



APARNA

Lead the future



 **APARNA**
HillPark
BOULEVARD
Gated Villas @ Miyapur, Chandanagar

Get a life!

An oasis by the lakefront

Aparna Hillpark BOULEVARD offers high quality, super-luxury villas at an affordable price that will surprise you. Another surprise is the great location, right in the centre of fully developed area of Chandanagar. The project is 1.7kms off the National Highway 9, and near Deepthisri Nagar.

Away from the noise of rumbling traffic and pollution, Aparna Hillpark BOULEVARD is secluded and set amidst pristine surroundings, undulating hills, picturesque rock formations and a perennial natural lake.

Aparna Hillpark BOULEVARD represents the epitome of exclusivity. The project, comprising 95 Villas, offers an unparalleled style of living.

The carefully conceived floor plans and specifications offer the best combination of style and living. Apart from optimal space utilisation, every villa is designed to maintain excellent natural light, energy and airflow characteristics and is 100% vastu compliant.

Then you have the opportunity of living surrounded by lush landscape designed to keep you in touch with nature. Aparna Hillpark BOULEVARD is an island of greenery and shade, with jogging paths, walkways, park benches and enclaves of hedge-enclosed areas for privacy and space for group activities.

Possession by
June
2012*



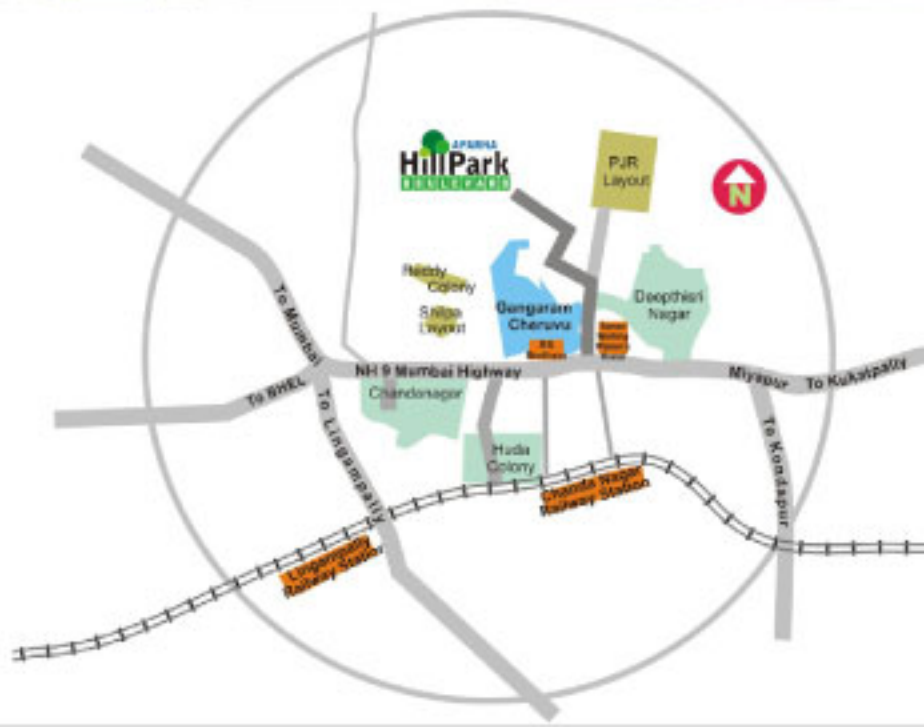


Amenities for an unmatched way of living

- Exclusive Clubhouse with Swimming Pool, Snooker/ Billiards, fully air-conditioned Lounge & Dining, Library & ATM
- Basketball 'Slam Dunk' practice court
- Health & Fitness Centre -- Outfitted with cutting edge workout stations and certified personal trainers
- The Spa -- Massage, Sauna, Jacuzzi
- 100% Power Back-up for ACs, Geysers & Street lighting
- 100% back-up to meet 72 hours water requirement at a stretch
- 24-Hour Surveillance

Strategic Location

- 8 kms from Hi-Tech City & Madhapur
- 10 kms from The Financial District, Microsoft, Infosys, IICI (South India Operations)
- Close to JNTU & other Engineering colleges
- Close to St. Anns, Silver Oak, Sancta Maria and other reputed schools
- Close to the Industrial Hubs of Miyapur, Bolaram, Kazipalli & Patancheru
- Close to Shopping & Entertainment Centres





GROUND FLOOR PLAN

East Facing
315 Sq. Y.



FIRST FLOOR PLAN



East Facing
266.6 Sq. Y.





GROUND FLOOR PLAN

West Facing
315 Sq. Y.



FIRST FLOOR PLAN



West Facing
266.6 Sq. Y.



Specifications

Description	Specifications
FRAMED STRUCTURE :	R.C.C. framed structure to withstand Seismic Loads
SUPERSTRUCTURE :	Cement concrete blocks for all walls
PLASTERING :	
a. INTERNAL	Double coat cement plaster for walls and single coat cement plastering for ceilings
b. EXTERNAL	Double coat plaster for external walls, RCC and masonry surfaces
WOOD WORK :	
a. MAIN DOOR	Company made Veneered door frame and shutter with reputed hardware fittings, finished with melamine finish
b. INTERNAL DOORS	Company made Veneered door frame and shutter with reputed hardware fittings, finished with melamine finish
c. FRENCH DOORS	uPVC sliding door with provision for mosquito mesh
d. WINDOWS & GRILLS	uPVC Windows with float glass, safety M.S grills with enamel paint finish
TILES (FLOORING) :	
a. LIVING / DINING / ENTRANCE FOYER	Amalgamated Marble
b. MASTER BEDROOM / OTHER BEDROOM	Wooden flooring for Master Bedroom & Vitrified tiles for other bedroom
c. BATHROOMS & KITCHEN	Acid Resistant, Anti-skid Ceramic Tiles
d. STAIRCASE	Amalgamated Marble
e. SERVANT QUARTERS	Ceramic tiles
f. COVERED BALCONIES	Rustic Ceramic Tiles
g. PARKING AREA	Inter-locking pavers
TILES (CLADDING) :	
a. DADOING IN KITCHEN	Glazed Ceramic tiles above kitchen platform
b. BATHROOMS	Glazed ceramic tile dado
c. UTILITY/ WASH	Ceramic tile dado
KITCHEN :	Provision for supply of treated water connection at one point with provision for fixing of water purifier, exhaust fan and chimney
PAINTINGS :	
a. EXTERNAL	Texture paint with two coats of acrylic exterior emulsion
b. INTERNAL	Two coats of Emulsion paint over smooth putty finish
c. SERVANT QUARTERS AND SERVICE AREAS	Two coats of Acrylic Oil Bound Distemper (OBD) over one coat of primer
PLUMBING & SANITARY :	All Bathrooms consist of best quality Polished Chrome (CP) and sanitaryware fixtures.
	a. Vanity type wash basin with hot and cold mixer
	b. European water closet in all toilets
	c. Single lever fixtures with Wall Mixer cum Shower and glass partition for all bathrooms
	d. Provision for Geysers in all bathrooms and kitchen

ELECTRICAL :	a. Concealed Copper Wiring of approved make b. Power outlets for Air Conditioners in all rooms c. Power outlets for geysers in all bathrooms and kitchen d. Plug points for T.V. & Audio Systems e. Power plug for cooking range chimney, refrigerator, microwave oven, mixer / grinders in kitchen, washing machine in Utility area f. Three phase supply for each unit and individual meter boards g. Miniature Circuit Breakers (MCB) for each distribution boards h. Switches of reputed make
TELECOM :	Points in all rooms
CABLE TV :	Provision for Cable Connection in all rooms
INTERNET :	Provision for Internet Connection in all rooms
POWER BACK UP :	Generator will be provided for all the common areas/services and 100% backup power to villas
CLUBHOUSE & AMENITIES :	Clubhouse with all modern facilities
CENTRALISED WATER SUPPLY :	Centralised underground & overhead storage tanks of suitable capacity
SECURITY SYSTEM :	a. Sophisticated round-the-clock surveillance system b. Solar fencing throughout the boundary c. Intercom facility to all units connecting to the security
SEWAGE TREATMENT PLANT :	a. A common Sewage Treatment Plant (STP) is being provided for the entire project.
WATER TREATMENT PLANT :	a. Portable water is made available through an exclusive water softening plant b. Rainwater harvesting to be provided for recharging ground water levels



Some of our completed projects in Hyderabad



APARNA CYBER COMMUNE (2011)
(Ready to Occupy, Phase-I)
780 H-End apartments, Madhapur



APARNA SAREENAR (2010)
1337 1-Beddy apartments @ Madhapur



APARNA HEIGHTS 2 (2010)
96 Super deluxe apartments, Madhapur



APARNA CYBER COUNTY (2009)
58 Independent villas, Gopannapally



APARNA SENIOR VALLEY (2009)
40 Designer villas, Junior Hills



APARNA TOWERS (2008)
302 Super deluxe apartments, Madhapur



APARNA COUNTY (2008)
520 Independent villas, Hakeempet



APARNA SHANGRI-LA (2008)
40 Independent villas, Gopannapally, Sachinwadi



APARNA ORCHIDS (2006)
50 High-end independent villas, Hakeem



APARNA HEIGHTS (2006)
132 Super deluxe apartments, Madhapur



APARNA CHANDRADEEP (2006)
30 Ultra deluxe apartments, Banjara Hills



APARNA RESIDENCY (2006)
38 Elegantly designed apartments, Madhapur



APARNA LAKE VIEW (2002)
30 High-end super deluxe apartments, Gopannapally

Projects under implementation in Hyderabad



APARNA KANDOPY TULIP
(Work in progress)
108 Wave apartments, Sundarapally, Madhapur



APARNA KANDOPY LOTUS
(Work in progress)
91 Blue villas, Sundarapally, Madhapur

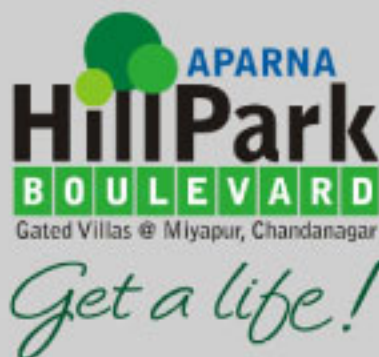


APARNA HILLPARK AVENUES
(Possession by June 2013*)
647 2 and 3 BHK Smart Living Apartments, Chandanagar

Home loans from:



Disclaimer: This is only a conceptual presentation and not a legal offering. All details subject to change. The developers reserve the right to change the same.



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