



2 BHK
1280 sq ft's



ROYAL
CITY

మీ ఊహలకు ఆవిర్భావం... మీ ఆకాంక్షలకు ఆవిష్కరణ

Pachala Tadiparru, Ponnur.

ROYAL CITY

ROYAL CITY

Highlights

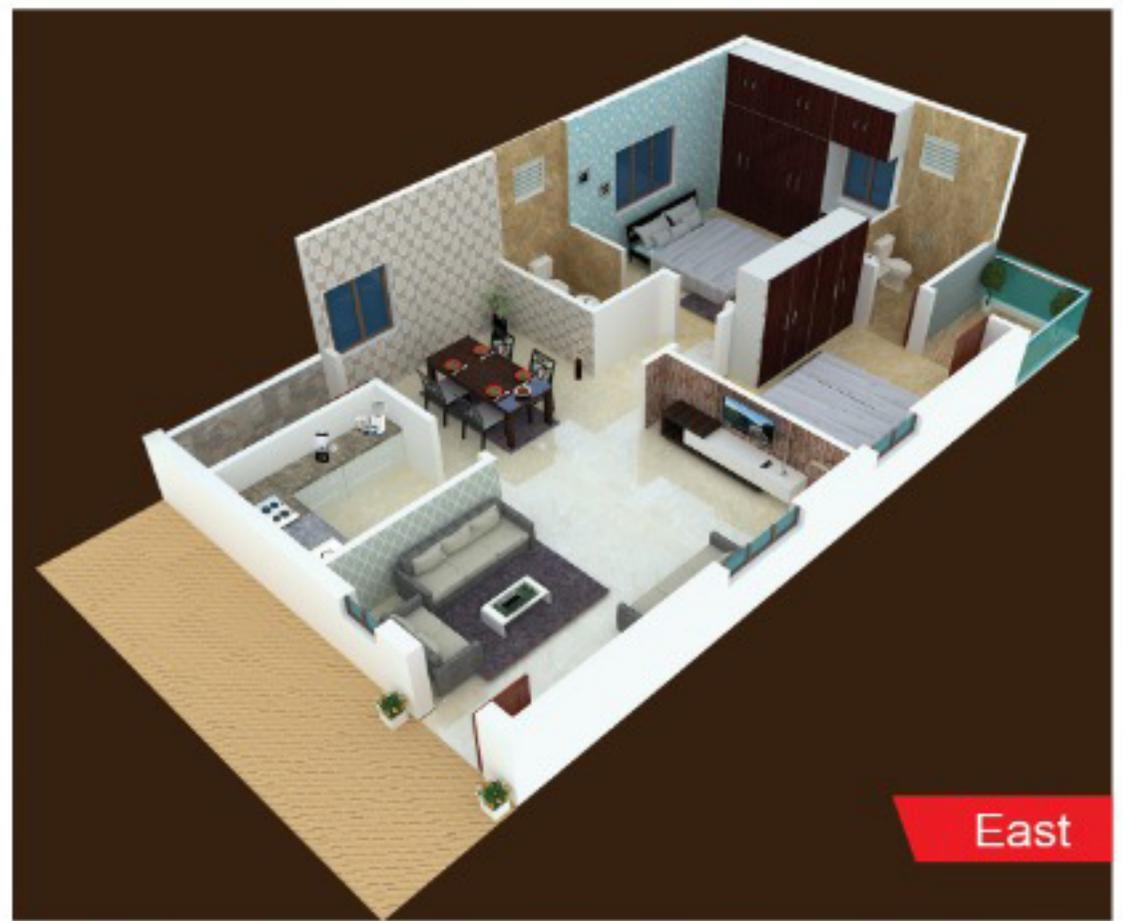
- Deluxe Quality
 - 100% Vaasthu
 - No common walls
 - Elevation with good aesthetics
 - Stilt Car Parking
 - 24 hr Water Supply
 - Quality material-Fine Finishing
 - Safe and Secure Investment
 - Termite Treated wood
 - Power Back-up common area
 - Very Experienced Builders
 - Pollution free atmosphere
 - 3 Phase Electrical Connection
- Electrical fittings all are **HAVELLS**



Approved project



APPROVED



Location Plan

Not To Scale

Royal City

Pachala
Tadiparru

Ponnur
Municipality

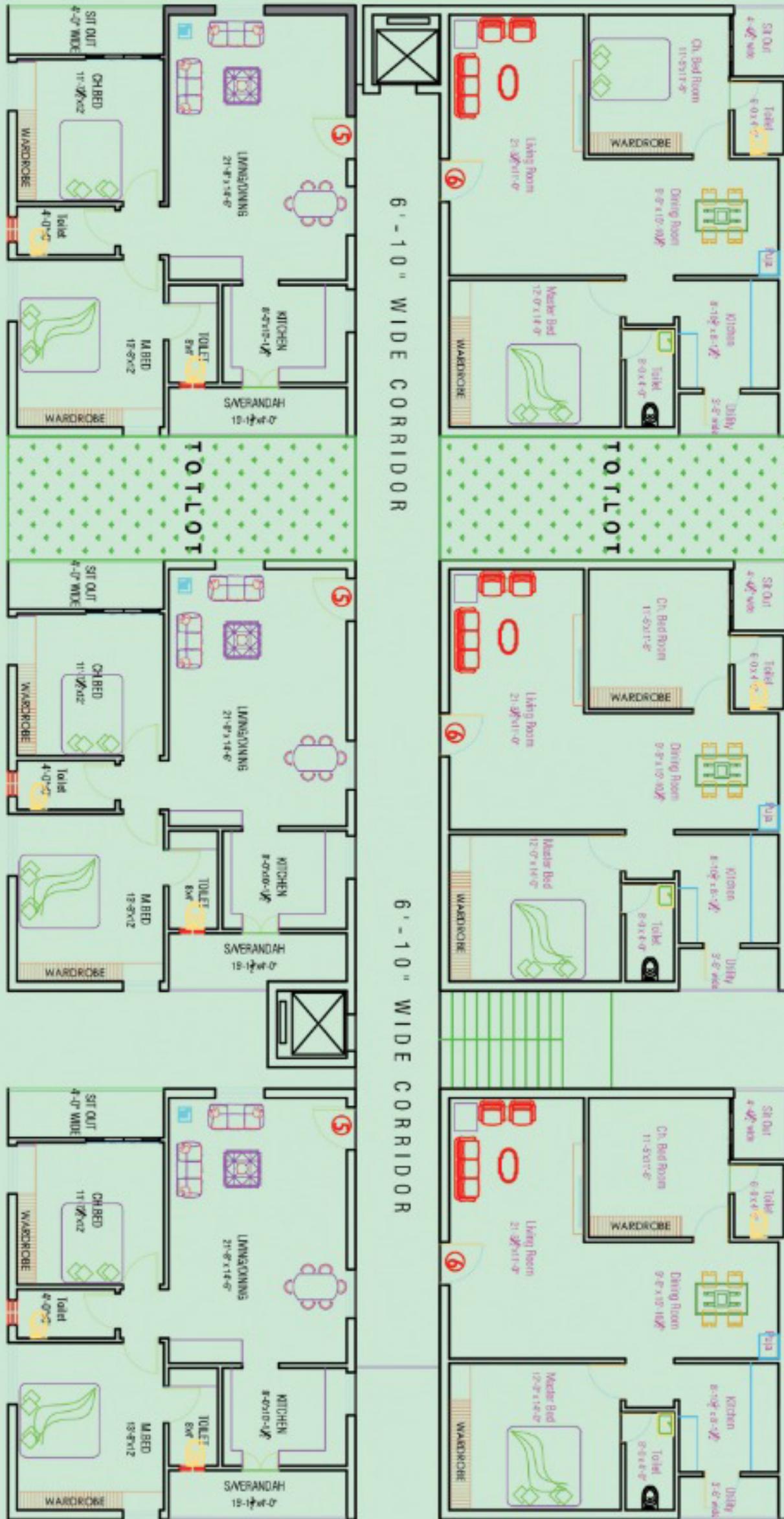
GUNTUR - PONNURU MAIN ROAD

LV Prasad
Eye Hospital

TYPICAL FLOOR PLAN G+4

2 BHK Luxury Apartments

@ Ponnur



30'-0" Wide North Road

30'-0" Wide North Road

SPECIFICATIONS



FOUNDATION &

| | |
|---------------|--|
| STRUCTURE | : RCC Framed Structure with M25 grade concrete. |
| WALLS | : Outer walls 9" thick and inner walls 4.5" thick country red brick wall with CM. |
| PLASTING | : Cement mortar and two coats of plastering with sponge finish inside and outside. |
| MAIN DOOR | : Sudhan Teak wood frames with Teak wood paneled shutters and brass hinges are fittings. |
| OTHER DOORS | : Teak wood frames with flush shutters and SS fittings |
| WINDOWS | : Frames & shutters WPVC with glass & safety grills. |
| CUPBOARDS | : Cupboards with both side laminated Action Texa / Veer with SS handels of nearly 30% of plinth area. |
| CEALING | : Cealing with Gypsum (Gyproc) including 6w lights. |
| FLOORING | : 2' x 2' Double Charged Vitrified tiles flooring. |
| KITCHEN | : Polished black granite platform with Stainless steel sink and 3' height digital tiles dadoing. Bore & Municipal ESSESS water taps. Provision for cabinets. |
| ELECTRICAL | : Concealed Fenolex copper wiring of suitable guage with adequate light and power points. Provision of socket for Telephone, Cable TV, Refrigerator, Mixer, Geyser with modular Legrand switches. A/C point provision in Hall & Two bedrooms. Inverter wiring provision provided. |
| FANS & LIGHTS | : Havells , Switches and MCP's Legrand |
| TOILETS | : All toilets are with EWC Paryware or Hindware company. Anti-skid ceramic tiles flooring Appoxy digital tiles dadoing up to door height (6'0") with standard make sanitary fittings and ESSESS Bath fittings. |
| PLUMBING | : All water pipelines are with CPVC Ashirvad pipes. CERA / Equivalent make wash basin in dining area. |
| PAINTING | : Internal - Plastering with cement mortar followed by Birla wall care followed by two coats of Premium emulsion of asian paints over a coat of primer. External - Plastering with cement mortar followed by wall care and texture finish with Asian ultima emulsion of asian paint over a coat of primer. |
| EXTRAS | : AP TRANSCO, Generator, Lift and Car parking. |
| NOTE | : Registration charges, GST and any other taxes & Fees levied by the Govt. are extra and have to be borne by the purchaser. |

Site Adress

Royal City

Pachala Tadiparru, Ponnuru.

JK INFRA

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Location

Architect

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SV Consultants
architects - planners - engineers

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Structural Engineer

PVS STRUCTECH

Vishnu Sai Pothuru, M.Tech., (U.K)
Kothapet, Guntur.

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Note : This Brochure is only a conceptual presentation of the project and not a legal offering.

Developers reserve the right to change, alter, modify plan, elevation and specification time to time as deemed it.