

WELL BEYOND BEAUTY



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AN OFFERING FROM VERTEX HOMES

THE WORLD, JUST AS YOU LIKE IT

Vertex  
**SADGURU**  
Krupa

Each man has his own perception of a perfect world. In deed, there are certain exclusive aspects, which they love in particular, to be available at the place called their own sweet home. We have deeply dwelt into these aspects and pooled them together to offer a world that delights your discerning tastes.

'Sadguru Krupa' presents you the best of such a world as stunningly combined as the colors of a rainbow. We go that extra mile to present you homes that go 'well beyond beauty'.



Vertex  
**SADGURU**  
Krupa

YOUR HOME, YOUR LIFE, YOUR WORLD





# THE GREEN WORLD



Meet all of nature's elements as God has made them. With a deep respect and utmost concern for the environment, we have only tried to enhance it through our endeavor. You will agree that these cosmetic changes look truly out of this world.

## Vertex SADGURU Krupa

- Designer Landscaping and Park
- Flower gardens
- Rock assemblies
- Boulevards





THE WORLD OF 'ARTI' TECTURE.

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Vertex  
**SADGURU**  
Krupa

- Wide driveways
- Independent Apartments with no common walls
- Large Sit outs
- Large scenic windows maximizing visibility of green areas
- Aesthetically designed common areas



Each contour, line, curve, niche and facade has been planned to create masterpieces in cement and glass. The design language and syntax are so refreshing the structures draw gasps of admiration. We have not stopped at architecture but proceeded to offer you 'arti'tecture.





# THE WORLD OF FINESSE AND CLASS

The Clubhouse is the crown jewel of the premises. From the ambience to the acoustics, from coziness to comfort, it offers the latest and the best. Drown the day's tensions in the stream of friendly chatter. Refresh, revive, rejuvenate and recharge in great style.



- Four floor clubhouse
- Multipurpose Hall with stage
- Swimming pool with changing rooms
- Cafeteria
- Guest Rooms



# THE HEALTHY WORLD



THE HEALTHY WORLD

THE HEALTHY WORLD



Options abound to adapt a fitness and health regimen that best suits you. Choose what inspires you most. Prove your prowess. Or, go in quest of inner peace at the meditation center.

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- Jogging Track
- 2 Badminton courts
- Tot lot
- A/C Gymnasium
- Indoor Hall for Games
- Meditation Hall
- Snooker/Billiards & pool lounge



THERE IS A WOMEN'S WORLD TOO



THERE IS A WOMEN'S WORLD TOO



Of course, we know that your family is the world for her . . . But just as a diversion and to say we care for her , we have provided some of the best facilities. Let healthy gossip flow and the rumor mills run. Let the ladies exchange notes on haute couture and discuss page 3 characters.

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Krupa

Creche

Children's play area

Ladies Recreation Area



# Layout Plan

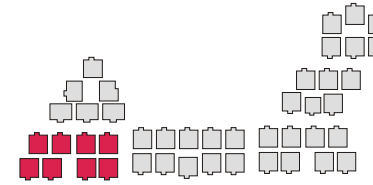


WELL BEYOND BEAUTY



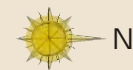
# Typical Floor Plan

**A** Block



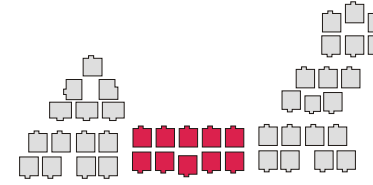
## Area statement

Flat	Plinth Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1	1492	328	1820
2 & 3	1453	322	1775
4	1492	328	1820
5 to 8	1481	329	1810



# Typical Floor Plan

## B Block



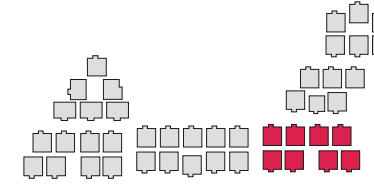
### Area statement

Flat	Plinh Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1 to 5	1492	328	1820
6	1481	329	1810
7 to 9	1442	318	1760
10	1481	329	1810



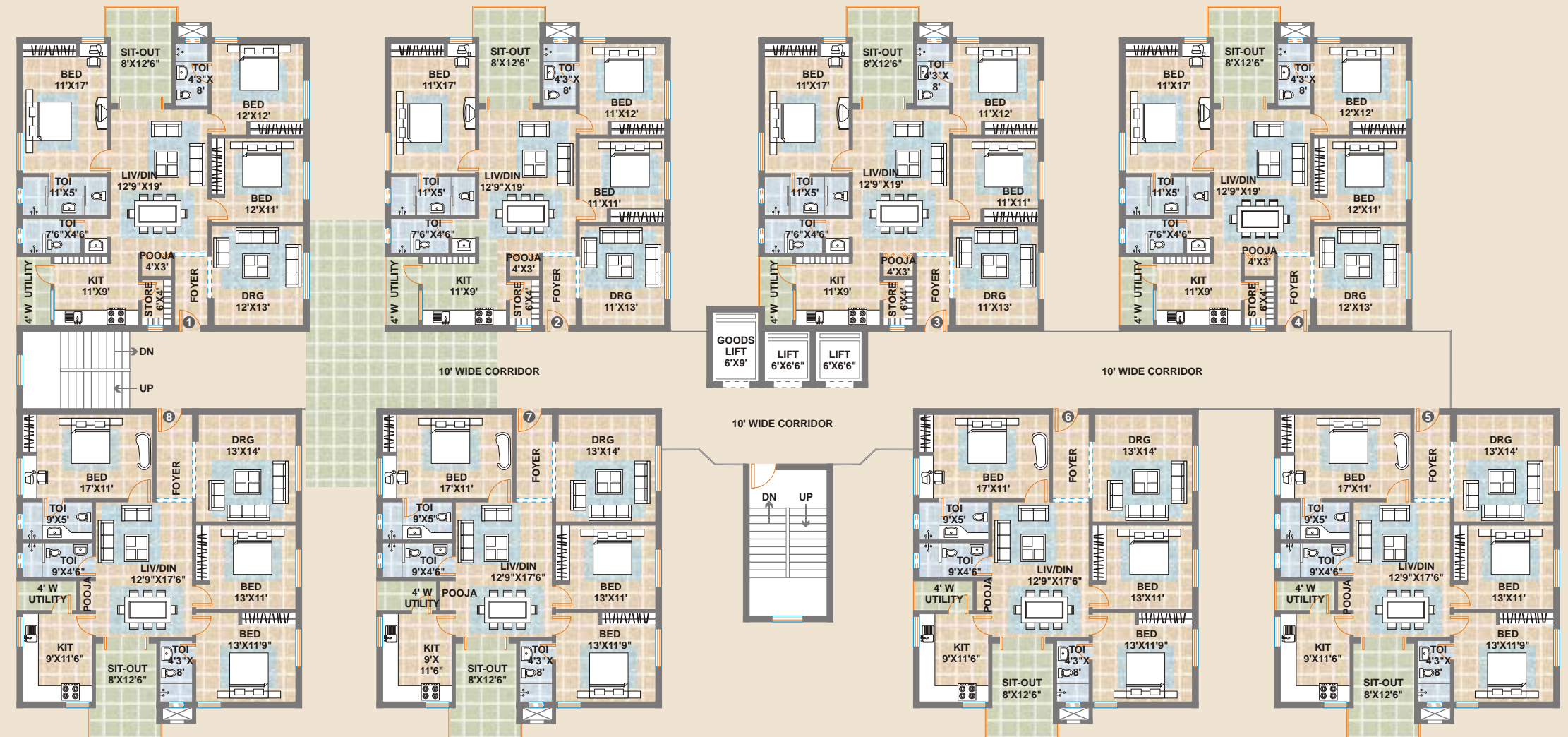
# Typical Floor Plan

C Block



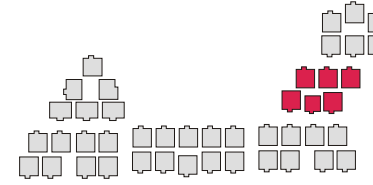
## Area statement

Flat	Plinth Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1	1492	328	1820
2,3	1453	322	1775
4	1492	328	1820
5 to 8	1481	329	1810



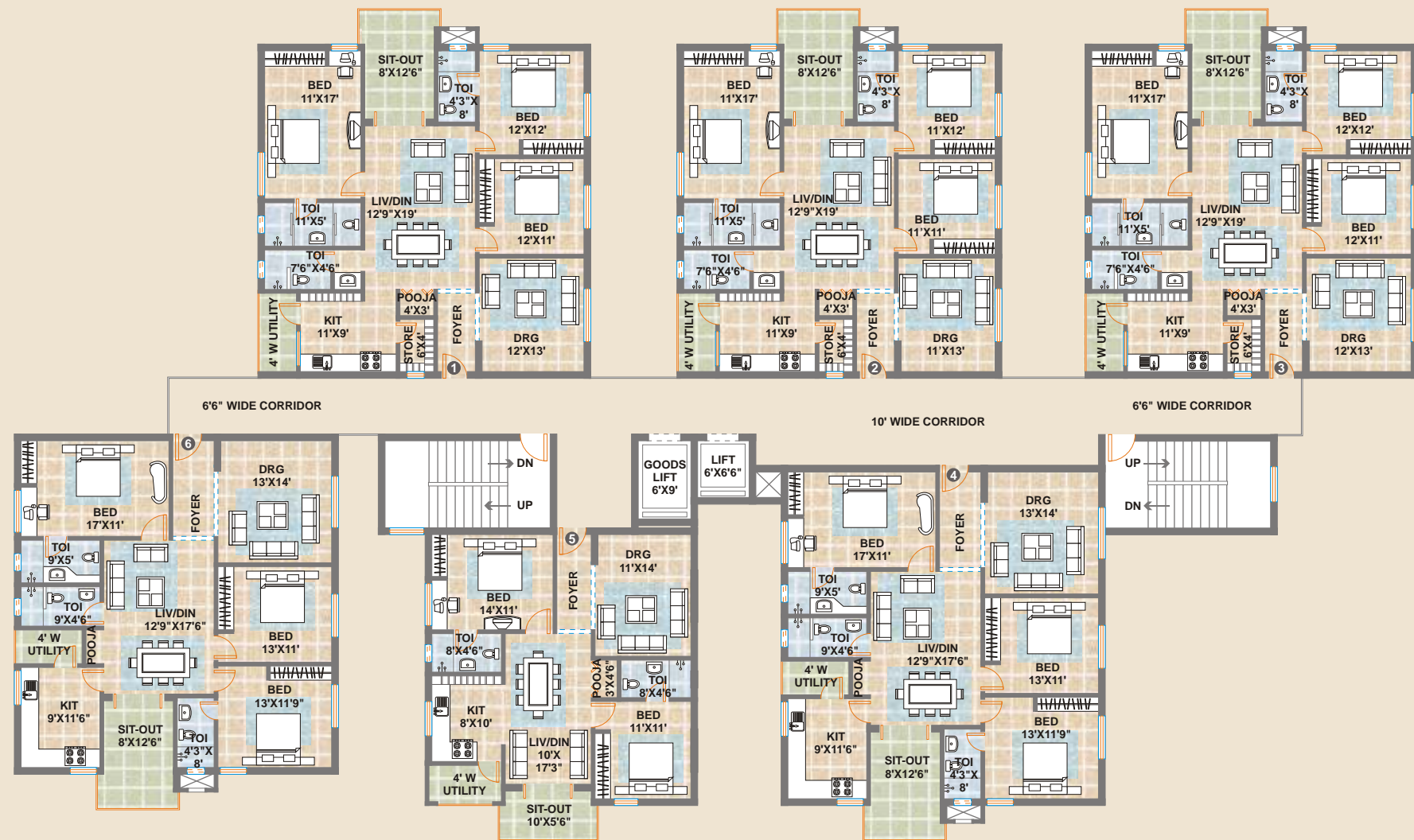
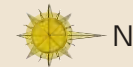
Typical Floor Plan

D Block



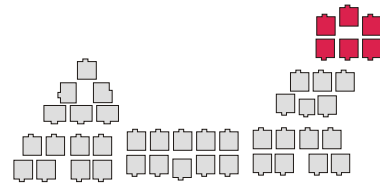
Area statement

Flat	Plinth Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1	1492	328	1820
2	1453	322	1775
3	1492	328	1820
4	1481	329	1810
5	1038	231	1270
6	1481	329	1810



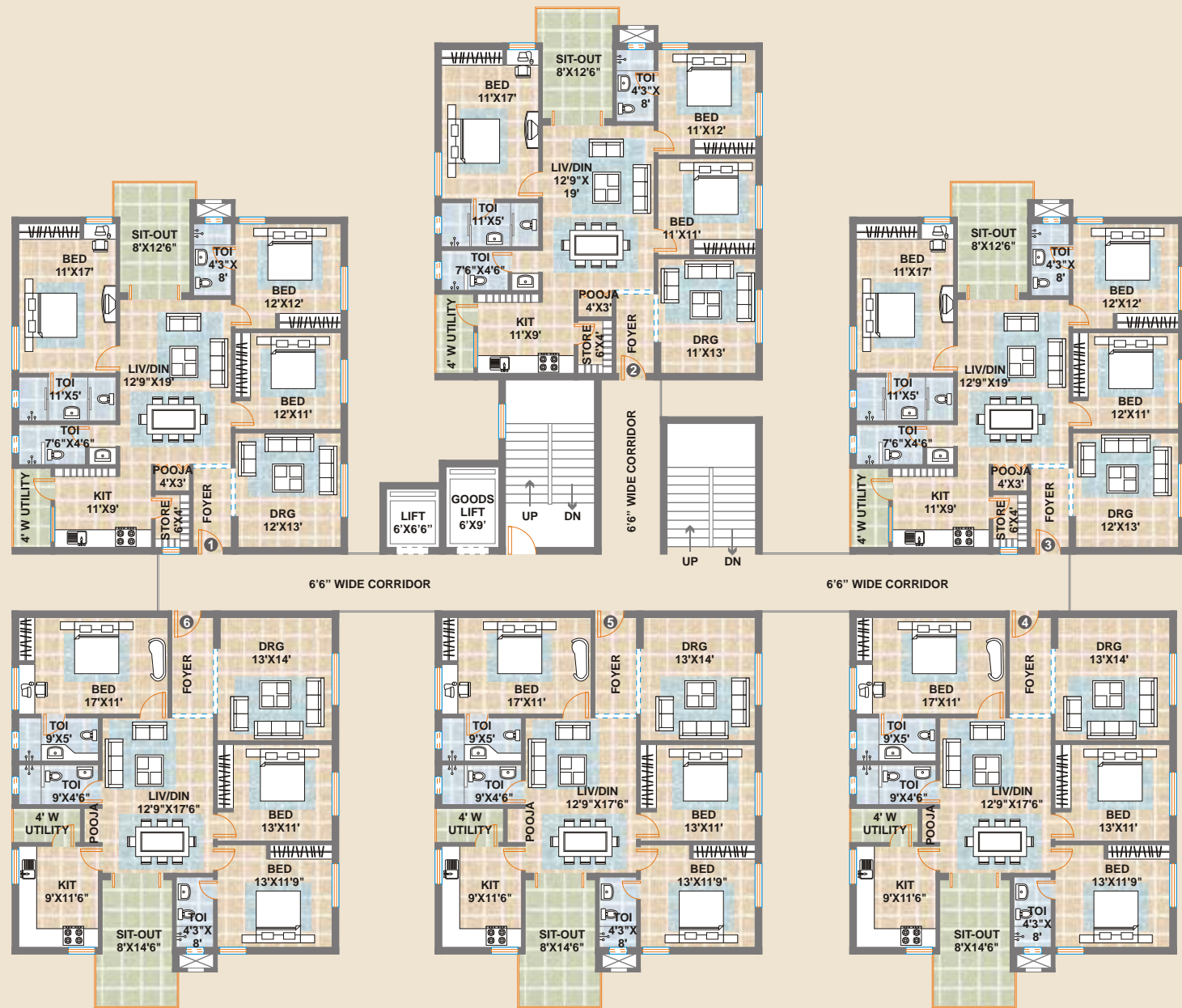
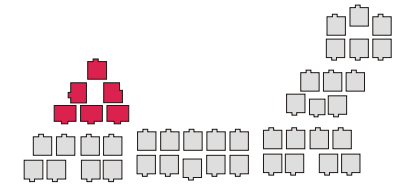
Typical Floor Plan

**E** Block

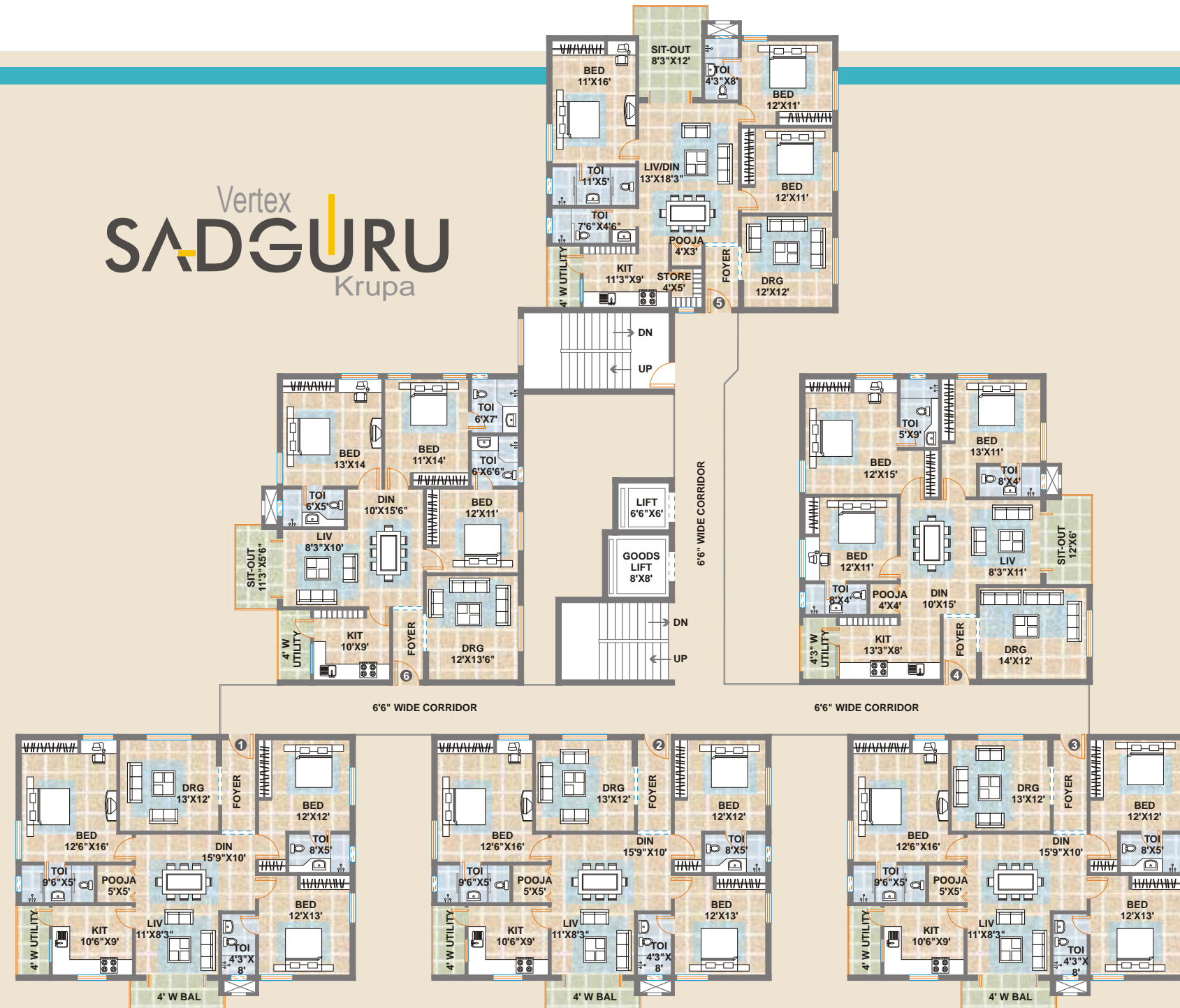


Typical Floor Plan

**F** Block



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Krupa



**Area statement**

Flat	Plinh Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1	1492	328	1820
2	1453	322	1775
3	1492	328	1820
4 to 6	1481	329	1810



**Area statement**

Flat	Plinh Aea (Sft)	Common Aa (Sft)	Total Aa (Sft)
1 to 3	1485	330	1815
4	1464	326	1790
5	1426	314	1740
6	1359	301	1660



Please Note : The above mentioned area statement & floor plans refer to 2nd to 9th floor only.

THE WORLD, J



### Exclusives

- Gated Community
- Home Automation (high-end digital security system)
- Reticulated Gas Pipeline
- Stand-by Generator
- Sewage Treatment Plant

- Gazebos
- 2 Car parkings per apartment
- Adequate Manjeera Water Supply
- WI-FI Enabled
- Library




  
**SVD GROUP**
  
 KINGS

## Specifications

### FRAMED STRUCTURE:

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

### SUPER STRUCTURE:

First class brick masonry in cement mortar.

### PLASTERING:

#### INTERNAL:

Double coat cement plaster with smooth finish.

#### EXTERNAL:

Double coat sand faced cement plastering.

### WATER PROOFING:

Water proof cement plaster with brickbats for sunken slabs.

### DOORS & WINDOWS:

#### MAIN DOOR:

Best Teak wood frame, and shutter with teak ply/teak veneer, aesthetically designed with melamine polish and designer hardware of reputed make.

#### INTERNAL DOORS:

Teak wood frames and flush door shutters with veneer, polish and standard hardware.

#### FRENCH DOORS:

UPVC/ Aluminum frame with glass panel and hardware of reputed make.

#### WINDOWS:

UPVC / Aluminum frame fitted with float glass and hardware of reputed make.

### PAINTING:

#### EXTERNAL:

Premium texture paint.

#### INTERNAL:

Premium emulsion paint with roller finishing for both walls and ceilings.

### FLOORING:

#### LIVING/DRAWING/BEDROOM:

Vitrified tiles of 2' X 2' with 4" skirting.

#### BATHROOMS:

Acid resistant Anti skid Ceramic tiles.

#### KITCHEN:

2' X 2' vitrified tiles.

#### UTILITY:

Anti skid ceramic tiles.

### CLADDING & DADOING:

Dadoing up to 7'0" height in toilets.

Designer tiles up to 2'0" height above kitchen platform.

Glazed ceramic tiles up to 3'0" height in Utility/wash.

Granite platform with stainless steel sink of Niral or equivalent make for Kitchen.

Granite counter top washbasin.

Marble/Granite design floor for corridors.

Marble/Granite for lift wall cladding.

### ELECTRICAL & COMMUNICATION WORKS:

#### ELECTRICAL

Concealed copper wiring in conduits of standard make for light, fan and power plug points wherever necessary.

A) Power outlets for Air Conditioners in all bedrooms.

B) Power outlets for geysers in all bathrooms.

C) Power plugs for cooking range chimney, refrigerator, microwave ovens, mixers/grinders in kitchen.

D) Plug points for T.V, audio systems etc. wherever necessary.

E) 3 phase supply for each unit and individual Meter Boards.

F) Miniature circuits breakers (MCB) & ELCB for each distribution boards of MDS/Merlingerin or equivalent make.

G) All electrical fittings of reputed make.

#### COMMUNICATION:

A) Telephone points in all bedrooms and living rooms.

B) Intercom facility connecting all service units and security.

#### CABLE TV

Provision for cable connection in all bedrooms and living rooms.

#### POWER BACKUP:

Back-up power through Generators.

#### FIRE DETECTION AND FIGHTING SYSTEMS:

As per norms.

#### LIFTS:

Each block equipped with passenger and goods lifts.

### WATER SUPPLY, SANITARY & DRAINING WORK:

#### WATER SUPPLY:

ISI Mark GI/PPR piping executed by professional plumbers.

#### TOILETS:

##### All toilets will consist of:

A) EWC with flush tank of reputed make.

B) Hot and Cold water mixer with shower of reputed make.

C) Provision for geysers in all toilets.

D) All C.P fittings of Jaguar or equivalent make.

#### DRAINAGE:

ISI mark PVC equivalent sanitary piping. All pumps of reputed make.

#### EXTERNAL LIGHTING:

Light posts with lamp fittings, energy saver lights for external staircase and corridor lighting.

#### GAS SUPPLY:

Gas supply through pipes for each flat.

**Note :** Brands mentioned in this brochure are indicative only. The developer reserves the right to use Indian / Imported material of equivalent quality. The developer reserves the right for any alterations in plans, elevations and specifications. All details are subject to change and all optional other than the stated specifications are at extra cost. This brochure is a conceptual presentation only and not a legal offering.



Shilparamam



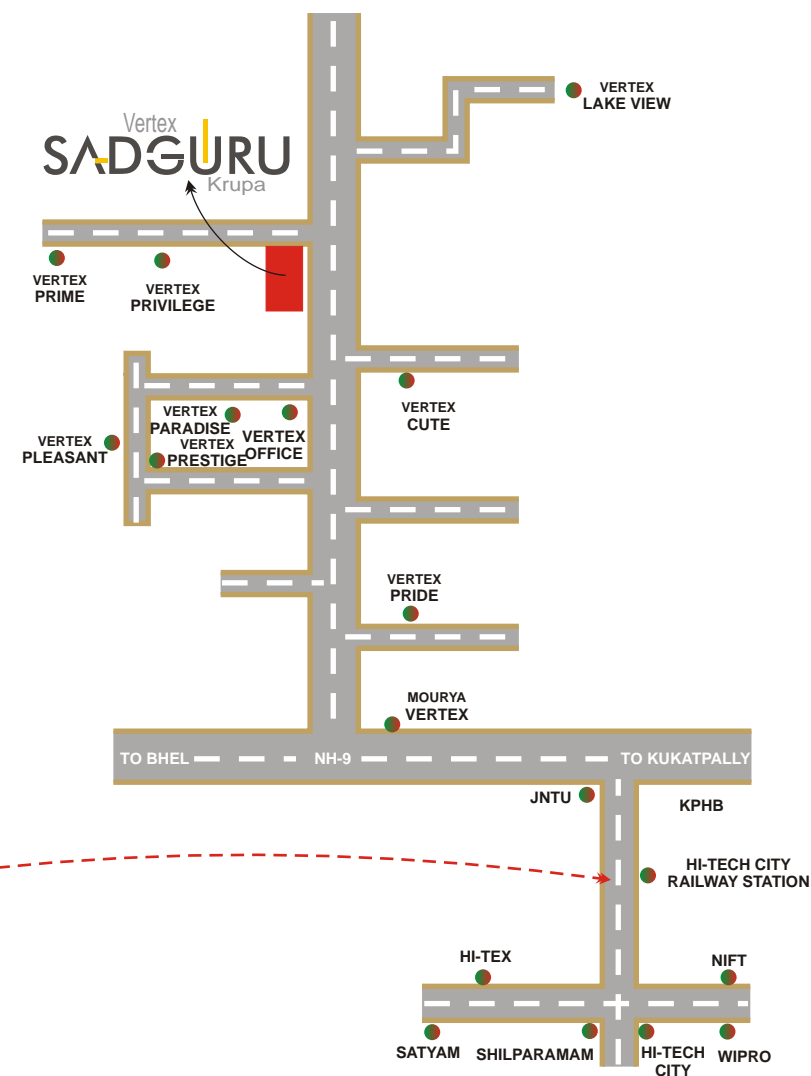
JNTU

## Location Plan

# THE WORLD WITHIN EASY REACH

## Vertex SADGURU Krupa

- This elite residential destination is surrounded by beautiful grey hillocks and lush greenery
- The construction of express link road from Madhapur has transformed the area for good
- 15-minute pleasant drive from HITEC City
- 5-minute drive from JNTU
- 15-minute drive from ISB / Microsoft
- Best of the educational institutes like DAV Public School, Kennedy International School, Sanghamitra to name a few, surround this area
- Name the bank and you will find it around your residence
- Multi-cuisine restaurants, super specialty hospitals and up-market shopping malls are nearby



Cyber Getway



Approach to Hi-tech city



Inner Ring Road

## ONGOING PROJECTS

Vertex Group is the name instantly identified with Hyderabad, the city in which we are headquartered. As one of the leading builders and developers Vertex group is today credited with having transformed the skyline of Hyderabad, especially Nizampet Road, Kukatpally.

With over 3.6 million sq.ft of completed/under construction projects in Hyderabad, the group enjoys the reputation of having thousands of satisfied clients who vouch for their professional approach, quality construction and delivering value for investment.



Vertex Lake View



Vertex Pleasant

Lake View is a community of sprawling independent villas in a verdant spread of 9.5 acres. This is an integrated township consisting of 96 Super Luxury Villas, with a built up area of 3,00,000 sq.ft. and designed with the latest standards. The excellent amenities with the prominent location of the site make it a perfect residential venture.

Vertex Pleasant, is another landmark project by Vertex group. It covers a total built up area of 4.3 lakh sq.ft. with 270 flats of 2 & 3 bhk. The location of this venture definitely makes it superior to all other residential ventures commencing in and around the city.

## UPCOMING PROJECTS

Mentioned is the list of upcoming ventures by vertex group, which includes super luxury residential apartments, Villas, Multiplex and shopping Malls

- Vertex Maurya Multiplex (Multiplex cum shopping Mall)
- Vertex Prime (Residential Apartments)
- Independent Villas at Gandipet (Independent Villas / Bungalows)
- Shopping Mall at Nallakunta (Shopping Mall cum Residential Complex)

## COMPLETED PROJECTS

Mentioned below is the list of completed Ventures by vertex Group, which reflect the stature and caliber of the group.

### Residential Ventures

- Vertex Paradise (Apartments)
- Vertex Cute (Apartments)
- Vertex Classic (Apartments)
- Vertex Pride (Apartments)
- Vertex Privilege (Villas)
- Vertex Prestige (Apartments)

### Commercial Ventures

- Vertex Pearl (Shopping Mall)
- Vertex Plaza (Shopping Mall)

For more details on projects kindly log on to [www.vertexhomes.com](http://www.vertexhomes.com)



Sadguru Krupa is the pet project of Vertex Homes Pvt. Ltd. In their 12 years in realty business, 12 projects have been completed with a total built up area of a staggering more than 15 lakh sft. And their ongoing / upcoming projects cover more than 21 lakh sft.! When there is such a world of experience to their credit, rest assured 'Sadguru Krupa', your own world will be simply out of this world.

## WELL BEYOND BEAUTY

