

www.springfield.co.in

  
**SPRINGFIELD**  
VILLAS PRIVATE LIMITED

For more details please contact:

info@springfield.co.in  
www.springfield.co.in

**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.

  
Highland Springs  
OAK SPRINGS

*Rediscover the  
joys of life*

  
**SPRINGFIELD**  
VILLAS PRIVATE LIMITED



# Highland Springs OAK SPRINGS

Ever experienced living with just beauty around you? Here's your chance to do it. And with the luxury of making such kind of beauty your own.

Presenting Oak Springs. A luxurious, 4 bedroom, 2343 sq. ft., park-facing independent duplex house on a 300 sq. yd. plot,

### Features - For the living you always desired

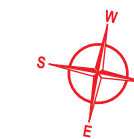
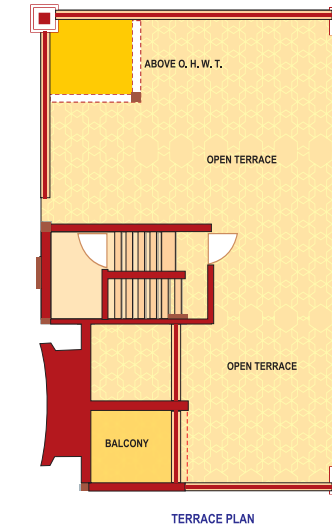
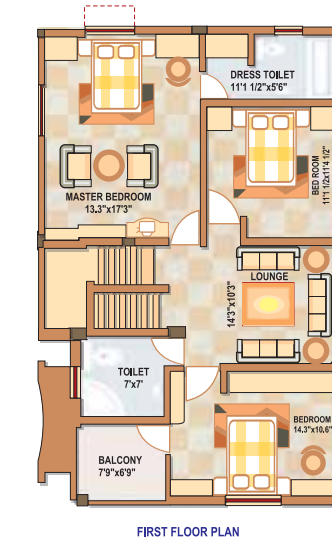
- 30 minutes from Secunderabad
- 5 minutes from MMTS station (to HiTech City, Shamshabad etc.)
- World Class Township with
  - 4 acre mall
  - 6 acre club/recreational facilities
  - 100% landscaped parks, open areas
- Underground electrical, telecom/cable, gas and other services
- Sewage treatment plant to recycle water for gardening, utility etc.
- Gated township with access controlled entry/exit
- Professional maintenance by the company
- Vaastu, Fengshui and Geobiologically perfect



# Rediscover the joys of life

### Our Architect

Highland Springs is designed by Hiren Patel and Architects, Ahmedabad. A renowned architect who designed the house of Shri L.K. Advani, Ex. Dy. Prime Minister of India, his work has been published in many magazines



PLOT AREA: 300 sq. yds.

FLOOR	BUILT-UP AREA (sqft)
GROUND	1055.89
FIRST	1012.42
OTHERS*	274.77
<b>TOTAL</b>	<b>2343.08</b>

\* SERVANT QUARTER + STAIR HEAD ROOM + OVERHEAD TANK

### SPECIFICATIONS - It's all about quality in detail

#### Foundation and Structure

- Reinforced concrete framed structure
- Earthquake resistant design

#### Doors/ Windows

- Main door frame and panel door of teak
- Internal teak door frames / flush doors
- Teak window frames with glazed swinging teak shutters

#### Utility

- Wet area for washing utensils etc.
- Detached service quarter for maids, drivers

#### Kitchen

- Granite platform with ceramic tile cladding up to window height
- Cabinetry with fixtures

#### Bathrooms

- Bathrooms with shower stall/bath tub
- Wall cladding with ceramic tiles up to ceiling height
- One wall mixer and shower
- Sanitary ware and fixtures of Jaquar or similar make

#### Flooring

- Villa : Exquisite marble flooring

#### Landscape

- Hard scape : Stone and rough granite
- Soft scape : Exquisite shrubbery and carpet greens

#### Painting

- Internal wall finished smoothly with putty (cement based) and painted with emulsion
- Internal wall finished smoothly with putty (cement based) and painted with emulsion
- External wall treated with texture paint

#### Electrical and Communication

- Concealed copper wiring with adequate modular switch points

#### Water supply

- Round the clock
- Solar water heater

#### Stand by Power

- Auto start generator backup

#### Cooking Gas

- Centralised LPG distribution system

- Project approved for housing loans from leading retail banks
- HUDA approved
- Modifications as per applicable costs and viability/approval by architects & company