

Approved by



A Project by

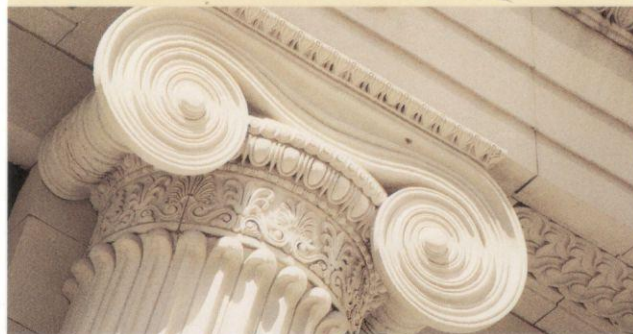


# KOWSALYA ENCLAVE



A HOME YOU  
HAVE WAITED FOR.

2 BHK LUXURY  
APARTMENTS  
@  
BACHUPALLY



TELANGANA STATE  
RERA Regn. No.  
P02200000752



# KOWSALYA ENCLAVE

So wonderful.

A HOME THAT  
WILL ADD JOYS IN LIFE.

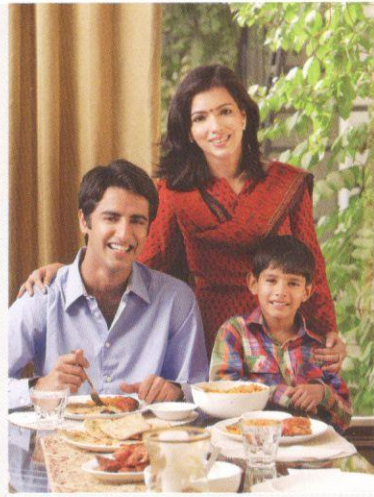
Simple luxuries of life are not common to come across. But surprisingly, we are happy to bring to you one such luxury called **Kowsalya Enclave**. It's a 2 BHK residential with three modest-sized flats all of which are road-facing and a dedicated car-parking. Set in Bachupally, it's a locale that is in super-close distances to destinations of importance like Gachibowli, international schools, colleges, essentials, and whatever that's essential. **Kaushiki Projects** invites you over to make your home here with all the joy.





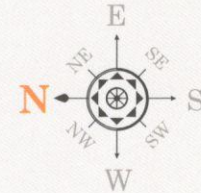
## FEATURES

- Quality construction
- 100% vastu
- Excellent ventilation
- Intercom facility
- Ample car parking
- Rain water harvesting pit
- No common walls



## AREA STATEMENT

Flat No.	1	2	3
Type	2 BHK	2 BHK	2 BHK
Area in Sft.	1021	886	1021



## TYPICAL FLOOR PLAN





### STRUCTURE

RCC framed structure.

### SUPER STRUCTURE

Red burnt brick with cement mortar (outer walls of 9" and internal walls of 4½" thickness).

### PLASTERING

Plastering in cement mortar in double-coat with sponge finish.



### PAINTING

Internal walls with lappam finish and Tractor emulsion paint. External walls with exterior emulsion paint. Doors with enamel paint.

### KITCHEN

Granite platform and stainless-steel sink with 2' height glazed tiles.



### ELECTRICAL

Concealed PVC pipes and copper wiring with adequate points for lights, fans, calling bell, refrigerator, TV, AC and inverter of Finecab / Elleys switches or equivalent.

### GENERATOR

DG back-up for lift, common area lighting and bore well pump.

### EXTRA CHARGES

Car parking, generator and electrical.

### FLOORING

Vitrified tiles of 2' x 2' size.

### DOORS

Main door teak wood frame with Veneer Flush shutter. All other doors are made with teak frames with flush shutters.

### WINDOWS

All windows are UPVC with sliding glass doors.

## SPECIFICATIONS

### TOILETS

Ceramic tiles upto 6' height and best quality sanitary fittings.

### LIFT

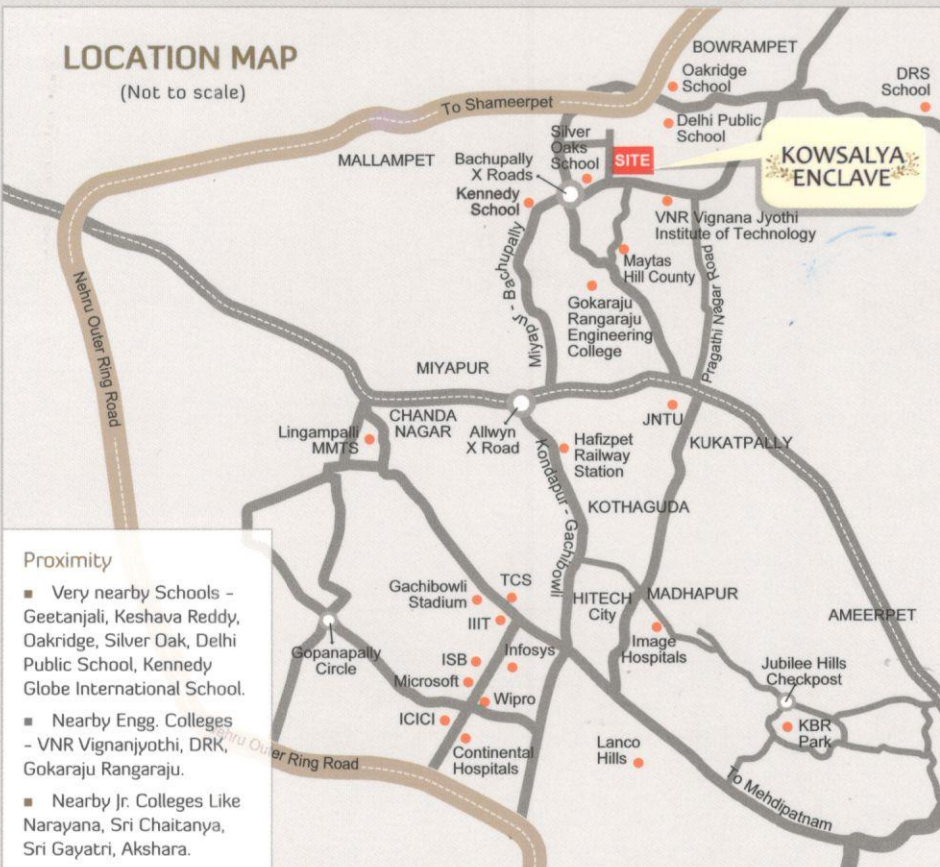
6-passengers capacity lift of standard make.

### NOTE

- 1) Any additions or alterations apart from the above specifications will be charged extra.
- 2) Stamp Duty, Registration Charges, GST and any other taxes applicable as per government norms to be borne by customers only.
- 3) Charges for Manjeera water shall be payable by the customers.

## LOCATION MAP

(Not to scale)



### Proximity

- Very nearby Schools - Geetanjali, Keshava Reddy, Oakridge, Silver Oak, Delhi Public School, Kennedy, Globe International School.
- Nearby Engg. Colleges - VNR Vignanjyothi, DRK, Gokaraju Rangaraju.
- Nearby Jr. Colleges Like Narayana, Sri Chaitanya, Sri Gayatri, Akshara.

Promoters



**KAUSHIKI  
PROJECTS**

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Consultants

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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.

Artifice 9885253570