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UNDENIABLY  
IMPRESSIVE.  
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SRAVANTHI'S   
**MANGALA**  
Amazingly splendid

MAGNIFICENT 3BHK  
LUXURY APARTMENTS  
@ PADMARAO NAGAR

A project by



**SRAVANTHI**  
DEVELOPERS PVT. LTD.



LUXURIOUSLY  
PLEASING.

COME HOME TO SRAVANTHI'S MANGALA,  
WHERE LIFE MANIFESTS IN ALL ITS LUXURY AND LOVE.

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Area Statement

Flat No.	A	B	C
Facing	East	East	North
Super built-up area in sqft.	2700	2578	2184



TYPICAL FLOOR PLAN



FREEDOM INCOMPARABLE.

Imagine belonging to a place where you are encircled by space that's super-amazing and super-lavish. That's the kind of place Sravanthi's Mangala is. With ultra-exclusive 3 BHK homes built in just three sizes – 2700 sft, 2578 sft and 2184 sft – the space around you is what you would have never expected.



## AMENITIES & FEATURES

- Intercom facility
- 100% power back-up except for ACs
- Solar-fencing system
- CCTV Surveillance
- Designer false-ceiling for common corridors
- 100% Vaastu
- Children's play area
- Two-level car parking



**STRUCTURES**  
RCC-frame structure to withstand seismic loads for Zone – II.

**SUPER STRUCTURE**  
Brick masonry with first class ALC bricks in jointing mortar (Masonry Glue).

**DOORS**  
Main Door: Teakwood door frame and shutter, aesthetically designed with melamine polish along with hardware of reputed make.  
Internal Doors: Teakwood door frame and flush door shutter with neat finish along with hardware of reputed make.

**FRENCH DOOR**  
UPVC glass sliding shutters.

**KITCHEN**  
Black granite platform with stainless steel sink. Provision for municipal and bore water. Provision for water purifier, dish washer and chimney.

**LIFT**  
One V3F technology lift of Johnson or equivalent make with S.S. interior of 8-persons capacity.

**TOILETS**

- a) Granite platform with wash basin in master bedroom only.
- b) Both hot and cold basin mixture of American Standard or equivalent make in all bedroom except for powder room.
- c) Hot and cold diverter mixer with overhead shower of American standard or equivalent make in all bedrooms except for powder room.
- d) Wall-mounted W.C. with concealed tank of American Standard or equivalent make.
- e) All C.P. fittings are chrome-plated of reputed make.
- f) All sanitary fittings of reputed make.

## SPECIFICATIONS

**WINDOWS**  
UPVC glass sliding shutters with provision for mosquito mesh and elegantly designed M.S. painted grills.

**FLOORING**  
Vitrified tiles in living and dining (80 x 80) and all bedrooms and kitchen (60 x 60) of Kajaria or equivalent make.  
Toilets: Good quality vitrified anti-skid tiles of Kajaria or equivalent make.

**PAINTING**  
Internal: Two coats of Birla Putty / Altek luppam finish over a coat of primer and two coats of Royal emulsion or equivalent make.  
External: Combination of texture and luppam over a coat of primer and two coats of emulsion paint.

**ELECTRICAL**  
All flats consist of

- a) Concealed copper wiring in conduits for lights, fans, power plugs of reputed make, wherever necessary.
- b) Power outlets for geyser, exhaust fans and A/C in living, dining and all bedrooms.
- c) Power plug-points for cooking range, chimney, refrigerator, micro oven, mixer and grinder etc.
- d) Plug-points for T.V. wherever necessary.
- e) All electrical switches are modular of Legrand or equivalent make.
- f) Miniature Circuit Breaker (M.C.B.) and R.C.C.B. for each distribution board of MDS or equivalent make.

**PLASTERING**  
Internal: 15 mm thick double-coat cement plastering with smooth finish.  
External: 20 mm thick double-sand faced coat cement plastering.

**FALSE CEILING**  
P.O.P. false ceiling will be provided in the corridors only.

**TILES DADOING**  
Toilets: Good quality glazed ceramic tiles up to 7'0" height of reputed make.  
Kitchen Platform: Good quality design glazed ceramic tiles up to 2'0" height of reputed make.  
Utility / Wash Area: Glazed ceramic tiles up to 4'0" height of reputed make and provision for washing machine.

**COMMUNICATION SYSTEM**  
All flats consist of

- a) Provision for telephone points in drawing, living and all bedrooms.
- b) Provision for TV points in drawing, living or dining in all bedrooms.
- c) Intercom facility in all units connected to security.
- d) Internet provision in drawing and one bedroom only.

**AIR CONDITIONERS**  
Provision for split A/Cs in living, dining and all bedrooms.

**GENERATOR**  
100% power back up auto-start generator of reputed make D.G. set, except for A/Cs, in all flats.



EXCELLENTLY  
LOCATED.

Sravathi's Mangala is located in Padmarao Nagar, which is one of Secunderabad's most prominent locales. Centrally-located, you will be right next to the best landmarks ever you can come across. From railway station, bus depot, metro stations, to significant places of education, healthcare, entertainment, shopping and lots more.



Builders & Developers



**SRAVANTHI**  
DEVELOPERS PVT. LTD.

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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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