



## Experience Luxury Every Square Inch

From the entrance to the balconies, one can experience the care and attention to detail that has been lavished on the project. Luxury, comfort and aesthetics are the prime considerations while 100% Vaasthu has been followed.

## Location Advantages :

Leading schools, educational institutions, colleges, Restaurants, multi-specialty hospitals and entertainments are available within 1 km of radius.

- ❖ 1 km - Schools, Restaurants, Hospitals
- ❖ 2 Kms - Metro Train Junction
- ❖ 7 Kms - Hitech City, Madhapur I.T Hub
- ❖ 12 kms - Gachibowli Financial District



## Raghavendra's Constructions

3-6-475/3/1, Kalpavruksha Estate, Behind HDFC Bank,  
Himayath Nagar, Hyderabad - 29.  
E.mail : sales@mirrapanchajanya.com  
Website : mirrapanchajanya.com

Marketing by :

**ANAROCK**  
VALUES OVER VALUE

Site Address:  
Raghavendra's Mirra Panchajanya  
H. No. : 6-1-120, Opp J.P.N. Nagar Colony,  
Miyapur (V), Sherilingampally (M),

Architects & Engineers :  
**M.G. Associates**  
ARCHITECTS & ENGINEERS  
Himayath Nagar, Hyderabad.

Structural Engineers :  
**Zaki & Associates**  
Himayath Nagar,  
Hyderabad.

Legal Advisor :  
**E. Ajay Reddy (Advocate)**  
Unit No. 107, Ashoka Capitol,  
Banjara Hills, Hyderabad - 500003.



Raghavendra's

# Mirra Panchajanya

for an elegant living

Gated Community @ MIYAPUR

GHMC  
APPROVED





## Specifications

<b>Structure</b>	: R.C.C. Framed structure to withstand wind & seismic loads. Super Structure : 6" external and 4" internal walls.
<b>Plastering</b>	: Internal walls ceiling : Double coat cement plaster with smooth finish. External : Double coat cement plastering.
<b>Flooring</b>	: 2'x2' Vitrified flooring
<b>Doors :</b>	Main Door : BT wood frame with Teakwood veneer shutter two side. Internal Door : MT wood frame with flush shutter.
<b>Windows</b>	: Three track UPVC window with Clear glass, Mosquito mesh with M.S Grill.
<b>Painting</b>	: Internal Walls & Ceiling : Putty finish with two coats of Premium emulsion paint of over a coat of Primer. External : Texture finish in Elevation and Sponge finish and with two coats of exterior emulsion paint.
<b>Staircase / Corridor</b>	: Combination of Granite / Vitrified tiles as per architectural design.
<b>Utility</b>	: Anti-skid ceramic tiles of standard make.
<b>Kitchen</b>	: Granite platform and stainless steel sink, separate taps for municipal water & bore well water. Provision for fixing of water purifier.
<b>Toilets</b>	: All sanitary fixtures are Hindware. EWC in all toilets. All CP fittings are chrome plated of Jaguar make

<b>Dadoing</b>	: Kitchen : Glazed tiles dado upto 2' height above kitchen platform. Toilets : Glazed tiles of standard make upto door height..
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**Railing** : Steel Railing for Staircases.

<b>Electrical</b>	: A) Concealed copper wiring of ISI make & Honeywell (MK) modular switches. B) Power outlets for air conditioners in all Bedrooms. C) Power outlets for geysers and exhaust fans in all bathrooms. D) Power plug for cooking range chimney, refrigerator, mixer / grinders in kitchen. E) Power plug for washing machine in utility area. F) Three phase power supply for each unit with individual meter boards. G) Miniature Circuit Breaker (MCB) of standard make for each distribution board.
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**Lifts** : 8 Passenger Lift of Schindler make.

**Security** : CCTV Surveillance in Common Areas on Ground Floor only.

**Generator** : Power backup for Common lighting and Lift. 750 Watts for 2 BHK and 1000 Watts for 3 BHK provision except ACs and Geysers etc.,

<b>Note</b>	: A) Windows, Shelves, Chajjas, Lofts, Arches or any kind of modifications / alterations are not allowed. B) Flat will be handed over for woodwork / Interior after receiving 100% payment only, subject to payment of facilitating cost as may be decided by builder. C) GST, Registration and any future Taxes applicable as per Govt. Norms.
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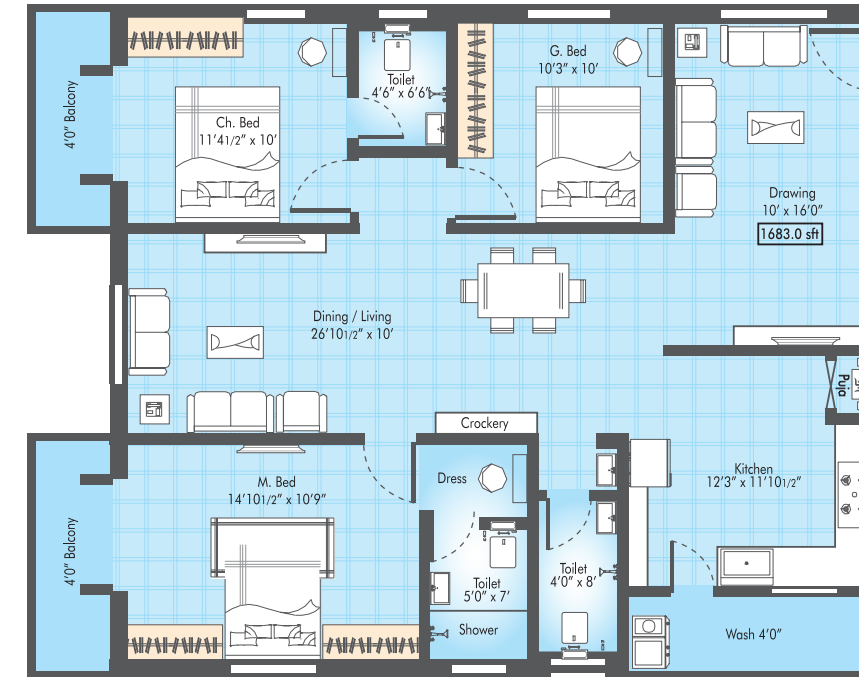


# Typical Floor Plan

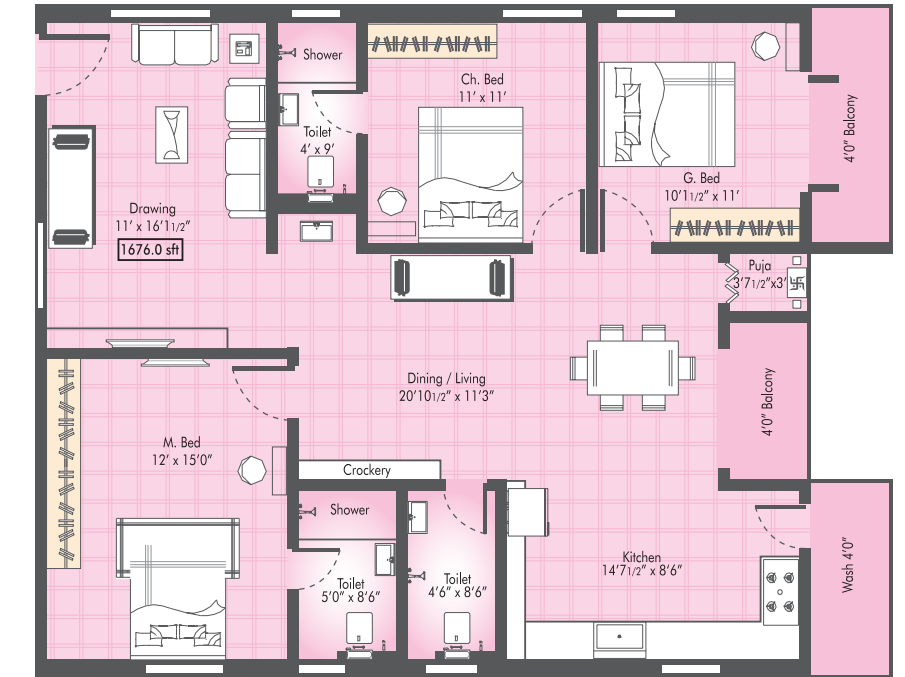
Key Plan for  
Type - A, B, C, D, E, F, G, H & I



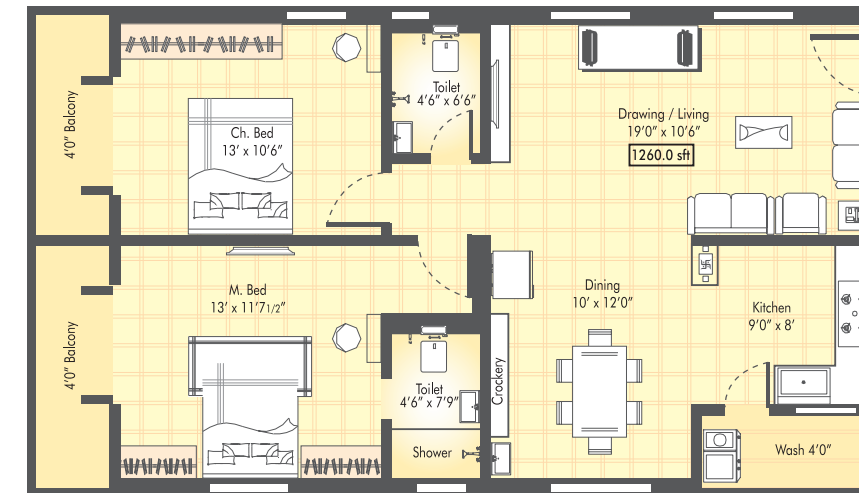
East Facing 3BHK Type 'A' (1683)



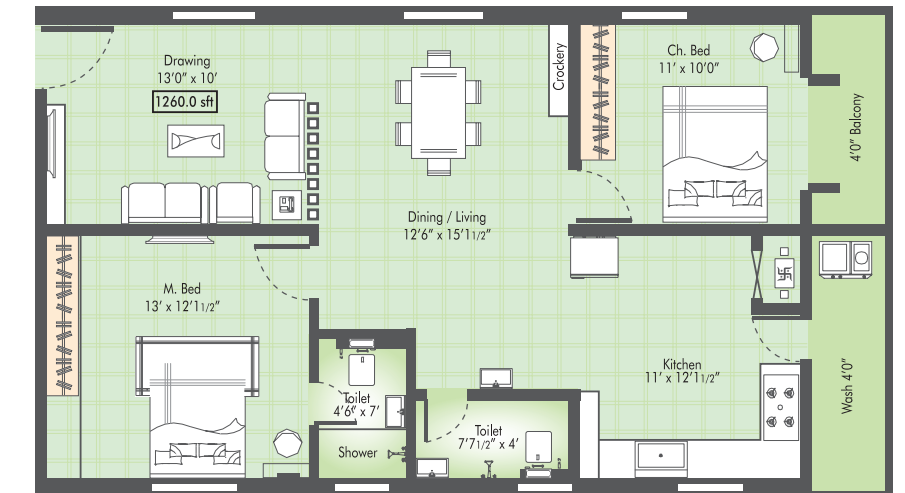
West Facing 3BHK Type 'B' (1676)



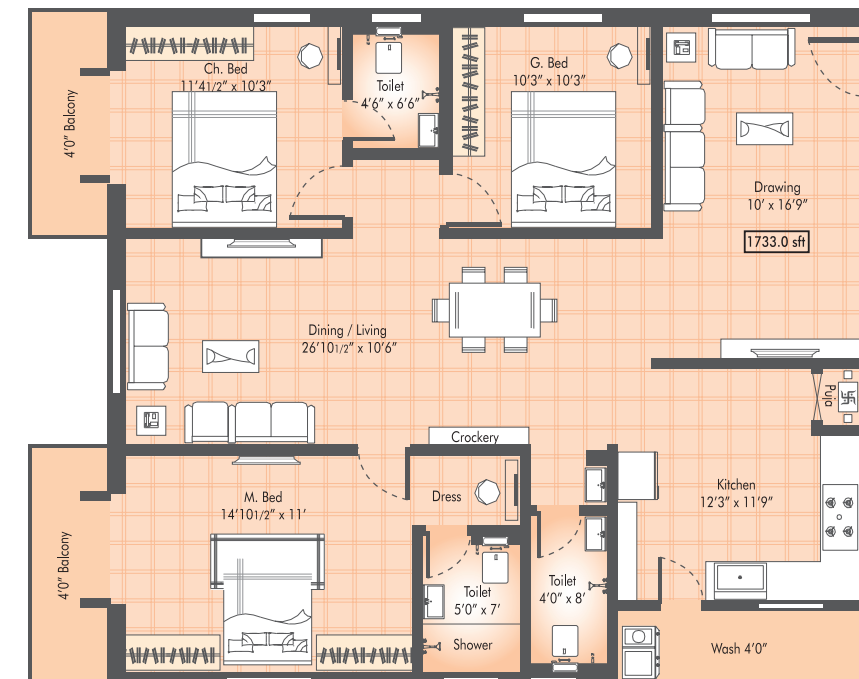
East Facing 2BHK Type 'C' (1260)



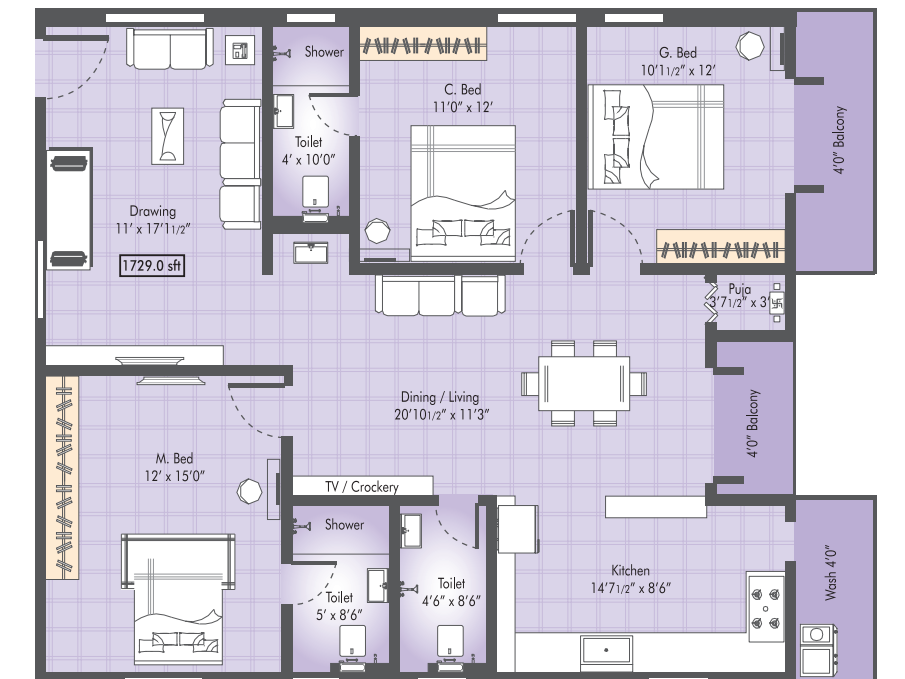
West Facing 2BHK Type 'D' (1260)



East Facing 3BHK Type 'E' (1733)



West Facing 3BHK Type 'F' (1729)



## Live a Life of Pure Joy

Discover the perfect residence nestled on a tree-lined street, away from the hustle and bustle of the city but still conveniently situated to studios, shopping and night-life. It's a 4 acres gated community with 4 Blocks i.e., A, B, C & D with 460 flats of both 2 & 3 BHK, respectively, all the flats are graciously designed and meticulously constructed aligning only to the East & West Facing. We also have a 18,000 Sft Club House consisting of fully equipped AC Gymnasium, Multipurpose Hall, Indoor games, Creche provision, Yoga & Meditation Hall. Other outdoor Amenities like Swimming Pool with baby pool, Ample greenery & parks for all age groups, Jogging Track and sits out to provide our residents with the state-of-the art facilities.





### Amenities & Features

1. Swimming pool with Toddler's pool
2. Children play area
3. Lush green landscaping
4. Senior citizen's park
5. Sit-Outs
6. Shuttle court
7. Jogging track
8. Internet provision
9. 24x7 security under surveillance on ground floor
10. Solar fencing
11. Municipal water
12. Water Softener
13. Rainwater harvesting pits
14. Sewerage treatment plant.

### Club House

- 1st Floor : Super Market
- 2nd Floor : Gym
- 3rd Floor : Indoor games & Creche
- 4th Floor : Party Hall
- 5th Floor : Dining Hall



### Different and Superior in many aspects

Now you can move into a ultra modern luxury flat that is designed to match your dreams. Step inside and discover how meticulously the entire flat has been designed. Look around the cool flat. Breathe in the cool, fresh air that is the result of excellent cross ventilation.

Take a stroll around the building and enjoy the cool climate, lush greenery all round, flowers, shady trees and the special air that makes the home so inviting. Of course you are far away from the crowds, congestion and pollution that is enveloping even the garden city like Hyderabad. Yet, when you need to go into the city, just take the wide and spacious main and arterial roads and in minutes, you reach your destination. Whether schools, colleges, I.T. Parks, shopping malls entertainment, or pure wandering about, you can be assured that this is the best address for your money and image.



East Facing 3BHK Type 'A' (1683)



West Facing 3BHK Type 'B' (1676)



East Facing 2BHK Type 'C' (1260)



West Facing 2BHK Type 'D' (1260)



East Facing 3BHK Type 'E' (1733)



West Facing 3BHK Type 'F' (1729)

