

A PROJECT BY
AADITRI
CREATING LIFESTYLE

AADITRI'S
Hari Charanam
AN ABODE OF PEACE & HARMONY
A PREMIUM LIVING @ UPADHAYA NAGAR, TIRUPATI



WHERE SERENITY INVOKES DIVINITY... IS PRISTINE ABODE



AADITRI'S
Hari Charanam



Right decision for your EXPECTATIONS...
your own STANDARDS



Aaditri Housing Private Limited established in 2106 formerly known as Aaditri infra with a decade old presence has thousands of delighted customers and Aaditri's uncompromising attitude towards quality, innovation, in-house research, business ethics, transparency in all realms of business conduct has become fastest growing and trusted reality developers in Andhra Pradesh and Telangana.

The founders carry with them a decade long functional expertise in development and construction of residential flats across Andhra Pradesh and Telangana having completed 20 prestigious residential apartments projects. Now on mission to give Tirupati a unique landmark habitat making opulence and affordability a reality by **Hari Charanam**.

The company has a diverse range of expertise and has best architects and designers, construction experts, sales and after sales service. Projects are located in the most desirable, exclusive and serene locations and homes are built under high quality specification that has become synonymous with the group. Aaditri Housing Pvt. Ltd. has a strong management team complementing each other in case of opportunities.

Aaditri Housing has but one vision to create as much home space with competitive prices for our customers and mission is to build a world-class real estate development company with the highest standards of professionalism, ethics, and customer service to thereby contribute and benefit from the growth of the Indian economy.





Right decision for your **MOOD...**
your **PLEASURES**



PROJECT HIGHLIGHTS

- 100% Vasthu
- Pollution free Atmosphere
- Intercom
- CC camera surveillance system
- Lift & Power backup
- Close to shopping malls & schools
- Rainwater harvest pit
- Close to Karakambadi Road
- Strategic location
- Deluxe Quality Construction
- Well planned & designed Elevation in Classical Style
- Experienced Architecture
- Stilt Level Car Parking
- Well experienced Builder

TYPICAL FLOOR PLAN



	Flat No.	1	2	3	4	5	6	7	8
Area Statement	Facing	East	West	East	West	West	East	East	West
	Total Area in Sft.	1456	1456	1453	1453	1453	1453	1500	1500

3D VIEW



Flat 1 (1456 Sft)

1) Entry	- 8'0" Wide
2) Living	- 12'3" x 14'6"
3) Dining/ Kitchen	- 23'9" x 10'0"
4) Balcony/ Utility	- 5'3" Wide
5) G. Bedroom 1	- 10'6" x 11'0"
6) C. Bedroom 2	- 12'9" x 11'0"
7) Toilet	- 7'6" x 4'6"
8) Balcony	- 7'0" x 5'0"
9) M. Bedroom	- 12'9" x 13'3"
10) Toilet	- 8'0" x 4'6"

Flat 2 (1456 Sft)

1) Entry	- 8'0" Wide
2) Living	- 12'9" x 14'6"
3) Dining/ Kitchen	- 23'9" x 10'0"
4) Balcony/ Utility	- 5'3" Wide
5) G. Bedroom 1	- 10'6" x 11'0"
6) C. Bedroom 2	- 12'3 x 10'6"
7) Toilet	- 7'0" x 4'6"
8) Balcony	- 7'0" x 5'0"
9) M. Bedroom	- 12'9" x 13'3"
10) Toilet	- 8'0" x 4'6"



Right step for your SURROUNDINGS...
your ECSTASY



Location Map

(not to scale)

Tirupati - The Holy Abode

"Spiritual Capital of Andhra Pradesh" declared as "Best Heritage City" by Ministry of Tourism, India and now Government of India declares it a "Smart City" was once ruled by Thondainam, Pallava, Chola and Tulava dynasties.

Geographically and Biographically a gift to human race is a natural heaven on earth is proved with the setting up of Sri Venkateswara National Park and Biosphere reserve in a total area of 353 square kilometres on the Seshachalam Hills of eastern ghats.

Known as the abode of Lord Venkateswara has taken many a turn in upgrading and urbanization.

The Abode is unfolding a beauty spot on the terrain of Tirupati in a Tranquil and Pristine Location.

Proximity

- | | |
|--------------------------------|---|
| • Beside Grand World | • Kapila Theertham Temple - 4 km |
| • Marasa Sarovar - 20 mts | • Alipiri - 5 km |
| • D-Mart - 1 km | • Annamayya Circle - 6 km |
| • Ramee Guestline Hotel - 1 km | • Amara Raja Batteries Ltd - 7 km |
| • Leelamahal Circle - 2 km | • Renigunta Hardware Hub - 9 km |
| • RTC Bus Stand - 3 km | • International Airport - 10 km |
| • Railway Station - 4 km | • Tiruchanur Padmavathi Devi Temple - 10 km |
| • Shilparamam - 4 km | • Srinivasa Mangapuram - 12 km |





Right choice for your SPACE... your STYLE

SPECIFICATIONS

STRUCTURE

Footings, columns, beams and slabs in RCC grade

SUPER STRUCTURE

All external walls of 9" thick and internal walls of 4 ½" thick table molded quality red bricks in cement mortar.

PLASTERING

Two coats of cement plastering with sponge finishing

MAIN DOOR

Best teak wood door frames and teak wood shutters aesthetically designed with fine finish. Melamine polishing and designer hardware of reputed make

WINDOWS

Window frames and shutters with complete UPVC with glass panels fitted with elegantly designed MS painted grills and standard hardware.

FLOORING

2x2 Vitrified tiles with 4" skirting.

PAINTING

Smooth finish with Altek and plastic emulsion paint over a coat of primer for all the internal walls and exterior emulsion paint of Asian/ICI make over a coat of primer for the exteriors. Two coats of enamel paint with grey luppam for internal doors, windows and grills.

ELECTRICAL

Concealed copper wiring with 3 phase meters and MCB's. Good quality modular switches, power plugs for geyser, washing machine, cooking range and refrigerators. Telephone, TV & AC's all electrical wiring with Finolex/ reputed make and switches are Legrand Concealed point in hall and master bedroom and internet cable provision in hall.

KITCHEN

Granite slab for kitchen platform with glazed ceramic tiles dado upto 2' height with built-in Steel sink. Ceramic tile dado will be provided in the wash area up to 3'-0' height.

TOILETS

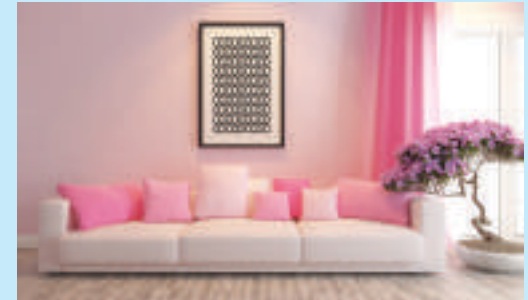
Ceramic anti skid tiles for flooring and walls with glazed ceramic tiles dado up to 7'-0' height of Johnson or equivalent make. Good quality sanitary ware with bathroom fittings or reputed make.

LIFT

Six passenger lift of a Johnson or reputed make.

GENERATOR

Standby generator of reputed make to operate lift, pumps, lobby, staircase lighting and selected points in each flat.



NOTE:

- Registration charges, GST and other Govt. Charges if any applicable to be borne by the purchaser as per Govt. norms.
- Brands mentioned in this Brochure are indicative only. The developer reserves the right to use Indian/ Imported materials of equivalent quality.
- The developer reserves the right for any alterations in plans, elevations, specifications and amenities.
- Internal modifications are strictly not allowed.

Builders & Developers

AADITRI

Housing Pvt. Ltd

HYDERABAD

Corp. Office : Aaditri Housing Pvt. Ltd.
Pravritti Bhavan, H.No: 8-2-293/82/A/233
3rd Floor, Rd.No: 36, Jubilee Hills
Checkpoint Metro Station, Jubilee Hills
Hyderabad - 500 033.

VISAKHAPATNAM

Regional Office : Aaditri Housing Pvt. Ltd.
Flat No: 201, Prasantha Sai Apartments,
Plot No:2, Ocean View Layout, Beach Road
Visakhapatnam - 530 003.

GUNTUR

Reg. Office : Aaditri Housing Pvt. Ltd.
D.No. 3-28-18/48/96, 4/1,
Brindavan Gardens, Guntur,
Andhra Pradesh - 522 006.

TIRUPATI

Regional Office : Aaditri Housing Pvt. Ltd.
112/D, 1st Floor, Kora Towers,
Air Bypass Road, Near Annamayya Circle
Tirupati- 517 501.

'Honours'



A Member of



National
Real Estate
Development
Council



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Architects



Architects | Interior Designers | Engineers Consultancy

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Jubilee hills (Po), Madhapur, Hyd, Telangana 500081.

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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.