WHERE ROYALTY MEETS AFFORDABILITY



THE LATEST AND FINEST BUDGET FRIENDLY HOMES.
A HOME THAT WILL TRULY BE YOUR PRIDE AND JOY.

Sri Sadguru Constructions has been creating a niche in the real estate space and is marching ahead to create its own imprint in the Real Estate Industry of Hyderabad, by taking all the precautions while selecting the location of the project, specifications, designing master planning with perfection, with a penchant in providing aesthetic with creativity and functionality.

Nestled in the quite locales of Nizampet which has been rising in prominence as a residential area given its proximity to the Financial district and IT Hub.

SUKRUTH AAVAAS is like nothing you would have seen before. Designed project offers you absolute luxury of peace. Come live in total privacy and yet stay connected

with the world outside your own. Every detail about the apartments is thoughtfully crafted and designed with you in mind.

SUKRUTH AAVAAS... harmony amidst the bustling Nizampet area is located close to major priorities of life like educational institutions and is also in proximity to other facilities such as shops, market places, banks, ATM's, shopping malls, etc...

SUKRUTH AAVAAS promises its residents some breathtaking views and an ambience to escape the din and bustle of the city. It's a less ordinary world.



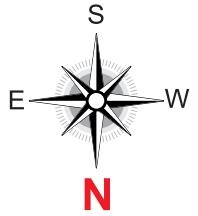


SUKRUTH AAVAAS

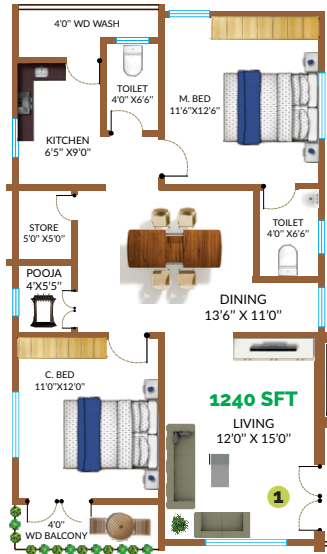
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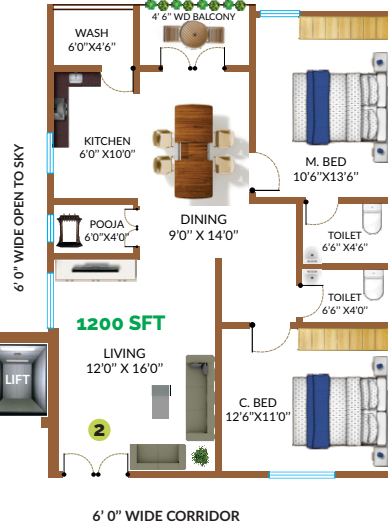
Typical Floor Plan



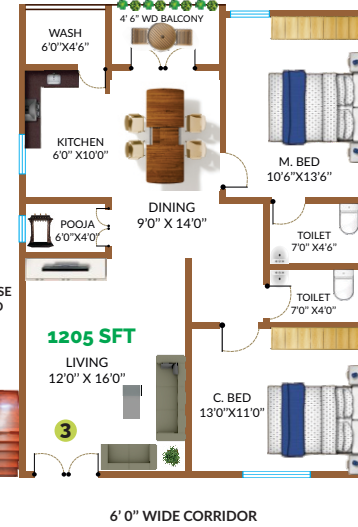
2BHK
West Facing | 1240 SFT



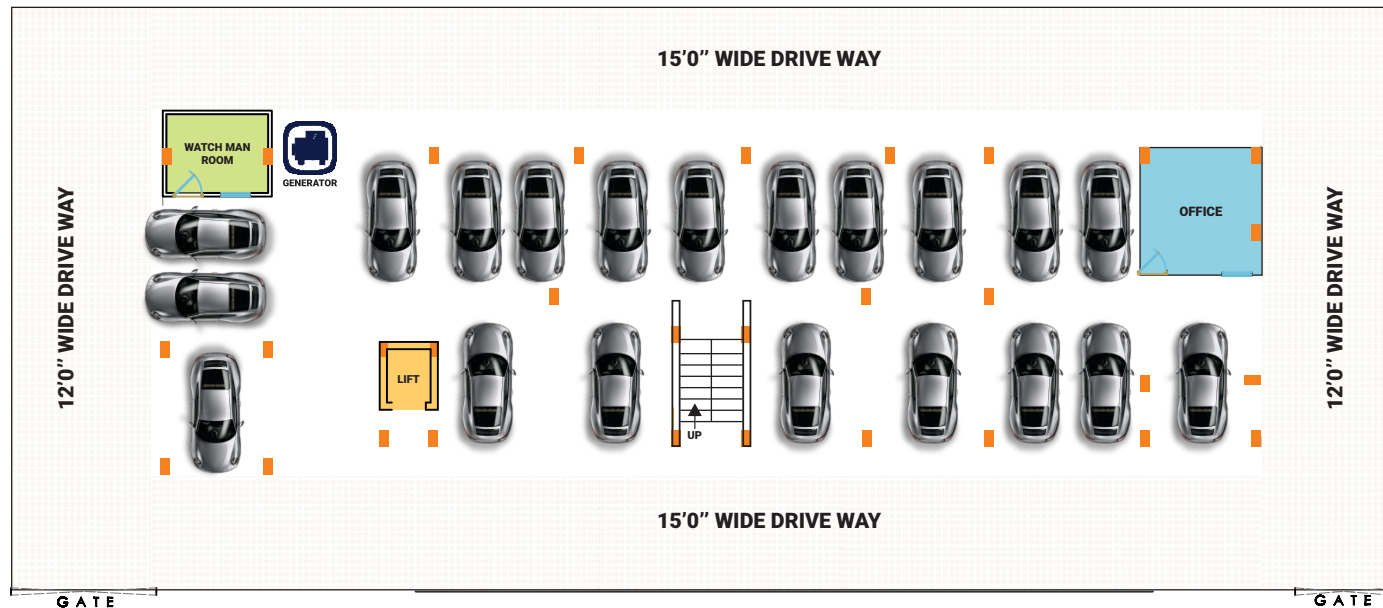
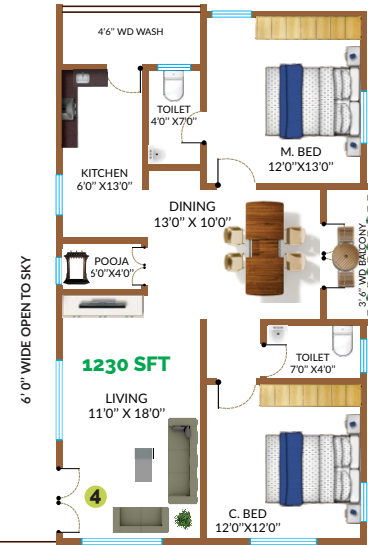
2BHK
North Facing | 1200 SFT



2BHK
North Facing | 1205 SFT



2BHK
East Facing | 1230 SFT





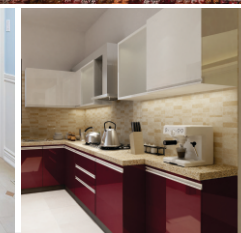
SUKRUTH AAVAAS

Amenities

- 24x7 security services
- CCTV Surveillance
- Intercom connectivity
- Solar fenced boundary wall
- 6 Passengers KONE elevator
- Power backup
- SS railing with wide stair case
- Granite, fall ceiling & LED lamps in every corridor
- Pre-fixed individual water meters

Project Highlights

- Vaastu Shastra compliance
- GHMC approved as per **RERA** Act
- Quality Construction as per ISO Standards
- Car parking with ample space
- Eco friendly design and construction
- Smooth aesthetic finish with leak proof joints.
- Fast construction ensures timely delivery
- Well planned spaces with good ventilation
- Termite control & chemical treatment from pre constrative stages
- Superior **A** Grade quality materials with fine finishing
- Wide driveways



Specifications

FRAMED STRUCTURE

R.C.C framed structure to withstand wind & seismic loads

SUPERSTRUCTURE - First Class Brick Masonry in Cement Mortar

PLASTERING - Two coats of plastering with sponge finishing

Wood Work

MAIN DOOR Best teak wood frame & shutter aesthetically designed with melamine polishing and designer hardware of reputed make

INTERNAL DOORS Best teak wood frame with moulded paneled shutter doors with reputed make fittings

WINDOWS UPVC Window system with tinted Float Glass with suitable finishes as per design

Painting

EXTERNAL Two coats exterior acrylic emulsion paint of Asian /ICI or equivalent make over one coat of primer

INTERNAL Smooth wall putty finish with acrylic emulsion paint of Asian/ICI or equivalent over a coat of primer

Floors

Living, Dining, Bedroom & Kitchen: First quality Vitrified Tiles (24"x24")

BATHROOMS Acid-resistant anti-skid Ceramic Tiles

KITCHEN Black Granite platform and 2' height digital tiles

ELECTRICITY Concealed copper wiring in conduits for lights, fans, power plug points wherever necessary

PLUMBING Superior quality GI/CPVC piping with special fitting as per relevant IS specification sanitary and Rain water piping

WATER 24 hours water supply is ensured with water tank

LIFT 6 - Passengers lift with standard make

SECURITY 24/7 Watchmen security with CC Camera Monitoring, Intercom and compound wall fencing

REGISTRATION Registration or any Govt. charges will be borne by the customer

Bharathi
CEMENT

KONE

Finolex

HAVELLS

CERA

SUDHAKAR
PIPES & FITTINGS

AGL
TILES WORLD

asianpaints



ASTRAL
where INNOVATION flows

ANCHOR
by Panasonic



JOHNSON
Not just tiles, Lifestyles.

ON GOING PROJECT

Swastik Aavaas

WHERE MEMORIES ARE MADE AND
LAUGHTER IS SHARED

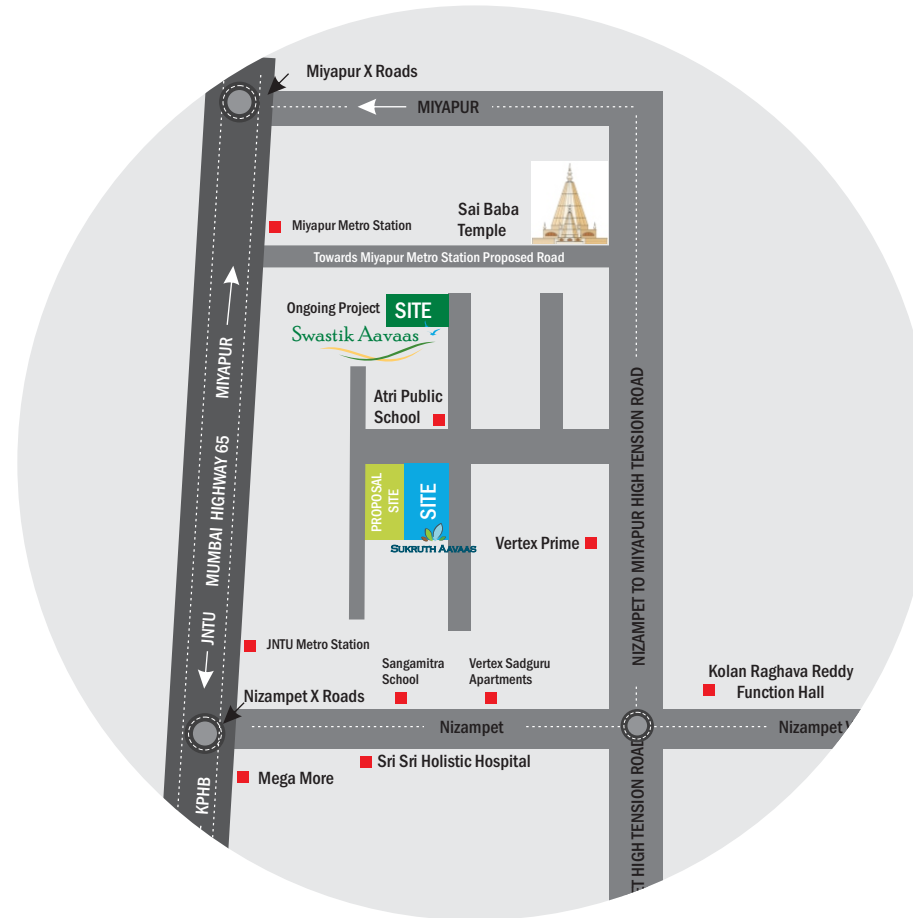
Swastik Aavaas prominent for impeccable quality, utmost attention to detail
the first launch from Sri Sadguru Constructions is on the verge of completion.

2  happy families awaiting to move in to their new  nests.

Come experience the quality of fine living !!!!!



Location Map



Site Address:

Plot No. 89, 90 & 91 Survey No. 63 & 66, Mitra Hills, Hydernagar, Hyderabad - 90, Telangana, India

Registered Office:

#404, Padmaja's Jhansi Enclave, Bhagyanagar Colony, Opp: KPHB, Kukatpally, Hyderabad - 72, Telangana, India.

E-mail: srisadguruconstructions@yahoo.com | www.srisadguruconstructions.com

Call : 98481 95933

E-mail: kotinisrinivas@gmail.com

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.