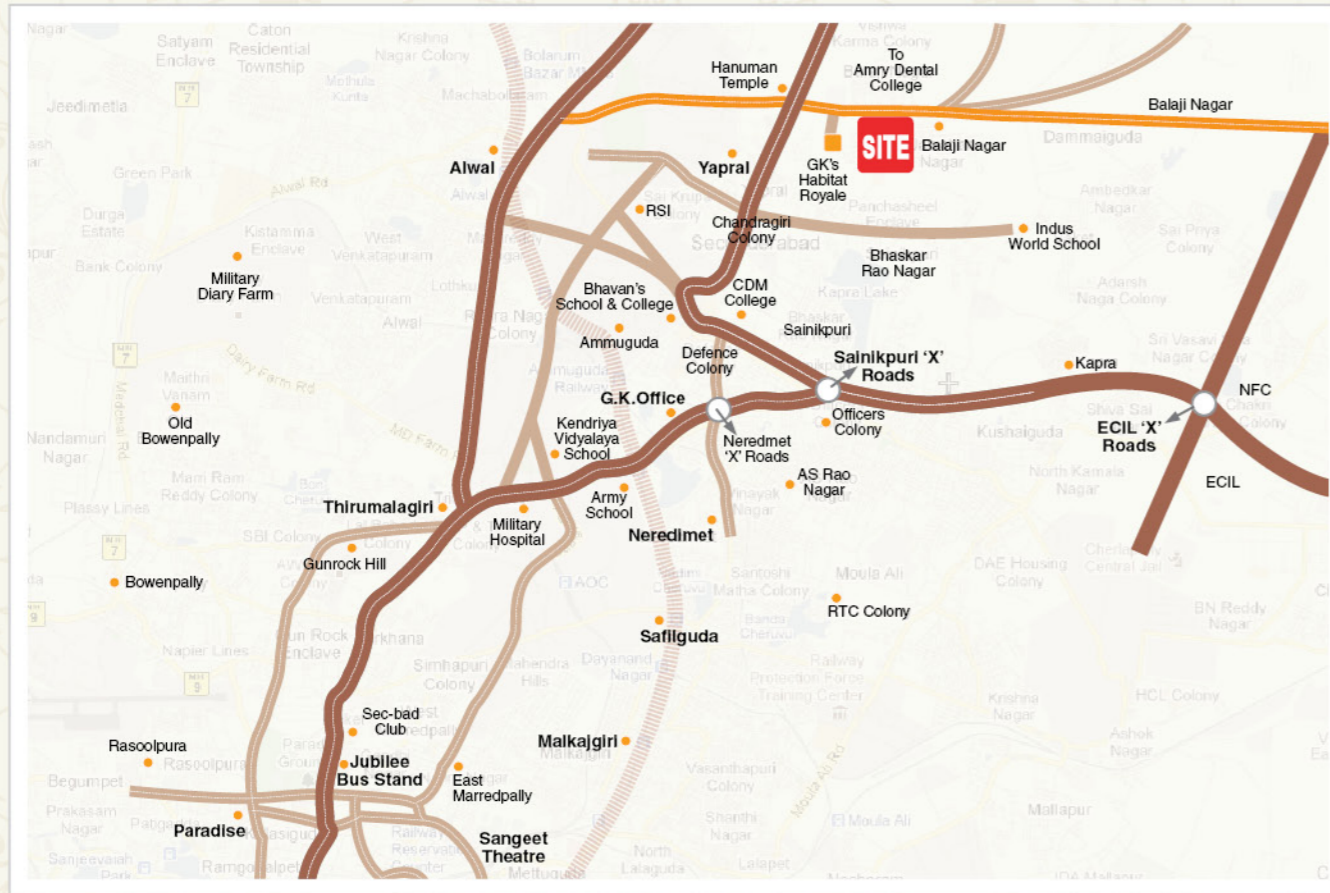


LOCATION PLAN



Jointly Promoted By



GK GROUP

35-69, GK Colony, Sainikpuri,
Secunderabad-500 094

Email : sales@gkdevelopers.in
Web site www.gkdevelopers.in

Phone : +91 90000 09122, 040 - 6461 6616



DHFL

DHFL VENTURE CAPITAL INDIA PVT. LTD.
HDIL Towers, 4th Floor, A.K.Marg, Station
Road, Bandra (East), Mumbai - 400051.

Architects



SURBANA INTERNATIONAL CONSULTANTS pte. Ltd.
Singapore.
www.surbana.com

Structural Consultants



FACET CONSTRUCTION ENGINEERING PVT. LTD.
Hyderabad.
website: www.facet-fe.com

MEP Consultants



ENTASK CONSULTANCY SERVICES PVT. LTD.
Bangalore.
Email : entaskblr@entask.co.in

Landscaping



GREEN LEAF LANDSCAPING
Secunderabad.



This project is financed by Bank of India, Mid Corporate Branch, Hyderabad.
Buyer will be provided NOC from financing bank for transfer of title of the Proportionate Land.

Artifice 9885253570

GK's 
PRIDE
luxury apartment homes @ yapral

Nature and Lifestyle
in Perfect Harmony



Jointly Promoted By GK Group & DHFL-VC

GK's 
PRIDE
luxury apartment homes @ yapral

Unveiling a unique ambience of luxury that defines the art of living. The comfort is exemplary. Convenience that is unmatched. GK's Pride offers an unmatched quality of life that enriches the mind, heart and soul.

INNOVATE. BUILD. EXCEL.

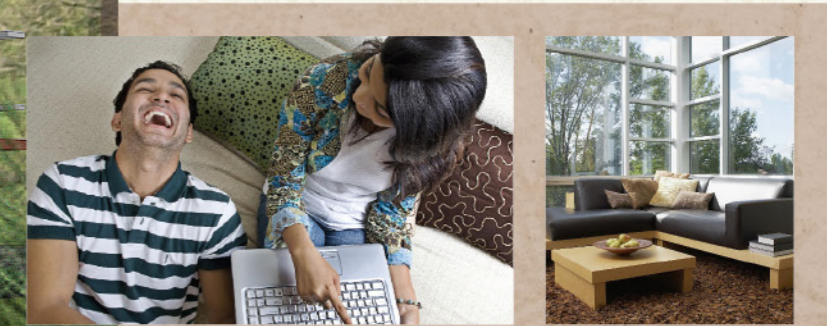


GK's Pride is a prestigious and better value for money project, promoted by GK Group-a company renowned for its commitment to quality norms and time schedules. With a strong track record, the company has earned its reputation by developing residential and commercial landmarks in the Greater Hyderabad area. These landmarks are eloquent testimony to the aesthetics and quality consciousness of the GK Group. GK's Pride is all set to become another notable landmark of the twin cities.



DHFL Venture Capital India Pvt. Ltd. (DVCI) provides advisory, managerial and consultancy services to Venture Capital Funds, Venture Capital Managements and Venture Capital Undertakings related to urban real estate.

DVCI is promoted by Dewan Housing Finance Corporation Limited (DHFL), which is India's premier second largest housing finance company in the private sector. The company is presently providing investment management services to DHFL Venture Capital Fund, which was launched in February 2006. The fund is one of the first private equity real estate funds in India and is registered with the Securities and Exchange Board of India.





TYPICAL FLOOR PLANS



GK's Pride is conceived to be the one of its kind and executed with diligence to create living space that is worth living in a lifetime. For us building a home is not just a structural commitment- it is our ardent ambition to put together the best where a home transforms into eternal harmony.

GK's Pride is set out in an expanse of 9.5 acres incorporating all facilities and amenities. The location offers convenient access to every human need—Schools, Colleges, Shopping Malls, Markets, Banks, Hospitals, Offices and Entertainment—that makes living at GK's Pride an enviable pleasure for a lifetime.

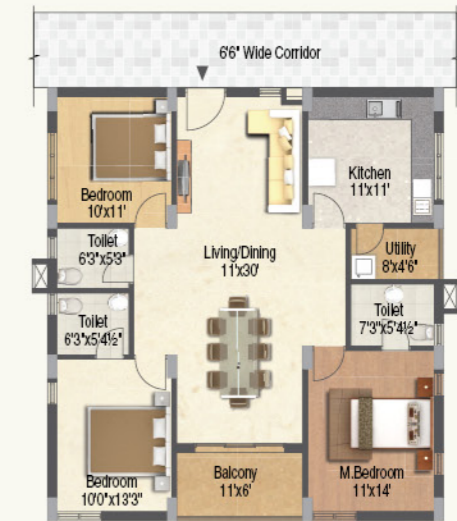
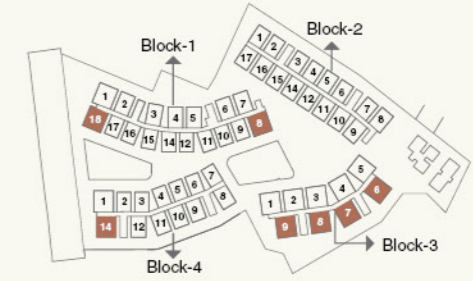
GK's 
PRIDE
 luxury apartment homes @ yapral



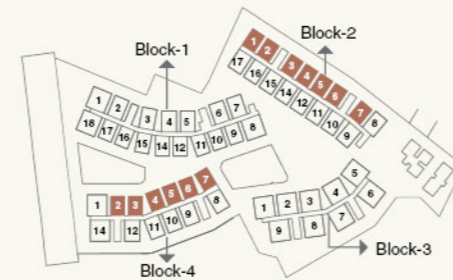
East Facing 2 BHK 1053 Sft.



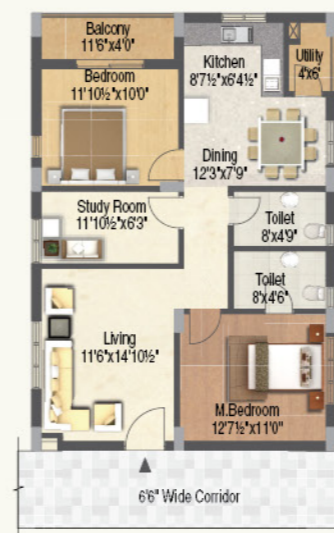
East Facing 2.5 BHK 1199 Sft.



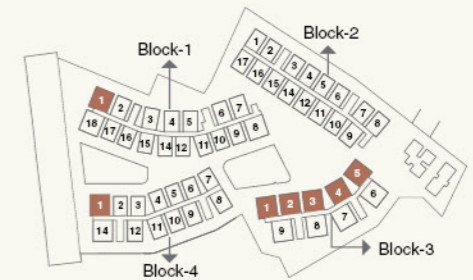
East Facing 3 BHK 1580 Sft.



West Facing 2 BHK 1053 Sft.



West Facing 2.5 BHK 1199 Sft.



West Facing 3 BHK 1580 Sft.

PRIME LOCATION FOR ULTIMATE CONVENIENCE.

INSTITUTIONS

Bharatiya Vidya Bhavan
Indus World School
St Ann's High School- Bollaram
Valerian Grammar School- Bollaram
Loyola College
Model Mission High School
Kendriya Vidyalaya
Raja Praja High School
NALSAR Law University
BITS Pilani Hyderabad Campus
XLRI
Many engineering colleges

ENTERTAINMENT

Celebrity Club
Alankrita
Orange Bowl
Dhola ri Dhani
Runway 9
Cine Planet
Leo Meridian

CONNECTIVITY

Jubilee Bus Station, Sec Bad- 7 kms
Secunderabad Railway Station- 9 kms
International Airport – 40 km on Outer Ring Road

SHOPPING

Reliance Fresh
Spencers
More
Rythu Bazar
Tirumalagiri & A S Rao Nagar (lot of branded stores)

HUBS

Jawahar Nagar Giga Park and township spread over 3800 acres
Shapoorji Pallonji Biotech Park
ICICI Knowledge Park
Biotech Park

WORSHIP

Ratnalayam Venkateshwara Swamy Temple
Lotus Temple
Swami Ayyappa Temple
Guruvayoor Temple
Nagadevata Temple
Churches



SPECIFICATIONS

| | | |
|---------------------------------------------------------------------------------------|---------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|  | STRUCTURE | : Reinforced cement concrete, earthquake resistant foundation designed for seismic zone II. |
|  | SUPERSTRUCTURE | : Brick masonry with good quality bricks in cement mortar. |
|  | PLASTERING | : External: Double coat cement plastering. Internal: Double coat cement plaster with smooth finish. |
|  | PAINTING | : External: Regular texture paints & weather proof. Emulsion regular range. Internal: Acrylic emulsion paints with roller finishing over smooth putty finish. |
|  | DOORS | : Main Door: Teak wood frame with masonites skin moulded door shutter with polishing in teak wood finish and reputed make fittings. Internal Doors: Teak wood frames and flush door shutter with standard hardware and enamel paint. |
|  | WINDOWS | : Aluminium powder coated two track fully glazed. French Doors: Aluminium powder coated two track fully glazed. Grills: MS Grills will be provided to windows with enamel paint finish. |
|  | TILES & FLOORING | : Living, Dining & all rooms: Vitrified tiles (24"X24") standard make. Bathrooms: Ceramic non-slippery, acid resistant tile flooring. Stairs & Corridors: Polished marble / granite with skirting / Heavy duty ceramic flooring. Covered Balconies: Clay or Ceramic tiles (anti-skid). |
|  | CLADDING & DADOING | : Kitchen: Glazed ceramic tile dado up to 2'0" height above kitchen platform. Bathrooms: Glazed ceramic tile dado up to door height. |
|  | KITCHEN | : Granite platform with stainless steel sink with dual tap for bore-well water, drinking water & provision for fixing R.O.System, exhaust fan / chimney. |
|  | UTILITIES / WASH | : Provision for washing machine in wash area. |
|  | SANITARY & PLUMBING | : EWC with flush tank of Hindware make or equivalent (only in white). All CP fittings are chrome plated of plumber or equivalent. |
|  | ELECTRICAL | : Concealed copper wiring with adequate light & fan points. Power outlets for Air conditioners in all bedrooms. Power outlets for geyser in bathroom attached to master bedroom only. Power plug for refrigerator, mixer /grinder in kitchen. Plug points for TV and audio systems in living and master bedroom only. Miniature circuit breakers (MCB) for each distribution board. |
|  | TELECOM | : Telephone points in living, master bedroom. Intercom facility to all the units connecting security. Cable TV & Internet: Provision for cable connection in master bedroom & living room. |
|  | LIFTS | : 6 Passengers capacity V3F lifts of Standard make. |
|  | GENERATOR | : Backup power through generator (6 points only). |
|  | NOTE | : Registration, VAT and Service Tax applicable as per Govt. norms. |

MASTER LAYOUT PLAN



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 plans, specifications and elevation as deemed fit.



GK's 
PRIDE
 luxury apartment homes @ yapral

CUSTOMER SERVICE CELL

We understand the difficulties that people face in maintaining their home. Requirements that are needed to help them live comfortably and in luxury. Taking service delivery a step further, GK Group has established an exclusive division that caters to property management for landlords throughout the cycle of their association, i.e., before, during and after the investment on a nominal charges. In simple terms, our customer service team will offer esteemed customers, especially NRIs and owners who do not live in their homes, all the services needed to improve the price-performance Ratio to enhance the value of their investment. The services offered include:

- Completing the documentation
- Collecting rent from the tenants
- Depositing the rent in client's account
- Arranging for resale of the property
- Attending to client's needs
- Monitoring the payment of utility bills, property tax, etc.

GREEN ENVIRONMENT

GK Group has embraced the Green philosophy for a long time and ensured eco-friendly systems, practices, accessories. The Group undertakes widespread use of non-toxic construction materials, rainwater harvesting systems, water treatment systems, extensive greenery in the form of avenue plantations, landscaped gardens, etc. The open green spaces in GK's Pride layout comprise 65% of the total area.



FACILITIES

- Exclusive Club House
- Amphi – Theater
- Multipurpose Hall
- 24 x 7 Security
- Solar Power Fencing
- Municipal Water Supply
- Solar Water Heating System
- Water Recycling Facility
- Silent Generators
- Provision for ATM
- Provision for Convenience Store
- Guest Rooms
- Cafeteria
- Provision for Beauty Salon for Men & Women

HEALTH CARE

- Provision for Medical Center with Doctor on Call
- Provision for Meditation and Yoga Hall

COMMUNICATION

- Intercom System
- Wi-Fi Enabled
- Telephone Points in Master Bedroom & Drawing
- DTH Provision

SPORTS & GAMES

- Gym
- Swimming Pool & Puddle Pool
- Badminton Court
- Indoor Games Area
- Secured Children's Play Area, Sand Pit
- Jogging / Walking Track

FEATURES

- Strategic Location
- Earthquake Resistant Design
- Excellent Ventilation
- Exquisite Landscaping
- Vaastu Compliant
- Wide Driveways
- Panoramic View From Every Apartment
- No Common Walls

