



**IT'S TIME TO UNLOCK THE
'BETTER LIVING' EXPERIENCE**



TRUE TASTE *OF* BETTER LIVING

When you've arrived in life,
good is not good enough.
It has to get better in every aspect,
in each thought, in each detail.
This quest of stiving a better living
is inherent to the spirit of Vajra West City.

Welcome home to have
the *true taste* of better living,
where each step
whispers
"I CARE"





EXPERIENCE A BITE OF BETTER LIVING

What makes a better living?

Better living first starts in understanding what makes our life simpler, happier, enjoyable and sustainable. It starts with questioning the Staus Quo. It begins with seeking answers to what possibilities a design solution can create for us. Then a built environment changes its character and becomes an environment that's extension of you. Vajra West City, is that aspiration of that city within you for that city that seeks better, living, each day, at each step, in every simplest form of its engagement.





**VAJRA
WEST CITY**

**WHERE
YOU
COME
FIRST**

**“WELCOME
TO THE CITY”**

12.95
ACRES

6
TOWERS

2,055
UNITS

**2.5, 3^{BHK}
& 4^{BHK}**



**EXPERIENCE
THE
TRUE TASTE OF
BETTER
DESIGN**



CLUBHOUSE 1,47,000 SFT

Life meets endless joys and activities at the passionately curated 8-level clubhouse where every moment becomes a statement of immersing oneself in their choicest vocation and entertainment. Come Live Wholesome.



8-LEVELS OF CLUBHOUSE


**VAJRA
WEST CITY**

TERRACE FLOOR

8

175 FEET LONG INFINITY POOL
KIDS' POOL
COVERED SEATING LOUNGE
POOL DECK

6TH FLOOR

7

LADIES SALON
LADIES SPA
MEN'S SALON
MEN'S SPA

5TH FLOOR

6

PRESCHOOL
TUITION ROOMS - 7 NO.
HOBBY ROOMS - 3 NO.
KIDS' PLAY AREA / ACTIVITY ZONE

4TH FLOOR

5

CO-WORKING SPACE WITH
BOARD ROOMS
RESTAURANT WITH KITCHEN
GUEST ROOMS- 11 NO.

3RD FLOOR

4

INDOOR GAMES ROOMS
BILLIARDS ROOM
GYM
OUTDOOR CALISTHENICS DECK
YOGA ROOM
AEROBICS ROOM

2ND FLOOR

3

PREVIEW THEATERS 2 NO.
PARTY HALLS 3 NO.
PREFUNCTION HALL
BANQUET LAWN

1ST FLOOR

2

BOARD ROOM
SOCIETY OFFICE
LOUNGE
READING ROOM
CARDS ROOM

GROUND FLOOR

1

GRAND RECEPTION LOBBY
DOUBLE HEIGHT RECEPTION LOUNGE
WITH INFORMAL SEATING AREA
PRE-FUNCTION AREA
DOUBLE HEIGHT BANQUET HALL
BANQUET LAWNS
CENTRAL KITCHEN FOR BANQUET HALLS

EXPERIENCE TRUE TASTE OF BETTER PLANNING



MASTER PLAN

1. GRAND ENTRANCE ARCH
2. SECURITY CABIN WITH FRISKING AREA
3. ENTRANCE WATER FEATURE
4. BUS BAY
5. PARKING BASEMENT ENTRY
6. ELEVATED VIEWING AND SEATING DECK
7. GREAT LAWN
8. STAGE
9. AMPHITHEATRE
10. TODDLERS' PLAY AREA
11. COVERED MULTI-PURPOSE AREA
12. ELEVATED TENNIS COURT
13. KIDS POOL AREA
14. PICKLEBALL COURT
15. ELEVATED ACTIVITY ZONE
16. LAYERED SEATING
17. SKATE ARENA
18. MULTIPURPOSE COURT
19. CASCADE SEATING AREA
20. CASCADE WATER FEATURE
21. ENTRY TO FOREST BATH
22. FOREST BATH, A 600 FT. LONG WALKING TRACK
23. OUTDOOR GYM FOR ELDERLY
24. ELDERLY SEATING AREA
25. RAM DARBAR
26. ELEVATED GATHERING AND SEATING AREA
27. SERENE YOGA DECK ENTRY
28. COVERED OUTDOOR YOGA DECK
29. SENSORY PARK
30. REFLEXOLOGY PARK
31. OUTDOOR GYM
32. CRICKET PITCH
33. MULTI-TIER SEATING AREA
34. ELEVATED BARBEQUE CENTRE
35. ELEVATED OUTDOOR GYM
36. FITNESS PLAZA
37. ELEVATED PET PARK
38. COVERED WAITING AREA
39. WALKING TRACK
40. CYCLING TRACK
41. INTERACTIVE PLAY SCAPES
42. SUPER MARKET AT GROUND LEVEL
43. CAFETERIA AT GROUND FLOOR
44. SHOPPING ZONE AT GROUND LEVEL
45. CRECHE AT GROUND FLOOR
46. PLAY AREA FOR CRECHE
47. INFINITY POOL AT CLUBHOUSE TERRACE
48. FEATURE WATER FOUNTAINS
49. SERVICE AMENITIES



Unit-3 2030 SFT



Unit-4 1420 SFT



Unit-5 1740 SFT



Unit-6 2030 SFT



Unit-7 2030 SFT



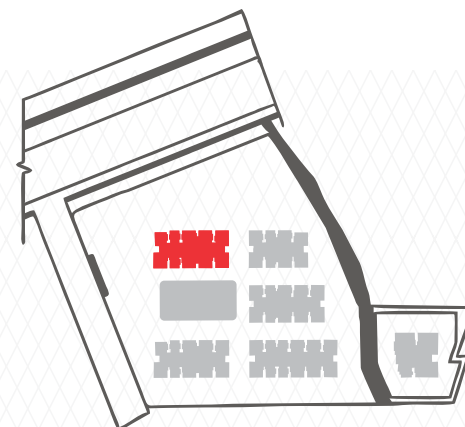
Unit-2 2030 SFT

Unit-1 1420 SFT

Unit-10 1740 SFT

Unit-9 2030 SFT

Unit-8 2030 SFT



Unit-3 2030 SFT



Unit-4 1420 SFT



Unit-5 1740 SFT



Unit-6 1740 SFT



Unit-2 2030 SFT



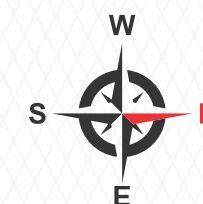
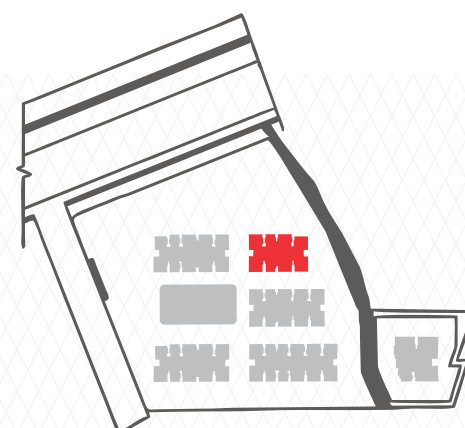
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Unit-8 1740 SFT

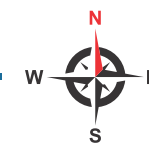


Unit-7 2030 SFT



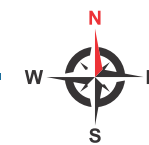
2.5 BHK
WEST FACING UNIT
1420SFT

TOWER A - UNIT 1
TOWER B - UNIT 1



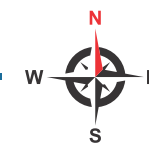
3 BHK
EAST FACING UNIT
1740SFT

TOWER A - UNIT 5
TOWER B - UNIT 5,6



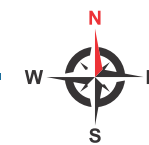
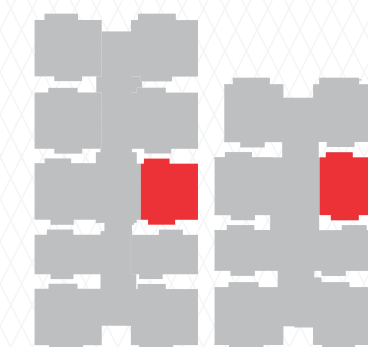
2.5 BHK
EAST FACING UNIT
1420SFT

TOWER A - UNIT 4
TOWER B - UNIT 4



3 BHK
WEST FACING UNIT
1740SFT

TOWER A - UNIT 10
TOWER B - UNIT 8



3 BHK
EAST FACING UNIT
2030SFT

TOWER A - UNIT 3,6,7
 TOWER B - UNIT 3



3 BHK
WEST FACING UNIT
2030SFT

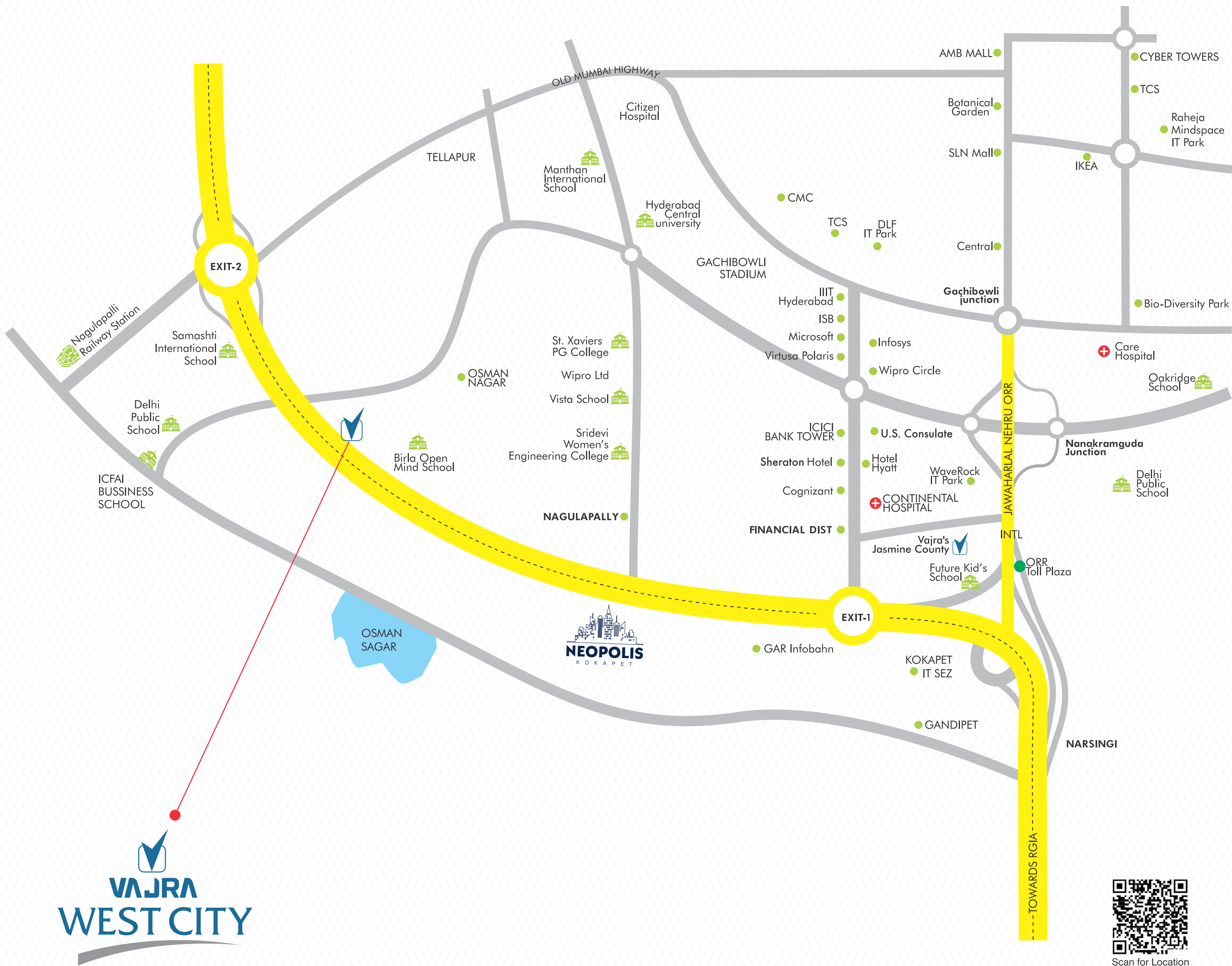
TOWER A - UNIT 2,8,9
 TOWER B - UNIT 2,7



**CHOOSE A LIFE
 THAT STRIVES TO
 MEET A HIGHER SKY
 OF JOYS,
 EXPRESSION AND
 FULFILLMENT.**



LOCATION MAP



EXPERIENCE
TRUE TASTE *OF*
BETTER
LOCATION



OUTER RING ROAD

Aparna mall	: 15 Min
Neopolis	: 17 Min
Financial District	: 19 Min
Gachibowli Junction	: 25 Min
Atrium Mall	: 28 Min
SLN Terminus	: 29 Min
RGI Airport	: 33 Min
Inorbit Mall	: 33 Min
Botanical Garden	: 33 Min
Sarath City Capital Mall	: 35 Min



IT SECTOR

Amazon	: 21 Min
Microsoft	: 27 Min
google	: 41 Min
ISB	: 24 Min
Infosys	: 25 Min
TCS	: 29 Min
Cognizant	: 34 Min
Wipro	: 23 Min
Boulder Hills	: 29 Min



SCHOOLS

Samashti International School	: 4 Min
Meru International School	: 9 Min
The Gaudium School	: 12 Min
Delhi Public School	: 9 Min
Birla Open Minds School	: 7 Min
Sriram School	: 20 Min
Hyderabad Central University	: 20 Min
Keystone School	: 24 Min



HOSPITAL

Aksha Multispeciality Hospital	: 17 min
Shree Hospital	: 17 Min
Citizens Specialty Hospital	: 17 Min
Continental Hospitals	: 18 Min
Apollo Hospital	: 23 Min
Star Hospital	: 23 Min
Arete Hospital	: 27 Min

SPECIFICATIONS



STRUCTURE

SECURE STRUCTURE: Earthquake resistant structure to withstand wind and seismic loads for Zone -II
SUPER STRUCTURE: Precision Aluminium Formwork System for Solid R.C.C. Shear Walls with Floor-to-Floor Height of 3.05m (Top of Concrete).
Block Masonry Used for Non-Structural Components as Needed.

PAINTING

EXTERNAL: Textured / Paint finish with two coats of exterior emulsion / weather proof paint of reputed make.
INTERNAL: Smooth putty finish with two coats of premium acrylic emulsion paint of reputed make over a coat of primer.

DOORS

MAIN DOOR: Seasoned Teakwood frames & Solid Core Flush door with both sides Veneer, PU polish and with hardware of reputed make.
INTERNAL BEDROOM DOORS: Seasoned Hardwood Frame and Flush door with both sides laminate & with hardware of reputed make.
UTILITY DOOR & TOILET DOORS: Flush door / UPVC Glass Door with hardware of reputed make.
FRENCH DOORS: UPVC door frames with glass panels and hardware of reputed make.

WINDOWS & RAILINGS

WINDOWS: UPVC Sliding/Casement windows of reputed Profile sections with Clear glass as per desing intent.
Mosquito mesh for all Sliding Windows.
WINDOW GRILL: Aethetically designed M.S Window grills with enamel paint finish all windows as per the design intent.
RAILINGS: M.S railing in enamel paint finish of reputed make provided for all Unit balconies and ODU units.

FLOORING

LIVING AND DINING: 800x800mm size Vitrified tiles of reputed make.
MASTER BED ROOM: 800x800mm size Vitrified tiles of reputed make.
ALL BED ROOMS & KITCHEN: 800x800mm size Vitrified tiles of reputed make.
ALL BALCONIES: 900 x 150 MM Rustic Anti-skid wooden finish Vitrified tiles of reputed make.
TOILETS: 300 x300 mm Anti-skid Ceramic / Vitrified tiles of reputed make.
CORRIDORS: 600 x 600 mm Antiskid Vitrified Tiles of reputed make
UTILITIES: 300 x300 mm Anti-skid Ceramic / Vitrified tiles of reputed make.
STAIRCASES: KOTA/ Shabad stone.
ENTRANCE LOBBIES: Granite/Vitrified Tile Flooring of reputed make, False Ceiling Design as per design.
BASEMENT PARKING & DRIVEWAYS: VDF Flooring for Basement Parking and Driveways.

TILE CLADDING

TOILETS: Ceramic tile dado up to the false ceiling height.
UTILITY: Ceramic tile dado up to the 3'0" height.

KITCHEN

WATER PROVISION: Treated water for domestic consumption.
OTHER ACCESSORIES: Provision for fixing of Water Purifier, Chimney/exhaust fan & Centralized piped gas supply to all flats with Consumption Meters.

UTILITY

Provision for Washing machine, Dishwasher, stainless steel sink

CP & SANITARY FIXTURES

BATHROOMS:
• White Ceramic Washbasin of reputed make such as Kohler or equivalent
• White Wall mounted EWC of reputed make such as Kohler or equivalent
• Concealed Flush tank of reputed make such as Kohler or equivalent
• CP Chrome plated fittings of reputed make such as Kohler or equivalent
• Provision of Geyser and Exhaust fan in all bathrooms
• Grid false ceiling in all bathrooms

ELECTRICAL FIXTURES

INTERNAL ELECTRICAL FIXTURES:
• Concealed copper wiring in conduits with Modular switches of reputed make.
• 3 Phase power Supply for each unit and individual meter boards.
• Power plug provision for Air Conditioners in living & bedrooms
• Power plug provision for geyser in all Bathrooms
• Exhaust fans provision in all bathrooms.
• Power plug provision for chimney, microwave ovens, mixer / grinder, Water Purifier in kitchen
• Power plug provision for TV and refrigerator etc.
• Miniature Circuit Breakers (MCB) for each Distribution Board of reputed make.
KITCHEN/UTILITY AREA:
• Power Plug for cooking range chimney, refrigerator, microwave oven, mixer/grinder in kitchen.
• Washing Machine and dishwasher in utility area.

TELECOMMUNICATOINS, CABLE TV & INTERNET

CABLE TV: Provision for Cable TV in living and in master bedroom
INTERNET: Internet Connection provision in each flat
INERTCOM FACILITY: Intercom Facility in drawing room connecting security

ELEVATORS / LIFTS

PASSENGER LIFTS:
• Specification: High Speed Automatic Passenger Elevators V3F (Variable Voltage Variable Frequency) Drives for Energy
• Efficiency of reputed make for each tower with CCTV inside the lifts.
• Flooring of Lift Car : Aesthetically designed flooring with Granite as per design.
• External Cladding : Lift Lobby cladded with Granite / Vitrified tiles as per design.

SERVICE LIFTS:

- Specification: High Speed Automatic Passenger Elevators V3F (Variable Voltage Variable Frequency) Drives for and Energy Efficiency of reputed make for each tower with CCTV inside the lifts.
- Flooring of Lift Car : Flooring with Granite
- External Cladding : Lift Lobby cladded with Granite / Vitrified tiles as per design.

WSP & STP

- Treated water using water softening plant for domestic consumption.
- Sewage Treatment plant of adequate capacity as per the norms will be provided inside the project, treated sewage water will be used for the landscaping and flushing purpose.
- Rain water Harvesting pits at regular inervals provided for regular recharging of Ground water levels as per the norms.

CAR PARKING

- Entire parking is well designed to suit the number of car parks with parking signages to ease the Traffic flow.
- Car Parking slots shall be provided in all Basements B-1,2,3&4

CHARGING STATIONS FOR ELECTIRC CARS

One car charging point shall be provided for each apartment as per Vendor's specifications and is subjected to Govt. Guidelines

CAR WASH FACILITY

Car- wash facility provided in Basement.

FACILITIES FOR DIFFERENTLY ABLED

Barrier-free access at all block entrances with ramps and railings that are well designed for inclusive, multigenerational mobility.

GENERATOR / DG BACKUP

100% DG power backup

SECURITY SYSTEM

- Round the clock Security/Surveillance system provided.
- Boom Barriers for Efficient Traffic management
- Surveillance Cameras at the Main entrance and at other strategic locations.

SOLAR POWER

Solar Power panels are provided at the terrace level and connected to common area grid for optimization of power.



VAJRA

VAJRA INFRA PROJECTS LLP

OFFICE

Flat No.303, Sai Krishna Villa, Plot Nos.: 33 & 34
A.S. Raju Nagar, Kukatpally, Hyderabad-500 072

SITE OFFICE

Opp. Vajra West City, Outer Ring Road,
Kollur, Hyderabad-502 300