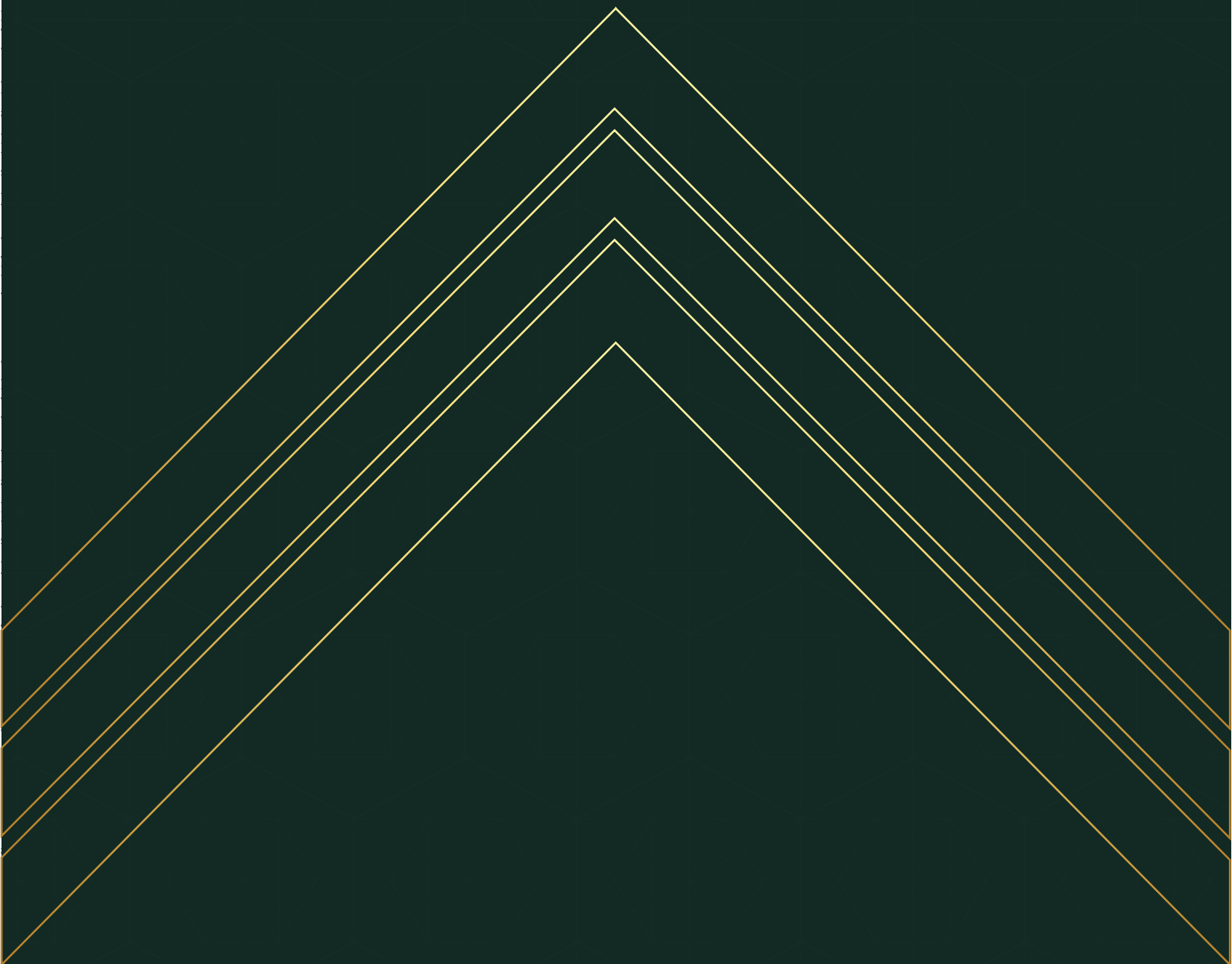


OORJA

ENSURING A HARMONIOUS BLEND
OF SPACE AND LUXURY.



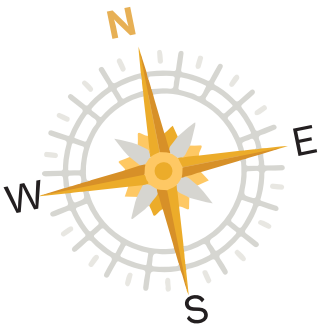


EXPERIENCE HARMONIOUS LIVING

Discover timeless elegance at Onecent Oorja in Meerpet. With area options ranging from **1260 sq ft to 1650 sq ft**, these **2BHK and 3BHK** apartments present a classic design that evokes a sense of enduring sophistication. Immerse yourself in the charm of **refined details**, ensuring a **perfect harmony of space and luxury**.

Onecent Oorja invites you to experience the distinctive allure of a classic look and feel, where every aspect resonates with timeless beauty.

TYPICAL FLOOR PLAN





EAST SIDE ROAD

2252 SQ.YDS
PLOT AREA

STILT+5
FLOORS

40
LUXURY FLATS

2 & 3BHK
FLATS

1260 TO
1650 SFT.
FLAT SIZES

TOT LOT



EXPERIENCE ABUNDANT LIVING. EVERY MINUTE, EVERY MOMENT.



Solar Fencing



Pathway



24/7 Security



Party Hall



Children's
Play Area



Landscape



OORJA



ONECENT
HOMES



ONECENT OORJA



ONECENT
HOMES

LOCATION MAP



Location (not to scale)



SCAN FOR LOCATION

SPECIFICATIONS

STRUCTURE

RCC framed structure to withstand wind and seismic loads

SUPER STRUCTURE:

9" Thick solid red brick work for external walls and 4" thick solid red brick work for internal walls.

PLASTERING

External Walls: All external walls sponge finished with cement mortar

Internal Walls: All Internal walls plastered smooth with cement mortar

PAINTING

Internal: Birla or equivalent wall care finish with 2 coats of premium royal emulsion paint of Asian, Berger or equivalent over a coat of primer

External: Exteriors with texture finish, waterproof paints of Asian, Berger or equivalent solution as per elevation

KITCHEN

Internal: Birla or equivalent Kitchen ready to receive modular Unit Provision for electrical and plumbing points for sink and water purifier, Power plugs for chimney, refrigerator, micro-oven / mixer / grinder
Designer Wall Tiles above platform

UTILITY AND WASH:

Utility - Tap point for general washing and provision for Dish washer.

Wash/ Laundry - Provision for Washing Machine.

ELECTRICAL AND COMMUNICATION

ISI mark Concealed Copper Wiring with premium make modular Switches

Three Phase power supply for each unit with individual meter boards and miniature circuit breakers

Power outlets for Ac's in all Bed rooms,
TV power outlets in all bedrooms and Living and Drawing Room, Internet points in Living room

FLOORING

Living, Drawing, Dining & all bedrooms:
Vitrified tiles of reputed make 600*600 mm

Utility Floor: Non slip Ceramic / Matt finish vitrified tiles

Toilets: Non-Slip ceramic / vitrified tiles of reputed make and dado tiles lintel level

Stair case: Granite slabs

Corridors: Rustic vitrified tiles / granite flooring

All balconies: Rustic vitrified tiles of reputed make

LIFT

Johnson or Equivalent

SECURITY

Sophisticated round the clock security /CCTV surveillance systems

Surveillance cameras at main security and entrance

Solar fencing

DOORS

Main door: Best Teak Wood designer door frame, designer door shutter with melamine polish on both sides

Internal doors: Engineered wood frame with 32/35 mm flush shutters with moldings for bedrooms, hardware of superior brands (lever handles, lock sets, door closures, door stoppers).

Toilet doors of laminate finish

French Doors: uPVC section for frames and shutters with glass of reputed make with provision for mosquito mesh shutter.

Windows: uPVC section for frames and shutters with glass of reputed make with provision for mosquito mesh shutter with safety grills

TOILETS

Sanitary fixtures of CERA or Plumber Equivalent EWC with flush Valve.

Provision for Geysers in all Toilet CP fittings of CERA or Plumber or equivalent.

Single lever wall mixers with shower, Wash basin taps and health Faucets

GENERATOR

Kirloskar or equivalent DG setback up for essential services

REGISTERED ADDRESS

Address: Sy No: 179, TSR nagar, Sita homes colony, Meerpet, Hyderabad, Telangana 500097

SITE ADDRESS:

Address: TSR Swimming Pool, Sita Homes Colony, Hyderabad, Meerpet, Telangana 500097

FOR MORE DETAILS:

+91 9642999924

Email : csk@onecent.homes

Website : www.onecent.homes

RERA NO: P02400008590

HMDA PROCEEDINGS VIDE LR.NO. 000574/BP/HMDA/0122/SMD/2024



Note: This document has been produced by the developer for advertising and general information only. The developer and its project team do not guarantee, warrant or represent that the information contained within this document is correct. Any interested party should undertake their own enquiries as to the accuracy of this information. The developer excludes unequivocally all inferred and implied terms, conditions and warranties arising out of this document and excludes all liability for loss or damage arising there from. Images shown are Artist Impression and shown for illustrative purposes only. The plans are based on the current design for this development. Changes will undoubtedly be made through development, and dimensions, fittings, finishes and specifications are subject to change without notice. The location of all architectural features on the facade including vertical panels and fins will vary on each type plan and level. Their location on the marketing material is indicative of the design intent. The information contained herein is believed to be current, but is not guaranteed. Prospective purchasers must rely on their own enquiries. Furniture is not included. This document is for guidance and does not constitute an offer of contract.