

**MAKE
ADMIRATION
YOURS.**



ANKINEEDU

ENCLAVE

feel the richness



A project by
 **REKHA**
INFRA DEVELOPERS

3 BHK PREMIUM APARTMENTS @ VIJAYAPURI COLONY, GUNTUR

ANKINEEDU ENCLAVE

feel the richness

IN THE MIDST OF PEACE.

Welcome to a dwelling that has it all for you — peace and a lot more, to live life to the best, to live life to the fullest. A home set amidst a location that is buzzing, yet is surrounded by peace you'd wish to be surrounded by. Come home to something warm and welcoming; come home to a place called Ankineedu Enclave.



COZY AND FULL
OF EXPERIENCES.

Ankineedu Enclave is designed to be a luxurious and lively community of like-minded folks who've always sought a home that has it all, yet is not disturbed by the din and excitement of city life. 3 BHK homes — here's a community with no common walls and lots of space between each apartment, so you reside in a home that's airy and comforting. It has everything that makes for contemporary living and much more!



3D VIEWS



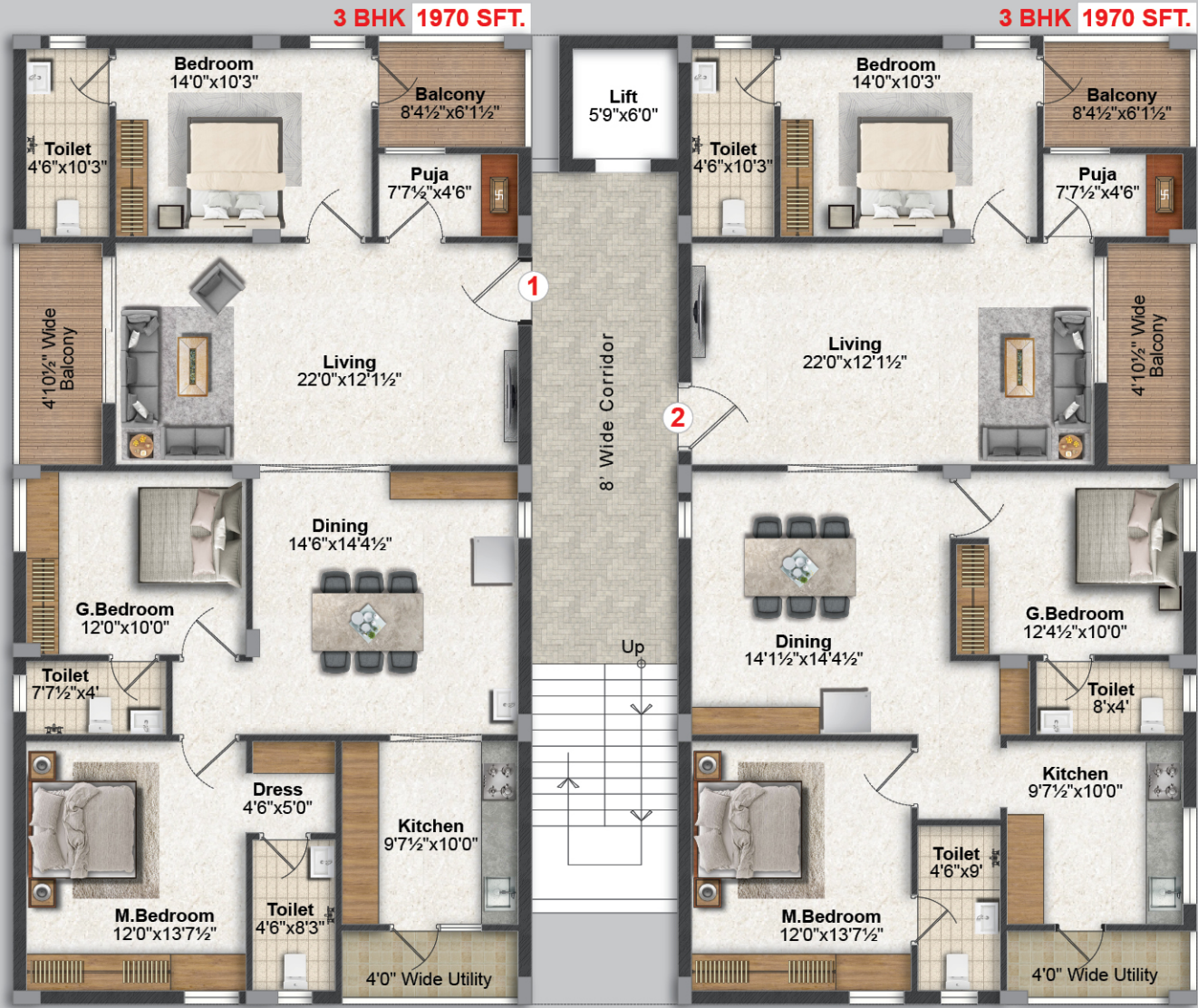
3 BHK - 1970 SFT.
EAST & WEST-FACING
FLAT NO. 1, 2

TYPICAL FLOOR PLAN



Area Statement

Flat No.	1	2
Type	3 BHK	3 BHK
Facing	East	West
Super Builtup Area (Sft)	1970	1970



40'0" SOUTH WIDE ROAD

STRUCTURE

R.C.C. framed structure with table moulded bricks in cement mortar (KCP Cement or equivalent and Vizag steel).

DOORS

Main Door: Balharshah Teak wood frame and shutter aesthetically designed with Polishing and designer hardware of reputed make.
Internal Doors: Teak wood frame with both sides laminated or veneer with polish doors.

WINDOWS

UPVC windows with mosquito doors and MS safety grills.

FLOORING

Bedrooms, drawing, living, dining and kitchen with vitrified tiles of size (600mm x 1200mm or 800mm x 1600mm) for the entire flat.

UTILITIES / WASH

Wet area for washing utensils and glazed tiles up to 3’ height.

PARKING

Aesthetically-designed parking.

WATER SUPPLY

Adequate water supply from overhead tanks with provision for municipal and bore-well water.

SPECIFICATIONS

SANITARY

Toilets with EWC of JAQUAR CP fittings. JAGUAR and glazed tiles dado up to door height. Provision for exhaust fan and geyser.

PLASTERING

External walls with coat sponge finish. Internal walls smooth plastered with lime rendering. Iron jolly work for the joints between brick work and RCC.

PAINTING

ASIAN Royal Emulsion paints over two coats of BIRLA wallcare Luppam finish for internal walls, Weatherproof putty on elevation side and corridors and staircase. ASIAN or BERGER weatherproof paints for external walls. Texture / Cladding at selected places as per elevation. ASIAN melamine spray polish for main door and two coats.

KITCHEN

Modular kitchen unit with coriander top platform and best quality quartz sink and upto 4 feet height glazed tiles dado.

WATER PROOFING

Water-proofing cement plaster over a coat of brush bonds for lift pits, toilets, wash areas, water tanks and terrace.

ELECTRICAL

Concealed copper wiring of standard make with adequate light, fan, power plugs and points with standard make modular switches (FINOLEX / HAVELLS wire and LEGRAND / SCNEIDER Switches). All bedrooms with split AC daikin or equivalent make.

FALSE CEILING

Gypsum board ceiling in all rooms including corridors, toilets and utility areas.

CABLE TV

Provision for cable TV connection in hall and master bedroom.

PLUMBING

Concealed CPVC piping (ASHIRVAD / ASTRAL) for water lines and PVC pipe (ASHIRVAD / PRINCE / AJAY for sewerage lines.

LIFT

6-passenger lift with granite / tiles dadoing around all floor entrance (JOHNSON or equivalent automatic doors).

CUPBOARD

As for interior design laminated or VENEER or cupboard with polish.

RAILING

Staircase stainless steel railing 304 matte finish and utility with MS railing.

POWER BACK-UP

Sound-proof generator (KIRLOSKAR / ASHOK LEYLAND) for power back-up of all common area lighting lifts all lights and fans in each room for each unit.

NOTE

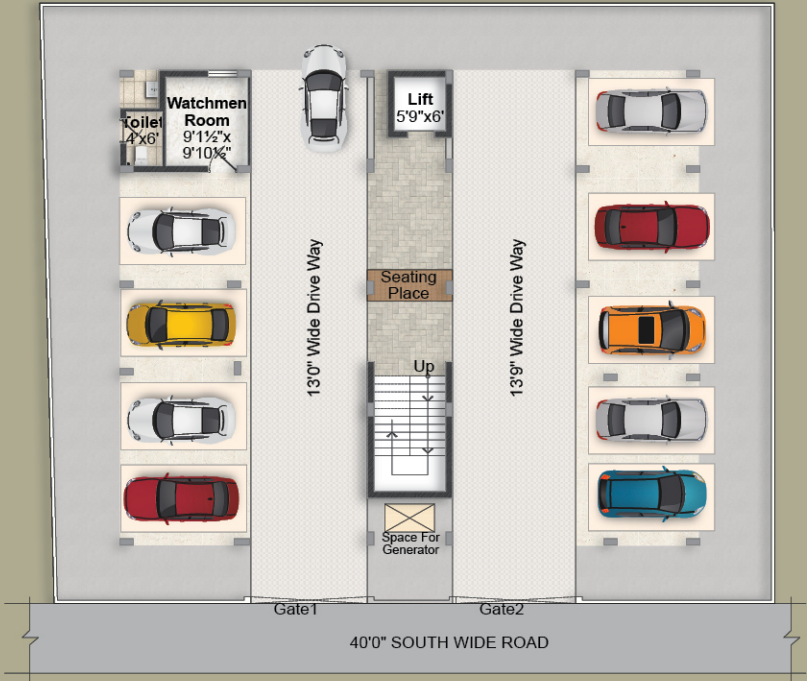
1) Registration Charges, GST and any other taxes applicable as per government norms to be borne by the customers only.
2) People desiring to alter / modify their flat, may do so with prior request and additional payment in advance.



AMENITIES & FEATURES

- Quality construction
- Rain water harvesting pits
- No common walls
- 100% vastu
- Excellent ventilation
- Power back-up generator
- Construction with muncipal water
- CC TV camera security
- Prime location
- Ample car parking

PARKING PLAN



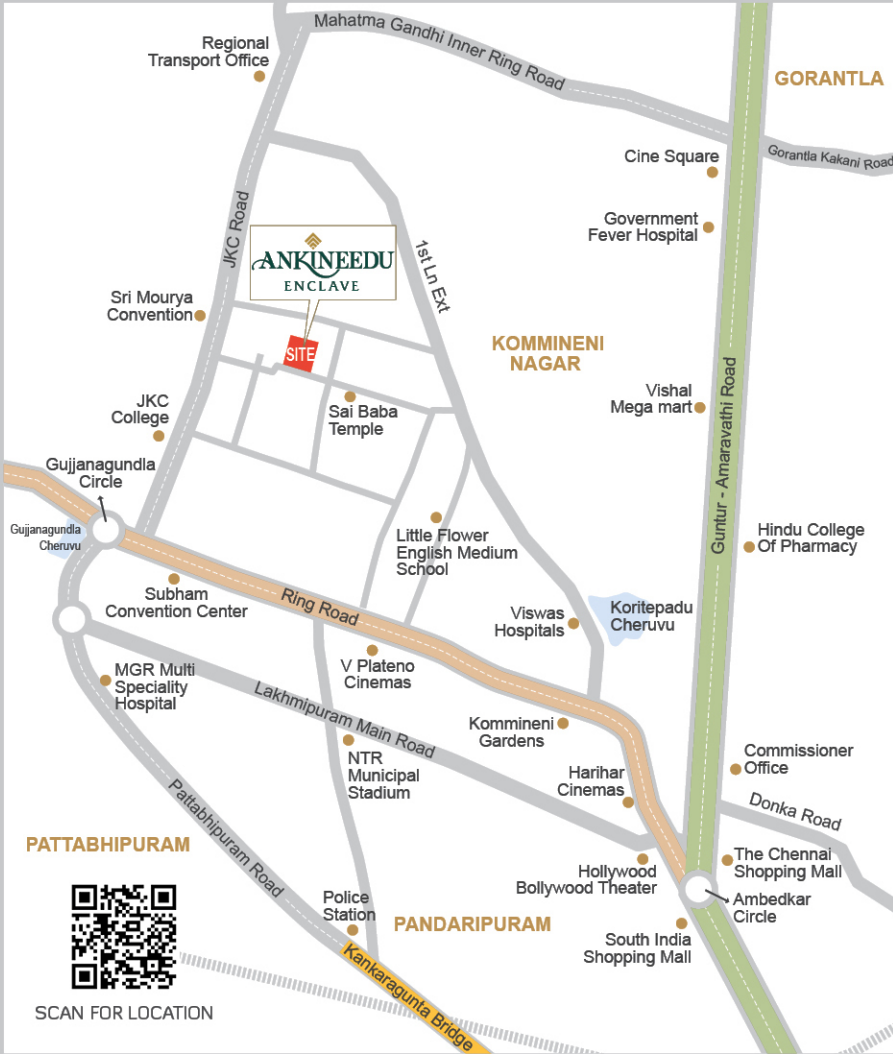
PARK WHERE IT'S ALWAYS SECURE.

You won't have to worry about the security of your prized-possession – whether it's a four or two-wheeler, as every flat has a dedicated parking slot for itself on the ground floor of the community. To make the experiences smooth every day, there are wide driveways to zoom our and zip in everyday. Feel elated, So park your worries away from your life as your move into your home at Ankineedu Enclave.

You are in good company with elite brands.



LOCATION MAP (NOT TO SCALE)



ONGOING PROJECTS



Space Gardens



Manu Grand



Janani Enclave

COMPLETED PROJECTS



Kamala Grand



Sri Sai Sanidhi



Vijayapuri Colony-4th Line, JKC College Road, Guntur

Contact :

+91 888 56 88444, 949 44 89456, 85558 84676

Architects



SF2, Second Floor, Goteti Apartments,
Murali Fortune Road, Vijayawada-520010
Cell: 99591 48333

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.

Artifice +91 9885253570