

A Project by  
**VISION**  
INFRA DEVELOPERS  
[www.visioninfradevelopers.com](http://www.visioninfradevelopers.com)

MEMBER OF  
**CREDAI**  
HYDERABAD



Approved by  
**hmda**  
Growing Global

# VISION'S CASCADE GREENS



2 & 3 BHK Luxury Flats

@ NCL North, Kompally.

**ICONIC LIVING**



AERIAL VIEW



MASTER PLAN



NIGHT VIEW

VISION'S  
**CASCADE  
GREENS**



WELCOME TO  
UNMATCHED ELEGANCE

A unique mixture & fine building design high quality of material, prime location & exception standard & living.

Living at cascade greens, u will fame the best of both worlds: enjoy the bustle of fast paced city life by day, while benefiting from a secluded & quiet location where you can savour the comfort, calmness & serenity by night

Premium  
**1C+Stilt+5**  
FLOORS

**100%**  
VASTU

**24/7**  
SECURITY

**2.1**  
ACRES

**5** LEVEL  
EXCLUSIVE  
CLUB  
HOUSE

**135**  
LUXURY  
FLATS

**2**  
Blocks

Total Project Area 3.1 Acres with 215 Flats out of which 80 units constructed and occupied which is in 1 acre area.

Now proposed construction of 135 luxury flats in 2.1 acres

INDULGENCE  
LEISURE  
TRANQUILITY



#### FEATURES

- HMDA approved venture
- Ideal location
- Designed as per Vasthu
- Premium quality construction
- Earthquake-resistant design
- Excellent ventilation
- No common walls
- Rain water harvesting
- 24 X 7 security
- CCTV cameras surveillance
- Intercom facility
- Car parking space in two levels
- Visitors car parking
- Landscaping with avenue plantations
- Power back-up

#### CLUBHOUSE

CLUBHOUSE

Fully loaded five level clubhouse  
Carroms  
Table tennis  
Chess  
Gymnasium  
Yoga / Meditation,  
Guest suites  
Multi-purpose community hall

#### OUTDOOR

OUTDOOR

Provision for amphitheater  
(mini open air theater)  
Provision for Mini Badminton court  
Provision for Mini Basketball court  
Jogging track  
Senior citizen sitting area



**B-BLOCK AREA STATEMENT**

Flat Nos.	Unit	Carpet Area Sft	Balacony & Wash Areas in Sft	Walls in Sft	Common Area (26%) in Sft.	Unit Salable Area in Sft
1	3BHK	1005.00	111.25	130.00	324.02	1570.00
2	3BHK	1005.00	111.25	130.00	324.02	1570.00
3	3BHK	1005.00	111.25	130.00	324.02	1570.00
4	3BHK	1330.00	137.44	147.70	419.93	2035.00
5	3BHK	1201.23	145.38	141.45	386.89	1875.00
6	3BHK	1113.16	124.23	120.00	352.92	1710.00
7	3BHK	1078.94	100.52	124.00	342.53	1660.00
8	3BHK	1049.80	100.60	131.60	333.26	1615.00
9	3BHK	1075.42	105.25	136.80	342.54	1660.00
10	3BHK	1075.42	105.25	136.80	342.54	1660.00
11	2BHK	798.36	83.73	110.00	257.94	1250.00
12	2BHK	798.36	83.73	110.00	257.94	1250.00
13	3BHK	1249.20	125.47	149.50	396.28	1920.00



**A-BLOCK AREA STATEMENT**

Flat Nos.	Unit	Carpet Area Sft	Balacony & Wash Areas in Sft	Walls in Sft	Common Area (26%) in Sft.	Unit Salable Area in Sft
1	2BHK	774.00	87.00	107.25	251.75	1220.00
2	2BHK	779.00	82.37	130.70	258.00	1250.00
3	2BHK	779.00	82.37	130.70	258.00	1250.00
4	2BHK	779.00	82.37	130.70	344.63	1250.00
5	3BHK	1066.00	126.20	133.30	251.75	1670.00
6	3BHK	1066.00	126.20	133.30	344.63	1670.00
7	3BHK	1047.84	100.52	133.60	333.30	1615.00
8	3BHK	1130.00	100.52	137.09	342.70	1660.00
9	3BHK	1130.00	100.35	152.49	333.28	1615.00
10	3BHK	1075.42	105.25	136.85	342.55	1660.00
11	3BHK	1075.42	105.25	136.85	342.55	1660.00
12	2BHK	801.72	80.40	109.95	257.93	1250.00
13	2BHK	801.72	80.40	109.95	257.93	1250.00
14	3BHK	1001.46	105.38	131.30	321.91	1560.00

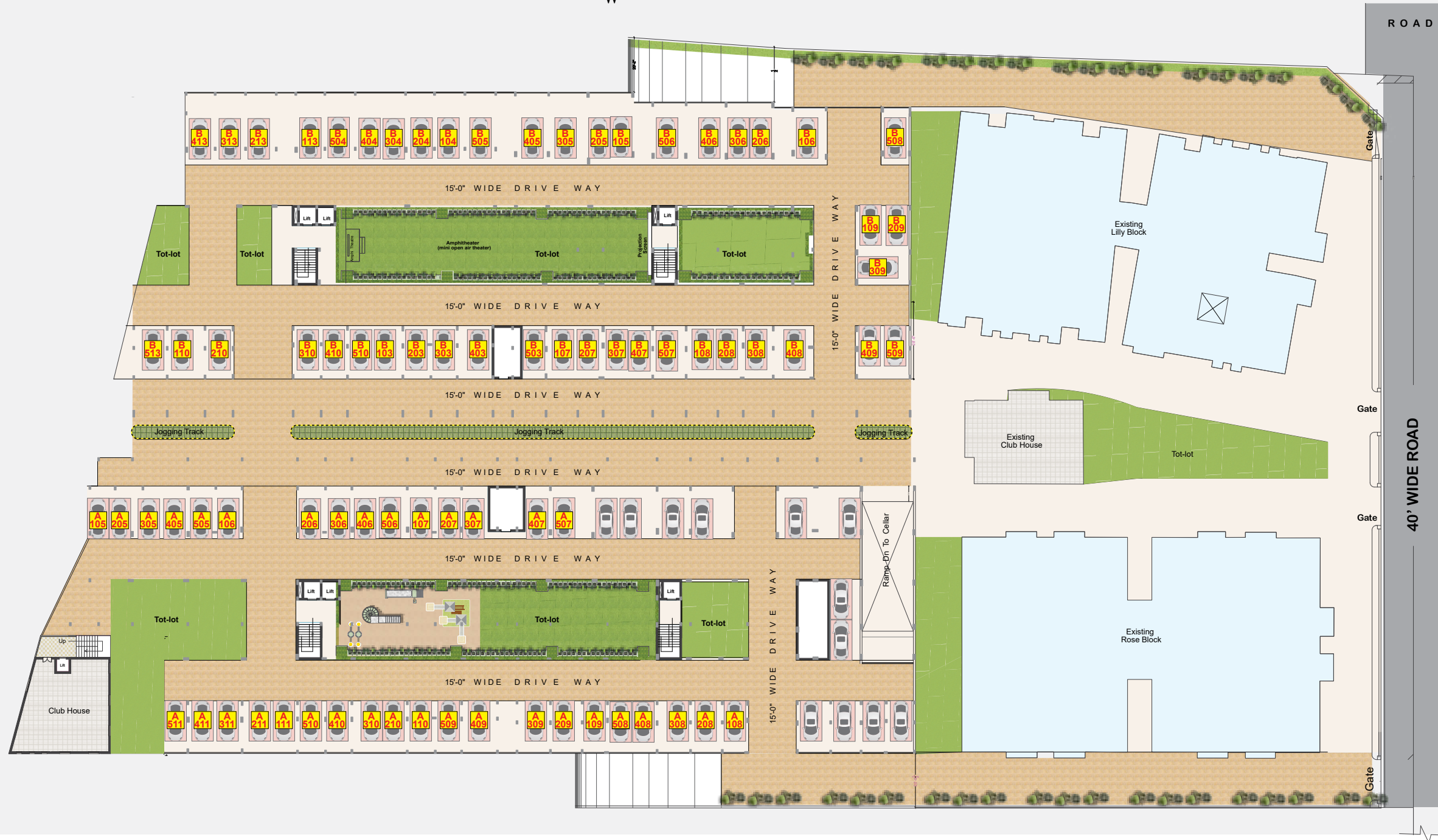
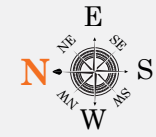


**TYPICAL FLOOR PLAN**



- Air-Conditioned Gym
- Children's Play Area
- Landscaped Gardens
- Carpet Grass Lawns
- Elder sitting area
- Jogging Track
- CCTV Surveillance
- All-around compound wall with solar fencing
- Caroms
- Table Tennis
- Meditation / Yoga
- Multi-Purpose Hall
- Provision for Mini Badminton Court
- Provision for Mini Basket Ball Court

### STILT FLOOR PARKING PLAN



### CELLAR PARKING PLAN



### WHERE EVERYTHING IS STYLIZED

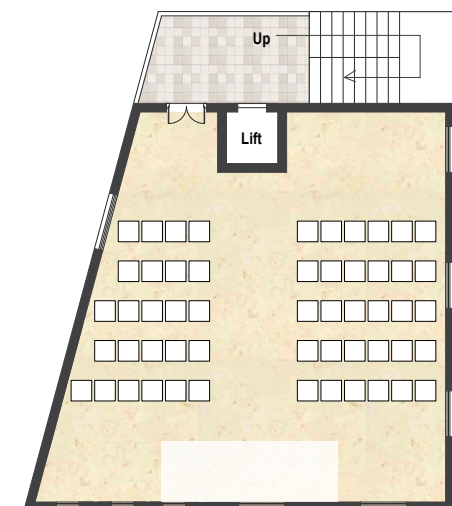
From Spacious Designer homes to landscaped gardens, from accessories adorning the premises to rich facility spaces: everything at Vision Cascade greens exemplifies a deep sense of aesthetics and style to leave a lasting impression on beholder.

At the end of the day what a soul desires from home coming is the inner calm and peace. Located in beautiful location that's lavishly surrounded by the greens outside enwrapping the serene atmosphere inside, Vision Cascade greens is perfect place to begin dream life.

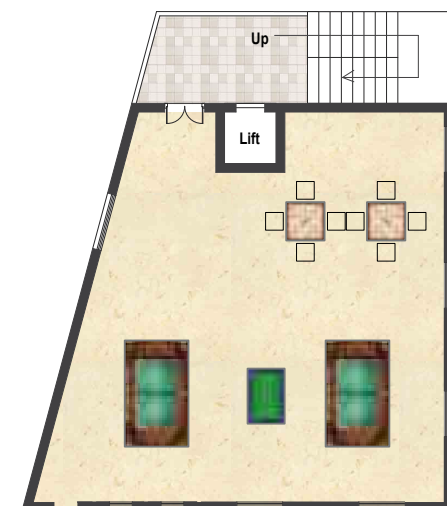
VISION'S  
**CASCADE  
GREENS**



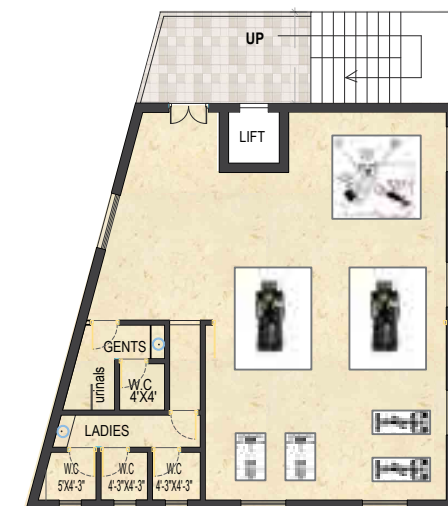
CLUB HOUSE



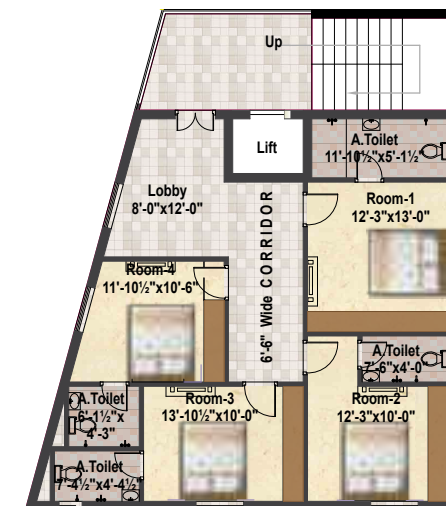
CLUBHOUSE GROUND & 1<sup>ST</sup> FLOOR PLAN



CLUBHOUSE 2<sup>ND</sup> FLOOR PLAN



CLUBHOUSE 3<sup>RD</sup> FLOOR PLAN



CLUBHOUSE 4<sup>TH</sup> FLOOR PLAN

**FRAMED STRUCTURE**  
RCC framed structure to sustain wind and seismic loads.

**SUPER STRUCTURE**  
Red Brick work 9" for external walls and 4 1/2" inch for internal walls.

**PLASTERING**  
Two coats of plastering with luppam finish JK / Birla putty or equivalent.

**FLOORING** : 2'x2' vitrified tiles for living, dining, bedrooms and kitchen. Anti-skid tiles in balcony and toilets. Flooring pattern with marble / granite for staircase and corridors.

**KITCHEN**  
Granite platform with stainless steel sink with both municipal and bore water connection and provision for installing Aqua Guard. Glazed ceramic tiles dado upto 2'0" height above the kitchen platform.

**UTILITIES / WASH** : Provision for washing machine & wet area for washing utensils, Glazed tiles up to 3'0" height.

**COMMUNICATION**  
Telephone and Internet points in M.Bedroom and Living area. Intercom connectivity between flats and security. Cable TV Provision for cable connection in M.Bedroom & Living area.

**WATER SUPPLY & STP**  
Provision for Municipal water and Borewell water, sewage treatment plant of adequate capacity as per norms will be provided inside the project.

**SECURITY FACILITY**  
Adequate security measures undertaken through CCTV monitoring of entry and exit points with intercom facility from guard room to each flat is provided.



**PAINTING**  
External : Exterior emulsion paint with appropriate cladding as per elevation.  
Internal : putty finish with emulsion paints.



**SPECIFICATIONS**

**LIFTS**  
Johnson make or equivalent 6 passenger lifts with rescue device with V3F for energy efficiency automatic stop at floor level in case of power failure.



**DOORS & WINDOWS**  
**MAIN DOOR** : Wood frame / equivalent with designer door shutter polished with melamine spray polish, with reputed make hardware.  
**INTERNAL DOORS** : Wood frames / equivalent with flush shutter with reputed Hardware.  
**FRENCH DOOR** : UPVC with plain glass with mesh provision.  
**WINDOWS** : UPVC with plain glass, mesh provision and M.S. Safety grills.  
**VENTILATORS** : UPVC ventilators with provision for exhaust fan and louvers.

**TOILETS**  
All toilets will consist of wash basin, EWC wall mounted with flush tank, Hot and cold wall mixer with shower. Exhaust fan and geyser provision in all toilets. All C.P. Fittings of Jaguar or equivalent make.

**GENERATOR**  
D.G. Set backup for common areas and flat excluding AC's, Geysers and microwave oven.

**AIR CONDITIONING**  
Provision for split A/C for drawing, living, dining, bedrooms at extra cost.

**ELECTRICAL**  
Multi strand concealed copper wiring of reputed brand. Power outlets for Air conditioners for all bedrooms. Power outlets for Geysers in all bathrooms. Power plug for cooking range chimney, refrigerator, microwave oven, mixer / grinder in kitchen. Power plug for T.V. & Audio systems etc. Three phase supply for each unit and individual meter boards. Miniature Circuit Breakers (MCB) for each distribution boards of Legrand / L&T or equivalent make. Switches of Anchor / Legrand or equivalent make.



**ADDITIONAL FEATURES** : Eco friendly complex, Rainwater harvesting.

**AMENITIES** : Generator, lift, transformer with three phase meter, Municipal water, Car parking to be borne by the customers only.

**NOTE**  
1) Registration Charges, GST applicable as per Govt. norms to be borne by the customers only.  
2) Persons desirous to alter / modify their flat by prior request and additional payment to be borne by the customers only.  
3) Cement racks, arch, etc optional with extra cost.

## PROXIMITY

### SCHOOLS:

Delhi International School  
 DRS International School  
 Sadhu Vaswani International School  
 Niraj International School  
 St. Ann's School  
 Sherwood Public School  
 Suchitra Academy  
 Sri Chaitanya  
 Narayana E Techno School

### COLLEGES:

Loyola Academy  
 Siva Sivani institute of Management  
 St. Martin's Engg College  
 Mallareddy Group of Institutions  
 CMR Engineering College  
 Dhruva College of Management  
 Indian institute of Aero Space



### LEISURE/SHOPPING

Big Bazaar  
 Reliance Digital  
 Tanishq  
 Dhola-Ri-Dhani  
 Runway 9  
 Decathlon  
 Cine Planet Multiplex  
 KFC  
 Dominos  
 Subway  
 Metro  
 D-Mart

### HOSPITALS:

Blooms Hospital  
 Suraksha Hospital  
 Balaji Hospital  
 Harsha Hospital  
 Russh Hospital  
 Konark Hospital  
 Vijaya diagnostics

Developed & Promoted by

**VISION**  
 INFRA DEVELOPERS



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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.