

Member
CREDAI

ASHOKA AVENUE

Your way to dreams

Beautiful.
LIKE LIFE ITSELF.

A prestigious project from


SRI ASHOKA
BUILDERS & DEVELOPERS

2 & 3 BHK

PREMIUM GATED COMMUNITY APARTMENTS
@ VINAYAKA NAGAR, NIZAMABAD



Vast.
LIKE YOUR
BIG DREAMS.

Ashoka Avenue is your gateway to a life of dreams and dreams-fulfilled. It's a massive community set on 2 acres and 24 guntas, with homes in various sizes and a host of modern amenities. With a Master Plan that features three well-spaced blocks, contemporary amenities, play area, and nice walkways, here's where you can choose to make your life wonderful.



2
ACRES

24
GUNTAS

MASTER PLAN





	STRUCTURE RCC-framed structure.		PAINTING Tractor emulsion with luppam finish for interior walls and ceiling, Asian or equivalent. Textured finish for exterior as per architectural specifications. Polish for main door and enamel paint for all other doors. Finishing: Birla putty luppam finishing for total building outside with apex colour.		LIFTS 6-passenger automated lift of Johnson or Kone make with front granite / tiles.
	SUPERSTRUCTURE 9" external walls and 4 1/2" internal walls with red bricks.		KITCHEN Granite platform with stainless steel sink with provision for 24 hrs bore water connection, with provision for fixing water-purifier. Ceramic tile dado upto 2 feet height above kitchen granite platform. Provision for fixing exhaust fan and chimney.		POWER BACK-UP 100% DG back-up for common areas, lifts, bore and inside flats (one fan, one tube light and one 6-amp socket).
	DOORS AND WINDOWS Teakwood frame with vineer designed shutter for main door. Teakwood frames with designer flush shutters for bedroom and WPC frame with designer flush shutters for bathrooms. UPVC windows with mesh Alfine equivalent.		ELECTRICAL PVC-insulated wires of premium ISI-standard make. Power outlets for geysers in all bathrooms. Power plug for cooking range, chimney, refrigerator, microwave ovens, mixer / grinders in kitchen. Plug points for refrigerator and TV wherever necessary. 3-phase supply for each unit and individual meter boards. Distribution boards and MCBs of premium-make and ISI-standard make, premium switches. Provision for split AC in all bedrooms.		LANDSCAPES AND HARDSCAPES Beautifully designed landscapes and hardscapes designed along with walking path, activity zones, children's play areas etc, for community living.
	FLOORING AND DADO Anti-skid tiles in corridors and lobbies. 2' x 2' double-charged vitrified tiles in hall, dining and remaining bedrooms. Glazed ceramic tile dado upto 7-0" height in all bathrooms.		TELECOM Telephone point in living area.		SOLAR-POWER FENCING Solar-power fencing all round the compound.
	PLUMBING AND SANITARY EWC with flush tank Jaquar or equivalent. Wash basins in dining, master and children's toilet of Jaquar or equivalent. Single lever fixtures with wall mixer-cum-shower Jaquar or equivalent. CPVC pipes for plumbing of premium make of ISI mark. Provision for geysers in all bathrooms.		CABLE TV Provision for cable connection in master bedroom and living room.		SHELVES Only kitchen platform will be provided.
	WATER-PROOFING For all toilets and wash areas.				CAR PARKING Car parking will be charged at extra cost.
					NOTE Registration Charges, GST and any other taxes applicable as per government norms to be borne by customers only. Any additional works will be done as per choice with extra cost.





Abundant.
LIKE A COMMUNITY.

2/3 BHK
MODEL

Stilt+5
FLOORS

Ashoka Avenue comes in numerous options of 2 BHK and 3 BHK homes that span all the way from 1290 sqft to 2290 sqft of space. You will be pleased by the fact that none of the flats have a common wall with each other and have lots of common spaces between them, ensuring privacy and loads of ventilation.

TYPICAL FLOOR PLAN

BLOCK - C

Area Statement - BLOCK - C

Flat No.	1	2	3	4	5	6	7
Total Area (25% Common Area in Sft)	1510	1290	1290	1290	1290	1290	1575

BLOCK - B

Area Statement - BLOCK - B

Flat No.	1	2	3	4	5	6	7	8	9	10	11	12	13
Total Area (25% Common Area in Sft)	1690	1450	1450	1450	1450	1360	1412	1412	1450	1450	1450	1450	1690

Area Statement - BLOCK - A

Flat No.	1	2	3	4	5	6	7	8	9	10	11	12
Total Area (25% Common Area in Sft)	2290	2020	2020	2020	1845	1885	1885	1885	2020	2020	2020	2290



BLOCK - A



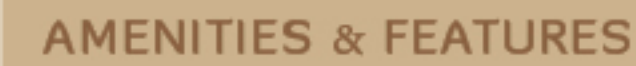
4 FLOORS

- Conference Hall
- Shops

- Multipurpose Hall

- Ladies & Gents Gym

- Guest Rooms
- Sit-out



- | | |
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| <ul style="list-style-type: none"> ■ Swimming Pool ■ Greenery / Landscaping ■ Children's Play Area ■ Jogging Track ■ Shuttle Court ■ Security Room ■ CCTV with 24x7 Security ■ Tot-lot | <ul style="list-style-type: none"> ■ Vaastu-compliant ■ Power back-up Generator ■ Good Cross Ventilation ■ Intercom and Security System ■ Good Quality Construction ■ Car Parking with Wide Driveways ■ Rain Water Harvesting Pits |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|



Complete.
LIKE YOU
WANTED.

When your home comes with a whole lot of amenities for recreation, rejuvenation and entertainment, why would you want to step outside of the premises to have the time of your life? Ashoka Avenue has numerous options to spend your free time at.

ASHOKA AVENUE

Your way to dreams

PARKING PLAN



40'0" Wide Road



LOCATION MAP (not to scale)



Convenient.
**LIKE YOU
DESIRED.**

Ashoka Avenue is located in Vinayaka Nagar, a premium residential centre in Nizamabad. You will be happy here because in close proximity is a park, several schools, and a lot of residential premises. Add to this the ease of being located on Mayor Street, which makes travel easy.

OUR COMPLETED PROJECTS



ASHOKA TOWNSHIP @ BYPASS ROAD, NIZAMABAD



ASHOKA TOWERS @ VINAYAKA NAGAR



ASHOKA HEAVENS @ GANGASTHAN-I



SRI ASHOKA
BUILDERS & DEVELOPERS

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Consultants



SAAC

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NOTE : This brochure is only a conceptual presentation of the project and not a legal offering.
The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.

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RERA APPROVED