

THE
SKY 49
LIVE HIGH

AT OSMAN NAGAR

Where

Xtreme

Meets the sky.

THE
SKY 49
LIVE HIGH

At Sky 49,
xtreme
isn't about excess.
It is about
enhanced living.
Every space,
every view,
every
moment is
designed to
take life a notch
higher, and
experience a
lifestyle beyond
the premium.

your

attitude

Where ambition is stimulated to rise higher than the ordinary, and every thought reflects a higher scape of living.

your sky



THE
SKY49
LIVE HIGH



4
STRUCTURAL
TOWERS

G⁺
FLOORS
49

3&4
BHK

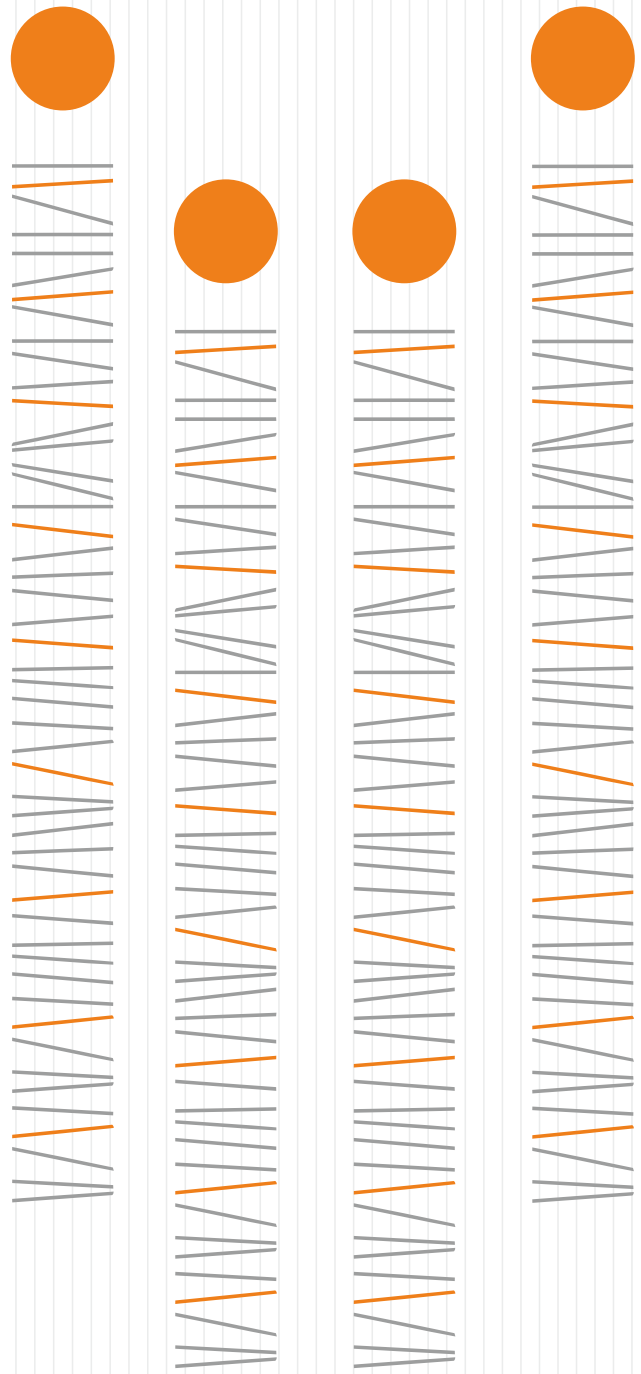
1875 sft to
3612 sft

THE
SKY49
LIVE HIGH

THE
SKY49
LIVE HIGH



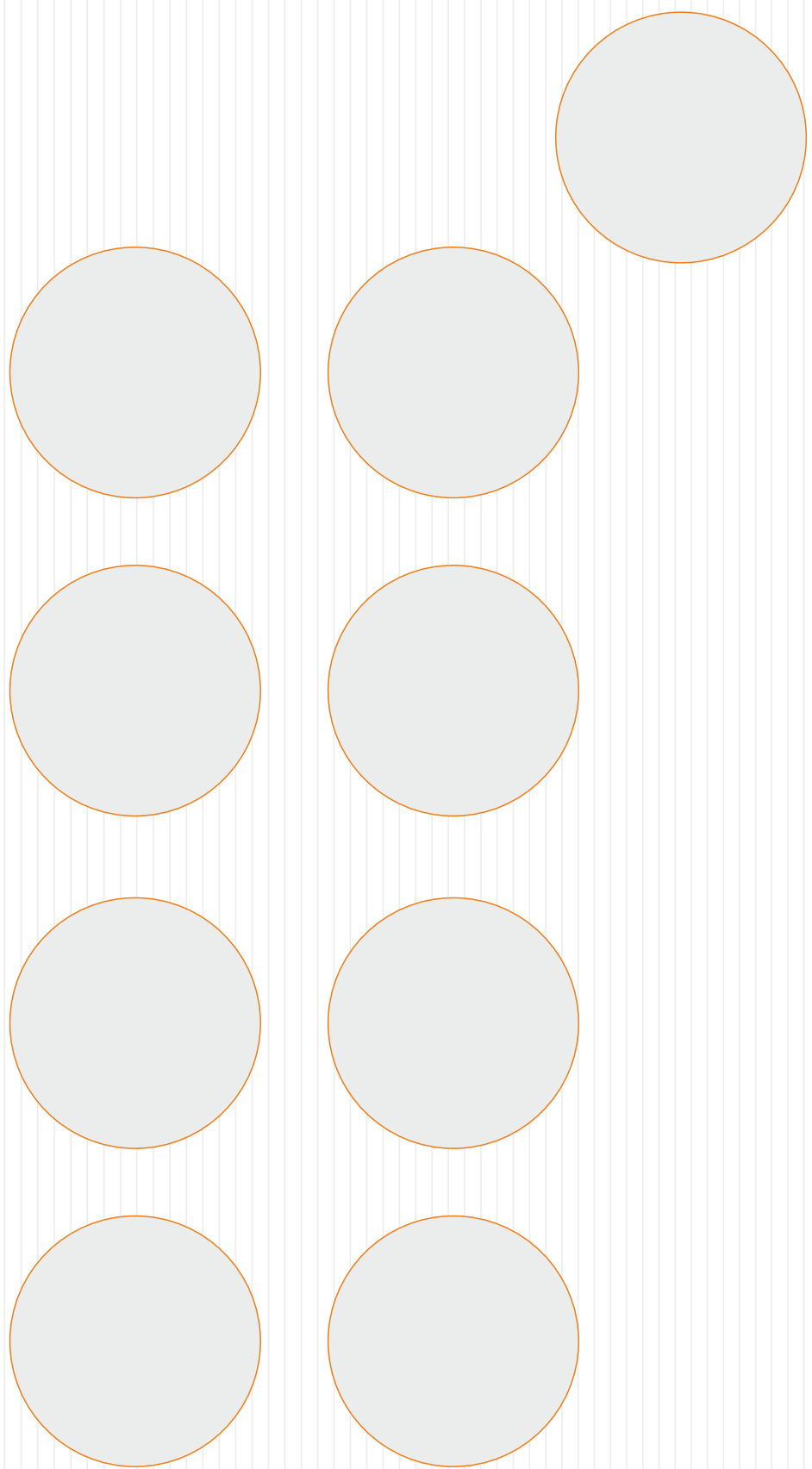
meet **4**



elements

THAT REDEFINE THE ESSENCE
OF LUXURIOUS LIVING

THE
SKY49
LIVE HIGH



live

49



f a c i n a t i n g

features

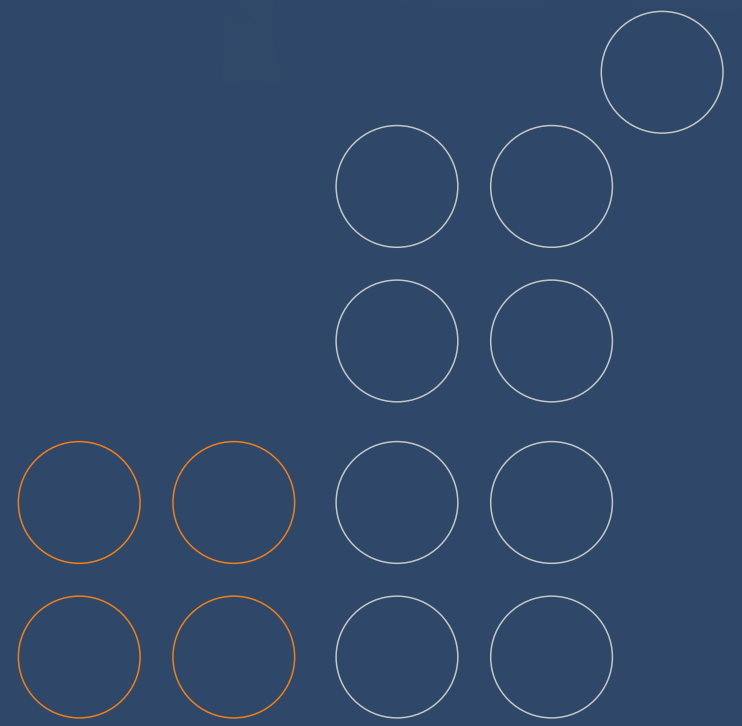
THAT PROPEL LIFE TO THE NEXT LEVEL

THE
SKY49
LIVE HIGH

THE SKY 49



L
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T
O

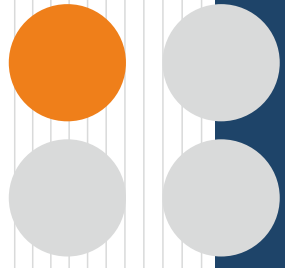




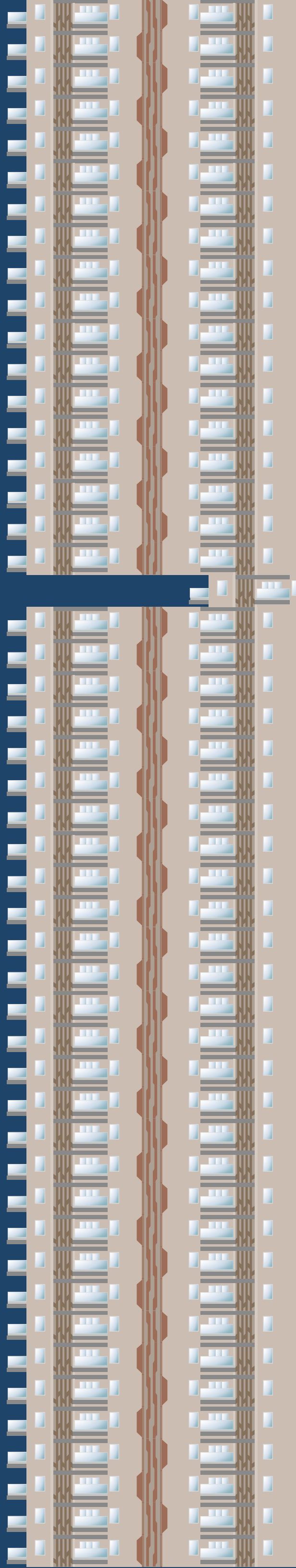
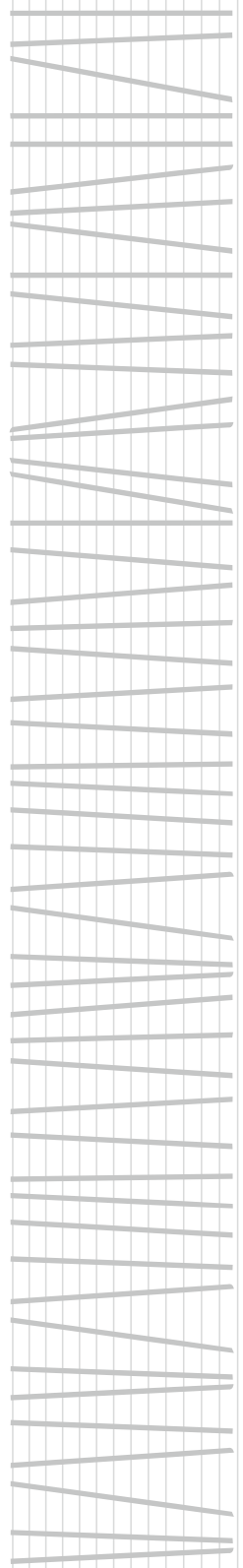
a world of charm beckons you

THE
SKY 49
LIVE HIGH

meet



d e s i g n



a pick
of
precious
living

THE
SKY49
LIVE HIGH



the central courtyard...
designed for balance...
delivered to perfection...

THE
SKY49
LIVE HIGH



each unit...unto its own...
a 360° view...just for you...

THE
SKY49
LIVE HIGH



Spacious balconies...
Offering larger than life moments...

THE
SKY49
LIVE HIGH

Unique
flexi-unit mode
designed
thoughtfully
for varied
lifestyles
enabling
lavish spans.



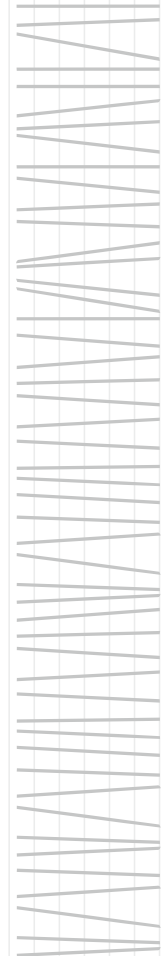
THE
SKY49
LIVE HIGH



a majestic **master - suite** with
two rest rooms for selective units.

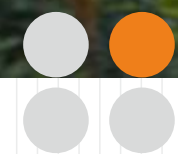


l
a
n
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s
c
a
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e



green living starts from here!!

THE
SKY49
LIVE HIGH



nature's paradise...
right amidst you!!!

THE
SKY49
LIVE HIGH

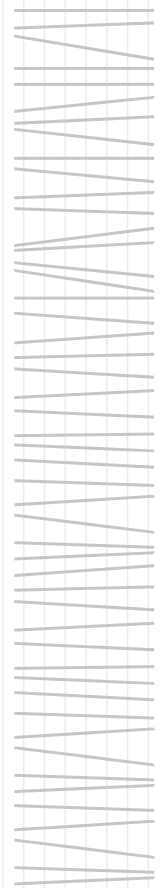


an open invite...
for happy bondings!!

THE
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LIVE HIGH

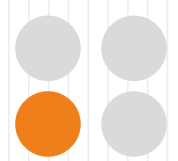


a m e n i t i e s



the courts of success!

THE
SKY49
LIVE HIGH



the games of achievement!

THE
SKY49
LIVE HIGH

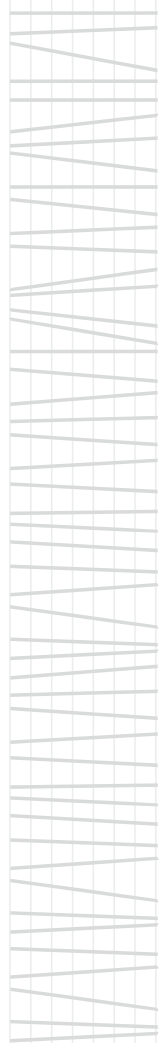


 feel the energy...
feel the alive...

THE
SKY49
LIVE HIGH



c
l
u
b



your exclusive getaway
to an exquisite experience!!

THE
SKY49
LIVE HIGH



the club...
above all clubs...

GROUND FLOOR

Supermarket
Pharmacy
Clinic
Unisex Spa & Salon

FIRST FLOOR

Banquet Hall

SECOND FLOOR

Gym
Aerobics

THIRD FLOOR

Indoor Games
Creche/ Kids Activity
Music/ Dance Arena

FOURTH FLOOR

Locker Room
Library with Coffee Bar
Reception/ Waiting Area

FIFTH FLOOR

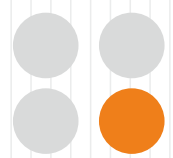
Guest Rooms
Waiting Lounge

SIXTH FLOOR

Guest Rooms
Waiting Lounge

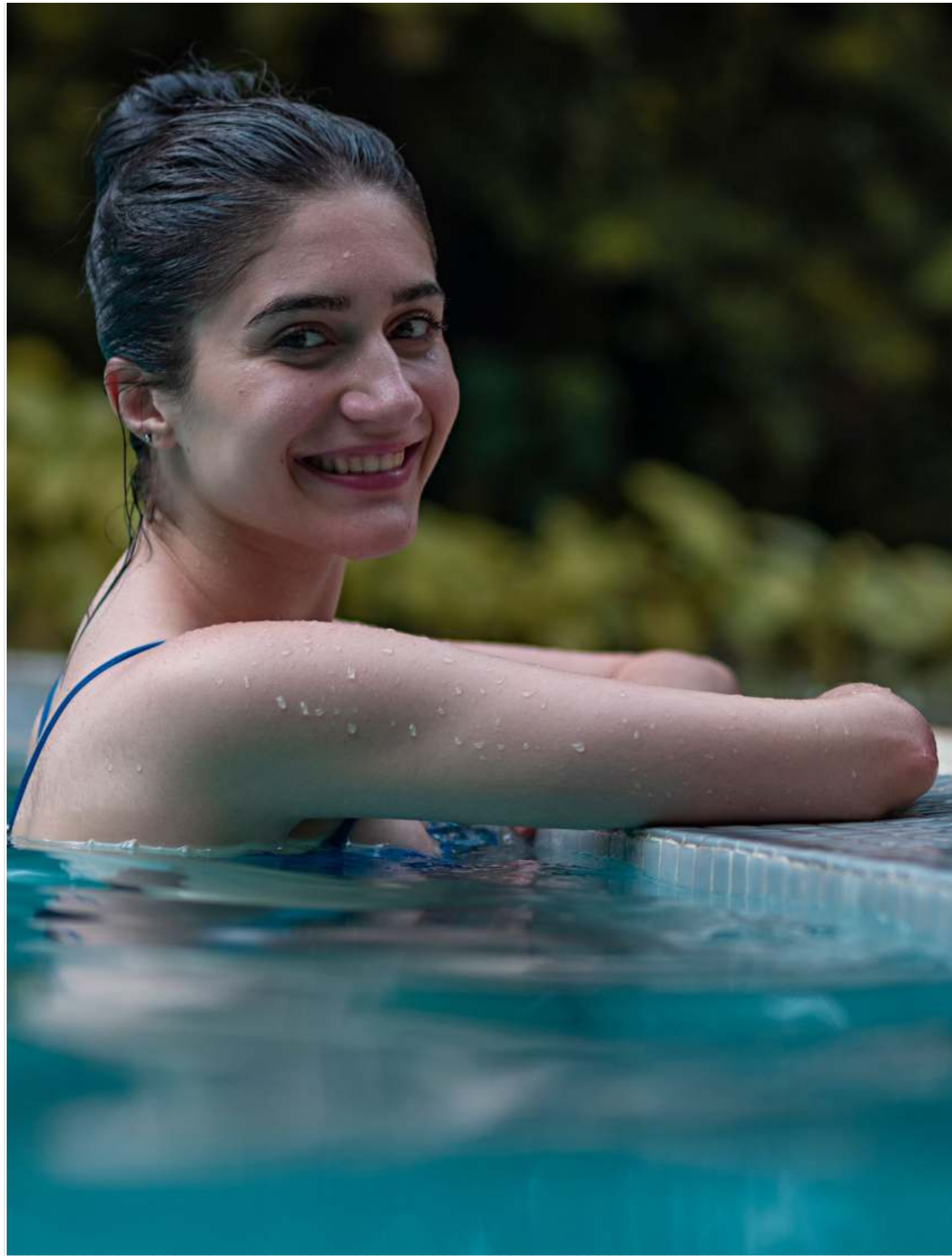
TERRACE FLOOR PLAN

Swimming pool



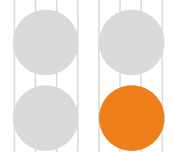
Relax...
Recharge...
Rejuvenate...

THE
SKY49
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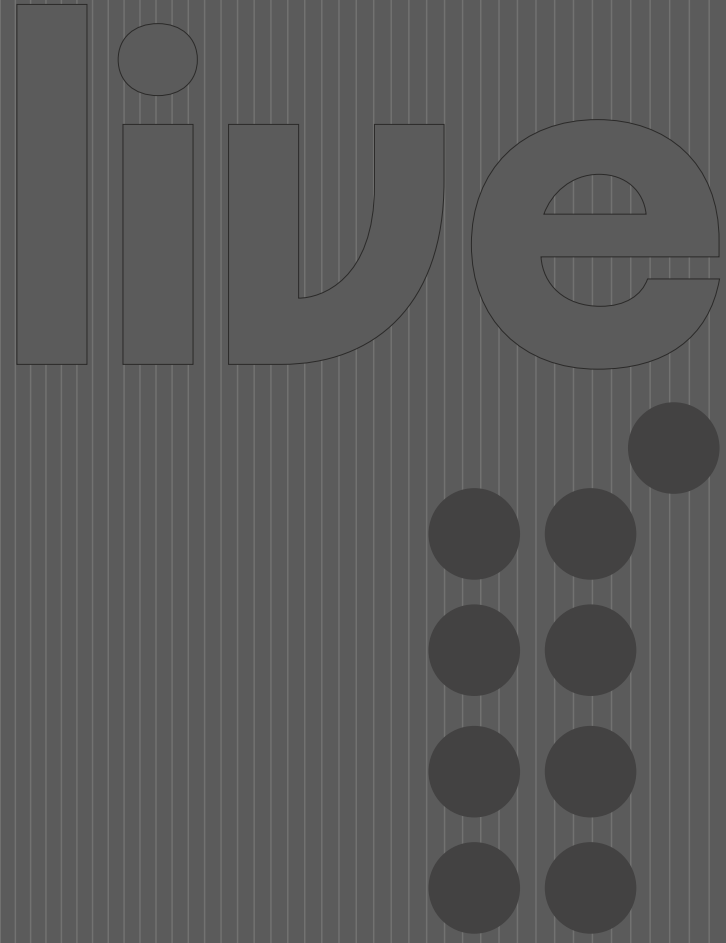


one
lakh
sft+

of Sheer Delight
& Happiness

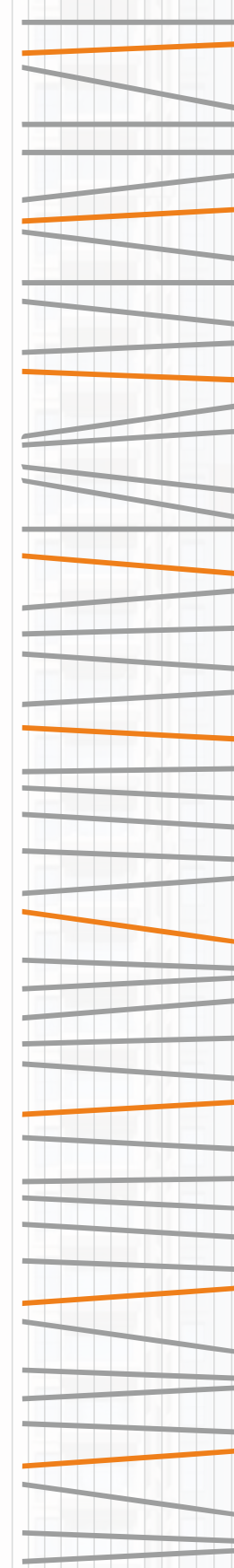


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LIVE HIGH

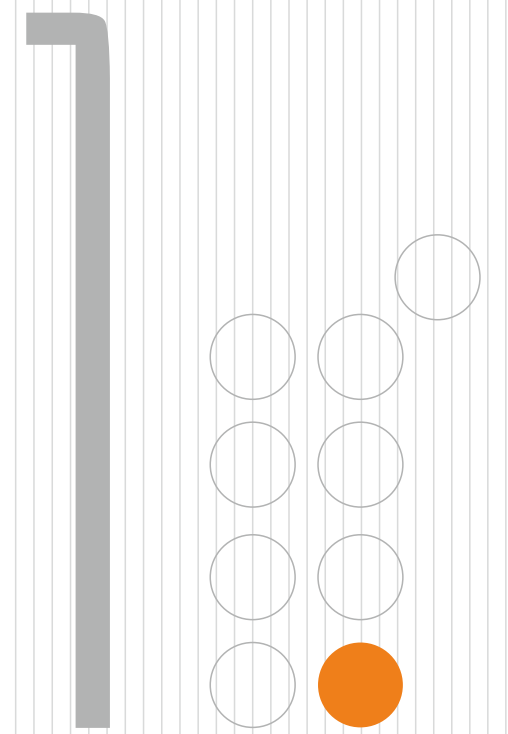


f a c i n a t i n g

9 features



- 1 Private lobby/ Verandah for each unit**
- 2 All Corner units**
- 3 Grand Central Courtyard**
- 4 Dedicated Amenities**
- 5 7 Lifts per Floor**
- 6 Ultra Luxury features**
- 7 VRV provision for each unit**
- 8 Sky-lounge**
- 9 Bang on 100 ft road**

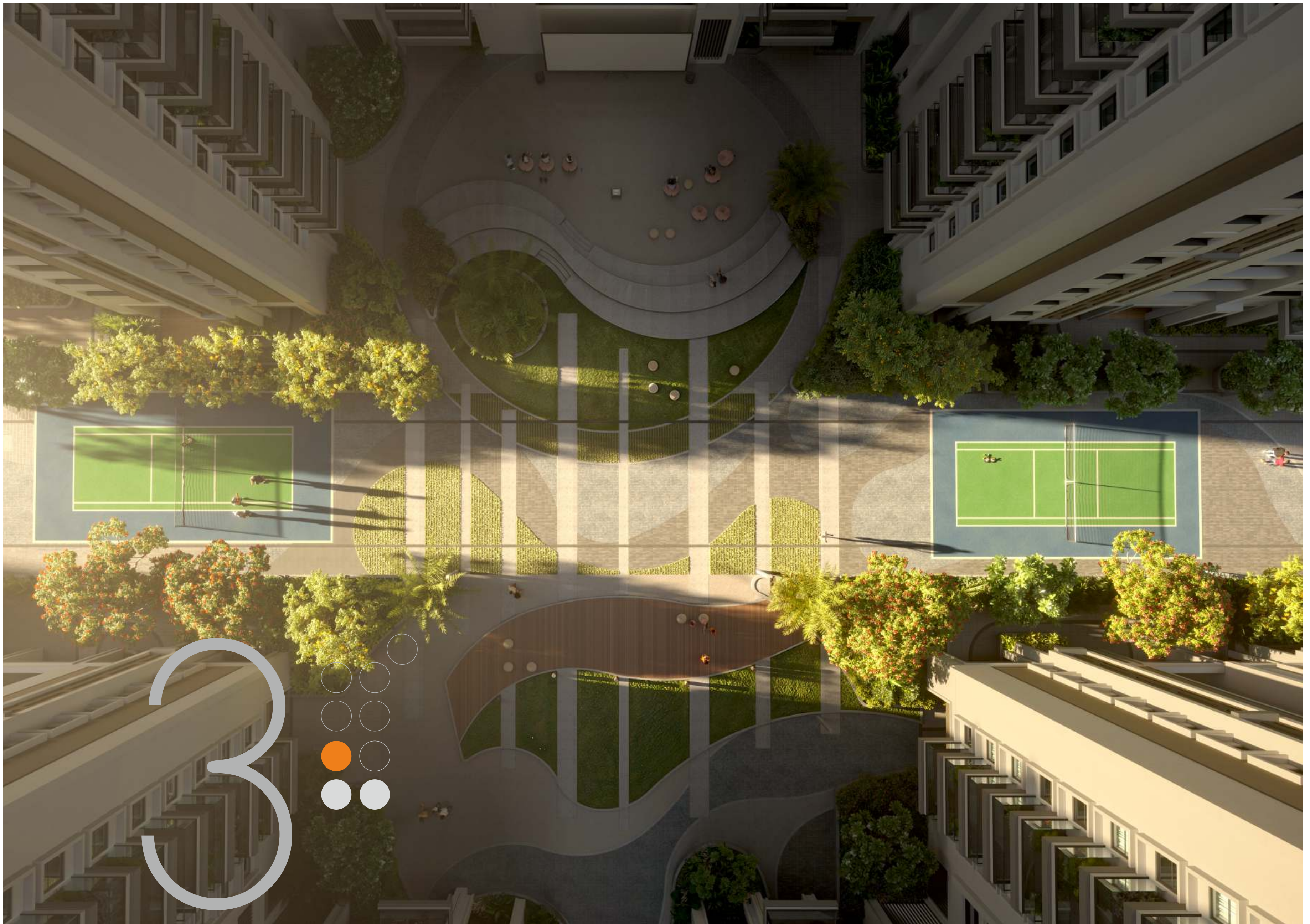


Private Lobbies

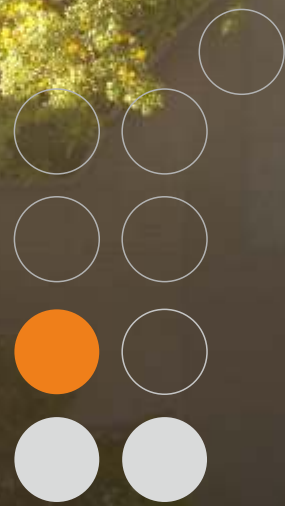
Plush private lobby /
Verandah
with potted
plantation area
(URU Area)



plan
four sides
open units.



3



grandeur
serene central courtyard

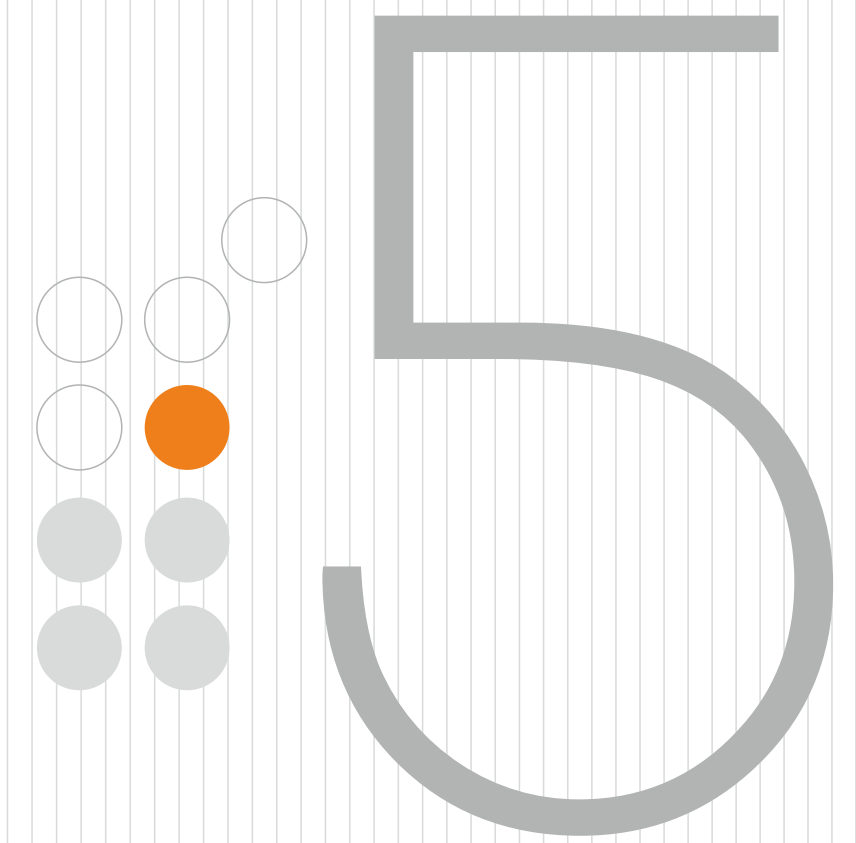
THE
SKY49
LIVE HIGH



dedicated

amenities for
each tower





7 lifts
per floor

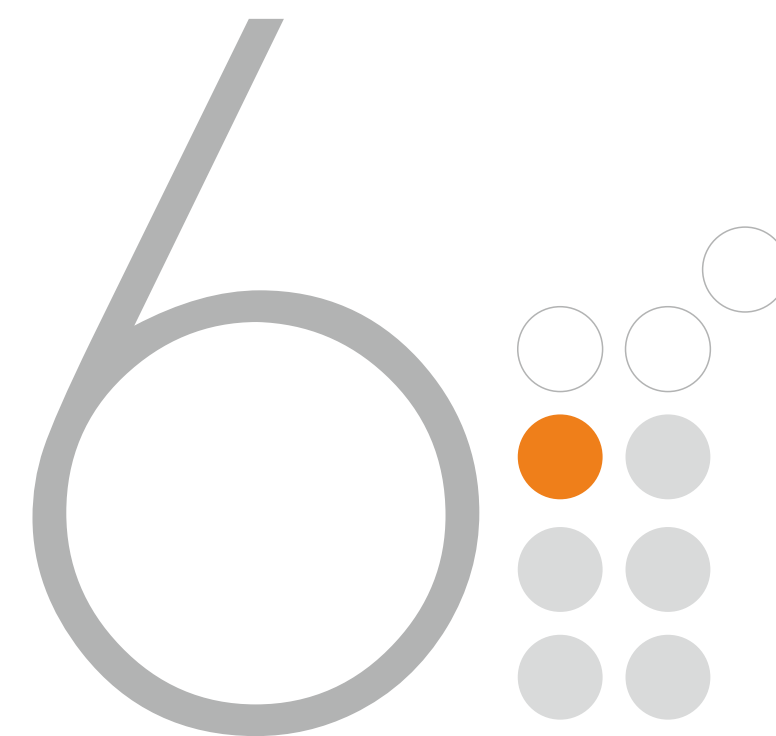
efficient
vertical travel

THE
SKY49
LIVE HIGH





8
Ft
main
door



ultra luxury
Features



large format
premium tiles



3.15 mt
ceiling
FFL - FFL

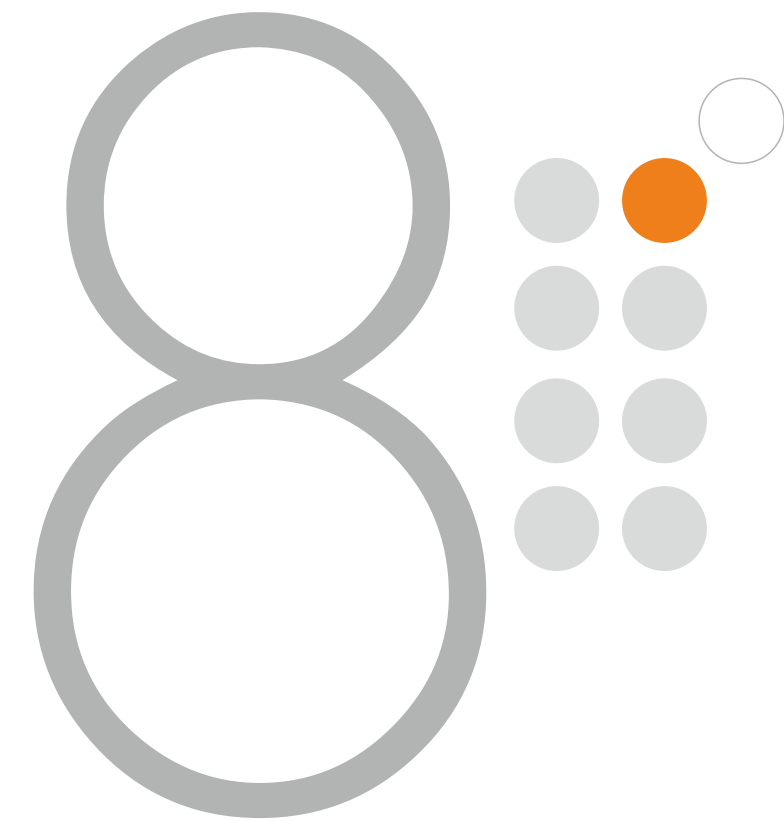


sky lounge

the innovative
recreation
zone...between
the sky and below...



THE
SKY49
LIVE HIGH



ease

VRU provision
for each unit.



Location

bang on
100
ft road

7 minutes drive
to neopolis
& kokapet

10 minutes drive to
financial district
from osman nagar

- Excellent Connectivity to Financial District & ORR
- Close to IT Parks, Business Hubs & Corporate Offices
- Surrounded by Reputed International Schools & Colleges
- Near Leading Hospitals & Healthcare Facilities
- Located in a Rapidly Developing Residential & Investment Corridor
- Peaceful Neighbourhood with Seamless Urban Convenience



home...where
happiness & prosperity
touch the sky

THE
SKY49
LIVE HIGH



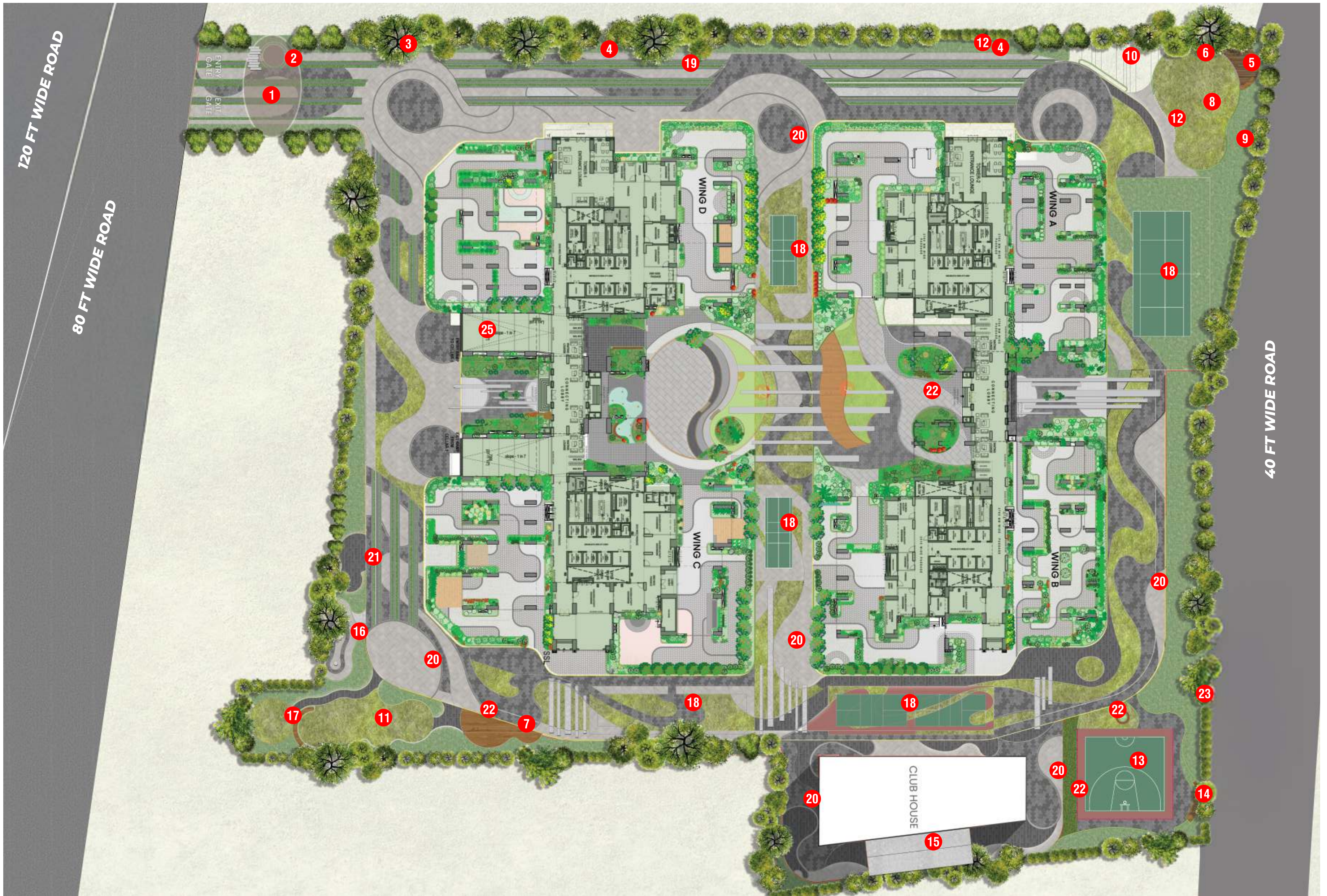
the entrance to surreal living

THE
SKY49
LIVE HIGH



a lobby of welcoming vibes

THE
SKY49
LIVE HIGH



legend

- | | | |
|-----------------------|----------------------|------------------------|
| 1. Entrance Gate | 10. Outdoor Gym | 19. Vehicular Driveway |
| 2. Security Cabin | 11. Mini Golf | 20. Fire Driveway |
| 3. Water Feature | 12. Feature Wall | 21. Market Area |
| 4. Entrance Landscape | 13. Basketball Court | 22. Gathering Space |
| 5. Deck | 14. Amphitheater | 23. Pavilion |
| 6. Trail | 15. Cricket Play | 24. Jumping Fountain |
| 7. Seating Plaza | 16. Skating Zone | 25. Parking Entry |
| 8. Lawn | 17. Barbeque Zone | |
| 9. Koi Pond | 18. Pickleball Court | |

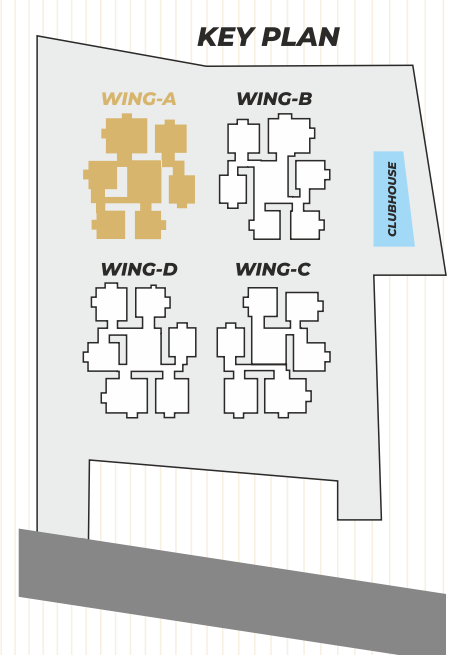




master plan



THE
SKY49
LIVE HIGH



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness. Above floor plans do not represent refuge floors.

WING
A
UNIT - 01
One Space
Multiple Options

Option - 1

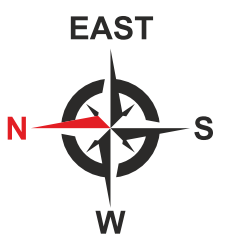


3BHK WITH MASTER SUITE

Option - 3



4BHK



Option - 2

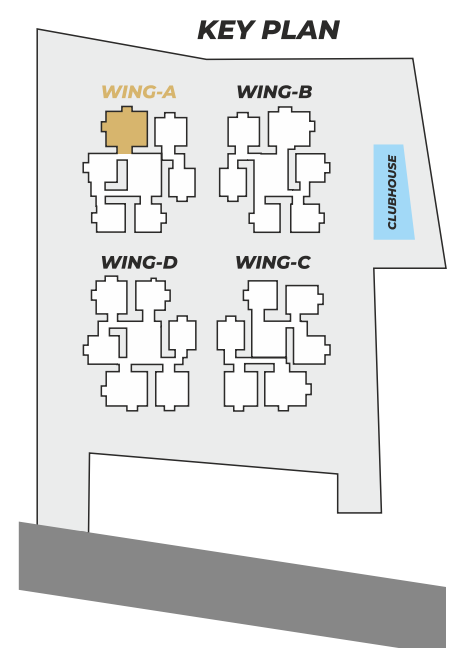


3BHK WITH MULTIPURPOSE ROOM & MAID ROOM

Option - 4



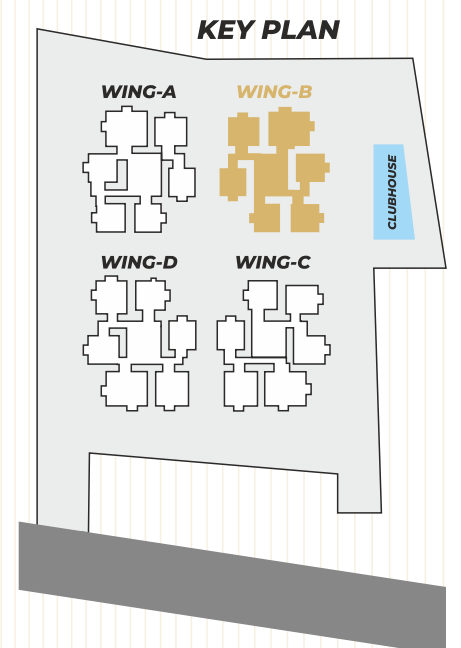
4BHK WITH MAID ROOM



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
Above floor plans do not represent refuge floors.
Note: All these variations are part of interior scope of works

WING B

Typical Floor Plan



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WING
B
UNIT - 03
One Space
Multiple Options

Option - 1

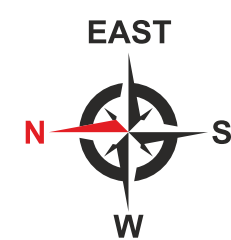


3BHK WITH MASTER SUITE

Option - 3



4BHK



Option - 2

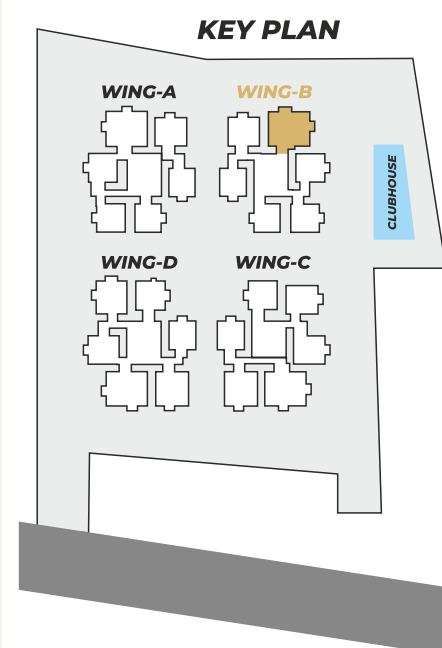


3BHK WITH MULTIPURPOSE ROOM & MAID ROOM

Option - 4



4BHK WITH MAID ROOM



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
Above floor plans do not represent refuge floors.
Note: All these variations are part of interior scope of works

Option - 1

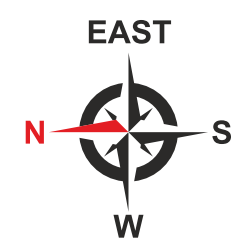


3BHK WITH MASTER SUITE

Option - 3



4BHK



Option - 2

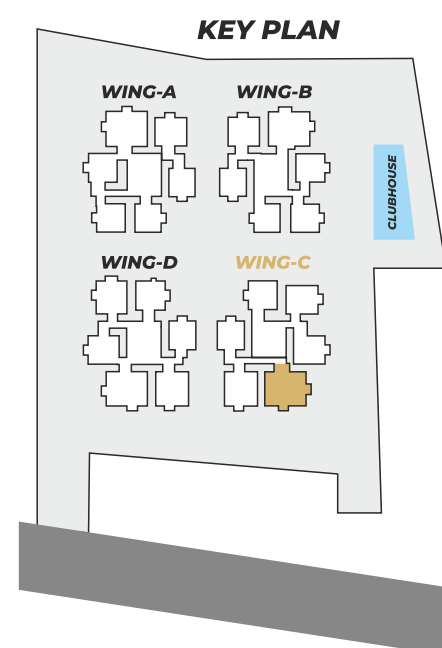


3BHK WITH MULTIPURPOSE ROOM & MAID ROOM

Option - 4



4BHK WITH MAID ROOM



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
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WING
C
UNIT - 05
One Space
Multiple Options

Option - 1

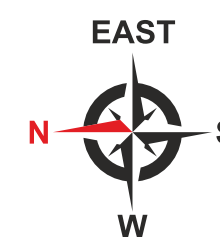


3BHK WITH MASTER SUITE

Option - 3



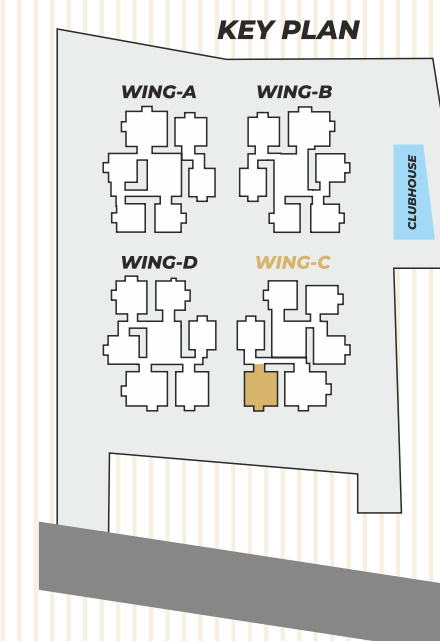
4BHK



Option - 2



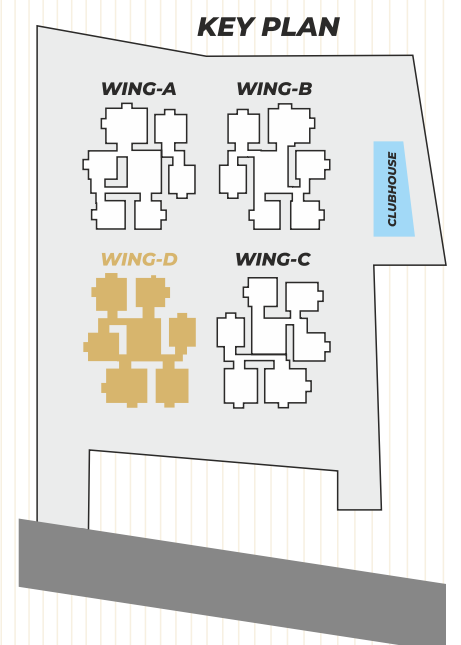
3BHK WITH MULTIPURPOSE ROOM



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
Above floor plans do not represent refuge floors.
Note: All these variations are part of interior scope of works

WING D

Typical
Floor Plan



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness. Above floor plans do not represent refuge floors.

WING D

UNIT - 06
One Space
Multiple Options

Option - 1

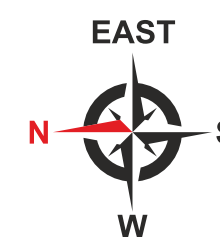


3BHK WITH MASTER SUITE

Option - 3



4BHK



Option - 2

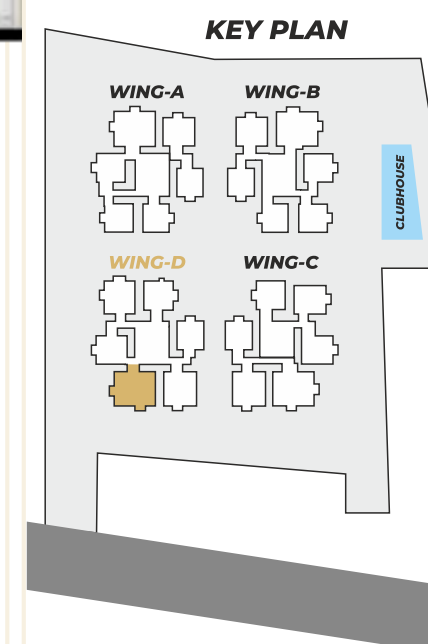


3BHK WITH MULTIPURPOSE ROOM & MAID ROOM

Option - 4



4BHK WITH MAID ROOM



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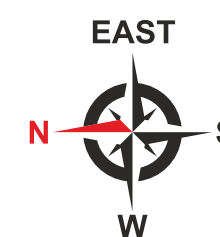
WING D

UNIT - 05
One Space
Multiple Options

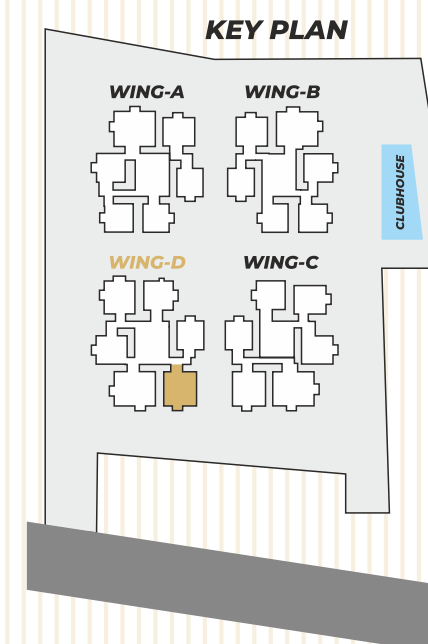
Option - 1



Option - 3



Option - 2



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
Above floor plans do not represent refuge floors.

Note: All these variations are part of interior scope of works

WING
D
UNIT - 01
One Space
Multiple Options

Option - 1

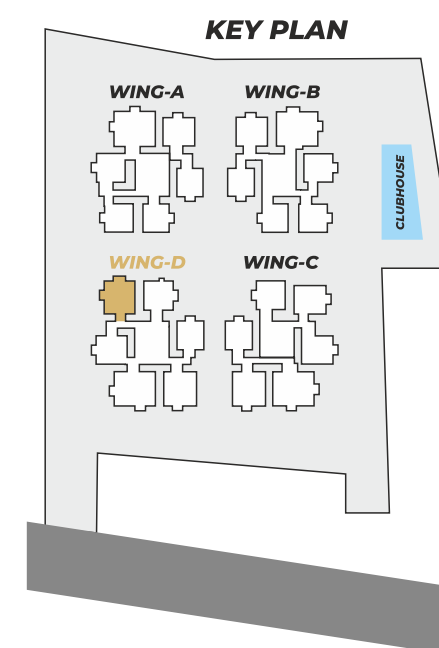
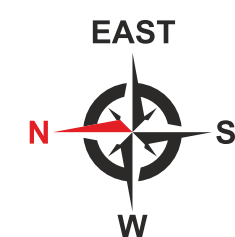


3BHK WITH MASTER SUITE

Option - 2



3BHK WITH MULTIPURPOSE ROOM



Note: The dimensions mentioned above may have a slight variation depending on the Elevation features and wall thickness.
Above floor plans do not represent refuge floors.
Note: All these variations are part of interior scope of works

Location Map

(NOT TO SCALE)



EDUCATIONAL

- Open Minds School
- Samashti Intl. School
- Rockwell Intl. School
- ICFAI University
- CBIT
- ISB
- Oakridge School
- Vista School
- Sridevi Women's Eng College
- Blue Blocks School

WORK PLACES

- Gachibowli IT Hub
- Financial District
- Microsoft Campus
- Capgemini
- ICICI & many more
- TCS
- CMC

HASSLE FREE CONNECTIVITY

- ORR Service Road
- Gopanpally Road

HOSPITALS

- Continental Hospitals
- Citizens Hospital
- Medicover Hospital

ENTERTAINMENT ZONES

- Ocean Park
- Skyzone
- Golkonda Resorts
- Treasure Island

03 mins
TO ORR



1

STRUCTURE

- R.C.C. framed structure to withstand wind & seismic loads.
- R.C.C. shear wall structure to withstand wind & seismic loads.
- Concrete blocks for non-structural members.

2

PAINTING

- Internal: 2 coats of emulsion paint over putty finished surface/ primer coat.
- External: Texture finish and weatherproof emulsion paint or any other finish as per the architect's design

3

FLOORING

- Living, drawing, dining, all bedrooms & kitchen.
- Large format premium vitrified tiles.
- Bathrooms: Acid-resistant, anti-skid tiles.
- All Balconies: Premium tiles.
- Corridors: Vitrified tiles.

4

KITCHEN

- Provision for municipal & borewell water connection.
- Provision for water purifier.
- Provision for chimney.
- Provision for dishwasher.

5

UTILITY

- Provision for washing machine.
- Glazed ceramic tiles dado up to 3ft height.

6

BATHROOMS

- Wash basins, EWC, concealed system, single lever CP fittings of reputed brands.
- Provision for fixing geysers.
- Glazed tiles dado upto grid ceiling height.

7

DOORS

- Main Door (8 feet) :Manufactured Teak wood frame with flush shutter of melamine matt polish, fixed with reputed make hardware.
- Internal Door: Manufactured hardwood door frames & laminated shutters, fixed with hardware of reputed brand.
- French Doors: UPVC sliding door of glazed unit of 3 track frame with provision for mosquito mesh.

8

WINDOWS

- UPVC window of glazed unit as per the architect's design.

9

ELECTRICAL

- Concealed internal wiring with fire retardant.
- PVC insulated copper wires for all points.
- Modular type switches and sockets.
- Light/Fan points in every room as per architect's design.
- Power points in kitchen for dishwasher/grinders/mixers/cooking range/ exhaust chimney/microwave etc. and in wash area for washing machine as per the architect's design.

- Exhaust fan provision in toilets.
- Electrical provision in all bedrooms for split air-conditioners.
- No provision for window air-conditioners.
- Separate metering for each unit for normal supply and DG supply.
- Earthing for every unit as per standards.
- 3 phase power connection of required load for each unit depending on size of apartment.
- Copper piping for A/C's will be charged extra.

10

INTERNET/ CABLE TV

- Provision for cable connection in drawing room, living room & all bedrooms.
- Provision for internet connection in living room.

11

LIFTS (Passenger & Service)
Reputed make automatic lifts.

12

GENERATOR

- 100% DG set back up with acoustics enclosure and AMF.

13

FIRE SAFETY & GAS

- Supply of piped gas, subject to feasibility in all flats.
- Fire safety features as per fire department norms & regulations.

14

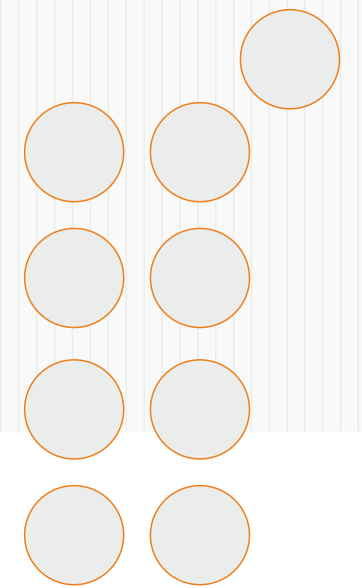
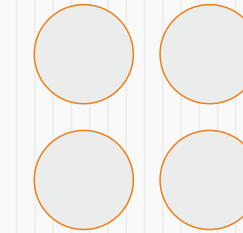
WTP & STP

- Sewage Treatment Plant as per norms provided inside the project. Part of the treated sewage water will be used for the landscaping and flushing purpose.
- Treated water made available through an exclusive water softening and purification plant.

15

SECURITY/BMS

- Solar powered security fence for total compound wall.
- 24/7 security guards.
- Surveillance cameras at the main security and entrance of each block & Clubhouse to monitor.



Promoters



Corporate Office Address:
Plot No 17 & 18, DEV N DEV Layout,
Beside Allu Studios, Kokapet,
Hyderabad -500075.
www.anandahomes.co.in

The 9th, Plot 131 & 132,
4th Floor, Prashanthi Hills,
Khajaguda - Nanakramguda Road,
Hyderabad, Telangana-500 075
www.prosperlifespaces.com

PRINCIPAL
ARCHITECT



MEP DESIGN
CONSULTANT



LANDSCAPE
ARCHITECTS



STRUCTURAL
CONSULTANT



BRANDING
PARTNER





Xtreme



CRAFTING LIVING EXCELLENCE



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www.thesky49.com