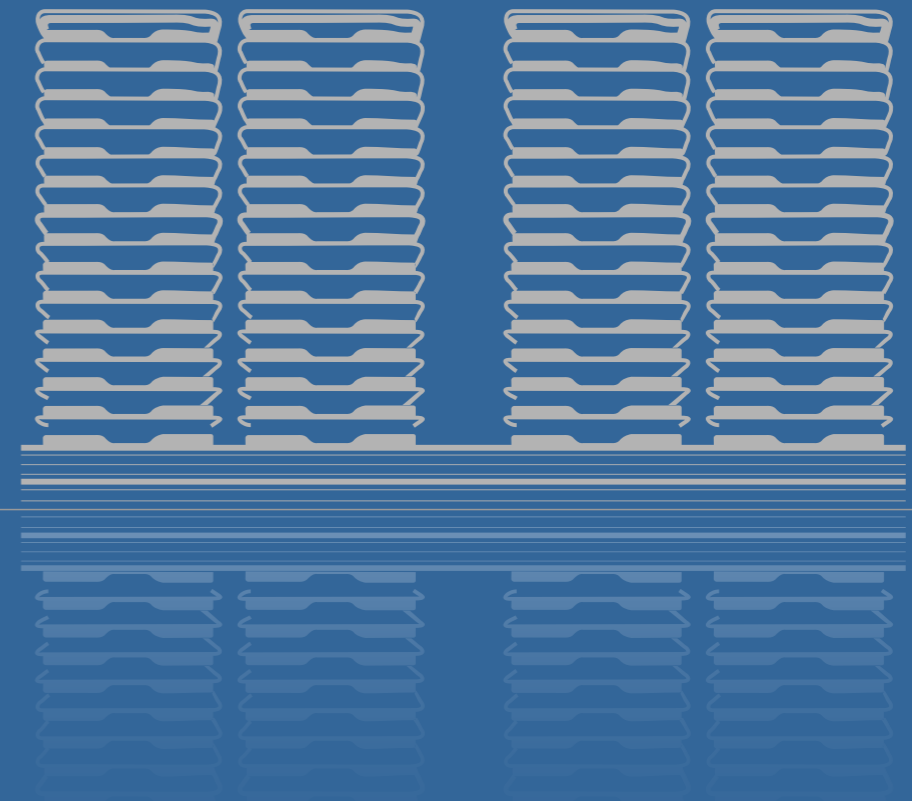
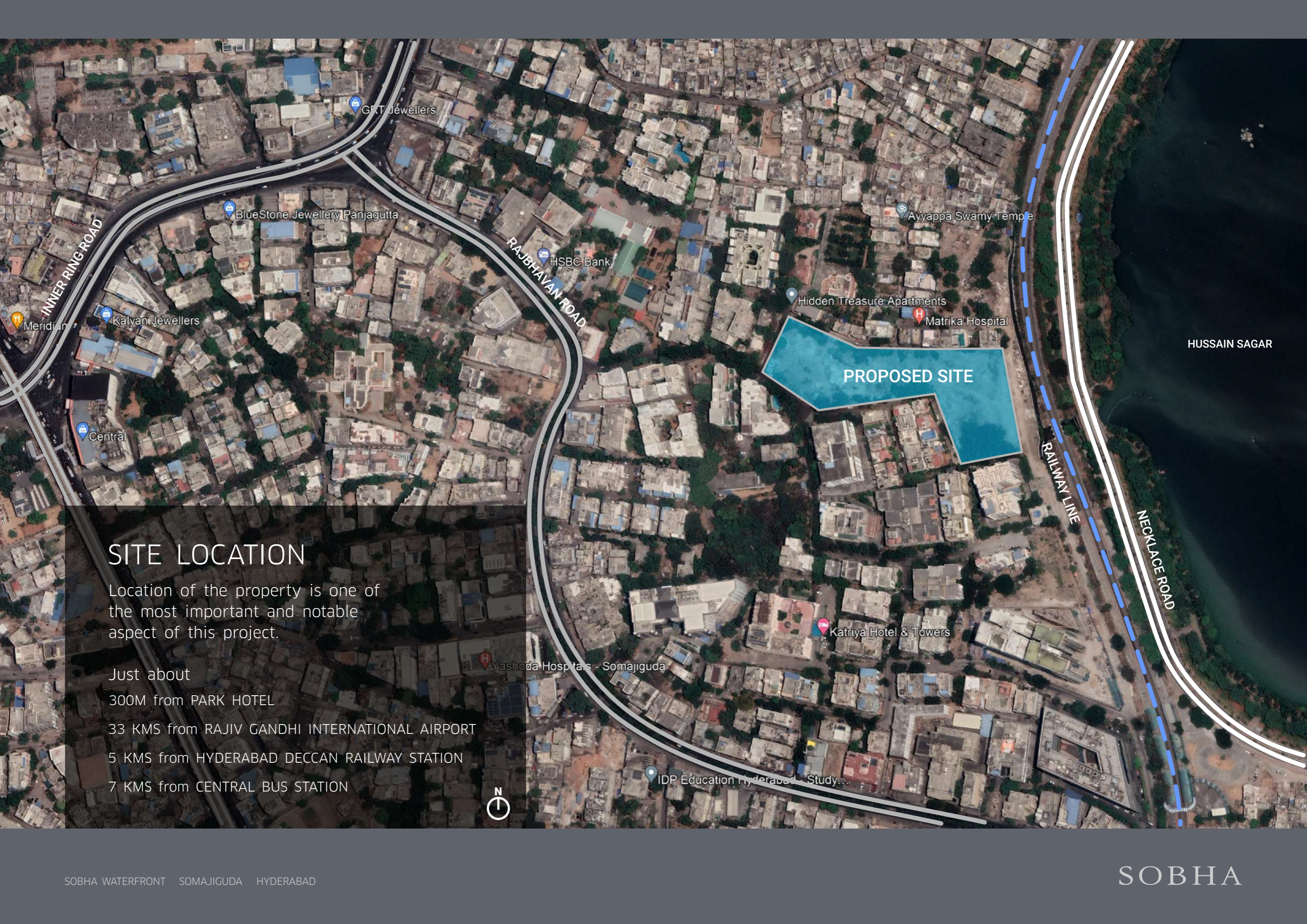


SOBHA  
WATERFRONT  
SOMAJIGUDA HYDERABAD







## SITE LOCATION

Location of the property is one of the most important and notable aspect of this project.

Just about

300M from PARK HOTEL

33 KMS from RAJIV GANDHI INTERNATIONAL AIRPORT

5 KMS from HYDERABAD DECCAN RAILWAY STATION

7 KMS from CENTRAL BUS STATION



# SITE ANALYSIS

Well nestled in a good residential locality with roads on almost all sides.



# PANORAMIC VIEW OF HUSSAIN SAGAR LAKE

Panoramic views of the famous Hussain Sagar lake is available from different parts of the building

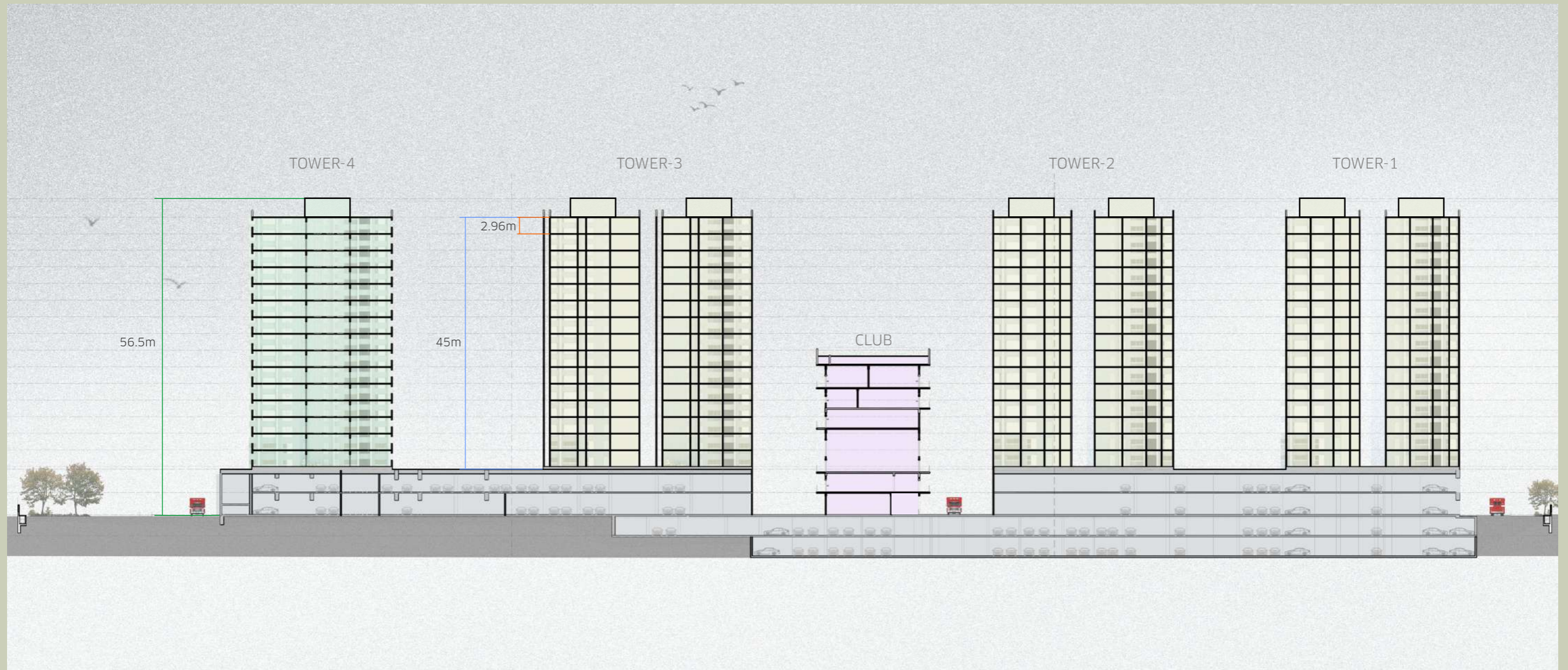




# LONGITUDINAL SECTION

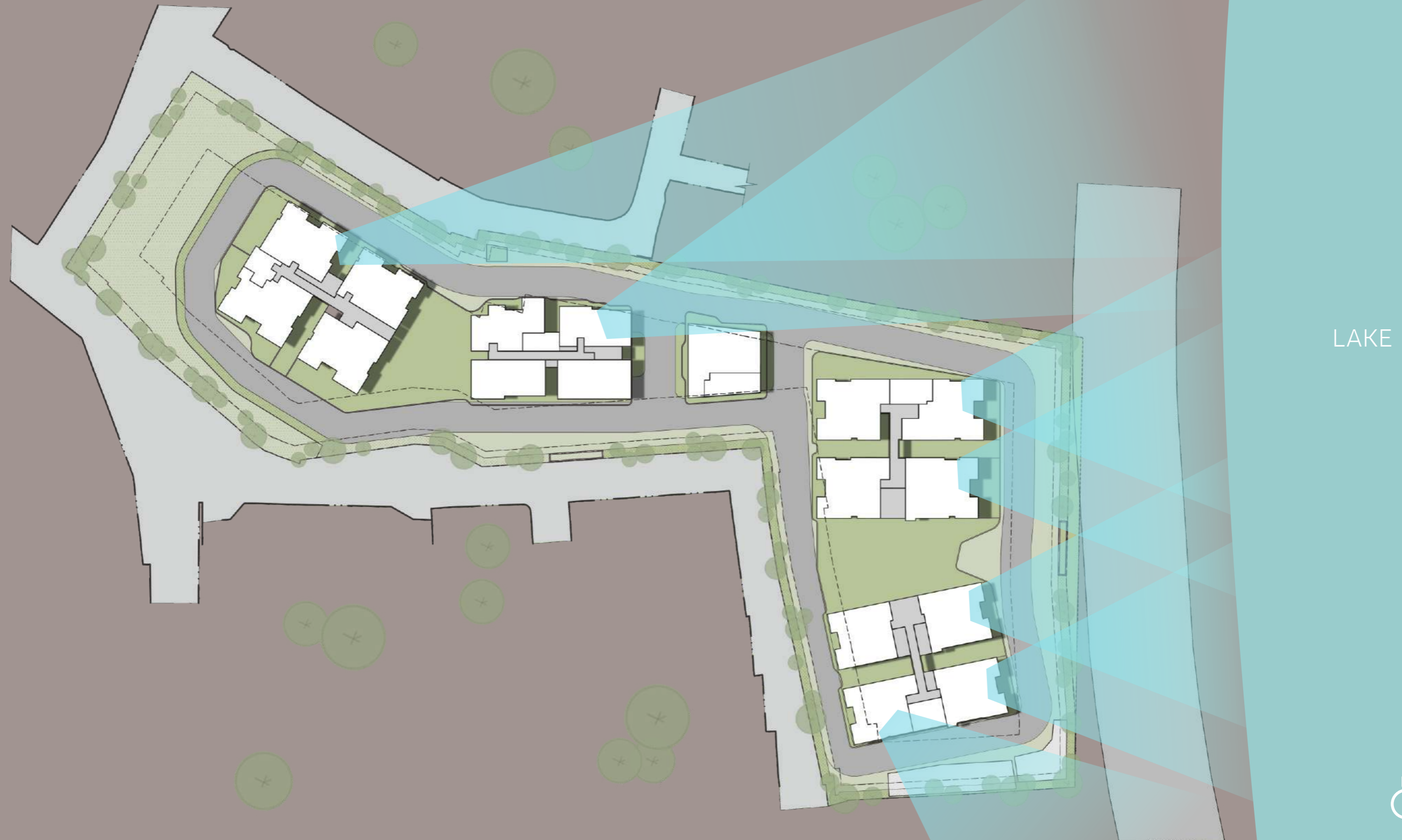
As per local regulations only 45.0m height of the building is permitted. Proposed access road width is 24.0m

land has a rocky terrain hence only certain parts could be used for basement parking. To fulfil the parking requirement architects had to plan 2B + 2 stilts



# CONCEPTUAL APPROACH - BUILDING ORIENTATION

Architects have endeavored to orient towers in such a manner that many apartment units can enjoy the lake view



LAKE



# CONCEPTUAL APPROACH - ORIENTATION

View from Tower 1 ( 6th floor )



View From Balcony 1

# CONCEPTUAL APPROACH - ORIENTATION

View from Tower 1 ( 6th floor )



View From Balcony 3

# CONCEPTUAL APPROACH - ORIENTATION

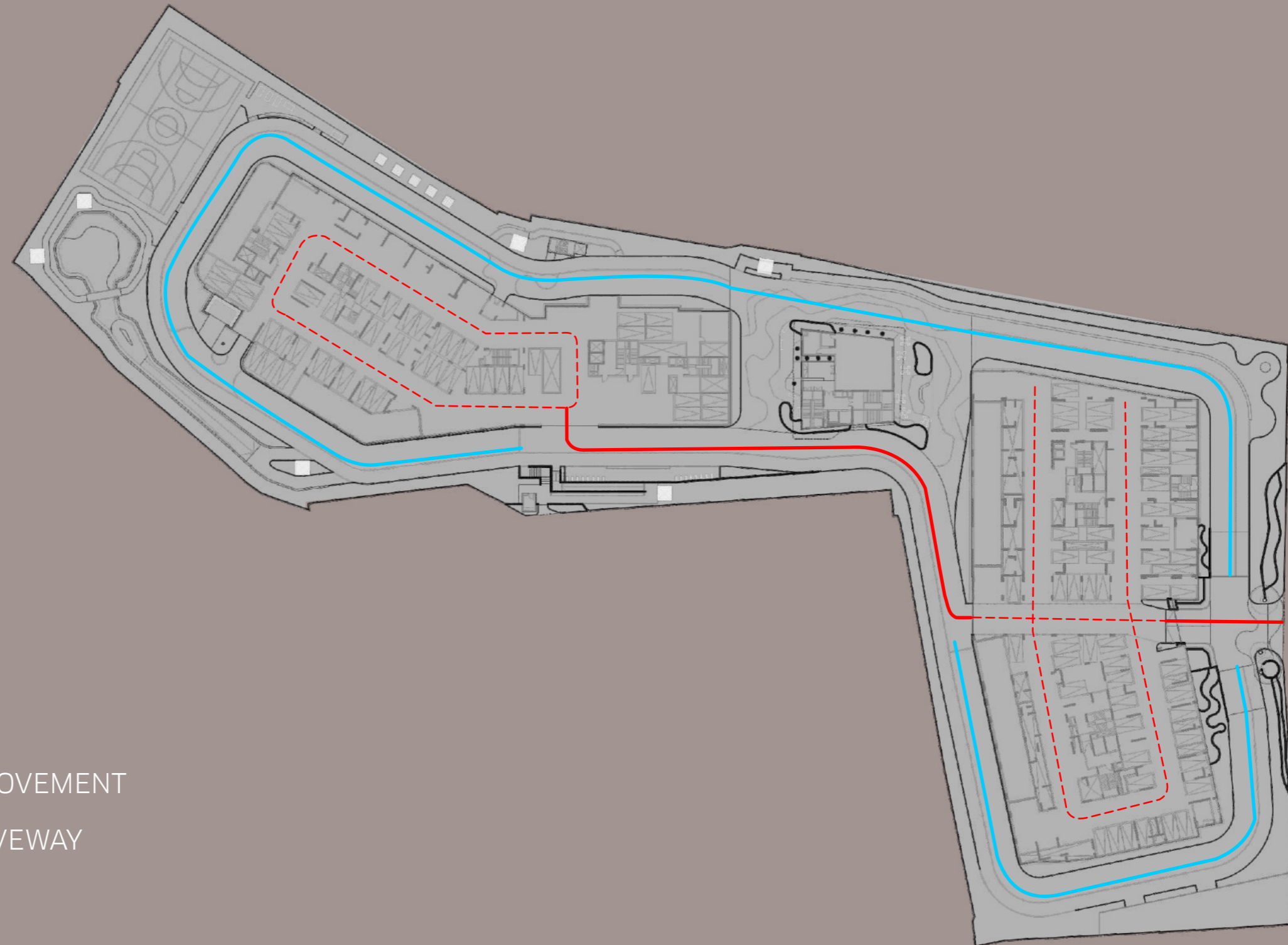
View from Tower 1 ( 6th floor )



View From Balcony 4

# CONCEPTUAL APPROACH - TRAFFIC PLAN

Movement of vehicles all around the tower is restricted by providing exclusive entry and exit ramps within the stilt parking areas, thereby providing vehicle free movement area for the pedestrians.



## TRAFFIC MOVEMENT

- PEDESTRIAN MOVEMENT
- EXTERNAL DRIVEWAY
- - - STILT FLOOR



# MASTER PLAN



## LEGEND

- 01. ENTRY / EXIT
- 02. WATERFALL DRIVE
- 03. SKY DECK (AT TERRACE LEVEL)
- 04. PATIO
- 05. POCKET PARK
- 06. HARBOUR PLAZA
- 07. JOGGING / CYCLE PATH
- 08. CYCLING STOP
- 09. PEDESTRIAN ENTRY
- 10. SPLASH POOL
- 11. GALLERIA BAY
- 12. YOGA/MEDITATION PODS
- 13. CLIMBING WALL
- 14. OUTDOOR FITNESS CORNER
- 15. MULTI - COURT
- 16. CANYON COVE
- 17. SENIOR'S CABANA/REFLEXOLOGY WALK
- 18. SWIMMING POOL (AT TERRACE LEVEL)
- 19. LINEAR GARDEN
- 20. VIEW DECK



First and foremost architects had to take a different approach from existing trends in design and construction of the local builders.

Since Hyderabad has no limit on FSI, all towers are interconnected with long corridors to utilise every mm of space available thus depriving residents of lung space all around their building block.

Other aspect noticed is that cars enter from all sides of the tower into the stilt parking area, which leads to movement of vehicles around the towers always.

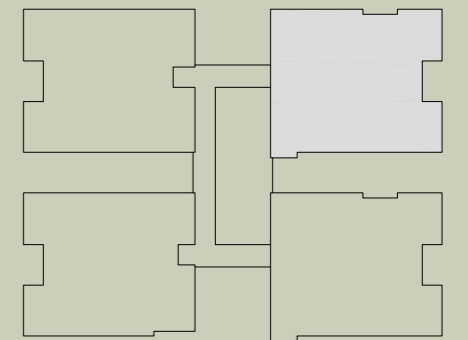
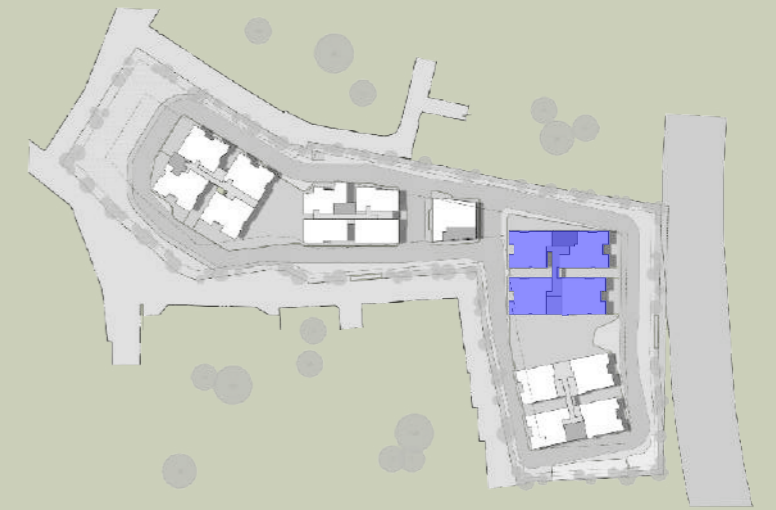
We have tried to mitigate these concerns in our design.

We have grouped the apartment units into 4 towers. Each tower has only 4 units, which provides exclusivity and ample green space all around.

Apartment designs are largely Vasthu compliant.

# UNIT PLAN

4 BHK



# UNIT PLAN

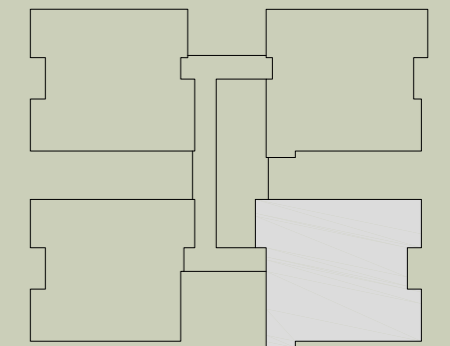
Other important highlight is the presence of continuous balconies that wrap around each unit enabling multiple uses like lake view, relaxation, exercising or nurturing a garden of one's taste.

These balconies are arranged in fluid forms to complement the gentle ripples of the lake.



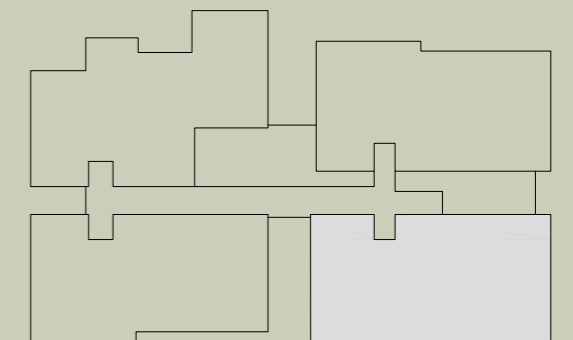
# UNIT PLAN

3 BHK + HOME OFFICE



# TYPICAL FLOOR PLAN

3 BHK







SOBHA WATERFRONT SOMAJIGUDA HYDERABAD

SOBHA

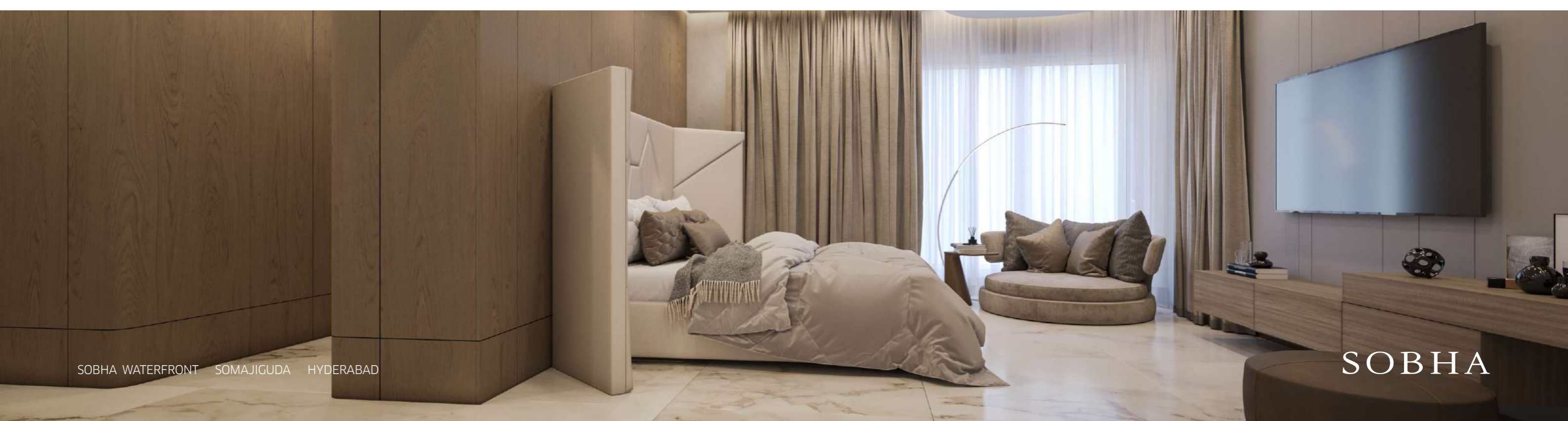














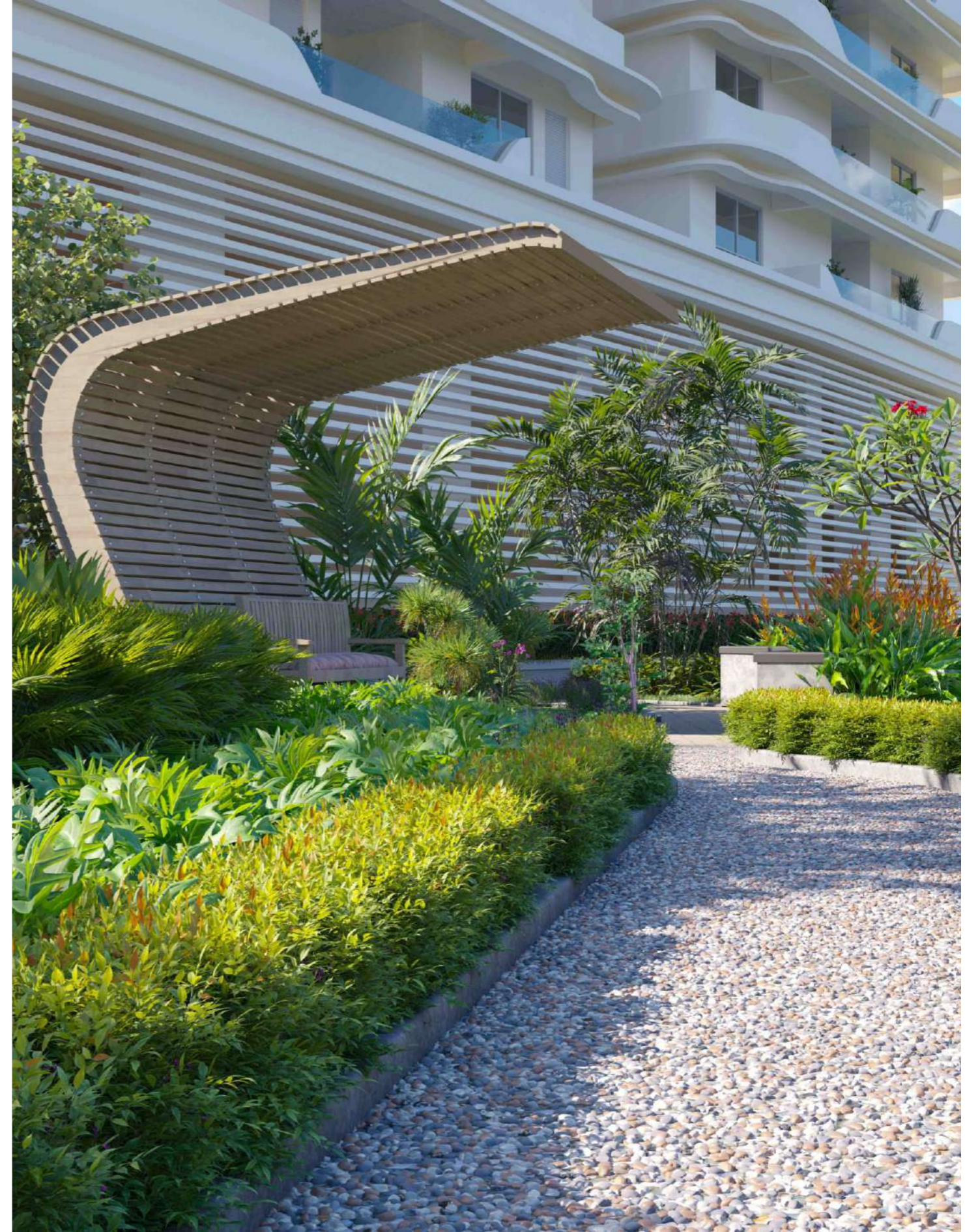
SOBHA WATERFRONT SOMAJIGUDA HYDERABAD



SOBHA



SOBHA WATERFRONT SOMAJIGUDA HYDERABAD



SOBHA





THANK YOU

SOBHA WATERFRONT SOMAJIGUDA HYDERABAD

SOBHA