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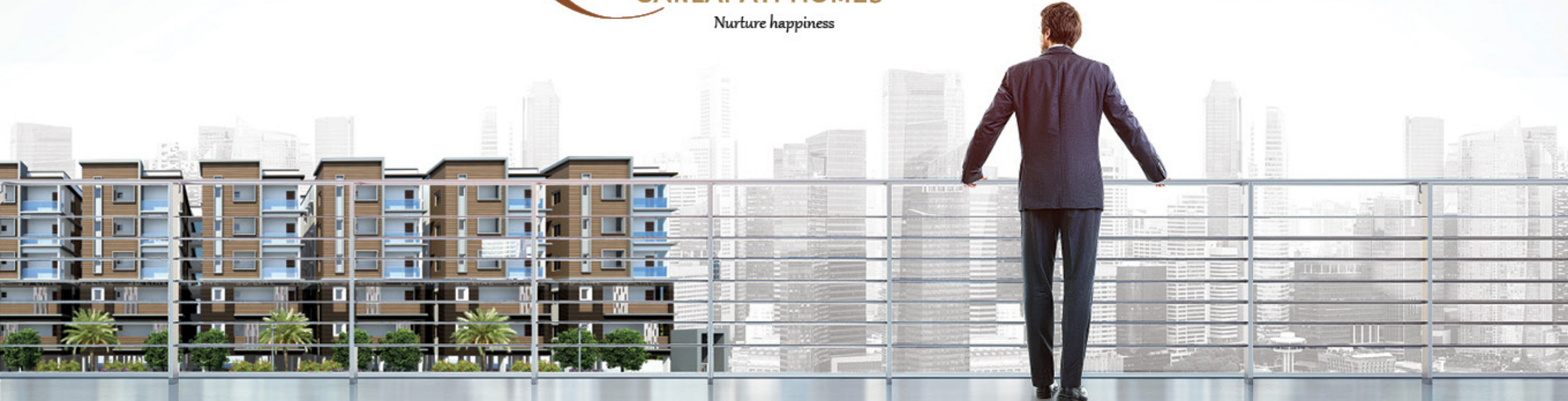
Quality Services by



MARAM'S

GARLAPATI HOMES
Nurture happiness

A project by



Approved by
hmda
Growing Global
010492/SMD/R1/U6
HMDA/10042018

Member
CREDAI


IGBC
Green Homes
Registered Project

2 & 3
BHK

LUXURY APARTMENTS IN A
CONTEMPORARY GATED COMMUNITY
AT BONGLOOR JUNCTION, NEAR TCS, ADIBATLA

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APARTMENTS

AN EXCLUSIVE LIFESTYLE, DESIRED BY MAN BUT CHERISHED BY FEW IS PROMISED AT THE LUXURIOUS APARTMENTS WITH REFINED INTERIORS AND FREE FLOWING AURA

CLUB FEATURES

OPENING UP FRESH AVENUES OF SOCIALIZING WHILE FACILITATING PLAYFUL MEANS OF REJUVENATION ARE THE MANY LEISURE AMENITIES AVAILABLE AT THE ENCLAVE

OUTDOOR FEATURES

POSITIVE LIGHTNESS AND EASY VIBE ARE ENSURED BY THE PRESENCE OF MANY GREEN POCKETS AND SPACES BETWEEN THE BLOCKS THAT REVERBERATE WITH NATURAL ENERGY

PLAY AREAS

EXHILARATING DELIGHTS ARE ASSURED AT THE MANY PLAY AREAS THAT ALSO CONTRIBUTE TO MIND AND BODY REALAXATION WHILE PROVIDING RESORT-LIKE LIVING EXPERIENCE

LANDSCAPE

NO OTHER SETTING CAN EXUDE SUCH BRILLIANCE, SUCH LUSTER BEYOND WORDS WHILE STIMULATING THE HEART AND NOURISHING A LIFETIME'S INSPIRATION

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48%

LIVING SPACE

370

PREMIUM APARTMENTS

52%

OPEN SPACE

WI-FI

ENABLED COMMUNITY

4.6

ACRE VASTNESS

24

HOURS SECURITY

20+

AMENITIES

13,042 SFT

CLUBHOUSE

Lots to impress

Hello! Do you think it takes a lot to impress? Yes, we say.

So here comes a commune of wonderful things that will charm its way into your heart and life. If you get impressed by size, then here it is. If you get impressed by amenities, you have them all. If you get impressed by the warmth of your neighbourhood, then smile. And if you just love living in a large community, then come on over. For here comes MARAM'S GARLAPATI HOMES where you'll find enough to get impressed with.

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Elegance
you can feel

There are so many good things that will have you in wonder at this 2 BHK and 3 BHK commune. Starting from its elegant façade right up to the way it has come together to be what you sought, Maram's Garlapati Homes will appeal to your senses every step of the way.

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4.6 ACRE GATED COMMUNITY	 <p>PROJECT HIGHLIGHTS</p>	100% DG BACKUP
CENTRAL COURTYARD		SEWAGE TREATMENT PLANT (STP)
6 TOWERS + 5 FLOORS EACH		EXTENSIVE DESIGNER LANDSCAPING
1067.70 SFT TO 1972.13 SFT		370 HIGH-END, 2&3 BHK APARTMENTS
NO COMMON WALLS		4-LEVEL EXCLUSIVE CLUBHOUSE OF AREA 13,042 SFT
OVER 52% OPEN AREA		24-HR TREATED WATER SUPPLY, 24-HR SECURITY WITH INTERCOM AND CC CAMERAS
VAASTU COMPLIANT		
SERVICE LIFTS		

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Planning that's smart

Enter through the gates of Maram's Garlapati Homes, you will find that it is massive, yet it is smartly planned to accommodate everything from six apartment blocks, a clubhouse, all the way to a plethora of amenities that make this vast arena of complete homes.



- A) MAIN ENTRY
- B) BADMINTON COURT
- C) CHILDREN'S PLAY AREA
- D) ELDERS' SITTING AREA



LEGEND



- E) CLUBHOUSE
- F) SWIMMING POOL
- G) MINI-BASKET BALL COURT
- H) TOT-LOT AREA



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MASTER PLAN



TYPICAL FLOOR PLAN

VEDITHA VIRAJ (BLOCK - A)

KEY PLAN



Warmth so wonderful

Area Statement

Sl. No.	Flat No.	Facing	Super Built-up Area
1	101	EAST	1500.00
2	102	EAST	1500.00
3	103	EAST	1068.75
4	104	EAST	1338.75
5	105	EAST	1500.00
6	106	EAST	1500.00
7	107	EAST	1068.75
8	108	EAST	1394.38
9	109	WEST	1394.38
10	110	WEST	1500.00
11	111	WEST	1339.50
12	112	WEST	1500.00
13	113	WEST	1339.50
14	114	WEST	1339.50
15	115	WEST	1500.00
16	116	WEST	1500.00



KEY PLAN



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TYPICAL FLOOR PLAN Area Statement

Sl. No.	1	2	3	4	5	6	7	8	9	10
Flat No.	101	102	103	104	105	106	107	108	109	110
Facing	EAST	EAST	EAST	EAST	EAST	WEST	WEST	WEST	WEST	WEST
Super Built-up Area	1973.75	1338.75	1196.25	1338.75	1338.75	1338.75	1338.75	1196.25	1338.75	1973.75

Enhance your joys

The Block B of Maram's Garlapati Homes has about 10 apartments on each floor, also of 2 BHK and 3 BHK formats. For that matter, the units span between 1196.25 sft and 1973.75 sft of space, and irrespective of which unit you choose to call home, it is sure to enhance your dreams.



3 BHK 3D VIEW
FLAT NO. 4

VEDITHA TARA (BLOCK - B)



VEDITHA GAGANA (BLOCK - C)



KEY PLAN



TYPICAL FLOOR PLAN Area Statement

Sl. No.	1	2	3	4	5	6	7	8	9	10
Flat No.	101	102	103	104	105	106	107	108	109	110
Facing	EAST	EAST	EAST	EAST	EAST	WEST	WEST	WEST	WEST	WEST
Super Built-up Area	1973.75	1338.75	1196.25	1338.75	1338.75	1338.75	1338.75	1196.25	1338.75	1973.75

Corridors of fun



Make your way along the walking track of Maram's Garlapati Homes, and you'll arrive at Block C, which again is home to a mix of 2 BHK and 3 BHK apartment homes that start at 1196.25 sft and stretch all the way to 1973.75 sft. This block houses 10 apartment units on each floor, making for a splendid neighbourhood to live in.



3 BHK 3D VIEW
FLAT NO. 3

KEY PLAN



TYPICAL FLOOR PLAN



6'6" Wide Corridor

6'6" Wide Corridor

6'6" Wide Corridor

6'6" Wide Corridor

6'6" Wide Corridor

Area Statement

Sl. No.	Flat No.	Facing	Super Built-up Area
1	101	EAST	1500.24
2	102	EAST	1500.24
3	103	EAST	1198.75
4	104	EAST	1500.24
5	105	EAST	1500.24
6	106	EAST	1500.24
7	107	EAST	1197.50
8	108	EAST	1500.24
9	109	WEST	1500.24
10	110	WEST	1500.24
11	111	WEST	1500.24
12	112	WEST	1500.24
13	113	WEST	1500.24
14	114	WEST	1500.24
15	115	WEST	1500.24
16	116	WEST	1500.24



TYPICAL FLOOR PLAN

VEDITHA TEJAS (BLOCK - E)

Area Statement

Sl. No	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	
Flat No	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	
Facing	EAST	WEST	EAST	WEST	EAST	WEST	EAST	WEST	EAST	WEST	EAST	NORTH	NORTH	NORTH	NORTH	NORTH	NORTH	NORTH	NORTH	WEST	
Super Built-up Area	1500.00	1100.59	1100.59	1100.59	1100.59	1100.59	1100.59	1100.59	1100.59	1500.00	1500.00	1100.00	1100.00	1100.00	1100.00	1100.00	1100.00	1100.00	1100.00	1100.00	1500.00



KEY PLAN



VEDITHA DHARANI
(BLOCK - F)



3 BHK 3D VIEW
FLAT NO. 2

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TYPICAL FLOOR PLAN

Area Statement

Sl. No.	1	2
Flat No.	101	102
Facing	EAST	WEST
Super Built-up Area	1500.00	1500.00

Delight To Choose from

Move ahead to Block F and you will find that it houses only 2 apartment units on each floor. Take a few steps further, and you will see that the 3 BHK homes measure 1500 sft each.

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Best that
 complements

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Our happiness is in telling you that a community of this massiveness is complemented by a clubhouse that's equally immense in size. The residential of Maram's Garlapati Homes is complemented by a three-floor clubhouse that measures about 13,042 sft dotted with delights that encompass leisure, right from a swimming pool to a spa and creche.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



- GROUND FLOOR**
- Indoor Games
 - Reception
 - Creche
 - Departmental Store

- FIRST FLOOR**
- Home Theatre
 - Holding Area/Lounge
 - Cafeteria

- SECOND FLOOR**
- Aerobics
 - Yoga/Meditation
 - Holding Area/Lounge
 - Gym

- THIRD FLOOR**
- Library
 - Holding Area/Lounge
 - Spa

- FOURTH FLOOR**
- Multipurpose Hall
 - Prefunction/Lounge
 - Suite-Room

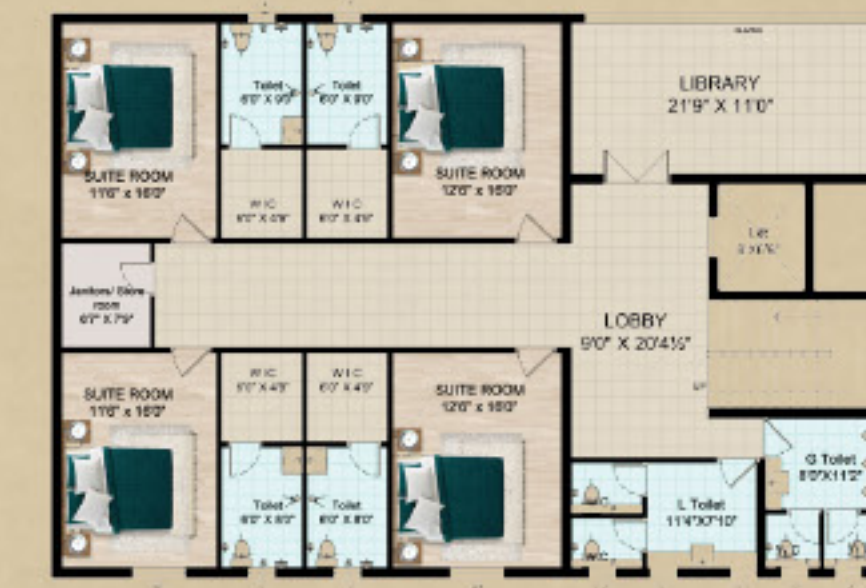
- TERRACE FLOOR**
- Open Terrace

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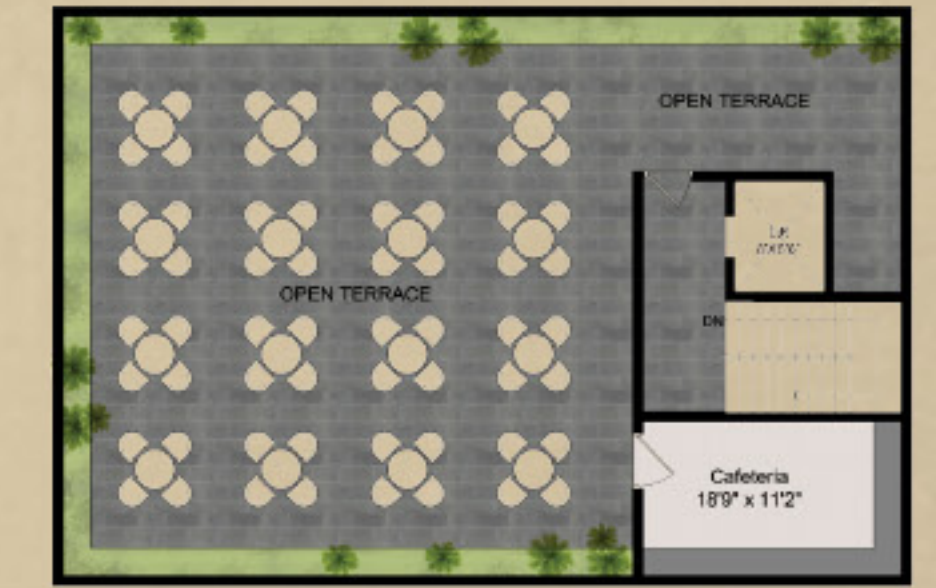
THIRD FLOOR PLAN



FOURTH FLOOR PLAN



TERRACE FLOOR PLAN





AMENITIES & FEATURES

- HMDA-approved project
- Plenty of ground water
- Clear title
- 100%-vaastu compliant
- Grand entrance gate
- Stilt-level parking
- 24-hour security
- Excellent ventilation
- Ideal location
- Silent back-up generator
- Rainwater harvesting pits
- Pollution-free environment
- Ample car parking
- Very near to Vijayawada Highway
- Deluxe 2BHK 5-floor premium quality apartments
- Near to schools, colleges, hospitals and shopping malls

More to
benefit from

Come to think of it, Maram's Garlapati Homes is a mini-world in itself, with pretty much everything in place to add little touches of features everywhere, that this contemporary life needs. Be it the abundant ground water, or its proximity to educational institutions and more.



SPECIFICATIONS

<p>RCC-FRAMED STRUCTURE RCC-framed structure to withstand wind and seismic loads.</p> <p>SUPER STRUCTURE 8" thick cement solid bricks for external walls. 4" thick cement solid bricks for internal walls.</p>	<p>BATHROOMS A) Floor-mounted type WC with visible flush of Hindware or equivalent make. B) Hot and cold wall with shower diverter, provision for geyser in all bathrooms. C) All fixtures are CP-coated, Hindware or equivalent make, D) Health faucet for all toilets.</p>	<p>TILE CLADDING & DADOING Toilets: Good quality designer matt ceramic tiles dado up to door height. Kitchen: Glazed ceramic tiles dado up to 2' height above kitchen platform. Utility Wash: Glazed ceramic tiles dado up to 4'0" height.</p>
<p>PLASTERING Internal: Single-coat with cement plastering sponge finish. External: Double-coat cement plastering.</p>	<p>ELECTRICAL Concealed copper wiring as per MEP consultants' design. Power outlets for air conditioners in all bedrooms. Power outlets for geysers in all bathrooms. Power plug for cooking range chimney, refrigerator, mixer/grinders in kitchen. Three-phase supply for each unit and individual meter boards. One Miniature Circuit Breaker (MCB) for each room at the main distribution box. Elegant designer, modular electrical switches. Metered connections for consumption of electricity for each flat.</p>	<p>SANITARY WARE One wash basin of Hindware make, European commode. Standard fittings and provision for geyser in toilets. CP Fittings: Of Plumber brand.</p> <p>PAINTING Internal: Two coats luppam/putty and two coats of Asian Tractor Emulsion paint over a base coat of primer in all rooms. External: Asian apex painting with wall care putty. Common Area: Asian Tractor Emulsion.</p>
<p>DOORS Main Door: Teakwood door frame and flush doors shutter of reputed make, including all fittings. Internal Doors: Medium teakwood frame with flush shutter of reputed make.</p>	<p>GENERATOR DG Set backup in hall (one fan and one light point) Mahindra or equivalent make.</p>	<p>ELEVATORS 11 lifts of 8-passenger capacity of OTIS.</p> <p>TELEPHONE Telephone point in living room and cable TV point shall be provided in living and all bedrooms.</p> <p>WATER SUPPLY Water supply from borewell.</p> <p>SECURITY SYSTEM Intercom to all flats from security office.</p>
<p>WINDOWS All windows with NCL Seccolor.</p>	<p>FLOORING Good quality 600 mm x 600 mm vitrified tiles flooring in hall, bedrooms, dining, kitchen and anti-skid tiles of Varmora or equivalent make in balcony and toilets.</p>	<p>NOTE Registration Charges, GST and any other taxes applicable as per government norms to be borne by the customers only.</p>
<p>KITCHEN Black granite platform with stainless steel sink and Dado Tiles of size 600mm X 300 mm above the kitchen platform Provision for exhaust fan, chimney, RO water purifier and microwave oven.</p>	<p>STAIRCASE AND CORRIDORS Granite flooring for staircase. Granite for corridors. MS railing for staircase.</p>	
<p>UTILITY AND WASH AREA Washing machine provision in utility area and dado tiles of size 600mm X 300 mm up to 4 feet height.</p>		

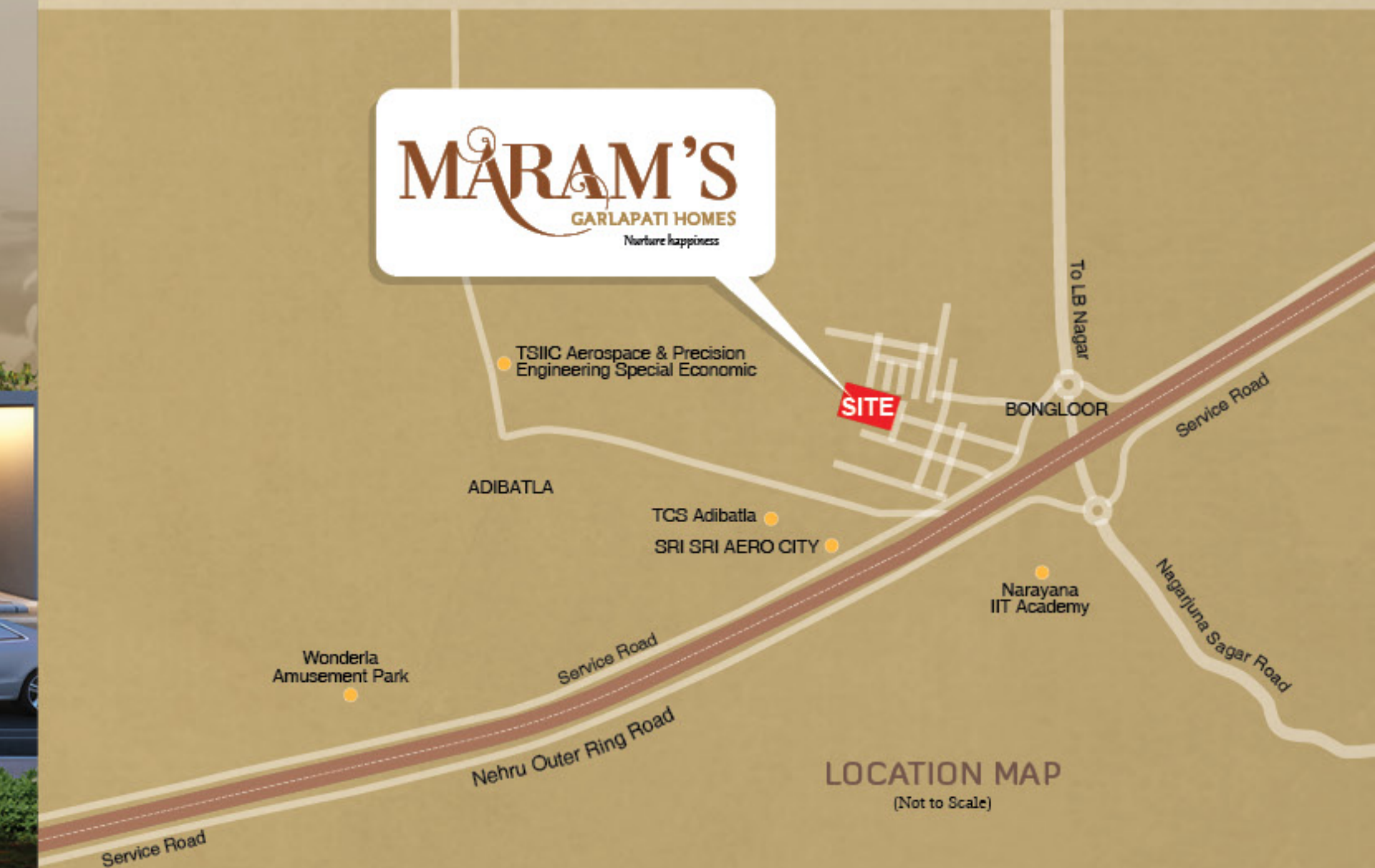




Places that matter

Maram's Garlapati Homes is located in Adibatla, which is a geography with immense potential to grow. Find your home here and you will be close to the best of educational institutions, corporate zones, and even leisure options.

Maram Infra has its core competence in creating quality, affordable housing for all. Steered by more than a decade of impeccable track record, we are famed for creating quality housing guided by strong principles and core values, that have made us a name with a strong brand value in the Hyderabad real estate market. We are a member of Confederation of Real Estate Developers Association of India (CREDAI), a national apex body that guarantees quality of construction and service to buyers.



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COMPLETED PROJECTS

Maram's Commercial Project at Gachibowli



Maram's Devaki Enclave



Maram's Sita Rama Residency



Maram's RP Homes



Maram's GL Heavens I



Maram's GL Heavens Block II



MARAM INFRA PROJECTS PVT. LTD.

Plot No: 1/1 & 1/1/A, 2nd Floor, D.No: 11-13-194/1/C/2,
RK Puram X Roads, Beside Spicy Hub, Kothapet - 500035

e-mail : info@maraminfraprojects.com, maraminfra@gmail.com

web : www.maraminfraprojects.com

Site Address

**Bongloor junction,
Near TCS, Adibatla**

Sy.No: 12/P, & 18/P Bongloor (V)
Ibrahimpattam (M), R.R. Dist - 501510

BANKS APPROVED FOR HOME LOANS



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 the elevation, plans and specifications as deemed fit.