



MYTHRRI'S

# Green Villas

Green Buildings

A project by



For the First time in KURNOOL Luxurious Gated Community with  
Green Building Concepts

MYTHRRI'S  
Green Villas



*We believe, the best things in life come in small packages. 'Mythrri's Green Villas' comprising of just 14 villas is all about living in open space with an open mind, where quality of life meets quality of living. Making the best use of space with abundant sunlight and fresh air. we assure you a peaceful life in a secure development. So will you be among the privileged 14 to enjoy pure living pleasure at Mythrri's Green Villas ...*



Beautiful Exterior Architecture



# ELEVATED EXPERIENCE

**SITE AREA : 41'X38'**  
**3 BED | 4 BATH | 1 CAR**

GROUND FLOOR : 1173 SQ FT  
 FIRST FLOOR : 1173 SQ FT  
 TERRACE FLOOR : 500 SQ FT  
 TOTAL BUILT UP AREA : 2846 SQ FT



## East Facing Duplex Plan



**GROUND FLOOR PLAN**



**FIRST FLOOR PLAN**



**TERRACE FLOOR**

## East Facing Duplex ISOMETRIC VIEWS



**TERRACE FLOOR with Swimming Pool Upgrade Option**



**TERRACE FLOOR**

*Modern Living  
Amidst Nature*



**GROUND FLOOR**



**FIRST FLOOR**



# QUALITY LIVING

**SITE AREA : 41'X38'**  
**3 BED | 4 BATH | 1 CAR**  
 GROUND FLOOR : 1232 SQ FT  
 FIRST FLOOR : 1232 SQ FT  
 TERRACE FLOOR : 470 SQ FT  
 TOTAL BUILT UP AREA : 2934 SQ FT



## West Facing Duplex Plan



**GROUND FLOOR PLAN**



**FIRST FLOOR PLAN**



**TERRACE FLOOR**



**GROUND FLOOR**



**FIRST FLOOR**



**TERRACE FLOOR with Swimming Pool Upgrade Option**



**TERRACE FLOOR**

*Green Energy & Ample Natural Light*



## East Facing Customized Villa

**SITE AREA : 61'X38'**

**4 BED | 6 BATH | 2 CAR**

GROUND FLOOR : 1507 SQ FT  
 FIRST FLOOR : 1507 SQ FT  
 SECOND FLOOR : 1507 SQ FT  
 TERRACE FLOOR : 506 SQ FT  
 TOTAL BUILT UP AREA : 5027 SQ FT



**SECOND FLOOR**



**FIRST FLOOR**



**GROUND FLOOR**

## East Facing Customized Villa ISOMETRIC VIEWS



**TERRACE FLOOR**



**SECOND FLOOR**

*Luxurious Lifestyle with  
Sustainable Living*



**GROUND FLOOR**



**FIRST FLOOR**



### East Facing Triplex ISOMETRIC VIEWS

**SITE AREA : 61'X38'**  
**4 BED | 4 BATH | 1 CAR**  
 GROUND FLOOR : 1173 SQ FT  
 FIRST FLOOR : 1173 SQ FT  
 SECOND FLOOR : 1173 SQ FT  
 TERRACE FLOOR : 500 SQ FT  
 TOTAL BUILT UP AREA : 4019 SQ FT



**TERRACE FLOOR**



**GROUND FLOOR**



**FIRST FLOOR**



**SECOND FLOOR**



### West Facing Triplex ISOMETRIC VIEWS

**SITE AREA : 61'X38'**  
**4 BED | 4 BATH | 1 CAR**  
 GROUND FLOOR : 1232 SQ FT  
 FIRST FLOOR : 1232 SQ FT  
 SECOND FLOOR : 1232 SQ FT  
 TERRACE FLOOR : 470 SQ FT  
 TOTAL BUILT UP AREA : 4166 SQ FT



**TERRACE FLOOR**



**GROUND FLOOR**



**FIRST FLOOR**



**SECOND FLOOR**

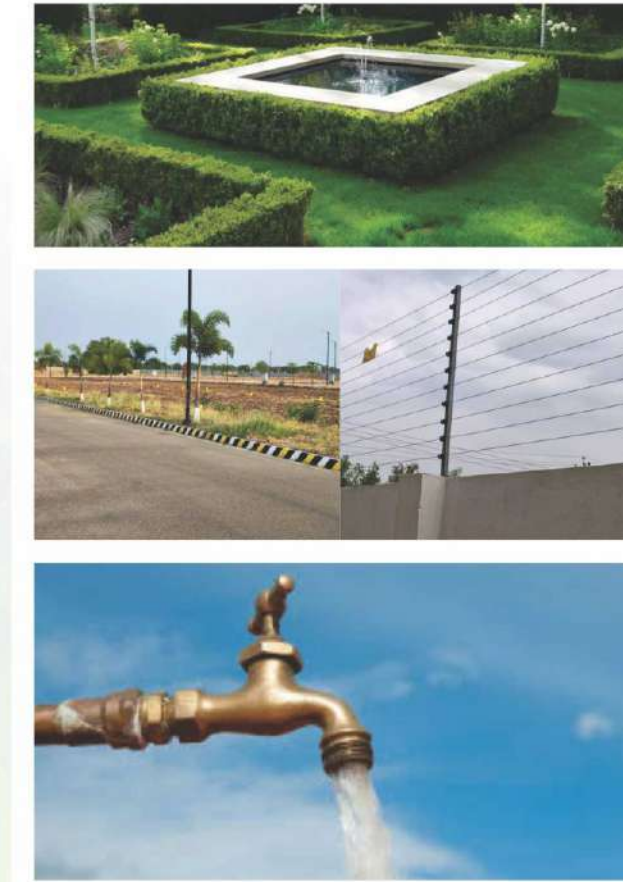
## Special Amenities

- Provision for Solar water heater
- Solar panels for on-grid electricity
- Terrace garden
- Home Theater
- Swimming Pool on Terrace
- Lift Model & Make will be customised as per client's requirement at extra cost.
- Organic Gardening with Fruit trees and Vegetable Plantation



## Key Features

- 100% Vastu with Green Building Concepts
- Customized Duplex and Triplex Villas
- Elegant Entrance Gate with Security room
- Compound wall with Solar Fencing
- Club house with Indoor Games, Banquet Hall, Gym, Yoga, Meditation, Gust Rooms
- Electric Car Charging point in each villa
- Provision for On-Grid Solar Electricity
- Underground Electrical and Communication Cable system
- Underground Drainage System
- Municipal Water Supply
- Avenue Plantation
- Rain Water Harvesting pits
- Secured Children's Play Area
- Outdoor Play area with jogging track
- 24/7 Security - CC Camera Surveillance
- 30 Feet CC Road with Street Lights
- 60 Feet Road Connecting to NH - 44
- KUDA Approved



## Arial View



## KEY PLAN



Club House



# MYTHRI'S Green Villas



## SPECIFICATIONS



### STRUCTURE

RCC framed structure designed for G+2 floors as per IS codes norms.

**Cement:** OPC 53 Grade - Ultratech/Birla A1/ Penna/ equivalent.

**Steel:** Fe500 Steel - Vizag steel / TATA/Jindal / equivalent.

**Pest Control:** Pest Control measures are carried out at the foundation level.



### SUPER STRUCTURE

**Exterior Walls:** 9 Inch thick red brick wall with Cement plastering and Sponge Finishing

**Interior Walls:** 4.5 Inch thick red brick wall with Double-coat cement plaster and smooth finish.

**Villa Height:** Ground Floor: 11'0". First Floor: 11'0", Second Floor: 11'0", Parapet Wall: 3'0".



### DOORS AND WINDOWS

**Main Door:** 8.0" height teakwood frame with Teak wood Designer door with polish for main door using reputed make hardware.

**Internal Doors:** 7'0" height teakwood frame with laminated flush doors with reputed make hardware.

**Pooja Door:** 7'0" height teakwood frame with laminated lush door with glass with reputed make hardware.

**Bathroom Doors:** 7'0" height WPC frame with WPC shutter with PVC laminate with hard ware from reputed make.

**Utility Door:** 7'0", height WPC frame with WPC shutter with laminate hardware from repused make.

Reputed brand UPVC sliding with mosquito mesh and clear glass secured with MS grill on all windows.

Reputed brand UPVC ventilators with louvered glass with provision for exhaust fans.



### STAIRCASE

Good quality stainless steel railing (304 Grade) with premium quality granite flooring.



### FLOORING

**Parking Area:** Natural stone in flamed/ leather finish flooring.

**Inside House:** Drawing Room, Living Room, Kitchen, Dinning, Bedrooms – Premium vitrified tiles of reputed make.

**Bathrooms:** Anti-skid flooring tiles of reputed make with epoxy filling.

**Utility / Wash Area:** Anti-skid vitrified tiles of reputed make.

**Balcony and Terrace:** Anti-skid vitrified tiles of reputed make.



### DADOING

**Pooja Room:** 84" height glazed ceramic tiles dado of the reputed make.

**Kitchen:** Premium granite platform with Stainless steel sink with 30" height tile dadoing.

**Toilet:** 84" height glazed tiles dado of the reputed make.

**Utility Wash Area:** Vitrified tiles of standard make up to sill level.



### ELECTRICAL FIXTURES

**Wires:** Concealed wiring with PVC insulated wires for lights, fans, geysers with adequate power points.

Inverter wiring for 6 tube lights, 5 fans and TV unit al drawing room in each plot.

**Switches:** Modular switches of reputed make (GOLD MEDAL/ LEGRAND or equivalent).

**Power Cables:** Power cables of reputed make (FINOLEX/ VASAVI/ ASHIRVAD or equivalent)

Provision for Electric Car charging point in parking area.

Provision for washing machine in utility area.

**Power points in kitchen:** chimney, refrigerator, water purifier along with other adequate power points.

Provision for exhaust fans in all toilets

Provision for AC points in all bedrooms, drawings room and living room.

MCBs of the reputed make.

Three-phase supply for each unit with individual meter boards.



### WATER PROOFING

Toilets, wash area, balconies, sit-outs and open terrace.



### PLUMBING AND SANITARY FITTINGS

A central underground sump will be provided across the community, supplied to individual villas CPVC pipes and fittings of VASAVI, ASHIRVAD, ASTRAL or equivalent make.

Wall Mounted EWC with concealed flush tank of JAQUAR/ CERA or equivalent make.

All CP fittings are of JAQUAR/ CERA or equivalent make.



### PAINTING AND FINISHES

**External:** Two coats of BIRLA putty for texture/ smooth finish with two coats of ASIAN premium emulsion weather-proof paint of reputed make.

**Internal:** Two coats of BIRLA putty for smooth finish with two coats of ASIAN premium emulsion paint of reputed make.



### SECURITY

Solar-powered fencing all around the compound wall.

Sophisticated 24-hr security/surveillance at entrance gateway and also throughout the community as well



### TV & COMMUNICATION SYSTEM

Telecom / Intercom: Intercom facility to all units in hall connecting the main security control system.

DTH: Provision for cable connection in living room, drawing room & multipurpose hall.

LAN: LAN provision in Master bedroom and drawing room.



### GENERATOR

100% DG backup for all common areas



### LIFTS

Provision for lift in the villa at extra cost



### NOTE

Registration Charges, GST, Corpus Fund and any other taxes applicable as per government norms to be borne by customers only.



# Location Highlights

60 ft Approach Road

1 Min. Drive - Bengaluru To Hyderabad National Highway

1 Min. Drive - Sri Lakshmi E.M High School, CBSE

4 Mins. Drive - Ballari Chowrastha

4 Mins. Drive - DMart

4 Mins. Drive - 4<sup>th</sup> Town Police Station

5 Mins. Drive - Ameelio Hospital & Medicover Hospital

5 Mins. Drive - RTC Bus Stand & Railway Station and More...



Location Map  
(not to scale)

**MYTHRRI**  
**Infra Projects**  
Architects, Engineers, Builders,  
Developers & Interior designers

**Office address**  
#46, Jagadeesh Mall, Birla Compound,  
Kurnool, A.P. - 518 002

**Branches**  
Hyderabad, Kanha Shanti Vanam,  
Anantapur

**Site address**  
MYTHRRI's Green Villas  
Summer storage tank 60' Road,  
Munagapadu, Kurnool.

+91 93969 96913 | +91 86394 59711

www.mipec.in | E-mail: info@mipec.in

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