


The
Garden View

CORPORATE OFFICE :
Plot No. 624, Vivekananda Nagar Colony
Kukatpally, Hyderabad, Telangana
500072

SITE OFFICE :
CANTEEN, THE GAUDIUM SCHOOL, Pati,
Hyderabad, Telangana 502300

www.rsrgreenwayinfra.com

A Project By




The
Garden View

2, 3, 4 BHK
Luxury Apartments

@KOLLUR



A Project By



RSR Greenway Infra

The project's prime location offers easy accessibility to schools, commercial areas, and IT companies, making it ideal for families. Renowned schools are nearby, while the financial district and major IT companies are easily accessible for working parents.

INTRODUCING



The Greden View Apartments

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2, 3 BHK
LUXURY APARTMENTS

Experience excellence

GARDEN VIEW IS A LUXURIOUS RESIDENTIAL PROJECT LOCATED IN
KOLLUR, HYDERABAD.

Garden View boasts stunning architecture, top-notch amenities,
and a prime location, making it the perfect sanctuary for those seeking modern
and comfortable living in Hyderabad.

Experience excellence in the changing face of Hyderabad with Garden View

1
Tower

3
Acres

3
Basements +
G + 18 Floors

16
Flats
Each Floor

288
Total Flats

20,000
sq ft clubhouse,

17th & 18th
floor Sky Villas

Flats size
(1323-2225 sft)





YOUR NEW HOME IS A WONDER OF NATURE

luxury project built to blend the happiness of natural living with the comforts of a modern lifestyle. Experience the joy of nature in the comfort of luxury, only at Garden view apartmens





THE PROJECT OFFERS PREMIUM AMENITIES, INCLUDING A
20,000 SQ FT CLUBHOUSE,

With **70%** open space, the Garden View project offers a serene and peaceful living environment, away from the hustle and bustle of the city. Additionally, the project has 100% power backup, ensuring uninterrupted power supply in case of any power outage.



Clubhouse
20,000 sft



100% Power
Backup



Gas pipeline
connection.



Badminton
Court



Gymnasium



Net cricket



Swimming
pool



Landscaped
garden



Jogging track



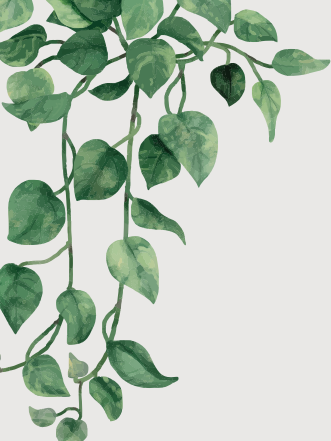
Children's
play area



24/7 security
services



Rainwater
harvesting



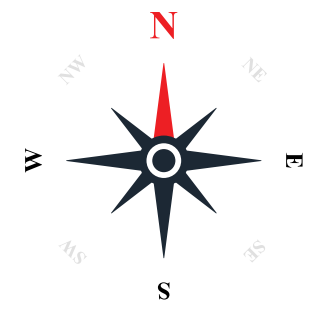
TYPICAL FLOOR PLAN

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FLAT -1	=	1646 Sq.ft.	FLAT -9	=	1368 Sq.ft.
FLAT -2	=	1348 Sq.ft.	FLAT -10	=	1368 Sq.ft.
FLAT -3	=	1812 Sq.ft.	FLAT -11	=	1368 Sq.ft.
FLAT -4	=	1812 Sq.ft.	FLAT -12	=	1368 Sq.ft.
FLAT -5	=	1812 Sq.ft.	FLAT -13	=	1788 Sq.ft.
FLAT -6	=	1867 Sq.ft.	FLAT -14	=	2041 Sq.ft.
FLAT -7	=	1323 Sq.ft.	FLAT -15	=	2225 Sq.ft.
FLAT -8	=	1867 Sq.ft.	FLAT -16	=	1745 Sq.ft.

26,540 Sq.ft.

SITE AREA - 19072.89 Sq.yds.
 ROAD WIDENING AREA - 9167.67 Sq.yds.
 NET SITE AREA - 9905.22 Sq.yds.





The Garden View

WHERE KIDS RULE

Welcome to our kid-centric homes, where safety and fun go hand in hand. Our apartments are equipped with child-friendly features designed to create a secure and enjoyable environment for kids. Join us and give your children the space they deserve to play, learn, and grow.



FOUNDATION AND STRUCTURE

- R.C.C. framed structure to withstand wind and seismic loads

SUPER STRUCTURE

- 8" thick CC Blocks for external walls and 4" thick CC Blocks for internal walls

INTERNET

- Wired internet provision in living room and Bed room for wireless router connectivity

PLUMBING & SANITARY

- EWC with flush tank of Hindware or equivalent make.
- Wash basins in master Bedroom toilet and Dining area of Hindware or equivalent make.
- All waterlines and drainage fittings and lines are of P.V.C Ashirvad/Hindware.
- Hindware or equivalent make hot and cold wall mixer with shower.
- Provision for geysers in all bedroom toilets.

LIFTS

- 8-passenger automated elevator of KONE or equal brand with front granite / Tiles cladding

FLOORING AND DADO

- 600 x 600 Premium vitrified tiles of best brand in living, dining and remaining bedrooms.
- Anti-skid and acid resistant flooring tiles of standard make in all Bathrooms.
- Glazed ceramic tile dado of best brand up to 7' height in all bathrooms
- Glazed ceramic tile dado of best brand up to 2' height above kitchen platform.

SPECIFICATIONS

SECURITY

- Grand Entry with security post.v
- Round the clock security & CCTV Surveillance in parking Area and common areas.

COMPOUND WALL

- All Around the Building

PARKING

- Every flat will be provided with one car parking

KITCHEN

- Granite platform with stainless steel sink with provision for both municipal and borewell water. connection, with provision for fixing water-purifier.

PAINTING

- Internal walls and ceiling: Water-proof base two coat putty, one coat premier and two coats of premium emulsion paint of Asian or equivalent make.

CABLE TV

- Provision for cable connection in master bedroom and living room.

TELECOM & INTERCOM

- Telephone points in living and master bedroom.
- Intercom connectivity to all flats Provision for fixing exhaust fan and chimney.

POWER BACK-UP

- DG Power backup setup for alright and Fan points in Bed Rooms, living room, kitchen & bathrooms.
- Common areas(lifts,corridor,common area lighting).

PLASTERING

- INTERNAL AND EXTERNAL WALLS:1 8mm coat cement plaster with smooth finishing CEILING: 12mm coat smooth cement plaster finishing.

LOCATION HIGHLIGHTS

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- 5 Mins**
Gaudium International School | Delhi Public School | Samishti International school
- 7 Mins**
Birla Open mind school
- 10 Mins**
Financial District
- 15 Mins**
Drive to all IT companies (Hitech city, Inorbit, IKEA)
- 120 feet road project**



LOCATION MAP

NOT TO SCALE

