

**2, 2.5 & 3 BHK Modern Luxury Apartments @ Miyapur**



Aspire Spaces is a flourishing real estate development organization that strives to deliver projects of the highest quality and workmanship. The experienced founders of Aspire Spaces started the company with the sole intention of providing exceptional real estate spaces to every customer by working and partnering with the best architects, interior designers, landscape specialists, and a host of other experts. The company's intense focus on customer satisfaction through quality, consistency, and sustainability is what sets them apart from the rest.



AN APARTMENT THAT  
KEEPS GIVING MORE  
TO LIFE





LIVE THE LIFE YOU  
TRULY DESERVE





A HOME THAT  
KEEPS ON GIVING



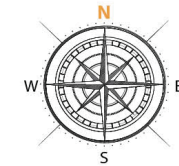


A SPACE THAT ADDS VALUE  
TO YOUR LIFE





# MASTER PLAN



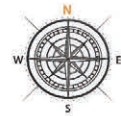
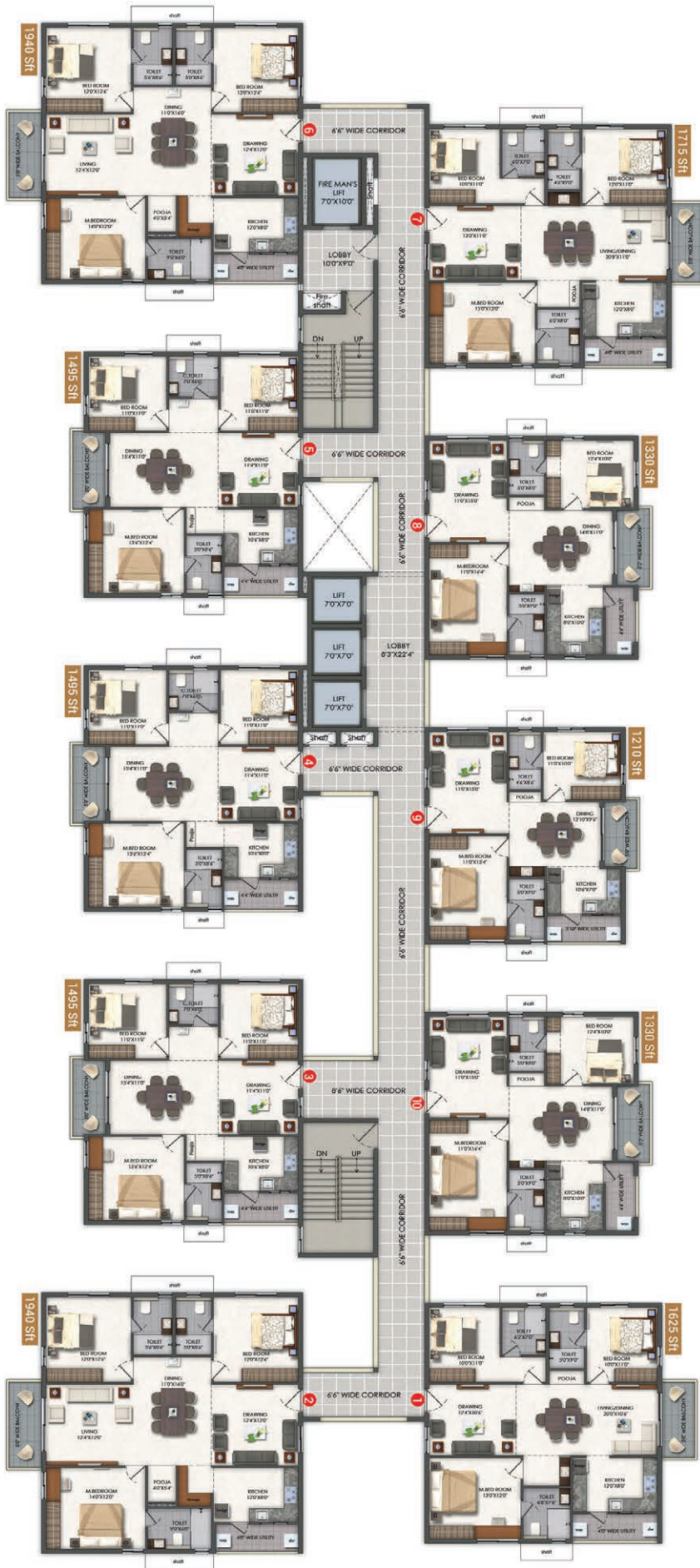
## LEGEND

1. Entry & Exit 2. Arrival Zone 3. Central Courtyard Landscape Area 4. Landscape Pockets Along Driveway  
 5. Seating / Exercise Court Along Buffer Walkways 6. Road Widening Area With Pathway And Passive Activities  
 7. Transformer Unit 8. Basketball Court 9. Outdoor Gym 10. Children's Play Area 11. Transitional Tree Court  
 12. Pavilion 13. Lawn Area 14. Periphery Screen Planting 15. 7M Wide Internal Driveway 16. Seating Below  
 Focal Tree 17. Congregational Court With Stepped Seating 18. Multi-purpose Passive Lawn For Spill Over From  
 Clubhouse or Yoga or Other Passive Activity 19. Club Lawn For Parties 20. Reflexology Pathway With Seating  
 Pockets And Green Avenue 21. Multi-purpose Court For Volleyball / Box Cricket

## Project Overview

Extent	: 10 Acres
Blocks	: 9 Blocks
Number of Floors	: 13
Number of Units	: 1066
Type of Flats	: 2, 2.5, 3BHK
2BHK (Sft)	: 1210, 1330
2.5BHK (Sft)	: 1495
3BHK (Sft)	: 1625, 1715, 1940

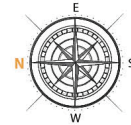
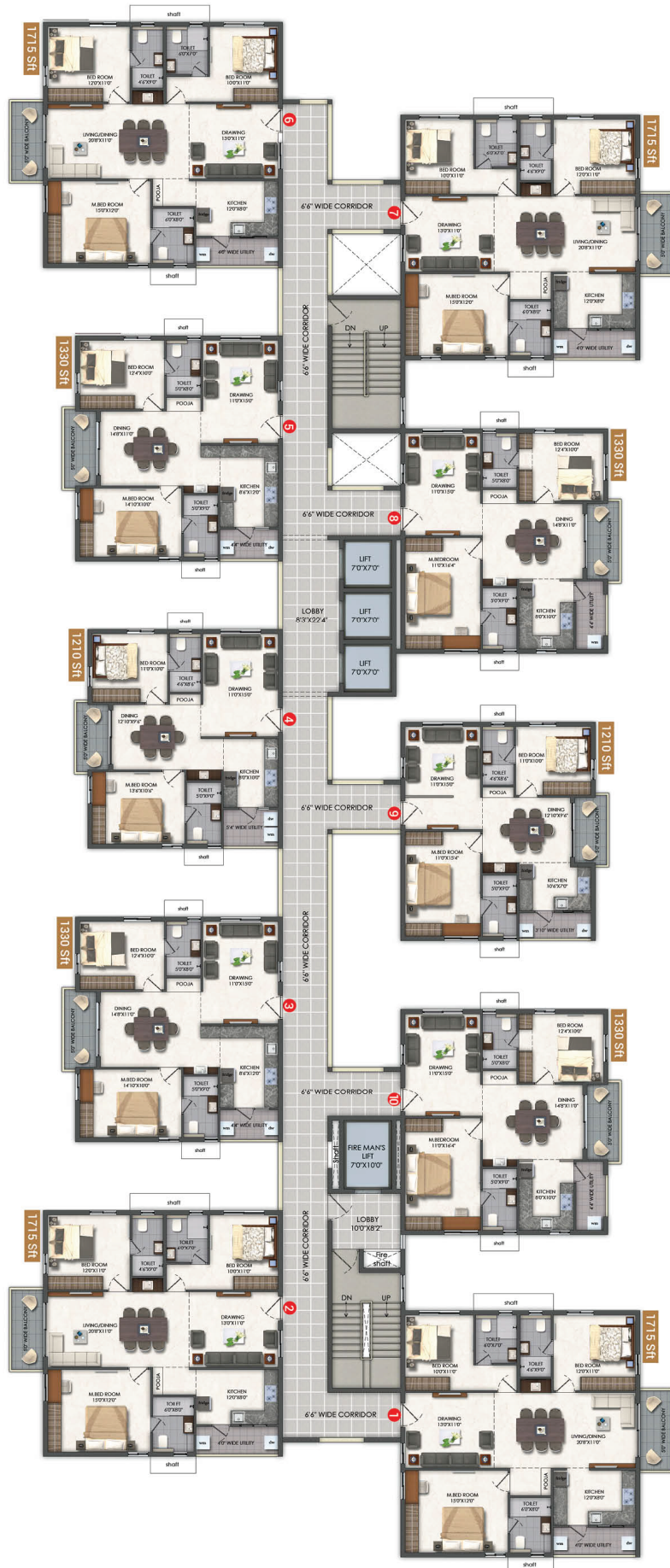




**Block A & G**  
(Typical Area Statement)

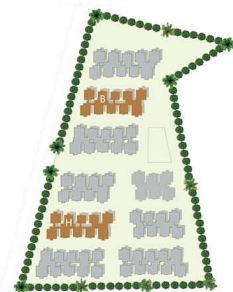
Flat No	Area (sft)	Facing	BHK
1	1625	WEST	3 BHK
2	1940	EAST	3 BHK
3	1495	EAST	2.5 BHK
4	1495	EAST	2.5 BHK
5	1495	EAST	2.5 BHK
6	1940	EAST	3 BHK
7	1715	WEST	3 BHK
8	1330	WEST	2 BHK
9	1210	WEST	2 BHK
10	1330	WEST	2 BHK





## Block B & H (Typical Area Statement)

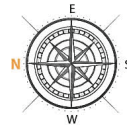
Flat No	Area (sft)	Facing	BHK
1	1715	WEST	3 BHK
2	1715	EAST	3 BHK
3	1330	EAST	2 BHK
4	1210	EAST	2 BHK
5	1330	EAST	2 BHK
6	1715	EAST	3 BHK
7	1715	WEST	3 BHK
8	1330	WEST	2 BHK
9	1210	WEST	2 BHK
10	1330	WEST	2 BHK





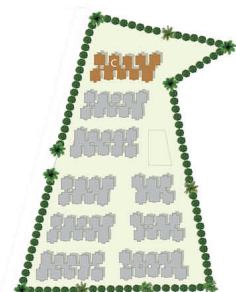


THERE'S  
MORE TO  
LIFE AT  
AMEYA

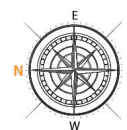


## Block C (Typical Area Statement)

Flat No	Area (sft)	Facing	BHK
1	1940	WEST	3 BHK
2	1715	EAST	3 BHK
3	1330	EAST	2 BHK
4	1210	EAST	2 BHK
5	1330	EAST	2 BHK
6	1715	EAST	3 BHK
7	1940	WEST	3 BHK
8	1625	WEST	3 BHK
9	1330	WEST	2 BHK
10	1625	WEST	3 BHK

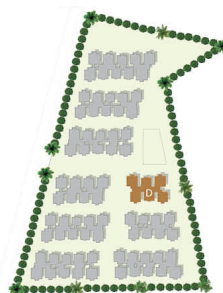






**Block D**  
(Typical Area Statement)

Flat No	Area (sft)	Facing	BHK
1	1940	WEST	3 BHK
2	1715	EAST	3 BHK
3	1495	EAST	2.5 BHK
4	1715	EAST	3 BHK
5	1940	WEST	3 BHK
6	1495	WEST	2.5 BHK





# CELEBRATE

LIFE & CULTURE

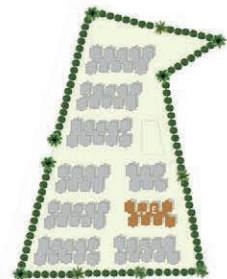


Life is a celebration of festivities, culture, moments, and successes. At Ameya, we understand this need to celebrate happiness and provide the right environment in the form of spacious banquet halls, party lawns, amphitheatre, and much more.

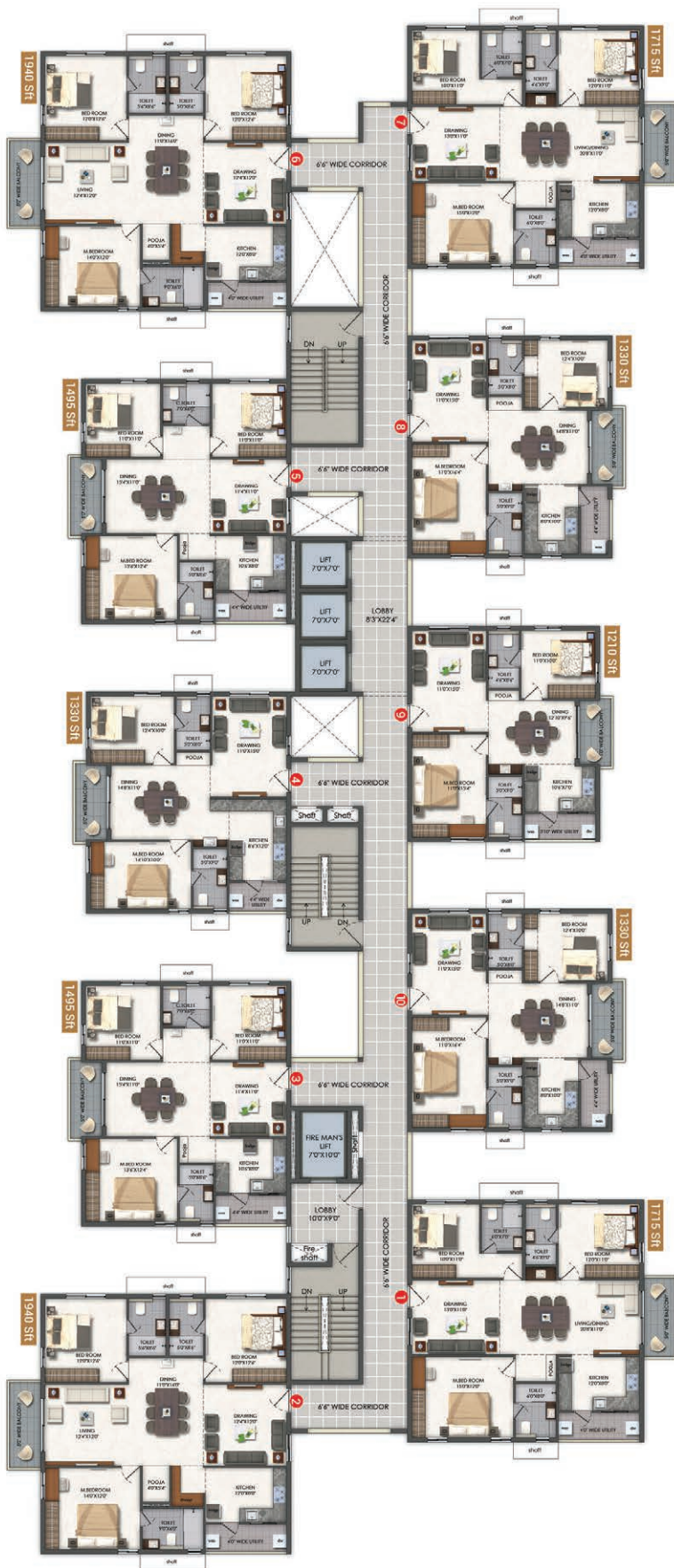


## Block E (Typical Area Statement)

Flat No	Area (sft)	Facing	BHK
1	1715	WEST	3 BHK
2	1715	EAST	3 BHK
3	1330	EAST	2 BHK
4	1330	EAST	2 BHK
5	1625	EAST	3 BHK
6	1715	WEST	3 BHK
7	1330	WEST	2 BHK
8	1330	WEST	2 BHK



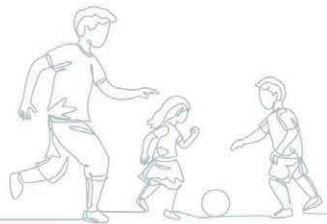




## Block F (Typical Area Statement)

Flat No	Area (sft)	Facing	BHK
1	1715	WEST	3 BHK
2	1940	EAST	3 BHK
3	1495	EAST	2.5 BHK
4	1330	EAST	2 BHK
5	1495	EAST	2.5 BHK
6	1940	EAST	3 BHK
7	1715	WEST	3 BHK
8	1330	WEST	2 BHK
9	1210	WEST	2 BHK
10	1330	WEST	2 BHK





Chetan Anand Badminton Academy  
right in front of our community



LET THE  
**YOUNG**  
FLY HIGH



From a daycare and enrichment centre for toddlers to a temperature-controlled pool for kids, Ameya has been designed to satisfy the curiosity, competitive spirit, and energy of children.



## Block I (Typical Area Statement)

Flat No	Area (sft)	Facing	BHK
1	1940	WEST	3 BHK
2	1625	EAST	3 BHK
3	1330	EAST	2 BHK
4	1330	EAST	2 BHK
5	1625	EAST	3 BHK
6	1940	WEST	3 BHK
7	1625	WEST	3 BHK
8	1625	WEST	3 BHK

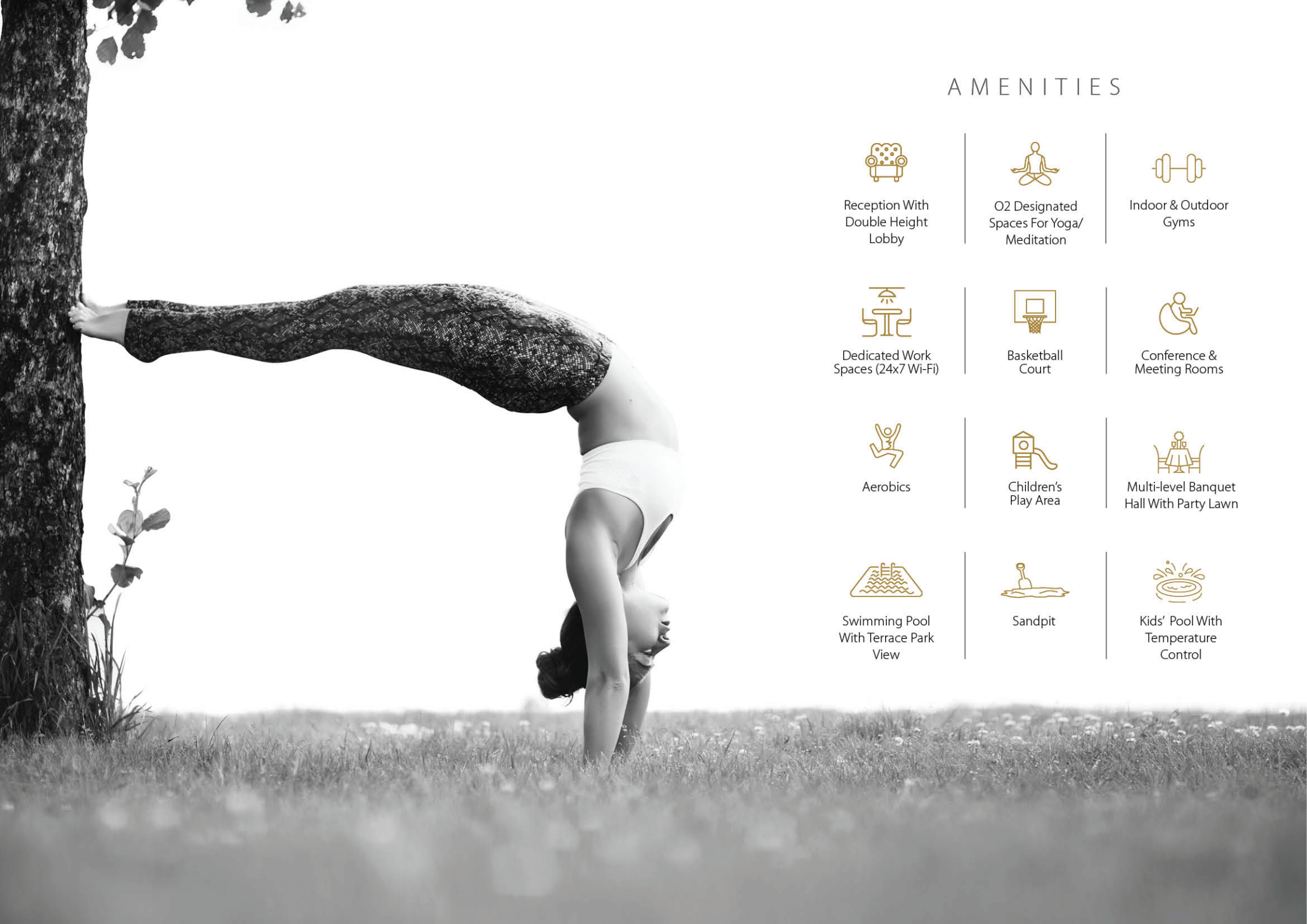




50,000+ SFT OF PURE  
ENGAGEMENT IN 5 FLOORS







## AMENITIES



Reception With  
Double Height  
Lobby



O2 Designated  
Spaces For Yoga/  
Meditation



Indoor & Outdoor  
Gyms



Dedicated Work  
Spaces (24x7 Wi-Fi)



Basketball  
Court



Conference &  
Meeting Rooms



Aerobics



Children's  
Play Area



Multi-level Banquet  
Hall With Party Lawn



Swimming Pool  
With Terrace Park  
View

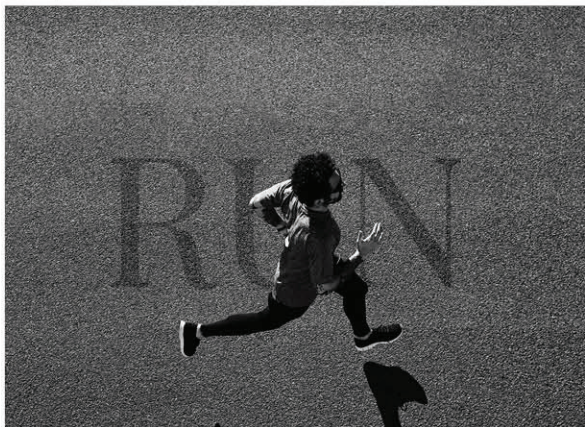


Sandpit



Kids' Pool With  
Temperature  
Control





Badminton &  
Squash Courts



Box Cricket /  
Volleyball



1km Long  
Jogging Track



Indoor Games  
(Carrom, Chess, TT,  
Snooker)



Day Care &  
Enrichment Centre  
For Kids



Health Healing  
Club



Movie Theatre



Guest Rooms



Dedicated  
Culture Center



Party Lawn



Spa, Salon &  
Parlour



Seating Pockets  
And Tree Avenue



Coffee Shop



Grocery Store



# SPECIFICATIONS



## STRUCTURE

R.C.C. framed structure with solid or AAC blocks

## SUPER STRUCTURE

8" thick solid block work for external walls & 4" thick solid block work for internal walls.



## FLOORING

- **Living & Dining**  
800X800 mm sized double charged vitrified tiles of reputed make with spacer joints
- **Bedrooms & Kitchen**  
800X800 mm size double charged vitrified tiles of reputed make with spacer joints
- **Balconies**  
Anti-skid ceramic tiles of the best brand



## DOORS AND WINDOWS

- **Main Door**  
Engineered/Hardwood frame finished with melamine sprayfinish on veneered flush shutters with reputed hardware of brand Sobha or equivalent make.
- **Internal Doors**  
Engineered/Hardwood door frame & laminate shutter and hardware of reputed make
- **French Doors**  
UPVC door frames with float glass panelled sliding shutters with provision for mosquito mesh track
- **Windows**  
UPVC window glazing system with sliding/casement shutters with provision for mosquito mesh track



## PAINTING

- **Internal**  
Smooth putty finish with 2 coats of premium acrylic emulsion paint of reputed make over a coat of primer
- **External**  
Textured finish and 2 coats of exterior emulsion paint of reputed make



## TILE CLADDING & DADOING

- **Bathrooms**  
Glazed / matt finish ceramic tiles dado up to 7' height
- **Dadoing in Kitchen**  
Glazed ceramic tiles dado upto 2' height above kitchen platform (optional)



## KITCHEN

- Separate municipal water tap (manjeera or any other water provided by GHMC along with bore well water)
- Provision for fixing of water purifier, exhaust fan & chimney
- Utility/wash area-provision for washing machine, dishwasher & wet area for washing utensils etc.



## TELECOM

- Intercom facility to all the units connecting security and neighbourhood
- Telephone points in living room and master bedroom



## BATHROOMS

- EWC with vertical stack flushing system
- Provision for geysers in all bathrooms
- All CP fittings by Kohler/Grohe/equivalent
- Sanitary by Kohler/Duravit/equivalent



## ELECTRICAL

- Power outlets for air conditioners in living, dining and bedrooms
- Power outlet for geysers in all bathrooms
- Power plug for hob, chimney, refrigerator, microwave oven, mixer/grinder in kitchen, washing machine/dishwasher in utility area
- Three phase supply for each unit and individual prepaid metres
- Miniature Circuit Breakers (MCB) for each distribution board of reputed make
- Modular switches of reputed make



## POWER BACKUP

100% D.G backup with acoustic enclosure



## CABLE TV

Provision for cable connection in living room and in all bedrooms



## INTERNET

Provision for internet connection in living room and master/all bedrooms



## LPG / PNG

Supply of LPG/ PNG with piped gas system



## WASTE MANAGEMENT

Dedicated garbage chutes will be provided for every tower, on each floor level and is centrally collected at the basement in the garbage room



## SECURITY/BMS

- Sophisticated round-the-clock security/surveillance system
- BMS for electricity consumption with prepaid card system will be provided (centralized billing)
- Surveillance cameras at the main security and entrance of each block as well as inside the lifts
- Panic button and intercom in the lifts connected to the security room
- Solar powered fencing around the compound



## LIFTS

- High speed automatic elevators of reputed make with rescue device and V3F for energy efficiency. Granite/tile cladding for lift entrance
- 1 service elevator for each block of reputed make with rescue device and V3F for energy efficiency. Granite/tile cladding on lift entrance



## 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
- A sewage treatment plant of adequate capacity inside the project, treated sewage water will be used for landscaping and flushing purpose
- Rain water harvesting at regular intervals provided for spacing recharging ground water levels



## FIRE & SAFETY

- Fire hydrant and fire sprinkler system on all floors and basements
- Fire alarm and Public Address system on all floors and basements



## BILLING SYSTEM

Automated billing system for water, power & LPG/CNG supply

## Location Map (not to scale)

Scan for Location



## Location Advantages

### Educational Institutions:

Vikas The Concept School - 3 Mins  
 Senita The Global School - 5 Mins  
 Kennedy The Global School - 5 Mins  
 Sanford The Global School - 5 Mins  
 Silver Oaks School - 5 Mins | Oakridge  
 International School - 15 Mins

### Hospitals:

SLG Hospitals - 5 Mins  
 Mamata Academy of Medical Sciences -  
 5 Mins | Landmark Hospitals - 10 Mins  
 Ankura Hospitals - 10 Mins  
 Rainbow Children's Hospital - 10 Mins  
 KIMS Hospital - 15 Mins

### Entertainment & Shopping:

GSM Mall - 10 Mins | Manjeera Mall  
 - 15 Mins | Forum Mall - 15 Mins |  
 Sarath City Capital Mall - 20 Mins | IKEA  
 : 25 Mins

**Transportation:** Miyapur Bus Depot - 5  
 Mins | Miyapur Metro Station - 10 Mins  
 Lingampally Railway Station - 20 Mins





# We've Brought Together The Best To Ensure You Get The Best

A home is a commitment that shelters our loved ones. It's a space that's home to a lifetime of memories. And so, we believe that it's essential that your dream home is designed and built by the best in the business.

We've brought together the pioneers from every field to ensure that your dream home at Ameya can stand the test of time, and be your shelter of luxury and comfort, for generations to come.

Architects



MEP Consultants



Structural Consultants



Landscape Consultants



For more info call: +91 89775 23469