



THE PRIVILEGED LIVING...



A View from **North West Corner**



Visible and Intangible
Imprints of Fortune
are seen in
every frame of heights



Reasons to buy

- Stilt+G+4 floors
- 2 & 3 BHK - 160 Premium flats.
- No Common Walls
- Cross ventilation
- Vaastu Compliant
- Contemporary Architecture
- Ideal investment for rental income
- Value for money for years



Project at a Glance



Imagine a home where you have an open sky, chirping of birds, greenery all around, a wide terrace where one can create memorable evenings spent with friends and family amidst a soothing fountain and a terrace garden that you can plan and execute at your own will. A space that gives you a holiday like ambience life long. Shiva sai PVR Fortune gives you an outdoor living in your own space



A View from **North East Corner**



ISOMETRIC VIEWS



2BHK
South facing
Flat No. 224
1200 sq ft.



2BHK
West facing
Flat No. 225
1080 sq ft.



GROUND FLOOR - AREA STATEMENT

FLAT NO	CARPET AREA	PUNTH AREA	TOTAL BUILT UP AREA
124	986	1054	1370
125	986	1054	1370
126	986	1054	1370
127	761	843	1100
128	973	1054	1370

TYPICAL FLOOR - AREA STATEMENT

FLAT NO	CARPET AREA	PUNTH AREA	TOTAL BUILT UP AREA
201	1052	1123	1460
202	942	1016	1320
203	949	1016	1320
204	940	1016	1320
205	869	938	1220
206	833	899	1170
207	830	899	1170
208	792	861	1120
209	762	833	1080
210	985	1076	1400
211	748	827	1075
212	750	827	1075
213	915	970	1260
214	914	975	1265
215	723	827	1075
216	725	827	1075
217	873	970	1260
218	921	975	1265
219	788	892	1160
220	806	892	1160
221	704	799	1040
222	702	799	1040
223	986	1054	1370
224	853	920	1200
225	773	829	1080
226	986	1054	1370
227	770	843	1100
228	806	843	1100
229	986	1054	1370
230	701	764	1000
231	761	843	1100
232	986	1054	1370
233	973	1054	1370



TYPICAL FLOOR PLAN



GROUND FLOOR - AMENITIES BLOCK





Visual Splendour
Seamless
Blend of Greenery



The architectural planning ensures that residents get the most out of the stunning natural beauty of the surroundings. Each of the Apartment is designed such to minimize overlooking the others, thus maximizing the outward views.

Night view from **North West Corner**



Mini Function Hall



Swimming Pool



Indoor Play Games



GYM



TOT-LOT View

SPECIFICATIONS

STRUCTURE

Earthquake resistant – RCC framed structure in accordance with IS code.

SUPER STRUCTURE

In-table Red / Moulded bricks with cement motar 6” thick for exterior walls & 4” thick for interior walls.

DOORS

Main door frames of Teak wood & Teak panelled shuttered with melamine polishing & designer hardware of the standard make. **Internal Doors:** Well seasoned teak wood frames with water proof laminate flush doors. **Windows:** UPVC sliding with glass with safety grills (M.S) with enamel paint finish of standard make.

KITCHEN

Black granite platform with stainless steel sink with 2’ height tile dadoing.

TELECOM

Telephone points in livingroom. Intercom facility to all units connecting to Security.

FLOORING

Living & Dining: 2’ x 2’ size vitrified tiles of the standard brand. **Bedrooms & Kitchen:** 2’ x 2’ size vitrified tiles of the standard brand. **Toilets, Balcony & Utilities:** Acid-resistant, anti-skid ceramic tiles of the standard brand. **Corridors, Lift Lobbies:** Scratch proof tiles or Granite flooring.

BATHROOMS

Tile dado up to 6ft height. Sanitary ware of standard make. Hot & cold wall-mixer with shower. All C.P fittings of reputed make.

FIRE & SAFETY

Fire hose in all floors, common areas & basements

UTILITY/WASH

Provision for washing machine & wet area for washing utensils etc.

GENERATOR

Power backup for common amenities and backup for 250 watts in each flat.

ELECTRICAL

Concealed copper wiring with PVC insulated wires and modular switches of reputed make. Power points for cooking range chimney, refrigerator, microwave ovens, mixer/grinders, water purifier, exhaust fan in kitchen, washing machine in Utility area. Provision for geyser points in all bathrooms. Provision for A/C points in all bedrooms. TV points in hall. 3-Phase supply for each unit.

LIFT

Sufficient number of high speed automatic passenger lifts with rescue device with V3F for energy efficiency of standard make.

PAINTING

External Walls: Acrylic emulsion paints for external walls
Internal Walls: For internal walls, acrylic emulsion paints in putty finish with emulsion paints.
Doors: All doors shall be painted with putty and enamel paint.

SECURITY

Sophisticated round- the- clock security system Surveillance cameras at the main Security.

CAR PARKING

Provision for car parking in stilt floor.



Note: Charges for Registration, Car Parking, Electricity. GST. Generator or any other Government taxes are borne by the customer.

This Brochure is purley conceptual and not o legal offering the promoters reserve the right to make changes in elevations, specification and plans as demand fit.

Measurements shown are subject to varitions, Actual measurement on the site will be final binding

LOCATION



BUILDERS & DEVELOPERS



SIVA PVR BROS.

RAMALAYAM ROAD,
D.NO.: 3-86, BAKKANAPALEM
VISAKHAPATNAM

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