

Approved by



Build Urban

**AAVAAS**

Pure Elegance

You  imagined  
a wonder. .  
And here it is.

A project by  
 **BUILD URBAN**  
CONSTRUCTIONS

2 & 3 BHK LUXURY APARTMENTS @ KARIMNAGAR

You  desired   
immense pride.  
And here it is.





You wanted comfort of space. And here it is.

Aavaas brings to you a diversity of homes in 2 BHK and 3 BHK styles that go from 1153 sft, 1272 sft and 1562 sft. These homes are for those who seek space in life so they can plan their surroundings their way.



Area Statement

Flat No.	Type	Facing	Area (Sft.)
1	2 BHK	East	1272
2	2 BHK	East	1153
3	3 BHK	North	1562

TYPICAL FLOOR PLAN



ROAD

ROAD

ROAD

### STRUCTURE

R.C.C. framed structure with table moulded bricks in cement mortar.

### KITCHEN

Granite platform with stainless steel sink with bore-well water connection. Glazed ceramic tiles dado up to 2' height above kitchen platform.

### ELECTRICAL

Concealed copper wiring of standard make with adequate light, fan, power plugs and points with standard make modular switches.

### SPECIFICATIONS

### WINDOWS

UPVC windows with mosquito mesh.

### GENERATOR

Generator Power Back Up for Light & Fan Points for entire Flat and Common Areas like Lifts, Staircase, Corridor & Parking Areas.

### PARKING

Aesthetically-designed parking tiles.

### DOORS

Main Door: Teak wood frame aesthetically designed polished shutter with reputed make hardware.

Internal Doors: Teak wood frame with both sides veneer / limited flush doors.



### TOILETS

Hot and cold wall mixer with shower provision for geyser's in all bathrooms C.P fittings of ISI make .Tiles of reputed make up to door height.

### PAINTING

Internal: Smooth luppam finish with acrylic emulsion paint.

External: Combination of textured / smooth finish.

### LIFT

6-passenger capacity fully automated.

### FLOORING

Bedrooms, drawing, living, dining and kitchen with vitrified tiles of size (600mm x 600mm) for the entire flat.

### UTILITIES / WASH

Anti-skid tiles for wet area for washing utensils and glazed tiles up to 3' height.

### WATER SUPPLY

Adequate water supply through bore-well water.

### CABLE TV

Provision for cable TV connection in hall and master bedroom.

### NOTE

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

2) People desiring to alter / modify their flat, may do so with prior request and additional payment in advance.

3) Flat will be handed over for woodwork/interiors after receiving 100%payment only.subject to payment of facilitating cost as may be decided by builder



### FEATURES

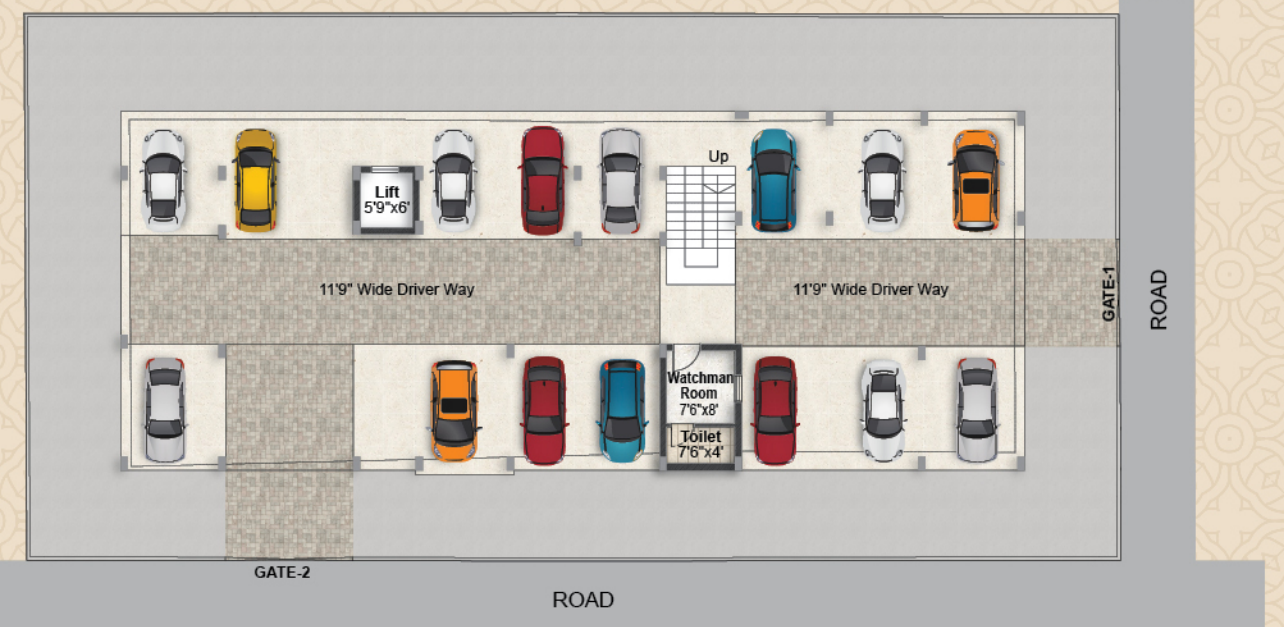
- Ample car parking
- Quality construction
- Rain harvesting pit
- Excellent ventilation
- 100% vastu
- No common walls
- Rera Approved
- Power back up generator



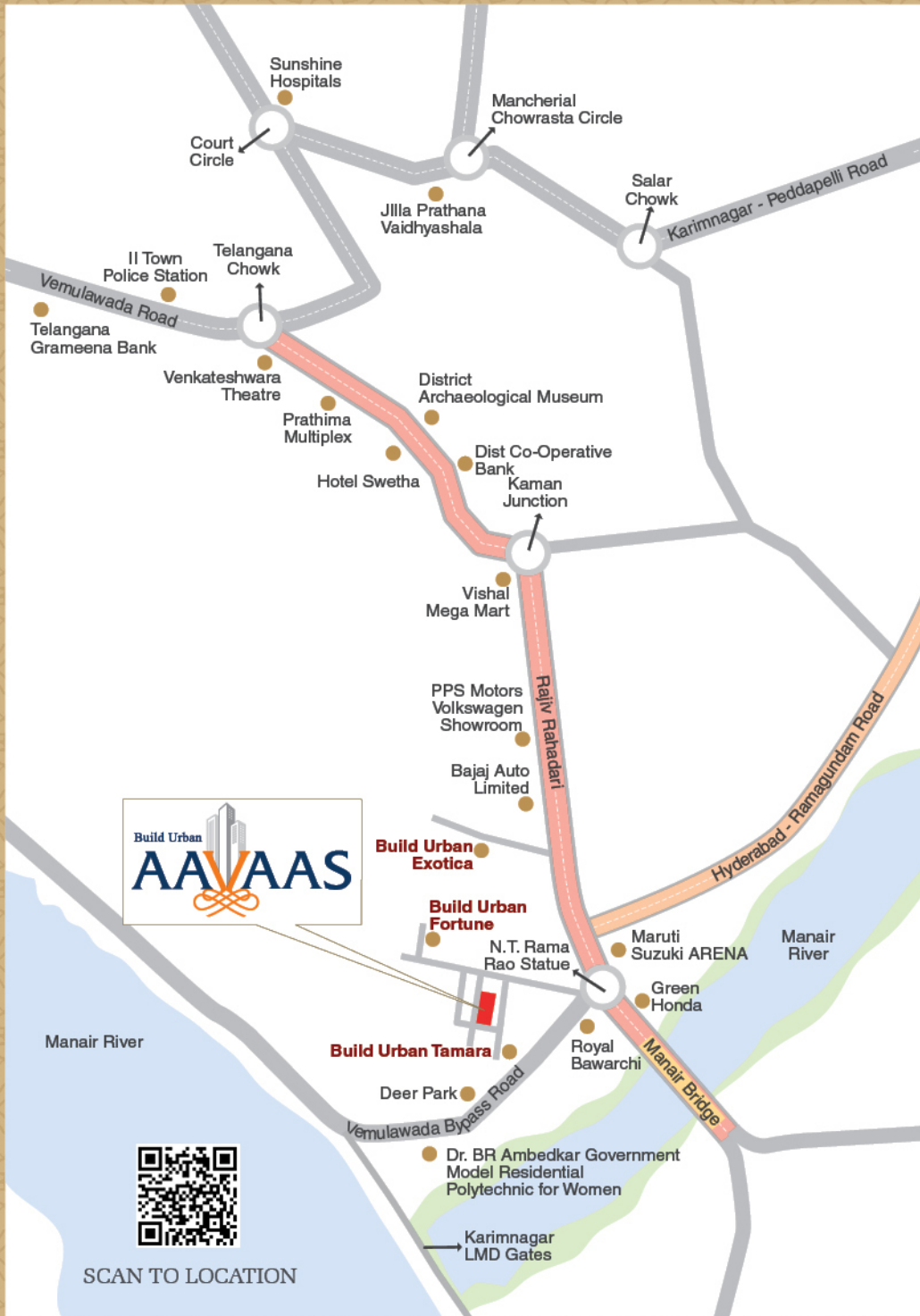
You sought peace-of-mind. And here it is.

Surrounded by peace and calm, Aavaas will be an investment for life – and an investment in a good life.

### PARKING PLAN



## LOCATION MAP (NOT TO SCALE)



SCAN TO LOCATION

## COMPLETED PROJECTS



**Aavaas (Total 75 Flats) Kompally**



**Exotica (Total 8 Flats) Karimnagar**

## ONGOING PROJECTS



**Tamara (Total 16 Flats) Karimnagar**



**Flora (Total 5 Flats) Kompally**



**Fortune (Total 4 Flats) Karimnagar**



Builders & Developers

Office Address:

Plot No. 31, Green County,  
Kompally, Hyderabad-500100

Branch & Site Address:

Plot No. 14, Alkapuri Colony, Karimnagar-505001  
Landmark: Hanuman Temple Lane

Cell : **91105 55506 / 90631 17118**

Email : [buildurbanconstructions@gmail.com](mailto:buildurbanconstructions@gmail.com)  
[sales@buildurbanconstructions.com](mailto:sales@buildurbanconstructions.com)

Website: [buildurbanconstructions.com](http://buildurbanconstructions.com)



SCAN TO WEBSITE

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.

Artifice +91 98852 53570