



Builders & Developers

VAMSIRAM BUILDERS

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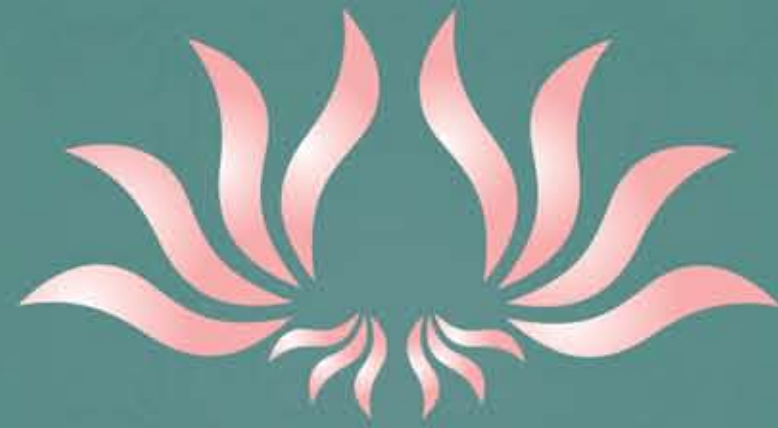
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Note: This brochure is only a conceptual presentation of the project and not a legal offering. The promoter reserves the right to alter and make changes in elevation, specifications and plans as deemed fit.

*Blissful radiance of divine Jyothi
 blended with exquisite lotus beauty...*





Jyothi
Lotus
huda heights. jubilee hills

a project from



VAMSIRAM BUILDERS

A COMPANY THAT MAKES OWNING HOME A PLEASANT EXPERIENCE

The company is driven by its unrelenting focus on excellent quality, utmost customer satisfaction, timely implementation, superior specifications, perfect locations, excellence in architecture, vastu compliance and clear titles.

A DREAM DESTINATION IN THE HEART OF THE HILLS



Amidst natural rocks and ponds, enclosed by verdant greenery, and a soothing ambience all around, Lotus Pond is a walking distance from Jyothi Lotus. Not in a distant countryside, but in the heart of Hyderabad near MLA Colony in Jubilee Hills. The neighbourhood is an irresistible invitation for luxurious indulgences – fine dining at award-winning restaurants, blissful time at world-class shopping and entertainment malls, a rejuvenating sense of wellbeing at cultural centres including RNR auditorium, and breathtaking views of KBR Park around and so on. The joy of living in an upscale zone is enhanced by the mesmerising calm that envelops the entire vicinity.





AN EVOLUTION IN ARCHITECTURAL AESTHETICS

Acknowledging that the two significant factors in the design of a building are form and function, Jyothi Lotus stays true to authentic elements. The project on the other hand encourages individual creativity of the professional team of architects. It also nurtures a unity in style and substance to make certain that by and large the creation complements the modern and luxurious lifestyle of all its inhabitants.

artistic architectural rendering of jyothi lotus elevation

TYPICAL FLOOR PLAN



Area Statement (areas in sft.)	1	2	3	4
	3200	3200	2975	2975



site plan rendering of jyothi lotus elevation

A PERFECT PLAN FOR LOFTY LIVING

A refined vision of luxury is at the heart of 20 apartments offered to a fortunate few. Embracing contemporary architecture, every aspect is planned to perfection. 2 floors for Cellar and a Stilt floor take care of regulated parking and lush landscaped gardens giving rise to G+4 floors for expansive and exalted living. Lofty, spacious and well furnished with an exceptional array of luxuries set amidst stylish interiors and lofty spaces, every apartment is handcrafted for distinguished owners who know they have arrived!

PICTURE-PERFECT SPECIFICATIONS

foundation & structure

RCC framed structure to with stand wind and seismic loads for zone - 2.

super structure

9" External wall and 4.5" internal wall with first class moulded clay bricks in cement mortar

wall finishes

Internal

Double coat cement plastering of 18mm thickness treated with two coats of luppam/putty and painted with 2 coats of plastic emulsion paint of approved colour and premium brand

External

Double coat sand faced cement plastering of 18mm thickness admixed with water proofing compound and painted with weather proof texture paint of approved colour and premium quality.

Parking Area

Oil bound distemper over two coats of luppam

door & windows

Main Door

Teak wood frame with teak wood shutter. One shutter finished with melamine matt polish fixed with good quality hardware

Internal Doors

Teak wood frame and masonite flush shutter. Finished with melamine matt polish and fixed with good quality hardware

Windows

UPVC glazed tinted glass sliding door with bucks shutter standard hardware.

Grills

M.S. safety grills for windows aesthetically designed.



tile cladding & dadoing

Toilet

Best quality acid resistant designer tiles dado upto 7ft height (Khajaria / Johnson / RAK or equivalent)

Kitchen

Ceramic tiles dado upto 4ft height above kitchen platform

Utility/Wash

Glazed ceramic tiles dado upto 4ft height

kitchen plat form

- Black Granite platform with ploy marble carousal sink with bore and municipal water connection
- Provision for cabinets and exhaust fan and chimney

toilets

All toilets will consists of

- Granite counter wash basin or equivalent
- Wall mount water closet with flush tank - Toto / Hindware / Parryware or equivalent
- Hot and cold wall mixer with shower
- All fixers are C.P coated from Jaguar / Toto or equivalent

electrical

- Concealed copper wiring of FINOLEX or equivalent make
- Power outlets for A/C's in halls and bedrooms
- Power plug for cooking range chimney, refrigerator, microwave, oven, mixer and grinders in kitchen
- Plug points for TV and audio systems etc.
- 3 phase supply for each unit and individual electrical meter boards, miniature circuit breakers (MCB) for each distribution board

communication

- Telephone provision for all bedrooms, drawing and livingrooms
- Intercom facility from each unit to security room, servant room and other units
- Cable provision for all bedrooms, living room and home theatre room

other amenities

- Swimming Pool
- SPA
- Well Equipped Air-conditioned Gym
- Yoga & Meditation Hall
- Car Wash Area
- Indoor Games
- Children Play Area
- Video Door Phone
- Solar Fencing
- Piped Gas Supply
- Servant Room

back up generator

Standby generator will cover lift and common area lights. All 5 amps and 10amps points inside the unit will also be covered

lifts

V3F technology lift from Johnson / Kone / Shindler or equivalent make with 10 passenger capacity will be provided.



optional upgraded specifications

- False Ceiling
- Wardrobes
- Imported Marble (Daina/Botachino)
- Air-conditioners
- Geysers
- Modular Kitchen
- Bathroom Shower Cubicles





ECLECTIC FACILITIES FOR EFFORTLESS LUXURY

Jyothi Lotus offers something for everyone in the family blended with exceptional community amenities. The clubhouse is specially designed to facilitate neighbourhood bonding over delectable delicacies. The state-of-the-art gym has been planned for providing fitness. A swimming pool adds to the overall charm and provides a refreshing experience. A play area for children ensures their needs are taken care of as well.

- Luxurious Swimming Pool with toddlers pool
- State-of-the-art health club and gym
- Banquet Hall opening to Swimming Pool and Open space
- Yoga & Meditation Hall
- A quiet reading experience at the Library
- Tot-lot
- Children's Activity area
- Outdoor Games
- Indoor Games - Table Tennis, Pool Table Chess, Carrom and other

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artistic architectural rendering of jyothi lotus swimming pool view

AN IRRESISTIBLE INVITATION FOR LUXURIOUS INDULGENCES

Jyothi Lotus is enhanced with rich, vivid colours echoing the lushness of greenery planted throughout the premises - an exclusive harbour for body and mind relaxation!

artistic architectural rendering of jyothi lotus landscape view

