



A Project by



Where love blossoms
a house becomes a home.

SAI'S SARADA NILAYAM

2&3
BHK

LUXURY APARTMENTS
@ SRI BALAJI LAYOUT
GAJULARAMARAM.

SAI'S SARADA NILAYAM
Rishi Sai Ram Projects

SAI'S SARADA NILAYAM



30 Flats

Strategic Location



Excellent ventilation



Designer Landscape

24x7 Smart Systems



Intercom facility

AMENITIES & FEATURES

Premium quality construction



Power backup generator

100% Vasthu



Independent flats with No common walls



2 Level Parking



24x7 Security



North East View

Where love resides,
dreams come alive in this house



ISOMETRIC VIEWS



TYPICAL FLOOR PLAN



AREA STATEMENT

Flat No.	TYPE	Facing	Salable Area in Sft.
1	2 BHK	WEST	1275
2	2 BHK	WEST	1275
3	3 BHK	WEST	1500
4	3 BHK	EAST	1500
5	2 BHK	EAST	1275
6	2 BHK	EAST	1275



FOUNDATION & STRUCTURE

RCC Framed Structure

SUPER STRUCTURE

Red Clay Brick Work In Cement Mortar.

PLASTERING

Internal: Double Coat Cement Plastering Finished With Luppam

External: Double Coat Cement Plastering



TILE CLADDING & DADOING :

Toilets: Best Quality And Resistant Body Designer Glazed Ceramic The Dado Upto Door Level

Kitchen: Glazed Ceramic The Dado Upto 2' Height Above Kitchen Platform

Utility/Wash: Glazed Ceramic Tiles Dado Up To 3' Height

PAINTING

Internal: Two Coats Of Emulsion Paint Over A Base Coat Of Primer

External: Two Coats Of Exterior Paint Over A Wall Care Putty/Premium Quality Texture Paint

Common Area: Oil Bound Distemper

**SAT'S SARADA
NILAYAM**

FLOORING

Dining, Living: Vitrified Tiles Of Size 24"X24"

Bedroom: Vitrified Tiles Of Size 24"X24"

Kitchen : Ceramic Tiles Of Size 12"X12"

Toilets : Best Quality Acid Resistant, Anti Skid Designer Tiles

Kitchen Platform : Granite Platform With Steel Sink, Provision For Bore & Municipal Water Connection, Provision For Cabinets And Exhaust Fan

JOINERY WORKS

Main Door: Good Quality Teak Wood Frame With Designer Teak Veneer Shutter Fixed With Quality Hardware

Internal Doors: Good Quality Teak Wood Frame With Designer Flush Shutter Fixed With Good Quality Hardware

Windows: Upvc Single Glazed Glass Sliding Door With Bucks Shutter Standard Hardware

ELECTRICAL

a) Concealed copper wiring of standard make

b) Power outlets for A/C in master bedroom & guest bedroom

c) Provision for geyser in all bathrooms

d) Power plug outlets for cooking range chimney, refrigerator, micro oven, mixer/ grinder in kitchen

e) 3-phase supply for each unit and individual master boards

f) Miniature circuit breakers (MCB) for each distribution boards

TELEPHONE & CABLE TV

Provision for master bedroom and drawing/ living room.

POWER BACKUP

Power backup generator facility for lifts, common area, limited points in flats

LIFT

Standard make lifts



TOILETS (All Toilets Consists Of)

a) Medium size wash basin Parryware/Cera or equivalent make

b) E.W.C. in master bedroom with flush tank Parryware/Cera or equivalent make

c) I.W.C. for other toilet with flush tank Parryware/Cera or equivalent make

d) Hot and cold wall mixer with shower

e) All fixers are C.P. coated best quality standard branded make

NOTE

a) Shelves, chajjas, lofts, arch etc. are optional with extra cost

b) GST, registration and service tax applicable as per government norms

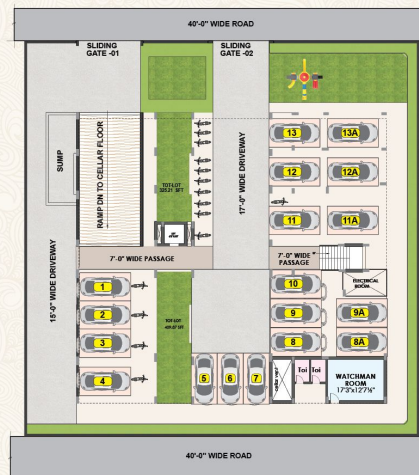
c) Customers desiring to alter/modify shall inform the same at the time of booking only.

Reserved parking spots
Just steps away from
your front door

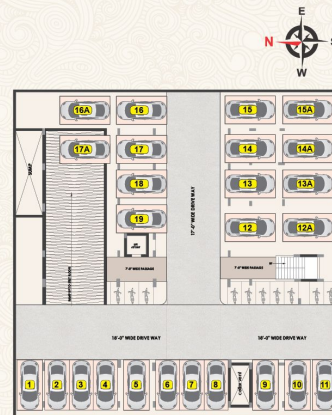


we offer exclusively reserved parking spots for our residents. Each spot is thoughtfully allocated to ensure that you can effortlessly park your vehicle and access your home with ease. Experience the unmatched convenience of our reserved parking spots and make coming home a truly seamless experience.

STILT FLOOR PLAN



CELLAR PARKING PLAN





Night View

LOCATION MAP



LOCATION



WEBSITE



SOME OF OUR PROJECTS

SAI'S SUVIDHA

@ Sri Balaji Layout, Gajularamaram.



SAI'S SANNIDHI

@ Hafeezpet



SAI'S SHRAVYA ENCLAVE

@ Gajularamaram.



SPOORTHY AVENUE

@ Gajularamaram.



BALAJI CLASSIC

@ Sri Balaji Layout, Gajularamaram.

Eternal Living Sanctuary

Nestled in the vibrant core of progressive Hyderabad, Sri Balaji Layout emerges as an ideal residential destination. Located in the bustling neighborhood of Gajularamaram, this prime address offers a harmonious blend of urban convenience and tranquility. With an abundance of amenities and essential services in close proximity, residents can enjoy a serene and fulfilling lifestyle. This strategically positioned locale ensures easy access to all the necessities of life, making it a perfect haven for those seeking a balanced and peaceful existence.

Builders & Developers



RISHI SAI RAM PROJECTS

8-3-319/10/1, Flat No. 402, Swarnalatha Estates, Sai Saradhi Nagar, Ameerpet, Keerthi Apartments Ln, Yella Reddy Guda, Hyderabad, Telangana 500073.

FOR BOOKING

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The project is approved by



BROCHURE DESIGN BY

