

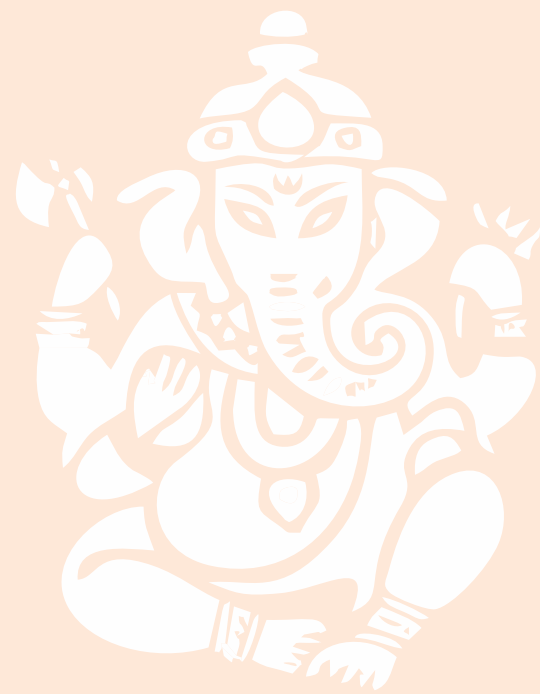
Modern living at the roots.

**GH**  
**KATURI**  
**GREEN HOMES**  
First Gated Community in Tanuku

A project by



**SATYASREE**  
LIFE SPACES PROBUILD PVT. LTD.



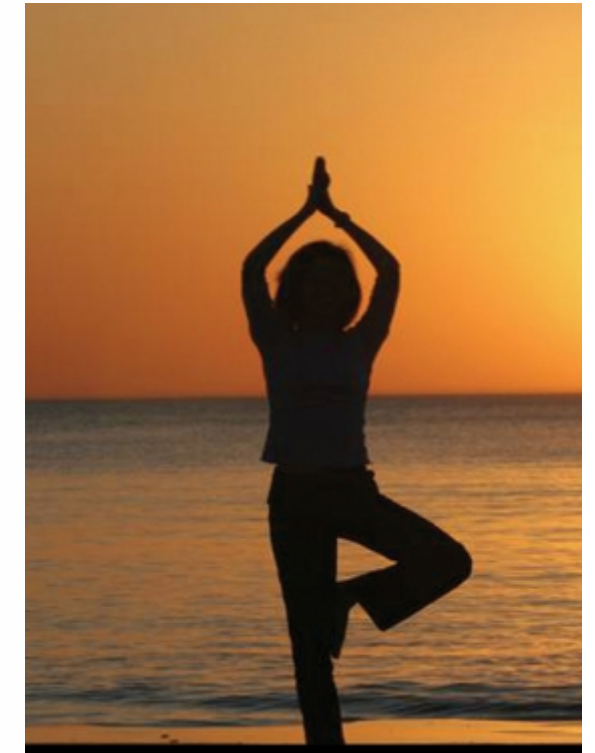
**KATURI**  
**GREEN HOMES**  
First Gated Community in Tanuku

Future built in a quaint town.

Katuri Green Homes is yet another epitome of class by SLS Probuild. A group that's built many a landmark project that testify their commitment towards uncompromised quality and unmatched elegance. And Katuri Green Homes is yet another feather in the cap. After having delivered diverse residential and commercial ventures, SLS has raised its own bar with Katuri Green Homes by blending state-of-the-art design with a location that brings together the best of all worlds; like a true artist's painting of his dream home on the most beautiful layout. Katuri Green Homes is truly the future and Tanuku is the rustic, vintage canvas on which this future is eloquently sketched.



**TANUKU**  
A dreamy poem by nature.  
Tanuku, the fifth largest town in West Godavari, is home to a lot of majestic sights on its serene, sun-kissed landscape. With its tropical climate and the Gosthani River flowing right through it, it's easily one of the best nests you can find for you and your family. In the ancient ages, Tanuku was home to the Asura King, Tarakasura. And today, it sure looks like the Gods defeated him and resided here for good. It's got tranquil evening sails and soothing morning walk trails. Pam tree silhouettes and bird songs. Riverside picnics and meditational hideouts. When you live at Katuri Green Homes, you will get to live all of this and you'll see your life transforming into poetry.





The abode of your dreams,  
woven together with all the modern comforts  
and breathtaking views.

## PROJECT HIGHLIGHTS

No. of Flats: 333 (160 Phase-I)

Types of Flats: 2 & 3 BHK

2 BHK - 1150 Sft.

3 BHK - 1610 Sft.



## The gates to heaven are now open.

Katuri Green Homes is where heaven has found its permanent address. It's where the Sky meets the Earth and your fantasy of kissing the horizon comes true. No matter where you come from, this is what you want to come back home to. A place that greets you with mystical sunsets at the end of a tiring day and ushers each new day with a dawn that lights up your life.





## Leisure in the shade of luxury.

The most attractive luxury at Katuri Green Homes is the open spaces that are lined by wonderful trees of various breeds, so that every time you walk out of your house, you walk into a garden of pleasant surprises. The driveways are broad. The greenery is plenty. The landscape is designed for absolute serenity. And now we need you to make this picture perfect.





Children play freely,  
adults play harder.

Come to think of it, mankind invented play not just for recreation, but something beyond that. It's an absolute necessity. It's one of those things that help you break a taxing routine, ooze out all the stress and look at things from a fresh perspective. Be it children or adults, everyone needs to stretch, flex, run, squat, jump and swing. At Katuri Green Homes, no matter what your age, you'll find the most innovative ways to do that. The little ones will find that freedom and the grown ups will find the challenge. And with this, you'll keep coming back to life.

- Vaastu Compliance
- Proper Ventilation
- Spacious Balconies
- Ample Air & Natural Light
- Contemporary Design
- Modular Kitchen







Master Bedroom

### 3 BHK

EAST FACING  
1610 Sft.

- 1. Drawing 11'4" X 11'0"
- 2. Master Bedroom 13'0" X 12'0"
- 3. Master Toilet 5'0" X 10'0"
- 4. Ch. Bedroom 11'0" X 11'0"
- 5. Ch. Toilet 5'0" X 11'0"
- 6. C. Toilet 5'0" X 8'0"
- 7. Guest Bedroom 11'0" X 11'0"
- 8. Pooja 4'2" X 5'0"
- 9. Kitchen 11'0" X 8'0"
- 10. Utility 4'0" Wide
- 11. Dining 18'2" X 11'0"
- 12. Sitout 6'0" X 11'0"  
(3'3" Wide Balcony)



### 2 BHK

EAST FACING  
1150 Sft.

- 1. Drawing 11'0" X 12'0"
- 2. Master Bedroom 14'6" X 11'0"
- 3. Master Toilet 5'0" X 9'0"
- 4. Ch. Bedroom 11'6" X 10'0"
- 5. Ch. Toilet 4'6" X 10'0"
- 6. Pooja 5'0" X 4'0"
- 7. Kitchen 7'6" X 11'0"
- 8. Utility 3'6" Wide
- 9. Dining 12'0" X 9'6"
- 10. Balcony 4'0" Wide



### 3 BHK

WEST FACING  
1610 Sft.

- 1. Drawing 11'4" X 11'0"
- 2. Master Bedroom 13'0" X 12'0"
- 3. Master Toilet 5'0" X 10'0"
- 4. Ch. Bedroom 11'0" X 11'0"
- 5. Ch. Toilet 5'0" X 11'0"
- 6. C. Toilet 5'0" X 9'0"
- 7. Guest Bedroom 11'0" X 11'0"
- 8. Pooja 4'2" X 5'0"
- 9. Kitchen 11'0" X 8'0"
- 10. Utility 4'0" Wide
- 11. Dining 18'2" X 11'0"
- 12. Sitout 6'0" X 11'0"  
(3'3" Wide Balcony)



### 2 BHK

WEST FACING  
1150 Sft.

- 1. Drawing 11'0" X 11'6"
- 2. Master Bedroom 11'0" X 14'6"
- 3. Master Toilet 5'0" X 8'6"
- 4. Ch. Bedroom 12'0" X 10'6"
- 5. Ch. Toilet 11'0" X 4'6"
- 6. Pooja 4'4" X 3'3"
- 7. Kitchen 11'0" X 7'0"
- 8. Utility 3'6" Wide
- 9. Dining 12'0" X 9'6"
- 10. Balcony 4'0" Wide



TYPICAL FLOOR PLAN BLOCK - A & H



TYPICAL FLOOR PLAN BLOCK - B & G



TYPICAL FLOOR PLAN BLOCK - C



1610 Sft.



1610 Sft.

1150 Sft.

1150 Sft.

1150 Sft.

1150 Sft.

1610 Sft.

1610 Sft.

TYPICAL FLOOR PLAN BLOCK - D, E & F



1150 Sft.



1150 Sft.

1150 Sft.

1150 Sft.

1150 Sft.

1150 Sft.

1150 Sft.

1150 Sft.



## 12,000 Sft. CLUBHOUSE

- Swimming Pool / Kids Pool
- Badminton Courts
- Children's Play Areas
- Jogging Track
- Gym
- Cricket Nets
- Grocery / Super Market
- Guest Rooms
- Indoor Games
- Multipurpose Hall
- Meditation Room
- Yoga / Aerobic Room
- Recreation
- Sun Deck
- VIP Lounge
- Parking Facility for Visitors
- Landscaped Gardens with Sitouts

# Make the most of each moment.

The amenities we have integrated in the clubhouse at Katuri Green Homes make 'clubhouse' an understatement. You can workout and peace out, play an outdoor sport in fresh air and play an indoor game that you last played a few years ago, throw a party or host a meeting, screen a movie or launch a book. And guess what, there are guest rooms too so the friends and family who visit you don't miss out on the adventure that's Katuri Green Homes.



Gym



Multipurpose Hall



Badminton Court



Indoor Games



Yoga



Guest Bedroom

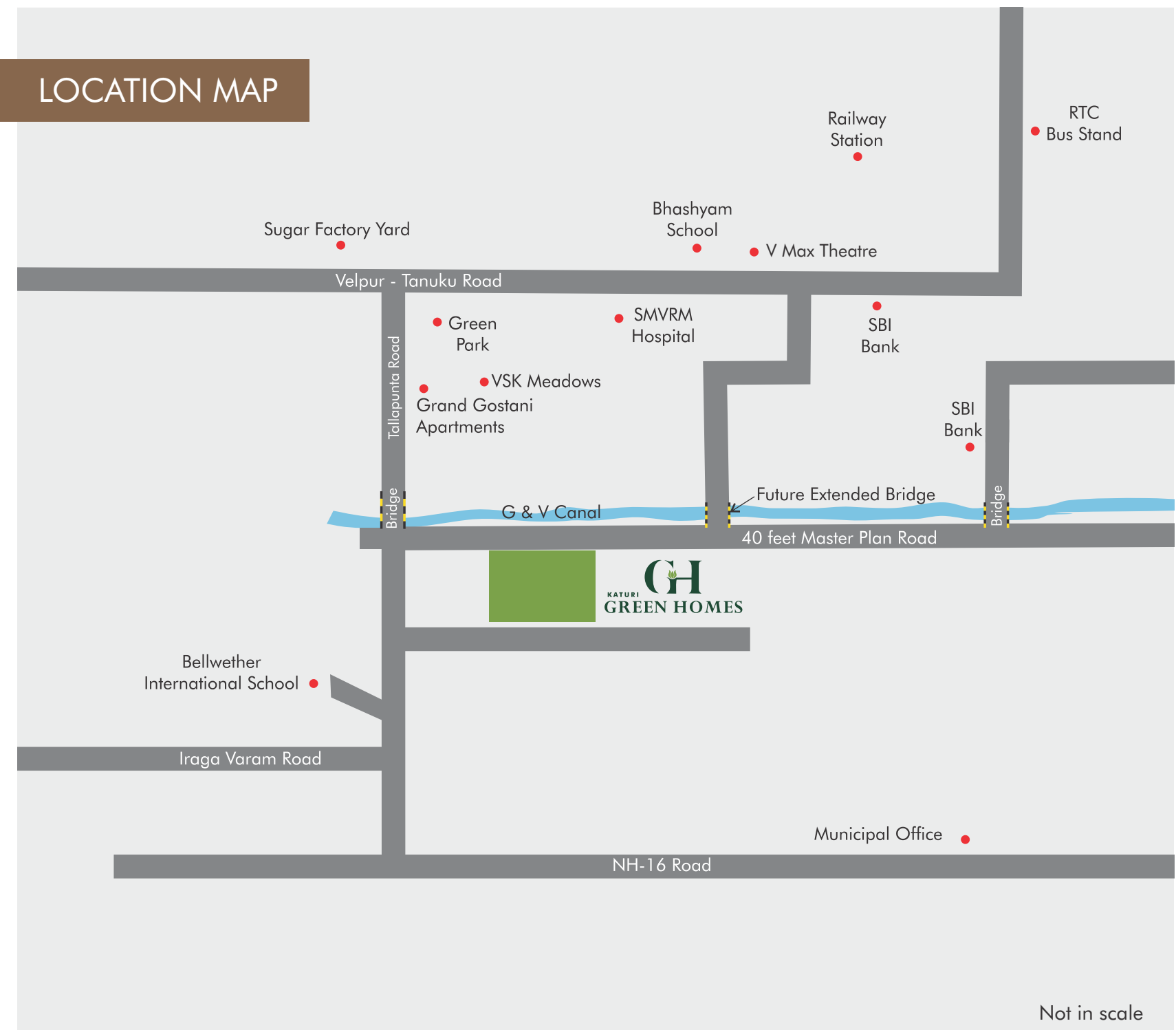
# MASTER PLAN



## Legend

- |                              |                              |
|------------------------------|------------------------------|
| 01. Entry & Exit             | 12. Deck with Pergola        |
| 02. Main Entrance Paving     | 13. Open Space Entrance Deck |
| 03. V.D.F Flooring           | 14. Pathway / Jogging Track  |
| 04. Entrance Waterbody       | 15. Social Gathering Plaza   |
| 05. Swimming Pool            | 16. Stepping Stones          |
| 06. Clubhouse Area Waterbody | 17. Lawn                     |
| 07. Amphitheatre             | 18. Street Ends              |
| 08. Fitness Station          | 19. Drop off Area Paving     |
| 09. Children's Play Area     | 20. Pool Deck                |
| 10. Basket Ball Court        | 21. Cricket Net Practice     |
| 11. Stage                    | 22. Grass Paver              |

# LOCATION MAP



Not in scale

## Live surrounded by convenience.

Albeit being a serene location, Katuri Green Homes doesn't compromise on any of the features you need for modern living. In the vicinity, you have the best of schools for your kids, reliable medical facilities for the unforeseen circumstances, peaceful spots for casual family outings, food of different cuisines, financial institutions, riverside sunsets and anything and everything beyond this you can imagine.



Approved by

## SPECIFICATIONS



### RCC FRAMED STRUCTURE

R.C.C. framed structure to withstand Wind & Seismic loads.

### SUPER STRUCTURE

9" thick brick masonry for external walls & 4" thick brick masonry of internal walls.

### PLASTERING

Internal: 2 coats of plastering in CM 1:4 for walls & ceiling.

External: 2 coats of plastering in CM 1:4 for external walls.



### DOORS

Main Door: Teak wood frame with teak shutter of Melamine Matte polish fixed with reputed make hardware of SS of Godrej doorset or equivalent make.

Internal Doors: Country Wood frame with Laminated flush shutter fixed with reputed make of hardware.

French Doors: UPVC Sliding door of single glazed unit complete with toughening / Heat strengthening at vision panel system with designer hardware of reputed make and fly proof shutter.



### WINDOWS

UPVC Window of Single glazed unit complete with toughening / Heat strengthening at vision panel system, with provision for mosquito mesh shutter.

Grills: Aesthetically designed, Mild Steel (M.S) grills with enamel paint finish.



### PAINTING

Internal: Smooth putty finish with 2 Coats of premium acrylic emulsion paint of reputed make over a coat of primer. (Asian / Dulux / Berger).

External: Textured finish and two coats of exterior emulsion paint of reputed make.

Parking area: OBD paint over one coat of luppum.



### FLOORING

Living / Dining: 800 X 800 mm size double charged vitrified tiles.

Master Bedroom: 600 X 600 mm size double charged vitrified tiles (wooden tiles).

Other Bedrooms: 600 X 600 mm size double charged vitrified tiles.

Kitchen: 600 X 600 mm size double charged vitrified tiles.

Staircase: Kota / Tandur stone.

Corridors: Vitrified tiles with granite.



### KITCHEN

18mm thick black granite counter top with single bowl SS sink.

Utility Area: Dish washer and washing machine provision in the utility area.



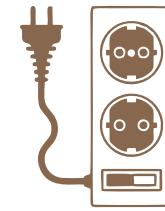
### BATHROOMS

Basin: In M. Bed - Half pedastal, Dining - Counter top.

Cascade type EWC of reputed make single lever fixtures with wall mixer cum shower.

Provision for geysers in all bathrooms.

All C.P. Fittings are chrome plated of reputed make equivalent to Jaguar / Hindware.



### ELECTRICAL

Power plug for cooking range chimney, refrigerator, microwave ovens, mixer / grinders in kitchen, washing machine and dish washer in utility area.

3 phase supply for each unit and individual meter boards. (DG with partial backup).

Miniature circuit breakers (MCB) for each distribution boards of reputed make.

Elegant designer modular electrical switches.

### DADOING\*

Toilets: Anti skid glazed ceramic tiles for walls and floor.

Utility: Glazed designer ceramic tiles up to 3'-0" height in the wash area. Flooring with matte finish tiles.



### TELECOM / I-NET / CABLE TV

FTH with WiFi internet DTH, Telephone & Intercom.

Provision for Internet LAN, Cable, AC in all bedrooms.



### AIR CONDITIONING

Split A/C power point in all bedrooms & living area.



### LIFTS

Lift: High speed automation passenger lifts with rescue device with V3F for energy efficiency of reputed make of Johnson / Shindler Entrance with vitrified tiles cladding.



### SECURITY, SURVEILLANCE & BMS

Solar powered security fence.

CC cameras around the campus for surveillance during night.

Intercom for each apartment connected to security for screening of the visitors.



### WTP & STP \*

Fully treated water made available through an exclusive water softening & purification plant.

A sewage treatment plant of adequate capacity as per norms will be provided inside the project.



GENERATOR: D.G set with partial backup.



PARKING: Each apartment will have car parking.



### FIRE SAFETY \*

Fire hydrant and fire sprinkler system in all floors and basements.

Control panel will be kept at main security.

### WATER SUPPLY \*

Hydro-pneumatic system with 100% treated water.

\*Future extension additional floor will be constructed with TDR bond as per plan approval





**SATYASREE**

LIFE SPACES PROBUILD PVT. LTD.

Katuri Green Homes, Tallapuntha Road  
Opp. Sugar Factory Road, Tanuku.

Ph: +91 63053 50667 | 96426 53999 | 81794 19034

[www.slsprobuild.com](http://www.slsprobuild.com)