



A STEP ABOVE LUXURY. A LIFE BEYOND EXCLUSIVE.



RAJAPUSHPA
ETERNA
FINANCIAL DIST. GACHIBOWLI

A project by



RAJAPUSHPA
PROPERTIES PVT. LTD
Shaping Innovations



UNIQUE



REGAL



DEVOTION



OPTIMIST



JOY



WORLDLY



AUTHORITY

You have worked very hard to distinguish yourself from the crowd. The world knows you as an Optimist who has never learnt to give up in the most vulnerable situations. Your devotion to your work and family does not supersede each other. You travel the world, you have seen success in its eye. But nothing gives you more joy than seeing your loved ones enjoy the fruits of your hard work and success. You are a role model to many. You are a worldly wise and know what your money can buy and hence want the best without a compromise. You use your knowledge and authority to realize your dreams. You are Unique.

And so should be your home as Regal as you.

HOMES THAT STAND TALL,
BUILT TO FIT YOUR STATURE.





EVERY CONVENIENCE, WITHIN YOUR COMFORT ZONE.

Eterna, a exclusive 3 & 4 BHK Community at Gachibowli in the heart of the financial district. A 4 acres has 80% open space and is a well laid out commune surrounded by low density population and amidst all social fabric.

Coming home is a different feeling every day. The excitement never dies.

4.3 acres | 3 Blocks

G + 14 Floors | 290 flats

Sizes: 2360 sft to 4340 sft



A LUXURY OF SPACE. INSIDE AND OUT.

Unlike any other community, Rajapushpa Eterna is a beautiful accord of pride and luxury, that's befitting today's royalty. These 290 exclusive 3 & 4 made to fit luxury apartments are a perfect amalgamation of form and function, class and sophistication. Every square inch built keeping in mind your fervor for quality, every square inch designed keeping in mind your ardor for aesthetics. So if you have the eminence to be among the crème de le crème of the society, then Eterna is a home for you.

Welcome to the upper echelons of the society. The world shall wait.



GRANDEUR THAT IS A MANIFESTATION OF YOUR PERSONA

A space that lets your privacy be un- invaded. A Clutter free Community that insulates you from the outer chaotic world .Eterna, an enchanting world of comfort, convenience and luxury built for a select few. A home that reflects you.



MOVE YOUR LIFE FROM MUNDANE TO MAGICAL

70 % open spaces with enliven landscape area with provisions like
Yoga space, seating areas for elderly

Play areas for children | Outdoor Gym | Gracefully Designed Walking track | Theme based flower gardens- all with barrier free planned area designed by Terra Firma | More natural earth (7.0m instead of 4.0m required) is retained at front setback to allocate high avenue plantation | Grand water body feature at entrance energizing the visitor's to clubhouse | Higher ceiling heights to give a villa feeling in Block B- height provided is 11'3" higher than any premium apartment projects elsewhere. | All service & wellness oriented facilities are provided including of STP | water treatment plant | Fire protection services | water supply through pneumatic system | Centralized Water & Cooking Gas Supply Through Prepaid Meters | Well Designed Parking Areas (with on board traffic management consultant) with provision for car wash area | Garbage chute in every floor | Aesthetically Designed Entrance Lounges | lobbies and Common Areas.



ALLURING ELEVATIONS: TRANQUILITY PERSONIFIED.

The grand mesmerizing elevation is a sight to see, enter the 4 acre paradise and you shall be welcomed by beautiful well laid out community. The tall residential towers overlooking the entire 4 acre community



CAPTIVATING VIEWS

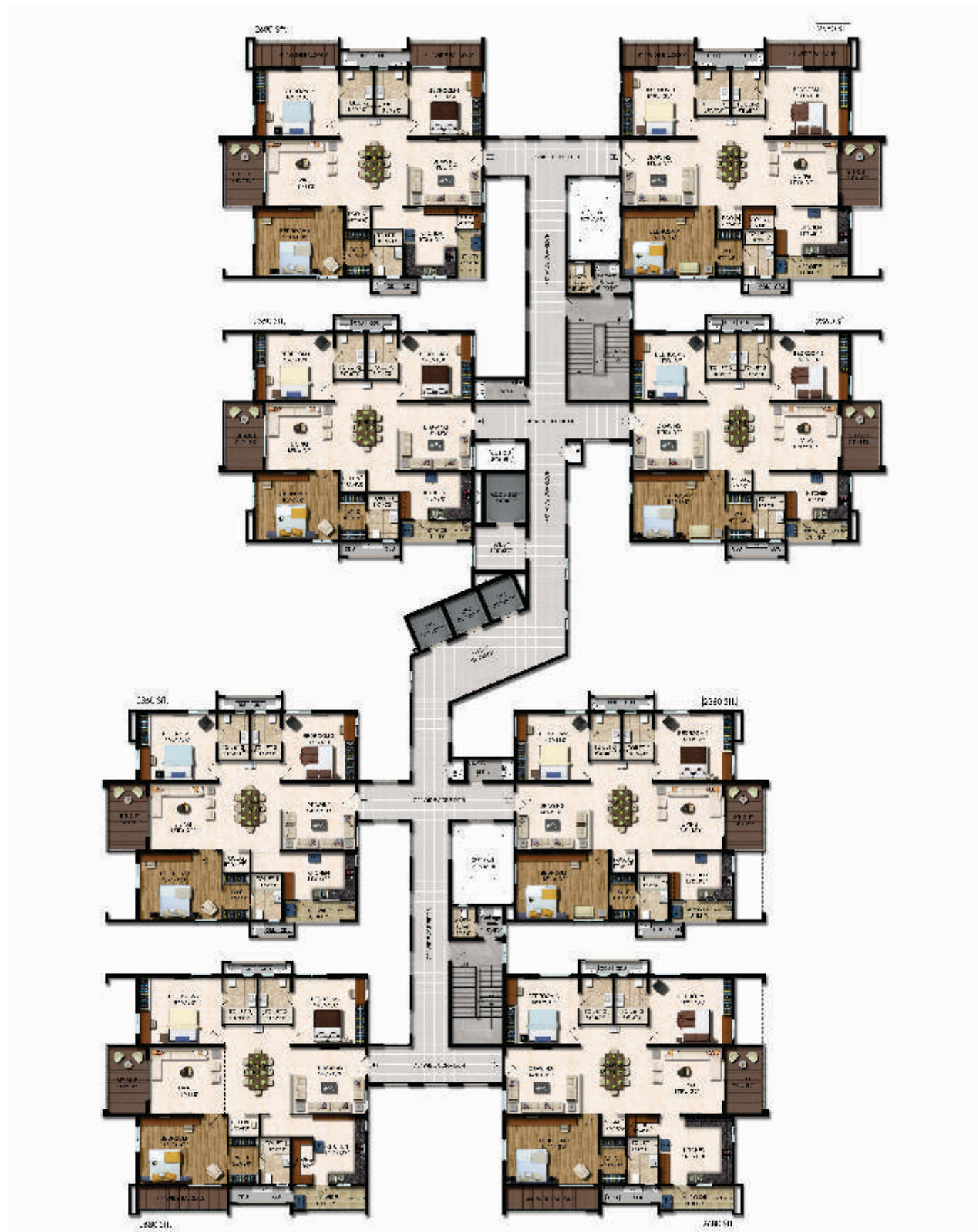
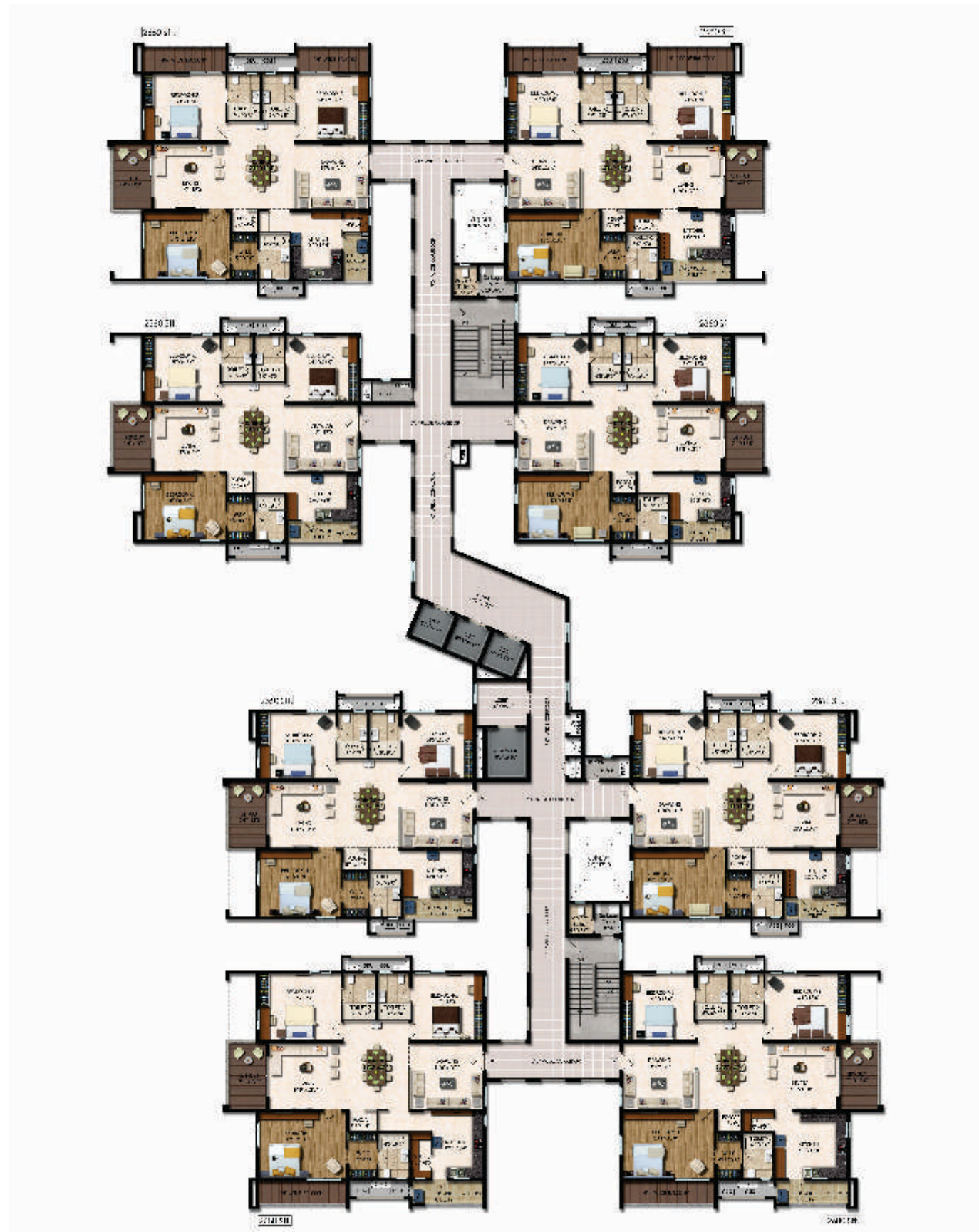
Each window has a view. Each storey has a story. The world outside just seems to merge with yours and makes you feel ecstatic.

Stunning kaleidoscopic view to the world outside. Views that fire the imagination. Views that calm the soul.



LANDSCAPES...THE GREEN, THE BLUE AND EVERY OTHER HUE

Each window promises a brilliant view. Step out of your private heaven and still the beauty of Eterna will not cease to surprise you with its meticulously planned flora and fauna, that will keep you enchanted for a lifetime. Coming home each day will be a no more be a boring regimen but an undying longing.





INTERIORS THE OPULENT INSIDE

Presenting a whole new level in luxury living. So exclusive in style and meticulous in design, they are destined to accentuate the living experience and compliments your flamboyant lifestyle.

A home that is as warm and inviting as a mother's lap. The feel of Luxury is very much visible in the space, design and each and every minute detail that will make you feel absolute private yet accessible to life. The aesthetics will complement all your discerning lifestyle requirements and also not compromise on the convenience factor. Opulence, a bare necessity of life today





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WHY CHOOSE, HAVE ALL ?

A 32000 sft G+ 4 clubhouse bejeweled with a plethora of lifestyle amenities such as

- Banquet hall
- Terrace Swimming Pool with attached terrace party lawn area
- Indoor Badminton Court
- Coffee shop
- Squash Court
- Grocery
- Billiards Table
- Crèche, Business lounge & conference room
- Table Tennis and various table games
- Gym and aerobics room.
- SPA & Saloon
- Guest Rooms



SPECIFICATIONS



METICULOUS
YET PRACTICAL
MAKES LIVING
A PLEASURE



STRUCTURE

R.C.C. framed structure to withstand wind & seismic loads

Super Structure: 8" thick solid / AAC block work for external walls & 4" thick solid / AAC block work for internal walls

FLOORING

Living & Dining:
800 x 800 mm size vitrified tiles of best brand

Master Bedroom:
Laminated wooden flooring

All Bedrooms & Kitchen:
600 x 600 mm size vitrified tiles of best brand

All Balconies:
Anti-skid ceramic tiles of best brand

Bathrooms:
Acid resistant, Vitrified Tiles of best brand

Corridors:
600 x 600 mm size vitrified tiles of best brand

Staircase: Natural stone

WALL FINISHES

Internal Walls: Smooth plastered surface treated with putty and painted with emulsion.

External Walls: Sponge finished sand faced cement plaster and painted with exterior paint.

DOORS

Main Door:
Engineered wood / Teak wood frame & Teak Veneered shutter aesthetically designed and finished with melamine polish fixed with reputed make hardware of the best brand

Internal Doors:
Engineered wood / Teak wood frame & Teak Veneered flush shutter aesthetically designed and finished with melamine polish fixed with reputed make hardware of the best brand

French Doors:
UPVC door frames with float glass paneled sliding shutters with provision for mosquito mesh track

Windows:
UPVC window system with float glass with provision for mosquito mesh track with grills

TILE CLADDING

Bathrooms:
Glazed / Matt finish / Vitrified tiles dado up to 7' height of best brand

Utility Area:

Ceramic tile dado up-to cill height of the best brand

KITCHEN

- Stainless steel sink
- Separate Municipal water tap along with tap for borewell water
- Provision for fixing of RO system, exhaust fan & chimney

UTILITY/WASH AREA

Provision for washing machine & wet area for washing utensils etc.,

BATHROOMS

- Premium quality ceramic wash basins of best brand
- Premium quality wall mounted EWC of best brand
- Premium quality concealed flush tank of best brand
- Premium quality single lever C.P fittings of best brand
- Provision for geysers in all bathrooms

ELECTRICAL

- Concealed copper wiring of reputed make
- Power outlets for air conditioners in living and bedrooms
- Power plug for geysers in all bathrooms.
- Power plug for cooking range chimney, refrigerator, microwave ovens, mixer / grinders in kitchen, washing machine / dish washer in utility area
- '3 Phase' power supply in each unit
- Miniature Circuit Breakers (MCB) for each distribution board of reputed make
- Modular switches of reputed make.

TELECOM

- Telephone points in living room and master bedroom
- Intercom facility to all the units connecting Security and neighborhood.

Cable TV

Provision for cable connection in living room and in all bedrooms.

Internet

Provision for internet connection in living room and master bedroom.

LPG

Centralized gas supply to all individual flats

GENERATOR

100 % D.G backup with Acoustic enclosure

CAR PARKING

Spacious car parking slots

PARKING MANAGEMENT

All car parking slots and driveways are designed by Traffic Consultants

SECURITY/BMS

- Sophisticated round-the-clock security system
- Solar fencing
- Boom barriers for efficient traffic management
- Surveillance cameras at the main security and entrance of each block

FACILITIES FOR PHYSICALLY CHALLENGED

Access ramps at entrance lobbies shall be provided for physically challenged

LIFTS

- High speed automatic elevators with V3F for energy efficiency with granite / marble / tile cladding
- One service lift with V3F for energy efficiency for each tower, entrance with granite / marble / tile cladding

WTP & STP

- Fully treated water will be made available through an exclusive water softening plant
- Hydro-pneumatic system for even pressure water supply at all floors
- Sewage treatment plant of adequate capacity

GARBAGE CHUTE

LOCATION MAP

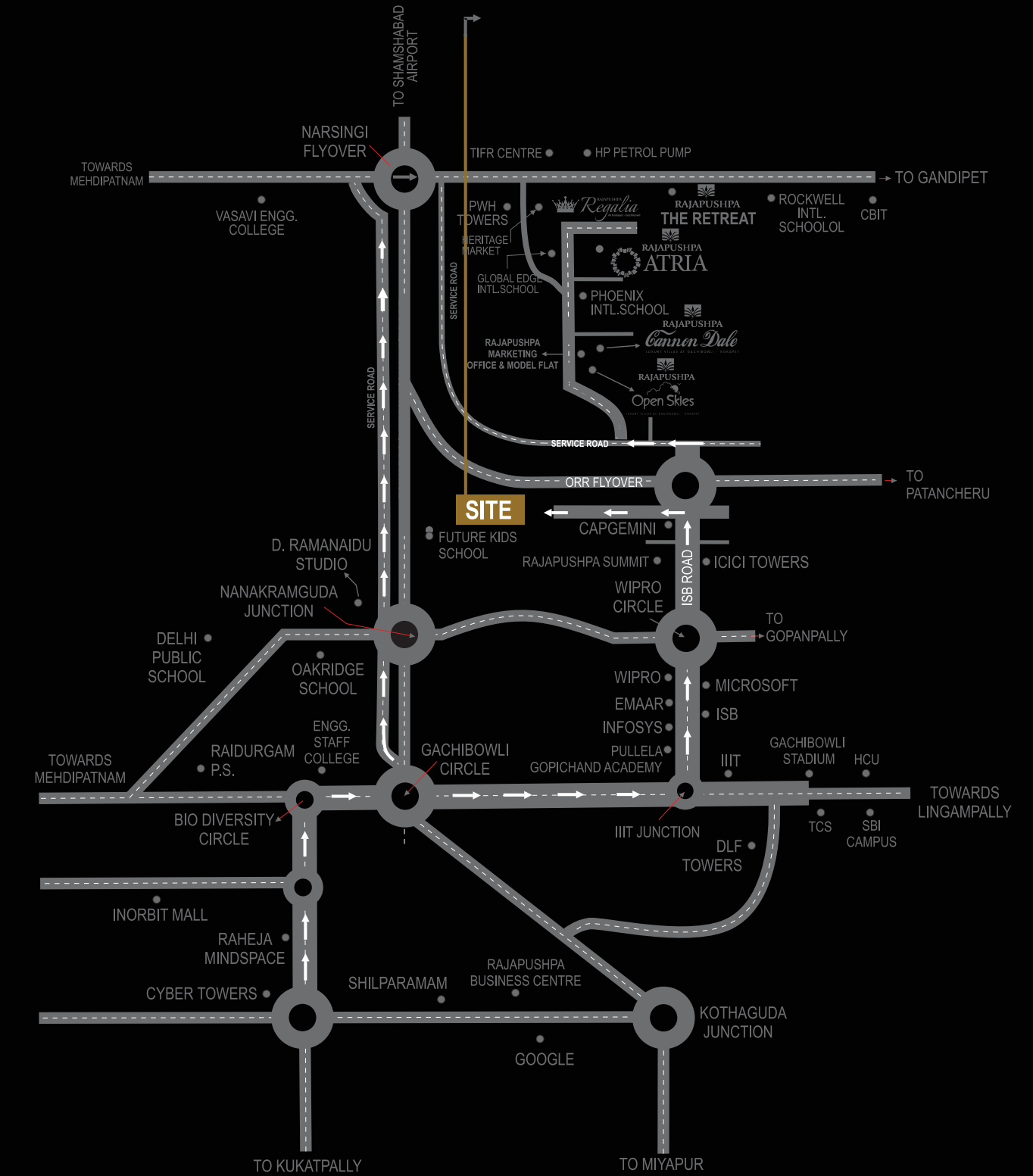
(Not to scale)

an iconic address in a future perfect neighborhood

Proximity to social infrastructure (Distances)

DESTINATIONS

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ETERNA
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A project by



Member:
CREDAI
Confederation of Real Estate
Developers' Associations of India
TREDA
Telangana Real Estate
Developers' Association

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NOTE: All the floor plans, specifications and images in this brochure are representative and are subject to change in the best interests of the development.