


A project by



ELITE HOMES
BUILDING ASPIRATIONS

NEW BEGINNINGS



YASHODA'S
GOKULAM

Gated Community @ Nagole, Hyderabad.



FIND YOURSELF

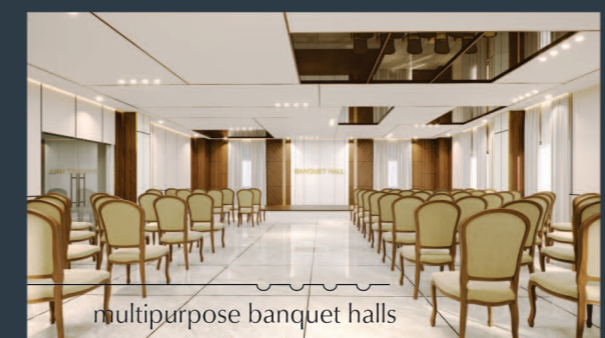
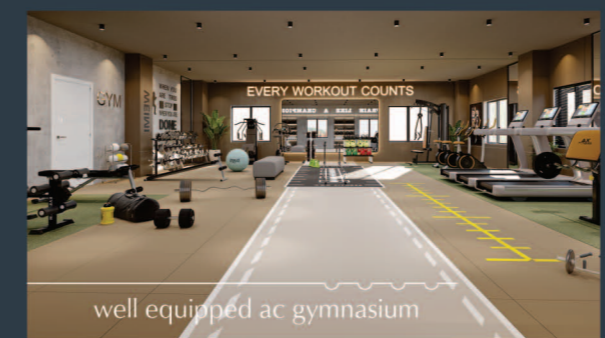
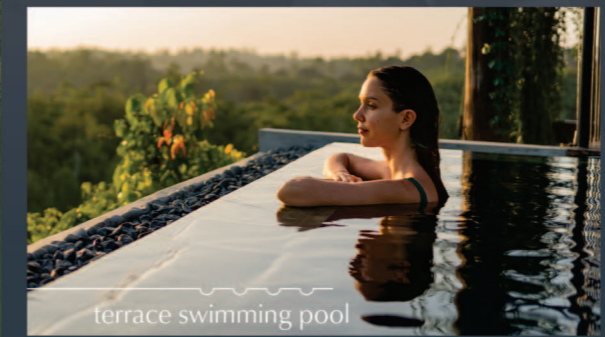
Spread across 2.6 acres, our gated community resides in peaceful harmony with nature. Just a breath away from a vast 3600-acre forest reserve, here the forest whispers its timeless story. Surrounded by trees, birds, and the pulse of the earth, this is where the tranquility of nature becomes your everyday companion. A life of peace, beauty, and simplicity, as nature intended.

GHMC Approved
TG RERA Regd. Project
G+4 Floor | 173 Units
2, 2.5 & 3 Bhk Flats
Range from (1085 sft. to 2435 Sft.)



YASHODA'S GOKULAM

LEISURE AND BEYOND Club Amenities



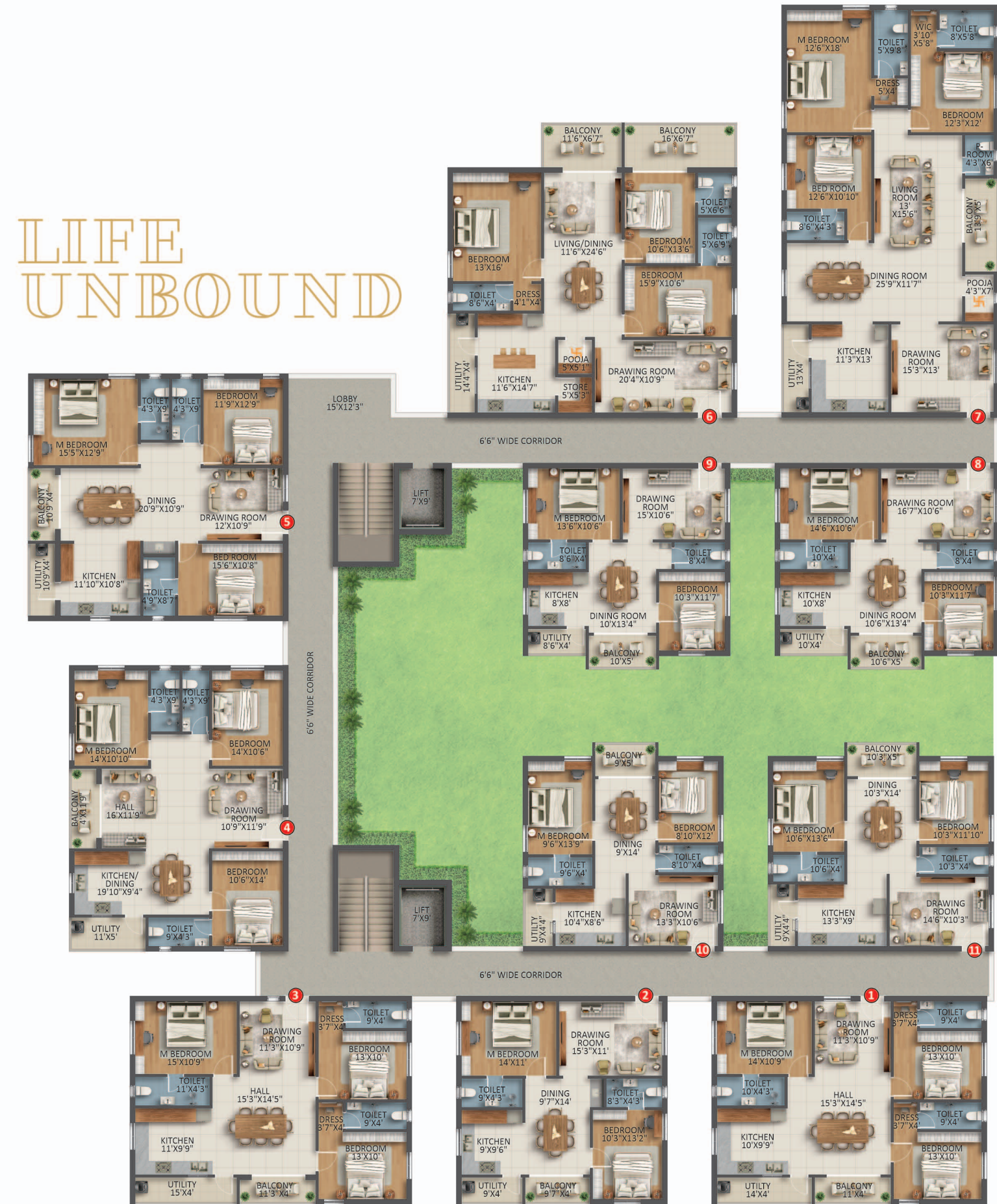
State-of-art Clubhouse in 11500 sft.



PROJECT FEATURES

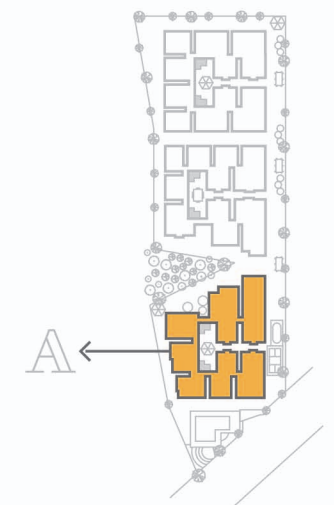
- = Designed Entrance Arch
- = 100% Vaastu
- = 24/7 Security
- = CC Camera Surveillance
- = Cellar Parking with Green Setbacks
- = Visitor Parking
- = Excellent Ventilation
- = Kids Play Area
- = Outdoor Yoga / Meditation Deck
- = Shuttle Court
- = Skating Rink
- = Green Sky Walking Track
- = Cycling Track
- = Outdoor Gym
- = Party Lawn
- = Seating Plaza / Recreational Zone
- = Amphitheatre / Stepped Seating
- = Farmer's Market Place
- = 24 hrs. Water Facility
- = Rainwater Harvesting
- = Water Fountain
- = Lush Green Land Scaping
- = Car Wash Area
- = WiFi Enabled Club Lounge & Sitting Area
- = 100% Power Backup
(Except AC's and Geysers ...)

LIFE UNBOUND



BLOCK A

typical floor



area statement

01	1555 sft.	3 bhk	west
02	1190 sft.	2 bhk	west
03	1600 sft.	3 bhk	west
04	1700 sft.	3 bhk	north
05	1740 sft.	3 bhk	north
06	2230 sft.	3 bhk	east
07	2435 sft.	3 bhk	east
08	1200 sft.	2 bhk	west
09	1110 sft.	2 bhk	west
10	1085 sft.	2 bhk	east
11	1225 sft.	2 bhk	east



BLOCK B

typical floor



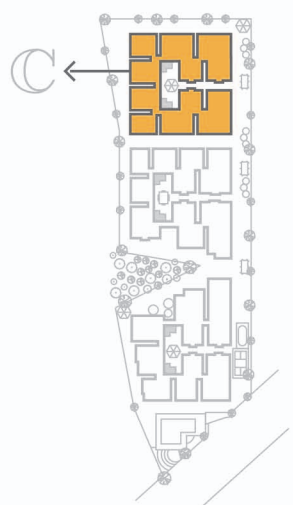
area statement

01	1835 sft.	3 bhk	west
02	1425 sft.	3 bhk	west
03	1460 sft.	2.5 bhk	north
04	1110 sft.	2 bhk	north
05	1130 sft.	2 bhk	north
06	1180 sft.	2 bhk	east
07	1180 sft.	2 bhk	east
08	1180 sft.	2 bhk	east
09	1625 sft.	3 bhk	west
10	1200 sft.	2 bhk	west
11	1205 sft.	2 bhk	east
12	1625 sft.	3 bhk	east



BLOCK C

typical floor



area statement

01	1655 sft.	3 bhk	west
02	1655 sft.	3 bhk	west
03	1290 sft.	2.5 bhk	west
04	1505 sft.	3 bhk	north
05	1505 sft.	3 bhk	north
06	1505 sft.	3 bhk	east
07	1925 sft.	3 bhk	east
08	1925 sft.	3 bhk	east
09	1240 sft.	2 bhk	west
10	1210 sft.	2 bhk	west
11	1205 sft.	2 bhk	east
12	1245 sft.	2 bhk	east



YASHODA'S
GOKULAM

SPECIFICATIONS

FOUNDATION & STRUCTURE

Structure: RCC Framed Structure
Super Structure: Red Brick as per Architectural Design.
Plastering: 18mm Double Coat Cement Plaster with Smooth Finish.

FLOORING

Living, Double Charged Vitrified tiles size 30"X30" of Reputed Make.
Bedrooms, Dining, Kitchen: Double Charged Vitrified tiles size 30"X30" of Reputed Make.
Balconies, Utility Areas: Rustic Vitrified Tiles of Reputed Make.
Bathrooms: Antiskid and Acid Resistant Ceramic tiles of Reputed Make.
Tile Cladding, Dadoing: Glazed Ceramic tiles up to 24" height above Kitchen Platform of Reputed Make.
Glazed Ceramic tiles up to Lintel Height in all Bathrooms.

KITCHEN

Platform: Granite Platform at Standard Height.
Sink: Stainless Steel Sink.

BATHROOMS

> EWC With Flush Valve of Best Brands.
> Single Lever Fixtures With Wall Mixture Cum Shower of Best Brands.
> Provision for Geysers in All Bathrooms.
> Provision for Exhaust Fans in All Bathrooms.
Sanitary: All Sanitary fixtures of HINDWARE or Reputed Make.
CP Fittings: All CP fittings Chrome Plated of JAQUAR or Reputed Make.

RAILING

Stainless Steel / Mild Steel(MS) Railing with Enamel Paint of Reputed Make for Stair Case.
Stainless Steel / Mild Steel(MS) Railing with Enamel Paint of Reputed Make for Balconies.

JOINERY WORKS

Main Door: Teak Wood Frame with Veneered Flush Shutter, Melamine Finished With Reputed Hard Ware.
Internal Doors: Teak Wood Frame, Skin Door Shutter With Reputed Hard Ware.
French Doors: 3 Track UPVC Door Frames with Clear Float Glass Panelled Sliding Shutter and Mosquito Mesh.
Windows: 3 Track UPVC Door Frames with Clear Float Glass Panelled Sliding Shutter and Mosquito Mesh.
Grills for Windows: Aesthetically Designed Mild Steel (MS) Window Grills With Enamel Paint Finish.

WATER SUPPLY

Sump and Overhead Tanks for Water Supply of Bore Water.
Provision for Separate Municipal Water Supply by HMWSSB in Kitchen.

ELECTRICAL

> Three Phase Power Supply for each Flat with Individual Meter Boards.
> Concealed Copper Wiring of FINOLEX or Equivalent Make.
> Switches of PHILIPS or Equivalent Make.
> Power Outlets for Air conditioners in all Bedrooms and Living Room.
> Plug Points for Television and Audio System Etc... in Living Room.
> Miniature Circuit Breakers (MCB's) for Each Distribution Board of Reputed Make.
> Power Outlet for Washing Machine in Utility Area.
> Power Outlet for Cooking Range Chimney, Refrigerator, Microwave Ovens, Mixture/Grinder in Kitchen.
> Power Outlet for Water Purifier near Utility Sink in Kitchen.
> Provision for Internet and Cable TV.
> Telephone Points in Living and Master Bedroom.
> Power Back up for Lights, Fans of Living Room, Bed Rooms and Kitchen in All Flats.

PAINTS

Exterior: Textured / Smooth Finish and Two Coats of Exterior Emulsion Paint of Reputed Make.
Internal: Smooth Lappam finish With Two Coats of Premium Emulsion Paint of ASIAN or Reputed Make over a Coat of Primer.

ELEVATORS

Two 8 Passenger Automatic Elevators of JOHNSON / KONE or Reputed Brand in Each Block and One 4 Passenger Automatic Elevator in Club House.

SECURITY

> 24/7 CC TV Surveillance.
> Electric Fencing on Compound Wall.
> Panic Button and Intercom is Provided in Elevators Connected to Main Security.

FIRE & SAFETY

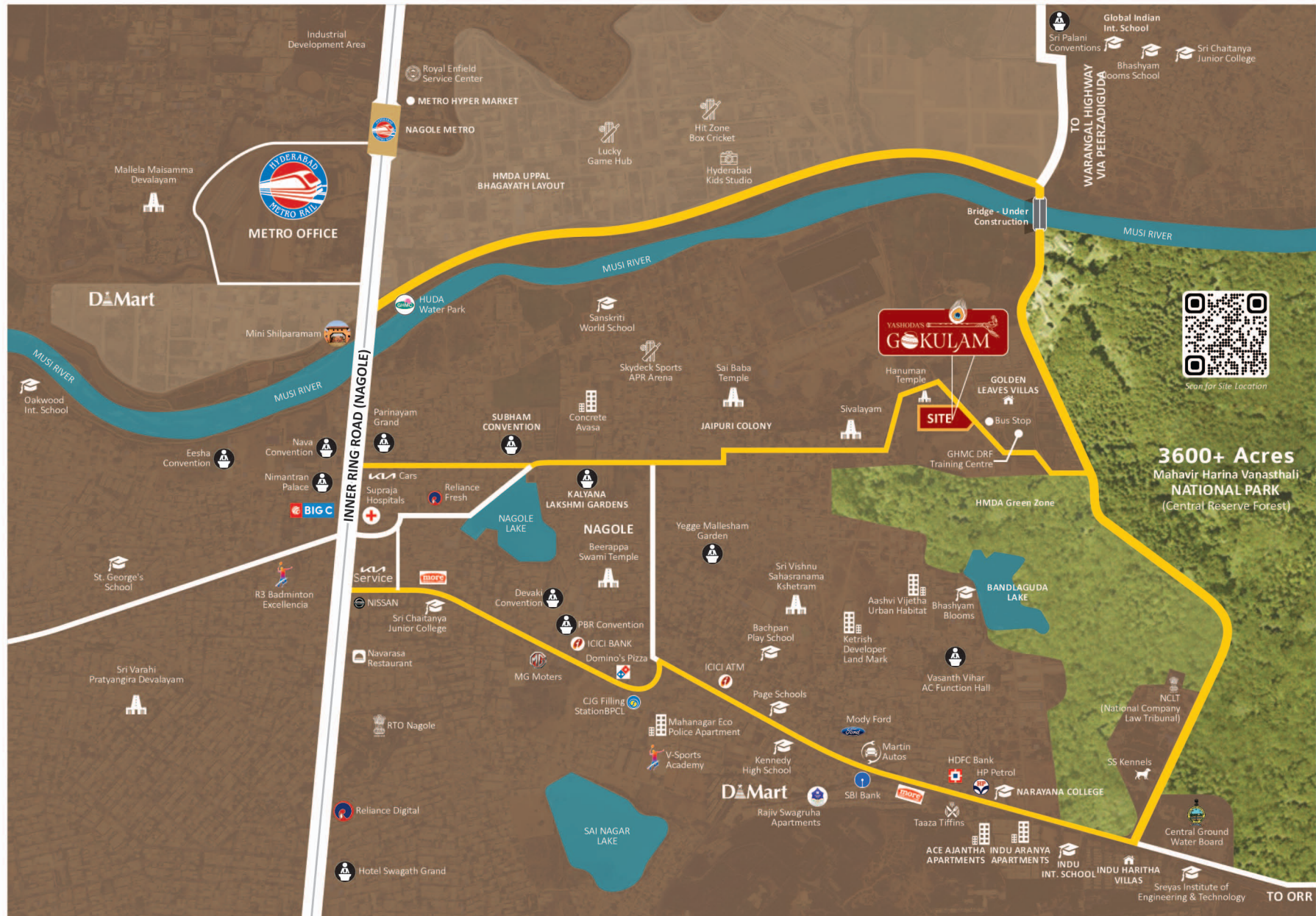
> Automatic Fire Sprinklers in Parking and Basement Areas.
> Fire Hydrant System and Outlet Valves Covering Specified distance as per norms in all Floors of Each Block.
> Fire Alarm and Public Addressing System in all Floors and Basement Areas. Control Panel at Main Security.

PARKING MANAGEMENT

> Entire Parking is Well Designed to Suit the Number of Car Parks Required.
> Parking Signages and Equipment at Required Places to ease of Driving.
> Rubber Fenders on Pillar corners of drive ways of Parking Area.
> Drivers Toilets in Basement.

SEWAGE TREATMENT PLANT

Sewage Treatment Plant of Adequate Capacity as per norms will be Provided inside the Project, Treated Sewage Water Shall be used for Landscaping Purpose.



HERE & GREEN

Where paths converge effortlessly connecting nature to convenience.



- 2 kms - Global Indian Int. School
- 2 kms - Subham Convention
- 2 kms - Trends
- 2 kms - D-Mart
- 2.5 kms - Indu International School
- 3 kms - V-Sports Academy
- 4 kms - Nagole Metro Station
- 4 kms - Mini Shilparamam Park - Uppal
- 4.5 kms - Hotel Swagath Grand - Nagole
- 6 kms - Kamineni Hospitals
- 7 kms - LB Nagar
- 12 kms - O.R.R. Peddamberpet
- 13 kms - Secunderabad Railway Station

concept of TRIOCHI 90527 55731



Site Address:
Elite Homes Yashoda's Gokulam
 Sy.25,26P,27P, Opp : GHMC DRF Training - Centre,
 Near Golden Leaves Villas, Fathullaguda,
 Bandlaguda-Nagole, Hyderabad, TS - 500 068.

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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 alter and make changes in elevation, specifications and plans as deemed fit.

