



ELEGANCE
ELEVATED





LIFESTYLE MAKES A MAGNIFICENT CURVE OF SMART LIVING

Nestled in the midst of IT and financial hubs at Gachibowli-Serilingampally Road, Candeur Crescent blends the best of comfort and elevated lifestyle. While retaining the serenity and prime location, there are pleasant vibes from the residential catchment around. Surrounded by some of the best entertainment venues, retail stores, educational and medical facilities, prime business houses and more

PROJECT OVERVIEW

5	5	50	62,000 ^{SFT}	10.18'	80%
TOWERS	UNITS PER FLOOR	FLOORS	LAVISH CLUB HOUSE	HIGH CEILING IN EACH FLAT	CORNER APARTMENTS



50 STORIES OF FINER LIVING



CRAFTED FOR HAPPY & HEALTHY LIVING



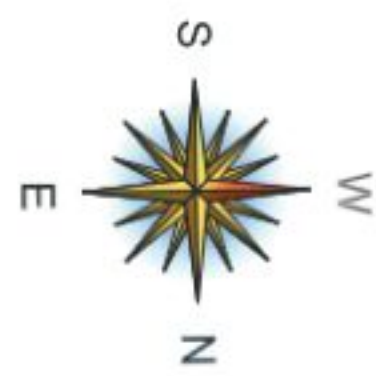
VIBRANT DURING THE DAY



**08 LEVELS OF
62000SFT
LAVISH CLUBHOUSE**



MAGNIFICENT BY NIGHT



MASTER LAYOUT



OUTDOOR & CLUBHOUSE AMENITIES

1 Entrance and Exit Plaza	27 Perennial Garden
2 Main Entrance Paving	28 Tennis Court
3 Cycle Track	29 Grand Entry Lobby with Help Desk
4 Tropical Plantation	30 Mini Football Court
5 Amphitheater	31 Indoor Badminton Court
6 Half Basketball Court	32 Pre Primary School
7 Lawn	33 Table Tennis
8 Seating Decks Under Pergola	34 Billiards
9 Water Body	35 Yoga Room
10 Free Standing Pylons	36 Aerobics and Dance Room
11 Feature Wall	37 Work Stations
12 Sculptures	38 Squash Court
13 Stepping Stones	39 Spa and Salon
14 Seating Under Tree	40 ATM
15 1.8M Wide Walking Track	41 Pharmacy
16 Grass Pavers	42 Clinic
17 Cobbles Stone Paving At Ramp Areas	43 Banquet Hall with Kitchen
18 Outdoor Gym Area	44 Gym
19 Children Play Area	45 Steam and Sauna Room
20 Water Feature Opp ClubHouse	46 Restaurant
21 Avenue Planting	47 Conference Room
22 Play Courts in Ground Floor	48 Indoor Swimming Pool
23 Fire Driveway with Granite Paving	49 Guest Suites
24 Security Cabins	50 Board Games
25 Car Parking Area	51 Terrace Sitting Area
26 Flower Garden	52 Barbeque Zone

Towards BHEL Circle

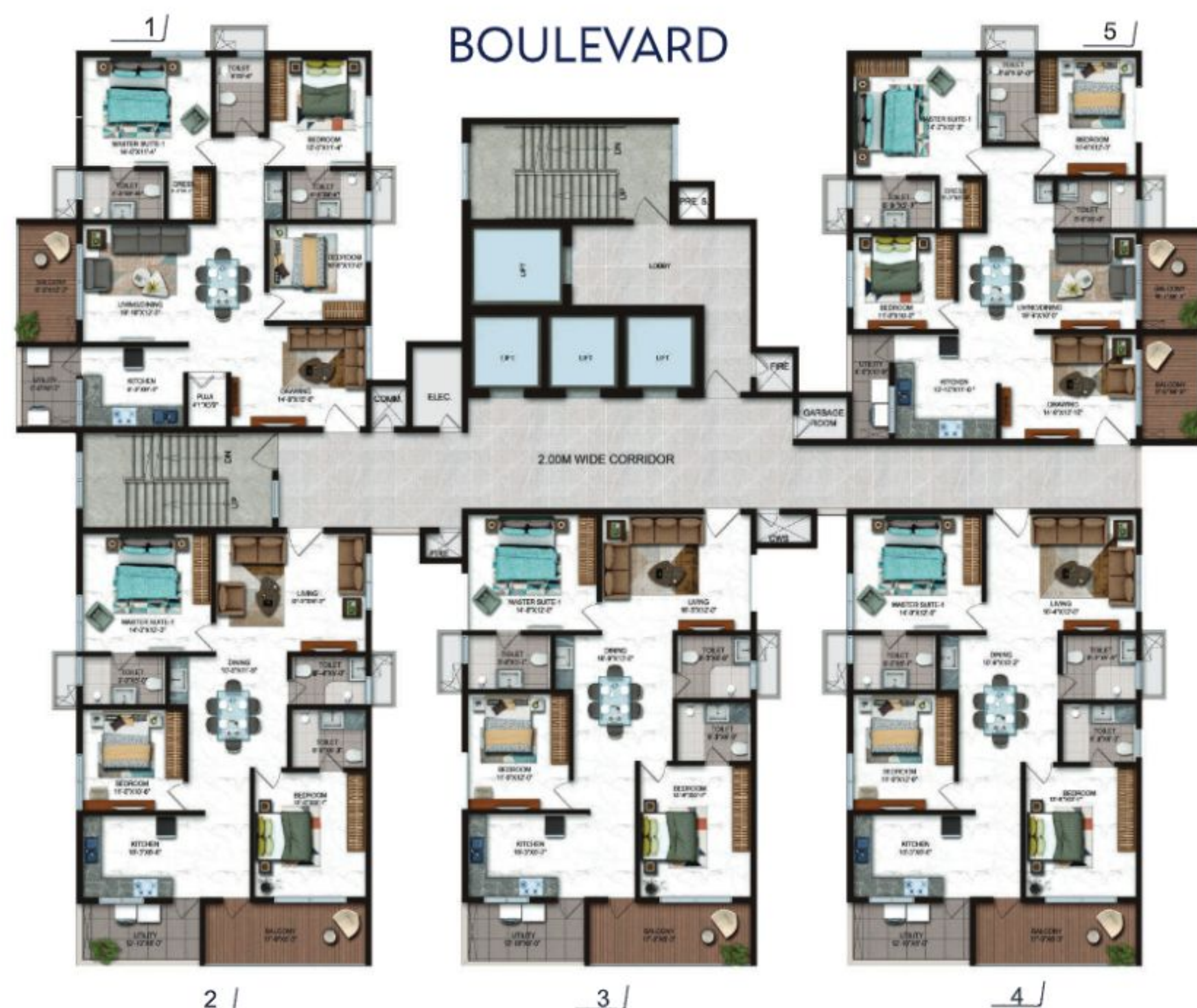
Towards Gachibowli DLF Xrds



BLOCK A Tower Plans

FLAT - 1	3 - BHK	FLAT - 2	3 - BHK	FLAT - 3	3 - BHK
FACING	EAST	FACING	WEST	FACING	WEST
BUILT UP AREA	1425	BUILT UP AREA	1467	BUILT UP AREA	1530
COMMON AREA	399	COMMON AREA	410	COMMON AREA	428
TOTAL AREA	1824	TOTAL AREA	1877	TOTAL AREA	1958

FLAT - 4	3 - BHK	FLAT - 5	3 - BHK
FACING	WEST	FACING	EAST
BUILT UP AREA	1530	BUILT UP AREA	1468
COMMON AREA	428	COMMON AREA	410
TOTAL AREA	1958	TOTAL AREA	1878



BLOCK B Tower Plans

FLAT - 1	3 - BHK	FLAT - 2	3 - BHK	FLAT - 3	3 - BHK
FACING	EAST	FACING	WEST	FACING	WEST
BUILT UP AREA	1425	BUILT UP AREA	1467	BUILT UP AREA	1530
COMMON AREA	399	COMMON AREA	410	COMMON AREA	428
TOTAL AREA	1824	TOTAL AREA	1877	TOTAL AREA	1958

FLAT - 4	3 - BHK	FLAT - 5	3 - BHK
FACING	WEST	FACING	EAST
BUILT UP AREA	1530	BUILT UP AREA	1468
COMMON AREA	428	COMMON AREA	410
TOTAL AREA	1958	TOTAL AREA	1878

CALADIUM



BLOCK
C
Tower Plans

FLAT - 1	3 - BHK	FLAT - 2	3 - BHK	FLAT - 3	3 - BHK
FACING	EAST	FACING	WEST	FACING	WEST
BUILT UP AREA	1983	BUILT UP AREA	1991	BUILT UP AREA	1613
COMMON AREA	557	COMMON AREA	557	COMMON AREA	451
TOTAL AREA	2540	TOTAL AREA	2548	TOTAL AREA	2064

FLAT - 4	3 - BHK	FLAT - 5	3 - BHK
FACING	WEST	FACING	EAST
BUILT UP AREA	2075	BUILT UP AREA	2006
COMMON AREA	581	COMMON AREA	561
TOTAL AREA	2656	TOTAL AREA	2567

DAFFODIL



BLOCK
D
Tower Plans

FLAT - 1	2.5- BHK	FLAT - 2	2.5- BHK	FLAT - 3	3 - BHK
FACING	EAST	FACING	WEST	FACING	WEST
BUILT UP AREA	1042	BUILT UP AREA	1201	BUILT UP AREA	1254
COMMON AREA	291	COMMON AREA	336	COMMON AREA	351
TOTAL AREA	1333	TOTAL AREA	1537	TOTAL AREA	1605

FLAT - 4	3 - BHK	FLAT - 5	2.5- BHK
FACING	WEST	FACING	EAST
BUILT UP AREA	1254	BUILT UP AREA	1138
COMMON AREA	351	COMMON AREA	318
TOTAL AREA	1605	TOTAL AREA	1456

ESPAÑA



BLOCK E Tower Plans

FLAT - 1	3 - BHK	FLAT - 2	3 - BHK	FLAT - 3	3 - BHK
FACING	EAST	FACING	WEST	FACING	WEST
BUILT UP AREA	1291	BUILT UP AREA	1291	BUILT UP AREA	1251
COMMON AREA	361	COMMON AREA	361	COMMON AREA	350
TOTAL AREA	1652	TOTAL AREA	1652	TOTAL AREA	1601

FLAT - 4	3 - BHK	FLAT - 5	3 - BHK
FACING	WEST	FACING	EAST
BUILT UP AREA	1345	BUILT UP AREA	1326
COMMON AREA	376	COMMON AREA	371
TOTAL AREA	1721	TOTAL AREA	1697



More Efficient Spaces For
Joyful Memories

80% True Corner Homes
Efficient Spatial Planning
100% Vastu Complaint Homes

SPECIFICATIONS

SUPER STRUCTURE RCC shear wall-framed structure, resistant to wind and earthquake (Zone -2).	LPG/PNG Provision for LPG/ PNG with piped gas system.
WALLS - External Walls : Reinforced shear walls - Internal Walls : Reinforced shear walls	ELECTRICAL - Concealed copper wiring of reputed make. - Power outlet for air conditioners in all Bed rooms and living. - Power outlets for geysers in all bathrooms. - Power outlets for chimney, hob, refrigerator, microwave oven, mixer/grinder in kitchen. - Washing machine and dishwasher point in utility area. - eters. - Miniature circuit breakers (MCB) for each distribution board of reputed make. - Modular switches of reputed make. - Common EV charging stations.
CEILING FINISHES - DRAWING, DINING, LIVING, BEDROOMS, KITCHEN AND BALCONY: Smoothly finished with putty and acrylic emulsion paint. - BATHROOMS : Grid ceiling to cover all service lines.	LIFTS - VJF drive high speed lifts of Reputed make. - Lift Lobby cladding with verified tiles & granite in 1st floor entry lobby
WALL FINISHING - DRAWING, DINING, LIVING, BEDROOMS, KITCHEN AND BALCONY: Smooth finish with putty and acrylic emulsion paint. - BATHROOMS : Reputed make of GVT/Ceramic tiles cladding up to lintel height. - EXTERNAL FINISHING : Two coats of exterior emulsion paint of reputed brands with architectural features.	TV/TELEPHONE - Intercom facility to all units Connecting Security. - One Internet connection provision in Drawing. - Provision for Cable TV Connection in Drawing,Living and all Bedrooms
FLOORING - DRAWING, DINING, LIVING, BEDROOMS, KITCHEN : 800 x 800 mm size double charged vitrified tiles of reputed brand with spacer joint - BALCONY/ / UTILITY : 600 x 600 Anti-skid vitrified/ceramic tiles - BATHROOMS : Anti-skid vitrified/ceramic tiles - CORRIDORS : Vitrified/GVT tiles with spacer joint - STAIRCASE : Natural Stone/Granite	WATER PROOFING Waterproofing shall be provided for all Bathrooms, Balconies, Utility Area & Roof terrace.
WINDOWS All windows are of UPVC glazed sliding / open-able shutters with EPDM gaskets, necessary hardware with provision for mosquito mesh shutter.	SECURITY - Sophisticated round the clock security/ surveillance system. - Surveillance cameras (CCTV) at the main security and at the entrance of the block & lift cabs
DOORS MAIN DOOR : Hard wood frame, finished with melamine spray polish. Teak finished flush shutters with reputed hardware.	FIRE SAFETY - Fire alarm,automatic sprinklers and wet risers as per Fire Authority Regulations - Corner cornice will be provided where ever Firefighting pipes are visible in the flat.
INTERNAL DOORS : - Hard wood frame or factory made wooden frame with both side laminated flush shutter with reputed hardware. - BATHROOMS/UTILITY DOORS : Hard wood frame or factory made wooden frame with both side laminated flush shutter with reputed hardware. - BALCONIES : UPVC glazed French sliding doors with mosquito mesh provision.	POWER BACK UP 100% DG backup with acoustic enclosure and AMF.
ALL BATH ROOMS - Wash Basin - Wall Mounted WC with flush tank of the reputed brand. - Single lever bath and shower mixer. - Provision for geysers in all bathrooms. - All faucets are chrome plated of reputed brands.	WTP & STP - Water treatment plant for bore-well water. - A Sewage Treatment plant of adequate capacity as per norms inside the project. - Treated sewage water for the landscaping and flushing purpose. - Garbage chute will be provided.



OUR ESTEEMED PARTNERS

STRUCTURAL AND
MEP CONSULTANT

BURO HAPPOLD

WIND TUNNEL
ANALYSIS



ARCHITECT



LANDSCAPE ARCHITECT



PROJECT MANAGEMENT
IN CONSTRUCTION



MEDICAL PARTNER



IT / Corporates

Gachibowli	- 5.0 kms
TCS / DLF	- 5.0 kms
Wipro	- 7.0 kms
Microsoft	- 9.5 kms
Google	- 8.0 kms
ICICI	- 8.0 kms
IBM	- 7.5 kms
Infosys	- 6.0 kms
Deloitte	- 8.5 kms
Financial District	- 10.0 kms

Educational Institutions

Sancta Maria International School	- Next Door
Hyderabad Central University	- 1.0 km
Chirec International School	- 2.6 kms
Euro Kids preschool	- 3.5 kms
Indian School of Business	- 6.0 kms

Health Care

Citizen Specialty Hospital	- 1.5 kms
Vanaja Maternity Hospital	- 2.0 kms
KIM's Hospital	- 6.5 kms
Care Hospital	- 8.0 kms
Sunshine Hospital	- 8.5 kms
Continental Hospital	- 9.0 kms

Entertainment Hubs

Sharath City Mall	- 6.5 kms
SLN terminus	- 6.5 kms
GSM Mall	- 4.5 kms
Inorbit Mall	- 11.0 kms

Connectivity

Lingampally Railway Station	- 500 mtrs
Gachibowli ORR	- 6.5 kms
RGI Airport	- 36 kms
RTC Bus Stop	- 0 kms



SCAN FOR LOCATION



📞 Sales inquiry : +91-7997-555-555
🌐 www.candeurcrescent.com

CORPORATE OFFICE :

Plot No 26, 1st Floor, Jayabheri Enclave,
In Sy. no 103/1,105, Gachibowli, Hyderabad,
Telangana - 500 032. INDIA

📍 **SALES & SITE OFFICE :**

S.No. 104 & 106, Lingampally - Gachibowli Road,
Beside Sancta Maria International School,
Seri-Lingampally, Hyderabad - 500 019. Telangana.

TS RERA NUMBER :
P02500004515