

classic homes,
built to elevate joy and pride

ISTA
 AYUKTA

BY ISTA HOMES

AN ELITE LIFESTYLE AT NALLAKUNTA



Rera No. **P02500006739**

experience coziness
designed
to weave highest
degree of comfort

Welcome to Ista Ayukta by Ista Homes, the magnificent landmark in the making, with stellar apartments, superb facilities and above all designed contemporarily with benchmark architectural excellence.

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boutique-style
suited your stature,
surpassing
preferences

From commanding views to nature's beautiful precincts, from social venues to security features, Ista Ayukta by Ista Homes offers the comprehensive mix to make living a celebration in itself.

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TYPICAL FLOOR PLAN



excellent facilities,
truly world-class to
ensure comfort, security,
safety and vibrant social life

Trust us for topnotch amenities, state-of-the-art specifications, all developed by masters in the business

2 BHK
1260 SFT.
West Facing

3BHK
1525 SFT.
North Facing

LARGE
SITOUT

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specifications

STRUCTURE

RCC Framed Structure.

SUPER STRUCTURE

Clay brick or AAC blocks

PLASTERING

Internal : Double coat cement plastering of 18mm thick finished with putty.

External : Double coat sand faced cement plastering 18 mm thick finished with putty/texture.

JOINERY WORKS

Doors : All Doors in Teak wood frame.

Main Door : Having Teak wood polish shutter (with standard hardware, Godrej/Europa).

Internal Doors : With melamine polish flush shutter with standard hardware.

Windows : UPVC glazed tinted glass sliding door of Aparna make.

PAINTING

Internal : Two coats of Premium quality plastic emulsion paint over Two coats of putty.

External : Premium quality texture painting.

Parking Area : Oil bound distemper over two coats of putty.

FLOORING

Dining, Living : Double charged vitrified tiles of RAK

M.Bedroom : Double charged vitrified tiles of RAK

Kitchen : Double charged vitrified tiles of RAK

Toilets : Best quality Acid resistant. Anti skid designer Tiles.

Parking : Cement based Designer tile Flooring / VDF

Staircase : 18 mm thick Granite Flooring as per design.

CLADDING & DADOING

Toilets : Best quality Acid resistant Designer tiles dado Upto 7ft ht in (Kajaria / Johnson / equivalent).

Kitchen : Ceramic tiles dado upto 2 ft ht above kitchen platform

Utility / Wash : Glazed ceramic tiles dado upto 4 ft ht

KITCHEN

→ Granite platform with stainless steel sink with bore & municipal water connection

TOILETS

→ Wall mount water closets with flush tank of Kohler/Geberit make.

→ Hot and Cold water mixer with shower.

→ All fixers and C.P coated quality from GROHE/Kohler.

ELECTRICAL

→ Power outlets for A/C in halls & Bedrooms.

→ Power outlets for geysers in all bathrooms.

→ Power plug for cooking range chimney, refrigerator, micro oven, mixer grinders in kitchen.

→ 3 Phase supply for each unit and individual meter boards Miniature

→ Circuit breakers. (MCB) for each distribution board.

TELEPHONE

→ Telephone provision for Master bedroom and living.

→ Intercom facility to all the units connecting security.

CABLE TV

→ Cable provision in all bedroom and Living room.

LIFT

→ V3F technology of Otis/Johnson/Schindler/Kone make (Fully Automated).

GENERATOR

100% Power Backup

PARKING

One Level covered parking.

FALSE CEILING

False ceiling in the flat and in common areas with Saint Gobain GYPSUM Sheet

standards redefined

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majestic location, with seamless connectivity and stellar social infrastructure

Because Nallakunta needs no introduction and it offers some of the most enchanting vistas of tranquility an action together for ages, Ista Ayukta by Ista Homes is an island of peace created in the ocean of action and busyness. Located in the heart of Nallakunta, Ista Ayukta by Ista Homes is just a stone's throw away from the all the social infrastructure with perfect road connectivity to all corners of the city. Besides, it is close to Metro and MMTS stations and in the vicinity of neighbourhoods such as Chikkadapally, Kacheguda and Vidyanagar. Nothing can be more convenient and comprehensive!



Location Highlights

- 5mins. from MMTS Vidyanagar
- 5mins. from Osmania University
- 5mins. from RTC X Roads
- 5mins. from Spencers Hyder Store
- 5mins from Metro Station
- 15mins. from Secunderabad Railway Station
- Close Proximity to Educational Institutions

renew your bond of trust

Ista Homes is a company with a difference. We have perfected the art of creating and delivering luxurious homes in the finest locales. The best infrastructure and architecture go into the homes, with complete attention to detail. Driven by commitment and passion, the company has created many benchmarks of excellence across the city.

Come home to Ista Ayukta by Ista Homes – the boutique apartments that set the highest standards for you.



Corporate Office

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Location QR Code



Web QR Code

Site Address

Plot No. 16, 17,
Padma Colony, Nallakunta,
Behind Shankar Math,
Vidyanagar, Hyderabad.

Architecture



PR ASSOCIATES

Branding



D3 Concepts

Mob: +91 98491 92657

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.



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