

UJWALA

by KOVELAMUDI
realty



YOUR
LUXURIOUS ABODE IN THE
HEART OF CYBERCITY

Located in **Madhapur, Ujwala** is the hottest selling ultra premium apartments constructed to perfection considering all the requirements of urban lifestyle by blending it with luxurious elements that make it a perfect choice for everyone



Spacious
3 BHK Flats of 1920 Sft.



100% Vasthu Compliant



Trusted property with RERA
approval & GHMC compliance



EAST FACING

spread in 1920 sft. of perfectly designed space



Living room

WEST FACING

spread in 1920 sft. of perfectly designed space

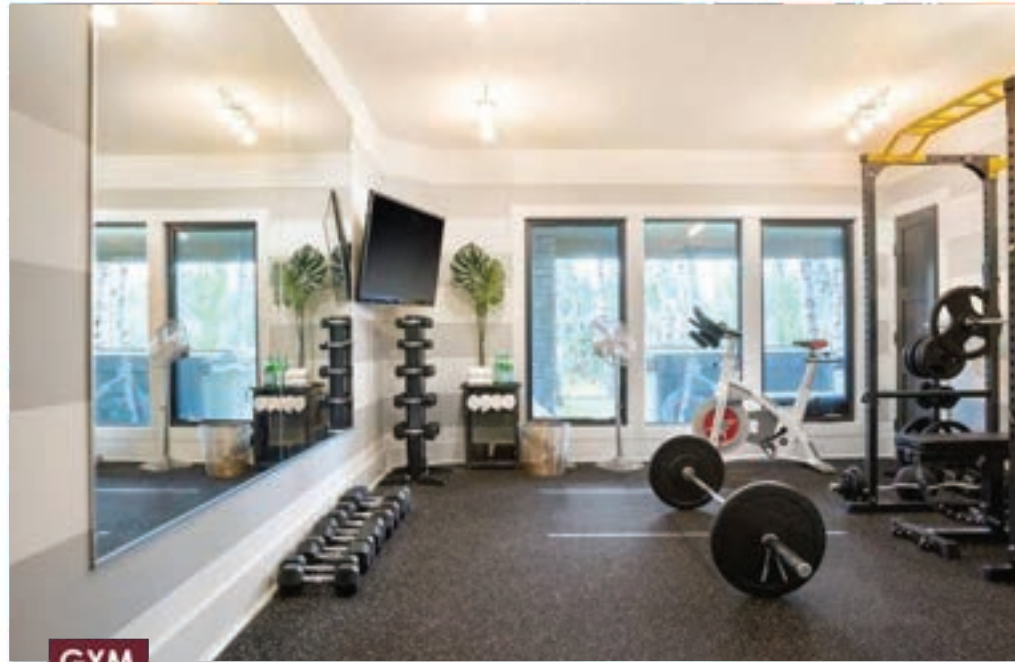


Living room

AMENITIES



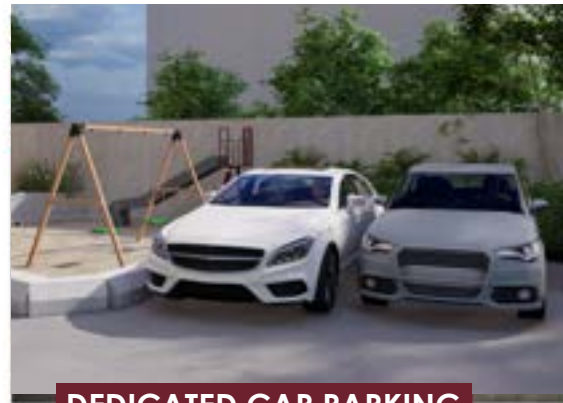
SWIMMING POOL



GYM



Recreational room with Pool, TT, Board Games



DEDICATED CAR PARKING



SURROUNDED WITH GREENERY

SPECIFICATIONS



STRUCTURE

RCC Framed Structure with earth quake resistant design.

SUPER STRUCTURE

Clay brick or AAC blocks.

JOINERY WORKS

- Doors : All doorframes in Teakwood
- Main Door : Having Teak wood polish shutter with premium hardware.
- Internal Doors : Designer flush doors with melamine polish with premium hardware.
- Windows : UPVC
- Bath Window : UPVC
- Grills : Aesthetically designed mild steel grills with enamel paint finish.



PLASTERING

- Internal : Double coat cement plastering of 18mm thick finished with putty.
- External : Double coat sand faced cement plastering 18 mm thick finished with putty/texture.

PAINTING

- Internal : Two coats of premium quality plastic emulsion paint over Two coats of putty.
- External : Premium quality texture painting.

TELEPHONE

- Telephone provision for Master bedroom and living.
- Intercom facility to all flats connecting security.



FLOORING

- Dining, Living : Vitrified tiles
- M. Bedroom : Wooden flooring
- Kitchen : Double charged vitrified.
- Toilets : Best quality acid resistant, anti-skid designer tiles.
- Parking : Cement based designer tile flooring/VDF.
- Staircase : 18 mm thick granite flooring as per design.

CLADDING & DADOING

- Toilets : Best quality acid resistant designer tiles
- Kitchen : Ceramic tiles dado up to 2 ft. ht. above kitchen platform.
- Utility / Wash : Glazed ceramic tiles dado.

SPECIFICATIONS



KITCHEN

- Granite platform with stainless steel sink with bore & municipal water connection.
- Provision for water inlet near kitchen sink for water purifier.
- Provision for chimney, refrigerator, microwave and exhaust fan.

TOILETS

- All toilets to consist of dry and wet areas.
- Wall mount water closets with flush tank of TOTO/Kohler/Geberit/Roca make.
- Hot and cold water mixer with shower.
- All fixers and C.P coated quality from GROHE/Kohler/TOTO.
- Provision for geysers in all bath rooms.
- PVC and CPVC pipes of ASHIRWAD make.

ELECTRICAL

- Concealed copper wiring of Finolex/Havells make.
- Power outlets for A/C in living, drawing, dining & bedrooms, with piping.
- Power outlets for geysers in all bathrooms.
- Power plug for cooking range chimney, refrigerator, micro oven, mixer grinders in kitchen.
- 3 Phase supply for each unit and individual meter boards Miniature Circuit breakers (MCB) for each distribution board.

CABLE TV

Cable provision in all bedrooms and living room

LIFT

Schindler/Thyssenkrupp fully automated high speed elevator.

GENERATOR

100% Power Backup

PARKING

One level covered parking; entire parking is well designed to suit the number of car parks required, parking signages at required places to ease of driving.

Free false ceiling through out the house and bath tub in the master bedroom.

Images and areas used are for illustrative purposes only. Actual site may differ

5 MINUTES AWAY FROM THE MOST HAPPENING PLACES



Scan QR Code
for directions



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HANDOVER IN JAN 2024

Structural Consultants



Architects



Project Management



Approved by



Loans From All Banks Are Accepted

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