



RAJAPUSHPA
INFINA
LIMITLESS LIVING

at Manchirevula



SITE ADDRESS:
Rajapushpa Infina,
Survey No.: 84 to 96 of
Bairagiguda & 12/P, 438/P
of Manchirevula
(near ORR Narsingi Exit),
Gandipet, Hyderabad - 500075.

Corporate Office:
6th Floor,
Rajapushpa Summit,
ISB Rd, Financial District,
Gachibowli,
Nanakramguda,
Telangana - 500032.

For Booking :
Rajapushpa Marketing office,
Nanakramguda Service Road,
Puppalaguda,
Narsingi,
Hyderabad
500075.

Experience Unparalleled Luxury with Rajapushpa Properties

Established in 2006 by the visionary Parupati Brothers, Rajapushpa Properties has solidified its position as a prominent name in the Hyderabad real estate industry. With a commitment to redefining residential living, we specialize in exquisite gated community apartments, luxurious villas and cutting-edge commercial IT/ITEs spaces.

At the core of our organization are the four visionaries whose innovative ideas and forward-thinking approach have propelled Rajapushpa Properties to the forefront of the real estate landscape.

Our projects have consistently received recognition and accolades for their unparalleled quality, meticulous specifications and unwavering standards. As we strive to surpass expectations, we aim to set new benchmarks in Indian realty by ensuring transparency and timely delivery.

Rajapushpa Properties has carved a niche for itself by creating an exclusive and captivating experience within the dynamic real estate sector. Our dedication to aesthetics, design and unparalleled luxury sets us apart, ensuring that every project is a masterpiece in its own right.

Explore the world of luxury living with Rajapushpa Properties and step into a realm of unmatched elegance and sophistication.



As a leading real estate company in Hyderabad, we strive towards achieving excellence and maintaining a competitive edge in the market.

OUR Mission

"Our mission is to transform the real estate experience by providing innovative solutions, exceptional service and unparalleled expertise to our customers and communities. We strive to create value, foster sustainable development and build lasting relationships."

OUR Vision

"Our vision is to be the most trusted and admired real estate company, leading the industry with integrity, excellence and innovation. We aim to shape the future of Hyderabad real estate by consistently exceeding expectations and setting new standards in quality, service and sustainability."

OUR Core Values

- ★ Integrity
- ★ Customer Focus
- ★ Innovation
- ★ Excellence
- ★ Sustainability

When your ambition surpasses their wildest dreams.
When creature comforts are part and parcel of your lifestyle.

When the only one you're looking to impress is you.
When your life ahead holds infinite possibilities.

That's when you're ready for
Limitless Luxury.

Welcome to

RAJAPUSHPA
INFINA



The pinnacle of LUXURY LIVING

Every home says something about its residents, and the only tales the apartments at Rajapushpa Infina tell are ones of lavish opulence.

Dive into a lifestyle your family deserves.

- 12.96
Acres
- 6
Towers
- 55
Floors
- 3,080 - 5,725
Sq. Ft. Unit Sizes
- 69,000
Sq. Ft. Clubhouse
- 80,000 (approx)
Sq.ft. Stilt Level Amenities

LUXURY 3 & 4 BHK APARTMENTS

- 11.5 Feet Floor Height
- Apartments (5725 & 4425 Sq.ft.) with Maid Room
- Exclusive Corner Apartments
- 1,526 Units



ASCEND ABOVE THE ORDINARY

Where an elevated lifestyle awaits.
Where the sky is just the beginning.
Where happiness is limitless.



INFINA

This is The Next
**Big Thing In
Real Estate**

There are a few joys in life better than discovering a secret before everyone else, and **Manchirevula** is a secret known to a chosen few.

It's among the fastest-growing residential locations in Hyderabad, situated in the city's highly desired South-West corridor. Its proximity to hubs like Financial District, Gachibowli, Kokapet, Narsingi and Gandipet adds to its attraction while ensuring you still have the silence and peace you crave for. The location also has everything you need to live the good life with a healthy mix of education, entertainment, healthcare, and wellness options.

This is your chance to own your piece of paradise at Hyderabad's next big residential location.

MANCHIREVULA

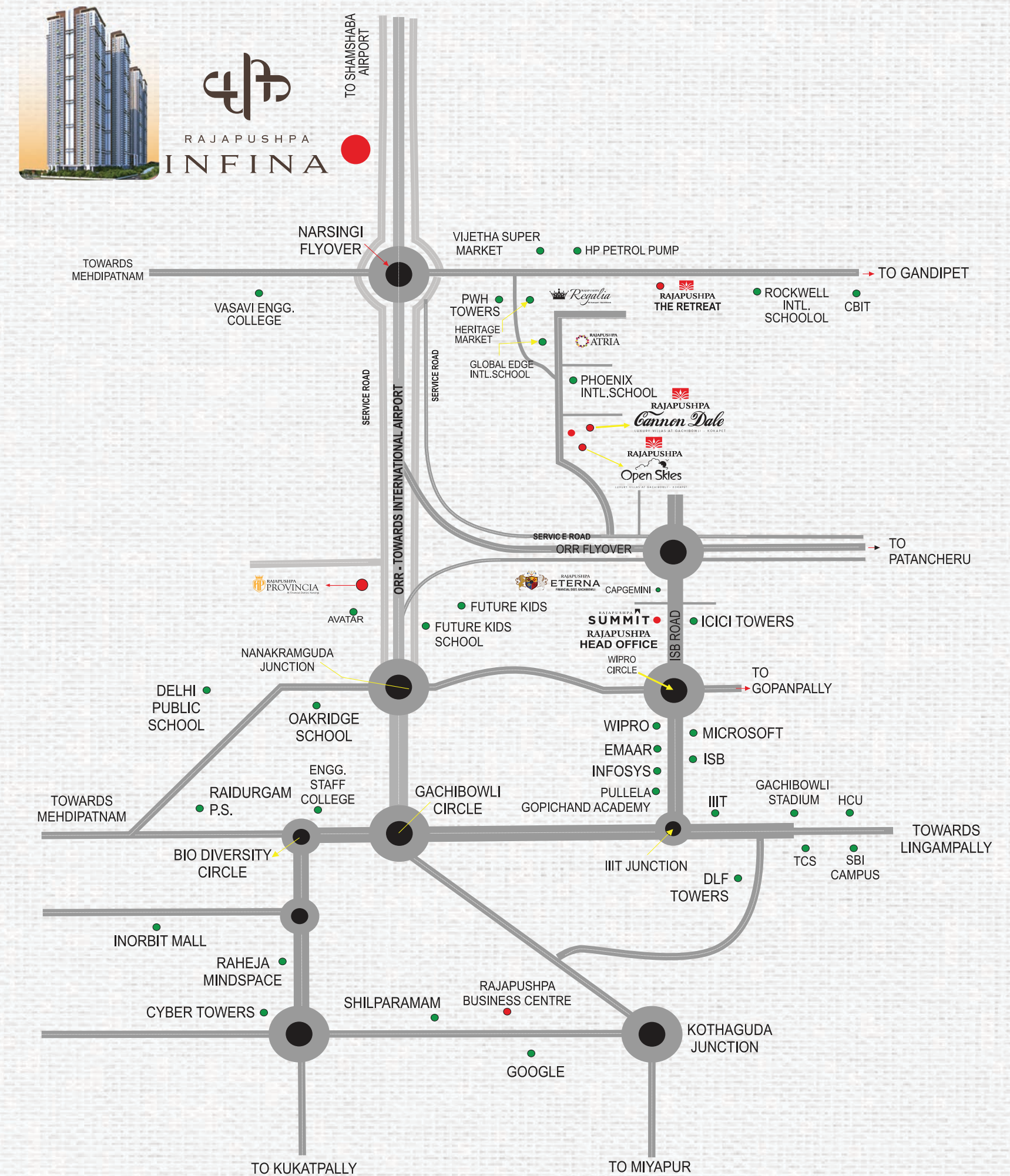


Witness the limitless

Neighbourhood



- 4 mins - Kokapet
- 5 mins - The Global Edge School, Kokapet
- 6 mins - Phoenix Greens International School, Kokapet
- 7 mins - Rockwell International School, Gandipet
- 8 mins - Financial District
- 9 mins - Continental Hospital
- 11 mins - Wipro circle
- 15 mins - Gachibowli
- 17 mins - IKEA
- 20 mins - RGIA



CHOOSE YOUR OWN PALACE.

Rajapushpa Infina is home to 6 majestic towers, each rising 55 storeys high above the ground.



An artistic rendering of a modern, multi-story clubhouse building with a glass and wood facade, situated next to a body of water under a sunset sky. The building has multiple levels with balconies and large windows. A sign on the building reads "Club nirvana".

This is Club Nirvana

Spread across 69,000 square feet, Club Nirvana is the clubhouse at Rajapushpa Infina. It has been designed to satiate every desire you've had. Whether it's taking a dip after a stressful day or simply blowing off some steam at the gym, Club Nirvana has got you covered.

A woman and a young boy are playing in the ocean waves. The woman is lying on her back, smiling up at the boy, who is leaning over her. The boy is wearing a blue swim cap and goggles. The water is a vibrant blue, and the sky in the background is a mix of soft pinks, oranges, and blues, suggesting a sunset or sunrise. The overall mood is peaceful and joyful.

Clubhouse Amenities

- 4 2 Badminton Courts
- 4 2 Squash Courts
- 4 Table Tennis Room
- 4 Indoor Coffee Lounge
- 4 Reception Lounge
- 4 Meditation/Yoga Room
- 4 Aerobics Room
- 4 Gym with Cardio & Weights
- 4 Swimming pool with deck
- 4 Banquet Hall with Party Lawn
- 4 Indoor Games
(Carrom, Table Tennis, Foosball & Air Hockey)
- 4 AV Room/Preview Theatre
- 4 Pool & Billiards Lounge
- 4 Multipurpose Hall
- 4 Grocery Store
- 4 Well-Furnished Guest Suites
- 4 Spa (Steam, Sauna, Massage Room, Jacuzzi, Saloon, Pedicure & Manicure)
- 4 Hobby Rooms
- 4 Reading Lounge
- 4 Library
- 4 Toddler Space

The FUN Just DOESN'T END

Among the exclusive benefits of living at Rajapushpa Infina is our stilt-level amenities floor. If you ever want a change of pace from the clubhouse, you can always head over here and participate in even more amenities that'll keep you entertained and satisfied.

- ☐ Swing Court
- ☐ Seating Lounge
- ☐ Calisthenics Zone
- ☐ Tot Lot
- ☐ Senior Citizen's Lounge
- ☐ Adventure Play Area
- ☐ WiFi Pod
- ☐ Study Zone
- ☐ Yoga & Aerobics Deck
- ☐ Seat Court
- ☐ Indoor Games
- ☐ Cafe with Juice Bar
- ☐ Cycle Parking
- ☐ Outdoor Living

Your kingdom
A sight to behold.

Legends

- | | |
|--|------------------------------|
| 1. Main Entry and exit | 27. Skating rink |
| 2. Entry arch and Security | 28. Adventure play |
| 3. Exit drive | 29. Picnic deck |
| 4. River front decks | 30. Swing court |
| 5. River front lawn | 31. Sculpture court |
| 6. Street level signage | 32. Indoor play court |
| 7. Entry feature wall with water feature above | 33. Tree court plaza |
| 8. Kids play spillover area | 34. Golf putting |
| 9. River view deck | 35. Central Water feature |
| 10. Lounge deck | 36. Water feature deck |
| 11. Café deck | 37. Senior citizen's lounge |
| 12. Arrival Plaza | 38. Fitness deck |
| 13. Cycle park | 39. Pavilion with seatings |
| 14. Indoor games | 40. Box cricket |
| 15. Reading corner | 41. Futsal court |
| 16. Senior citizen lounge | 42. Tennis court |
| 17. BBQ deck | 43. Basketball court |
| 18. Covered play deck | 44. Pet park |
| 19. Seating/outdoor lounge | 45. Grand entry plaza |
| 20. Entry plaza | 46. Peripheral tree planting |
| 21. Avenue of the fountains | 47. Tree court with seating |
| 22. Pool and deck | 48. School bus bay |
| 23. Party lawn | 49. Mound |
| 24. WIFI pod / study zone | 50. Gravel path |
| 25. Yoga deck | 51. 2.5m wide cycle track |
| 26. Meditation court | 52. 2.5m wide walking trail |

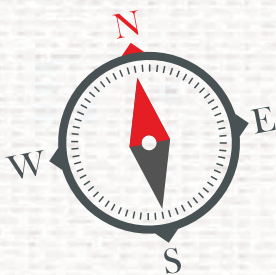


Floor Plan

West Facing

5725 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 3463 Sft |
| Wall Area | 281 Sft |
| Balcony & Utility Area | 677 Sft |
| Common Area | 1304 Sft |



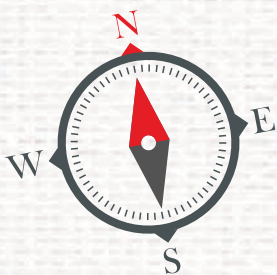
Tower A Tower F
Aquila Felicia

Floor Plan

East Facing

5725 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 3439 Sft |
| Wall Area | 281 Sft |
| Balcony & Utility Area | 701 Sft |
| Common Area | 1304 Sft |



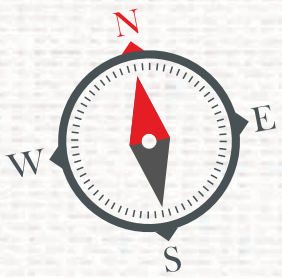
Tower A Tower F
Aquila Felicia

Floor Plan

West Facing

5725 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 3468 Sft |
| Wall Area | 281 Sft |
| Balcony & Utility Area | 672 Sft |
| Common Area | 1304 Sft |



Tower A Tower F
Aquila Felicia

Floor Plan

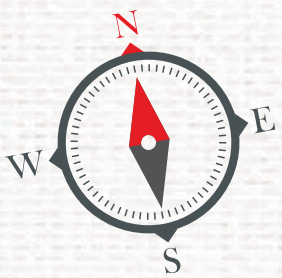
East Facing

5725 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 3465 Sft |
| Wall Area | 281 Sft |
| Balcony & Utility Area | 675 Sft |
| Common Area | 1304 Sft |



Tower A Tower F
Aquila Felicia

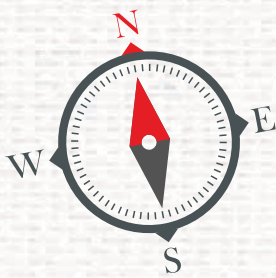


Floor Plan

West Facing

4425 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 2940 Sft |
| Wall Area | 224 Sft |
| Balcony & Utility Area | 253 Sft |
| Common Area | 1008 Sft |



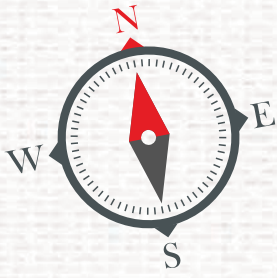
Tower B Tower E
Bellona Estonia

Floor Plan

East Facing

4425 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 2937 Sft |
| Wall Area | 224 Sft |
| Balcony & Utility Area | 256 Sft |
| Common Area | 1008 Sft |



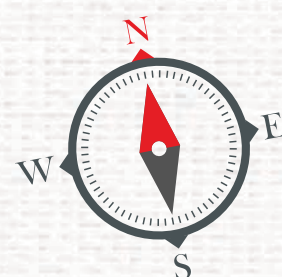
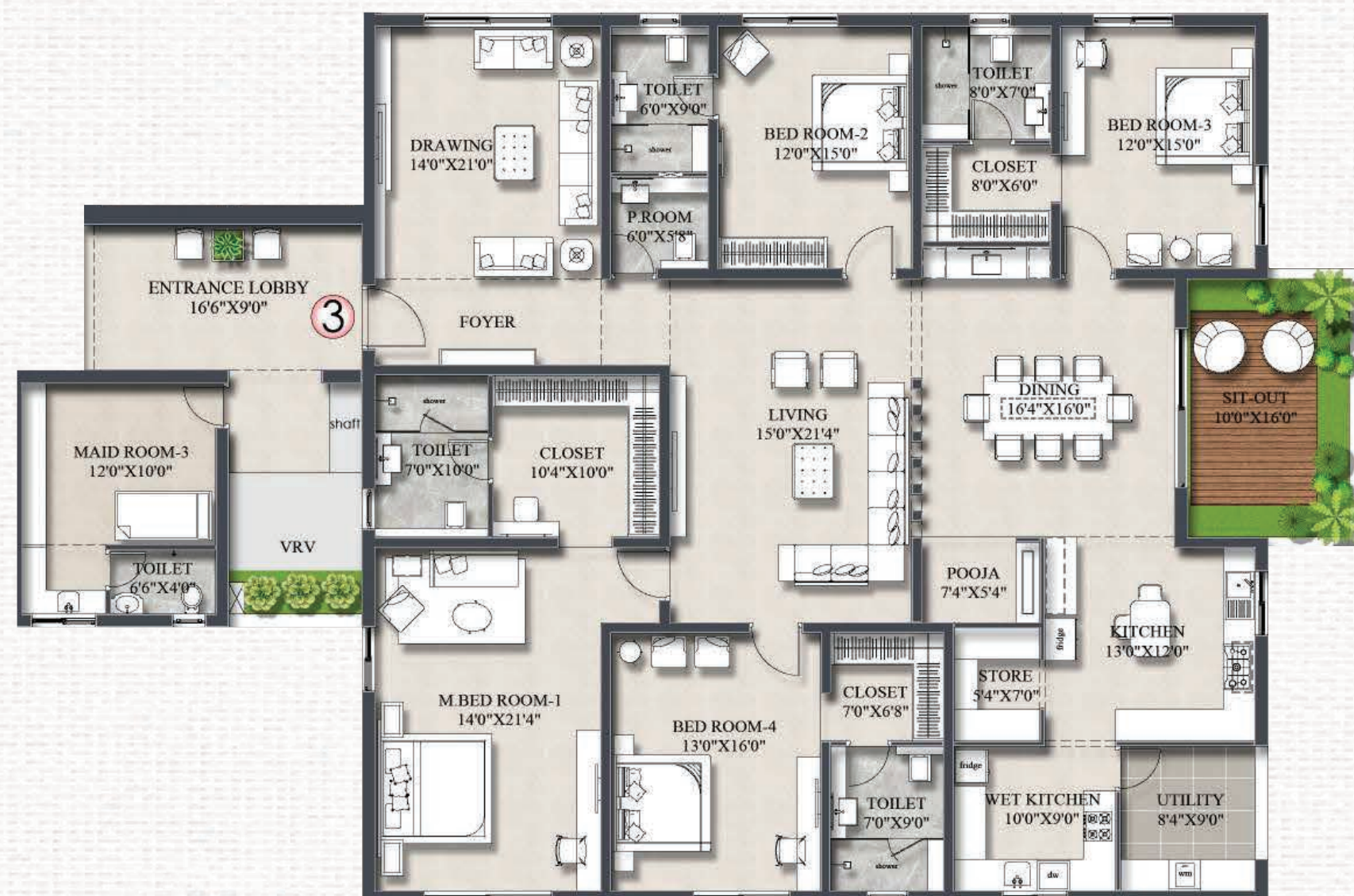
Tower B Tower E
Bellona Estonia

Floor Plan

West Facing

4425 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 2940 Sft |
| Wall Area | 224 Sft |
| Balcony & Utility Area | 253 Sft |
| Common Area | 1008 Sft |



Tower B Tower E

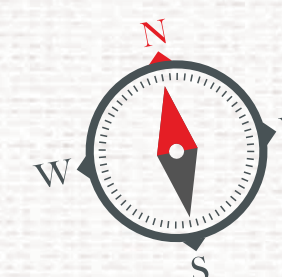
Bellona Estonia

Floor Plan

East Facing

4425 sft
4 BHK + Maid Room

| | |
|------------------------|----------|
| Carpet Area | 2937 Sft |
| Wall Area | 224 Sft |
| Balcony & Utility Area | 256 Sft |
| Common Area | 1008 Sft |



Tower B Tower E

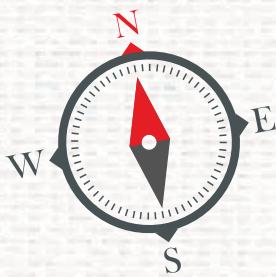
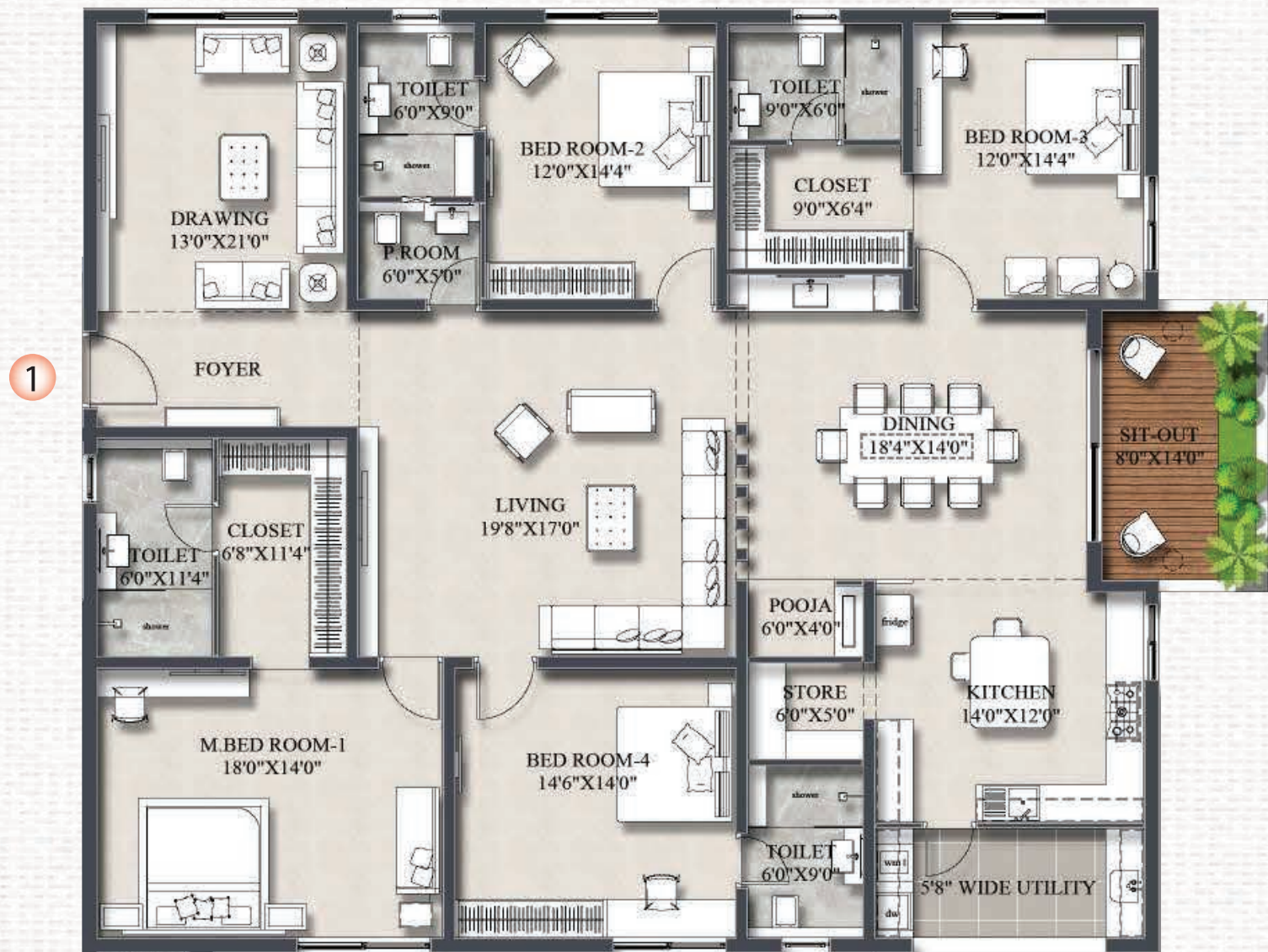
Bellona Estonia

Floor Plan

West Facing

3705 sft
4 BHK

| | |
|------------------------|----------|
| Carpet Area | 2479 Sft |
| Wall Area | 174 Sft |
| Balcony & Utility Area | 208 Sft |
| Common Area | 844 Sft |



Tower C
Crescent

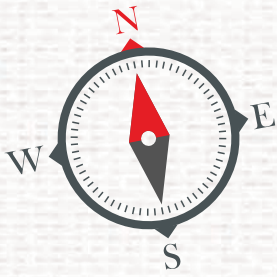
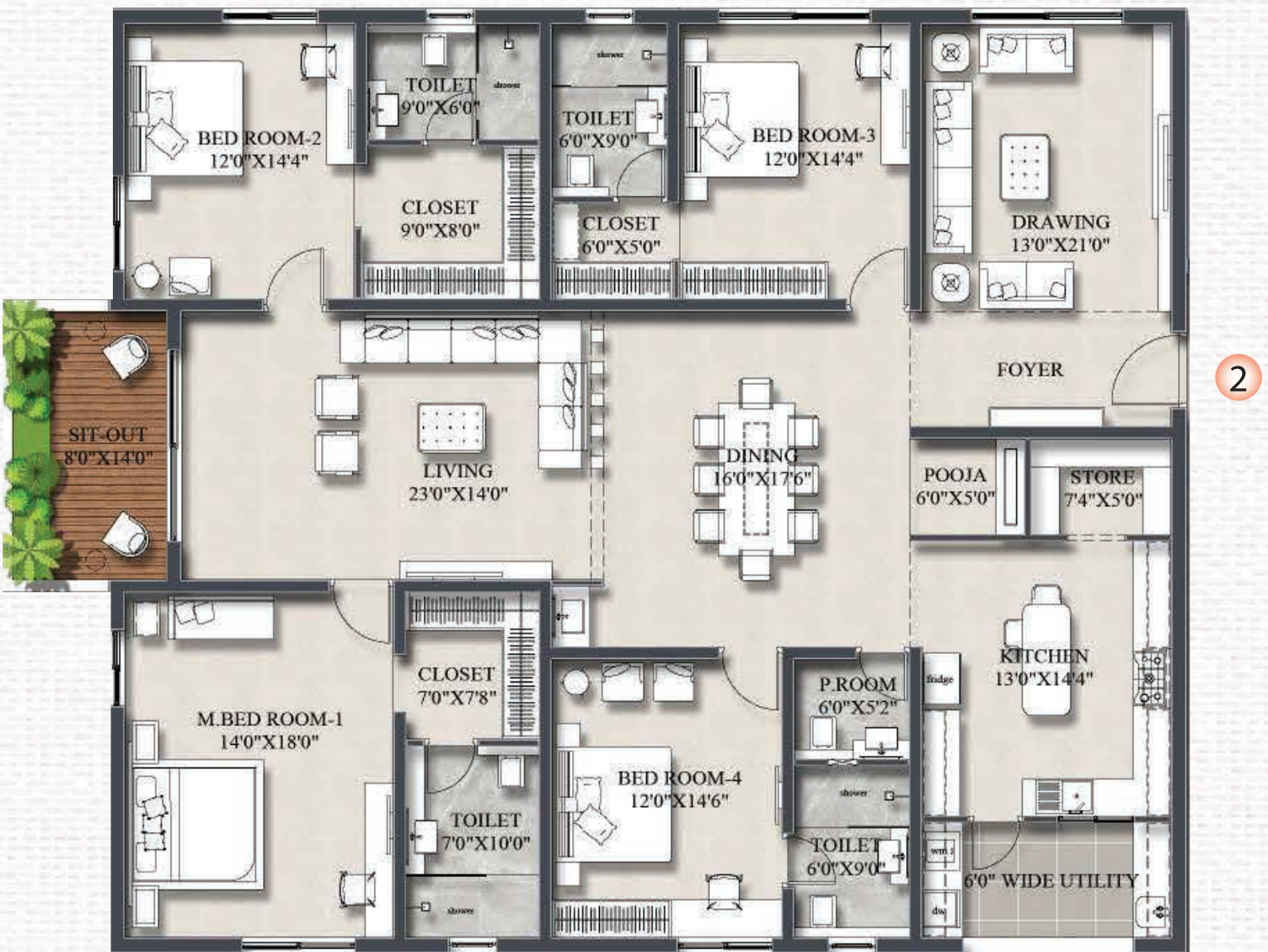
Tower D
Delta

Floor Plan

East Facing

3705 sft
4 BHK

| | |
|------------------------|----------|
| Carpet Area | 2480 Sft |
| Wall Area | 174 Sft |
| Balcony & Utility Area | 207 Sft |
| Common Area | 844 Sft |



Tower C
Crescent

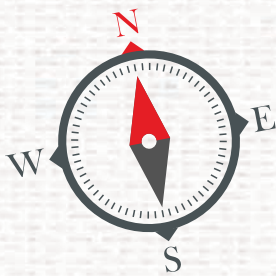
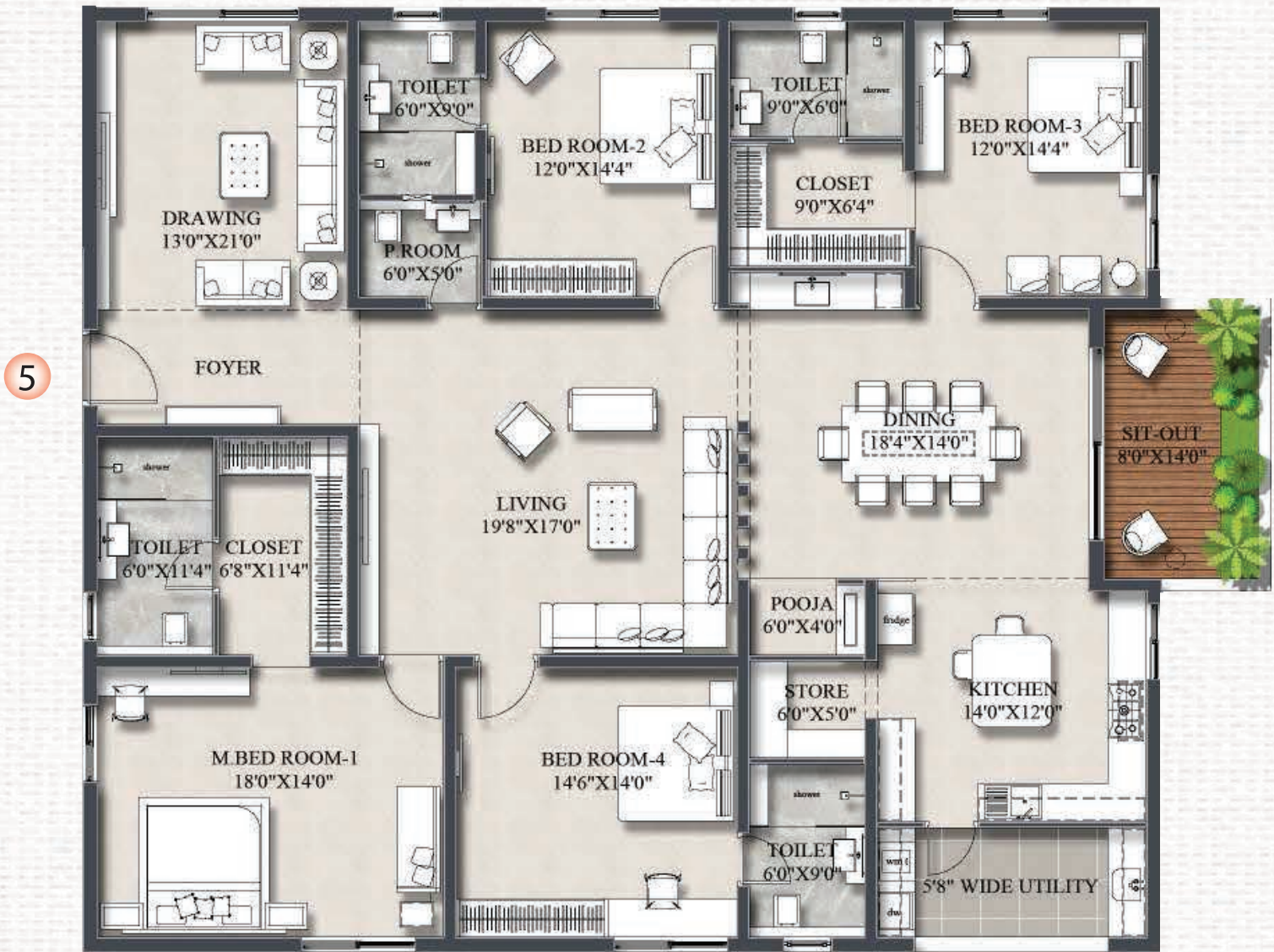
Tower D
Delta

Floor Plan

West Facing

3705 sft
4 BHK

| | |
|------------------------|----------|
| Carpet Area | 2479 Sft |
| Wall Area | 174 Sft |
| Balcony & Utility Area | 208 Sft |
| Common Area | 844 Sft |



Tower C
Crescent

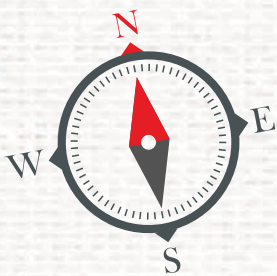
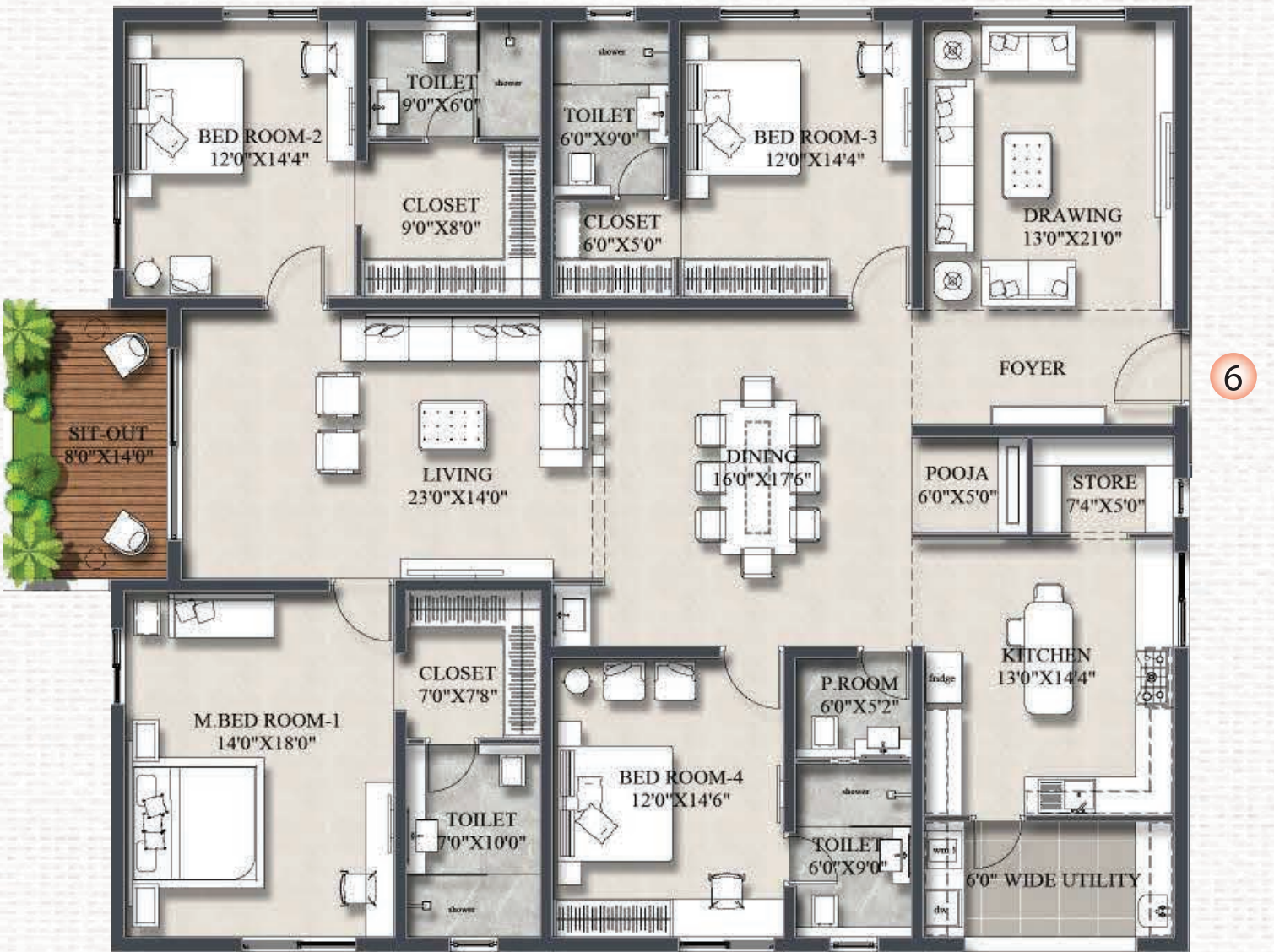
Tower D
Delta

Floor Plan

East Facing

3705 sft
4 BHK

| | |
|------------------------|----------|
| Carpet Area | 2480 Sft |
| Wall Area | 174 Sft |
| Balcony & Utility Area | 207 Sft |
| Common Area | 844 Sft |



Tower C
Crescent

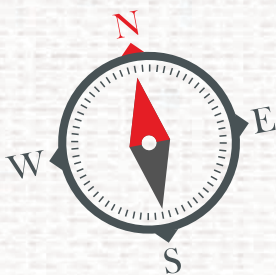
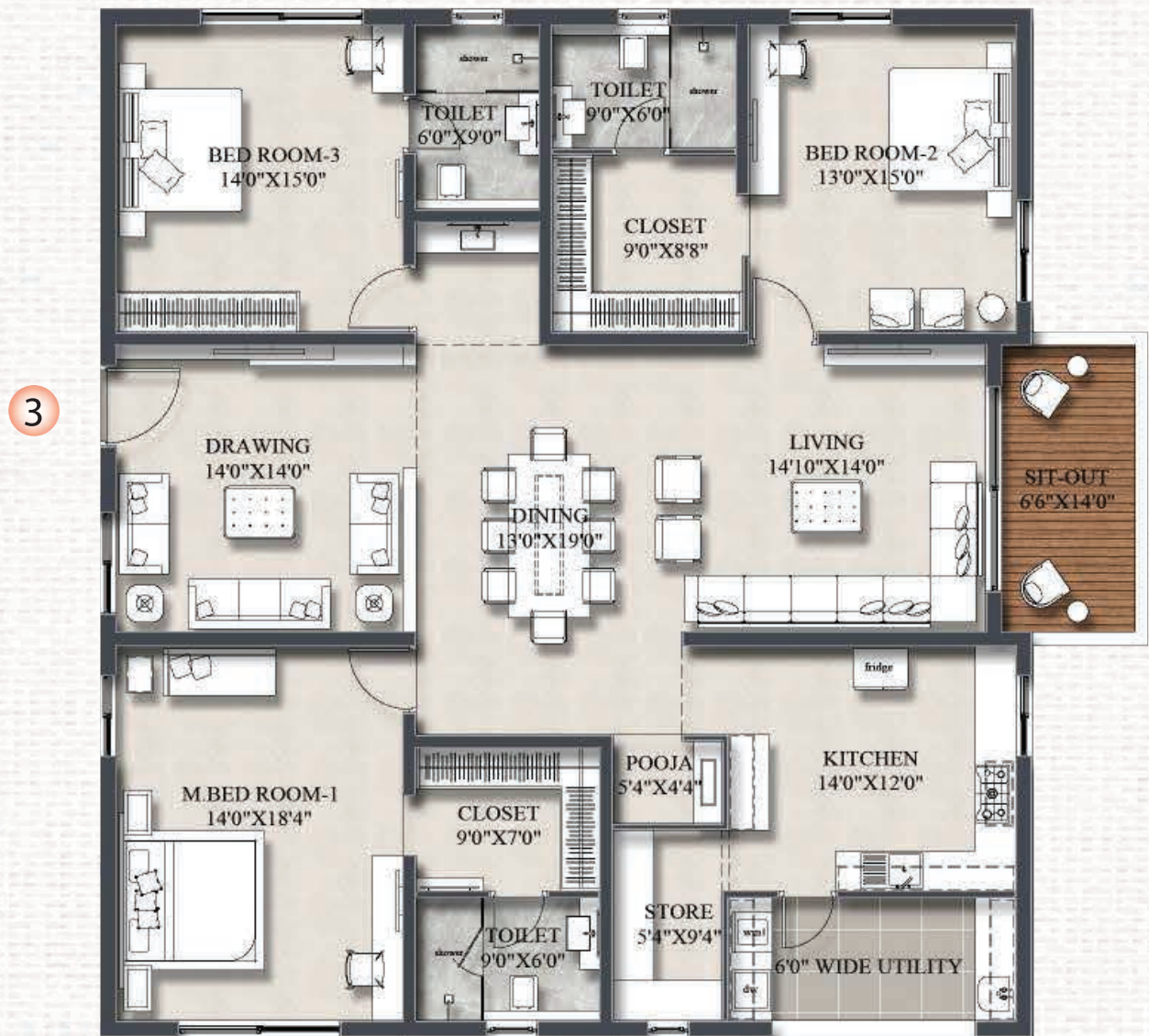
Tower D
Delta

Floor Plan

West Facing

3080 sft
3 BHK

| | |
|------------------------|----------|
| Carpet Area | 2032 Sft |
| Wall Area | 156 Sft |
| Balcony & Utility Area | 191 Sft |
| Common Area | 701 Sft |



Tower C
Crescent

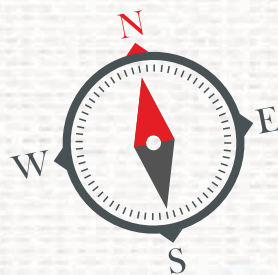
Tower D
Delta

Floor Plan

East Facing

3080 sft
3 BHK

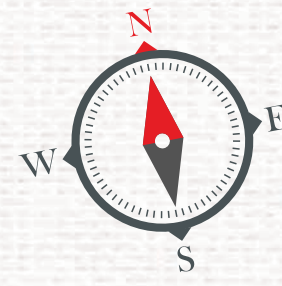
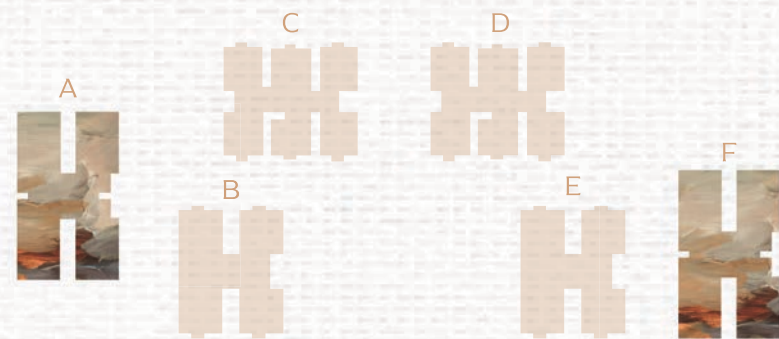
| | |
|------------------------|----------|
| Carpet Area | 2032 Sft |
| Wall Area | 156 Sft |
| Balcony & Utility Area | 191 Sft |
| Common Area | 701 Sft |



Tower C
Crescent

Tower D
Delta

Tower Plan

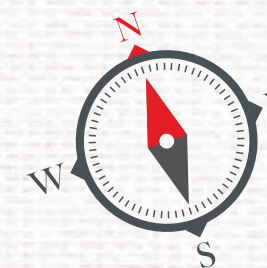


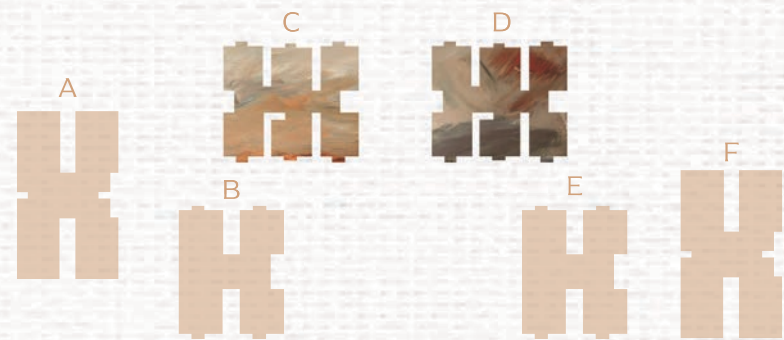
Tower Plan



Tower B
Bellona

Tower E
Estonia





Tower Plan

Tower C
Crescent

Tower D
Delta



3705 SFT 4 BHK
&
3080 SFT 3 BHK



General Specifications

STRUCUTRE

| | |
|-----------------|---|
| SUPER STRUCTURE | RCC " Shear Wall Structure System ", designed to withstand wind and seismic loads as per relevant IS Codes. |
| INTERNAL WALLS | RCC Non Structural Walls / Block Masonry as per design. |
| FLOOR HEIGHT | 3.45M (from FFL to FFL). |

DRAWING /LIVING/ DINING / TV LOUNGE / POOJA

| | |
|----------|---|
| FLOORING | Imported Marble Flooring/Skirting as per Design. |
| WALLS | 2 Coats of Luxury Acrylic Emulsion Paint of low VOC over smooth finished putty. |
| CEILING | Gypsum Boxing to cover Services as per design. Singe Coat Putty + 1 Coat Primer + 2 Coats of Luxury Acrylic Emulsion of low VOC. |

MASTER BEDROOM

| | |
|----------|---|
| FLOORING | Premium quality vitrified tiles of reputed make for flooring & skirting as per Design. |
| WALLS | 2 Coats of Luxury Acrylic Emulsion Paint of low VOC over smooth finished putty. |
| CEILING | Gypsum Boxing to cover Services as per design. Singe Coat Putty + 1 Coat Primer + 2 Coats of Luxury Acrylic Emulsion of low VOC. |

MASTER BEDROOM CLOSET

| | |
|----------|---|
| FLOORING | Premium quality vitrified tiles of reputed make for Flooring & Skirting as per Design. |
| WALLS | 2 Coats of Luxury Acrylic Emulsion Paint of low VOC over smooth finished putty. |
| CEILING | Gypsum Boxing to cover Services as per design. Singe Coat Putty + 1 Coat Primer + 2 Coats of Luxury Acrylic Emulsion of low VOC. |

MASTER BEDROOM TOILET

| | |
|-------------------|---|
| FLOORING | Premium quality matt finish tiles of reputed make as per design intent. |
| WALL | Premium quality glazed / matt finish premium tiles of reputed make as per design intent. |
| CEILING | Gypsum / Calcium silicate board MR grade with grid ceiling as per design. |
| PLUMBING FIXTURES | Fixtures shall be single lever with integrated diverter. Luxury collection plumbing fixtures from Kohler, Ghrohe or equivalent make. |
| SANITARYWARE WC | Wall hung WC with rimless bowl integrated with concealed flush tank of reputed brand. |
| BATH & SHOWER | Over head shower and single lever diverter with integrated thermostat high capacity mixer. |

OTHER BEDROOMS

| | |
|----------|--|
| FLOORING | Premium quality Vitrified tiles of reputed make for flooring & skirting as per design. |
| WALLS | 2 Coats of Luxury Acrylic Emulsion Paint of low VOC over smooth finished putty. |
| CEILING | Singe Coat Putty + 1 Coat Primer + 2 Coats of Luxury Acrylic Emulsion of low VOC. |

OTHER BEDROOM TOILETS

| | |
|-------------------|---|
| FLOORING | Premium quality Matt finish tiles of reputed make as per design intent. |
| WALL | Premium quality vitrified tiles of reputed make dado up to 7'-0" as per design. |
| CEILING | Gypsum / Calcium silicate board MR Grade with grid ceiling as per design. |
| PLUMBING FIXTURES | Fixtures shall be single lever with integrated diverter. Luxury collection plumbing fixtures from Kohler, Ghrohe or equivalent make. |
| SANITARYWARE WC | Wall hung WC with rimless bowl integrated with concealed flush tank of reputed brand. |
| BATH & SHOWER | Over head shower and single lever diverter with integrated diverter. |

POWDER ROOM

| | |
|-------------------|---|
| FLOORING | Premium quality matt finish tiles of reputed make as per design intent. |
| WALLS | Premium quality vitrified tiles of reputed make dado up to 7'-0" as per design. |
| CEILING | Gypsum / Calcium silicate board MR grade with grid ceiling as per design. |
| PLUMBING FIXTURES | Luxury collection plumbing fixtures from Kohler, Ghrohe or equivalent make. |
| SANITARYWARE WC | Wall hung WC with rimless bowl integrated with concealed flush tank of reputed brand. |
| WASH BASIN | Wash basin of Duravit/ Kohler or equivalent make. |

KITCHEN

| | |
|--|--|
| Designed to accommodate modular kitchen with all necessary service provisions. Note: Kitchen platform, Dado, Sink, Faucets & other accessories are not provided by builder and are in purchaser/customer's scope. | |
| FLOORING | Imported Marble Flooring/Skirting as per design in main kitchen & premium quality matt finished tiles of reputed make in wet Kitchen as per design intent. |
| WALLS | 2 Coats of luxury acrylic emulsion paint of low VOC over smooth finished putty. |
| CEILING | Gypsum boxing to cover Services as per design. 2 Coats of luxury acrylic emulsion paint of low VOC over one coat putty. |
| PLUMBING | Provision for sink, faucet and water purifier point as per design. |
| EXHAUST | Provision for chimney exhaust. |
| APPLIANCES | Provision of electrical sockets for Hob,Chimney, Refrigerator, Micro Oven , Mixer and additional two points. |

UTILITY

| | |
|------------|---|
| FLOORING | Matte finish tile flooring as per Design. |
| WALLS | Wall cladding up to 3' height with glazed vitrified tiles and exterior grade paint above. |
| PLUMBING | Provision for Dish Washer, Washing Machine / Dryer. |
| APPLIANCES | Electrical sockets for Dish washer, Washing Machine / Dryer. |

BALCONY /SITOUTS

| | |
|---------------|--|
| FLOORING | Premium quality matte finish tiles as per design intent. |
| WALL /CEILING | Exterior grade paint as per elevation. |
| RAILING | MS/ Glass railing designed as per relevant IS codes. |
| WALL /CEILING | Exterior grade paint as per elevation. |

JOINERY

| | |
|-----------------------|---|
| MAIN DOOR | 8 feet height factory made engineered wood frame, flush door shutter with veneer on both sides finished with PU coat. Designer hardware of reputed make. |
| INTERNAL DOORS | Factory made solid/ engineered wood frame, flush door shutter with veneer on both sides finished with PU coat. Designer hardware of reputed make. |
| TOILET DOORS | Factory made solid/ engineered wood frame, flush door shutter with veneer on one side finished with PU coat and laminate on toilet side. |
| SITOUT /BALCONY DOORS | Reinforced aluminium glazed sliding doors designed as per relevant IS codes with premium hardware with insect screen provision. |
| UTILITY DOOR | Factory made solid/ engineered wood frame, hollow core shutter with veneer on one side finished with PU coat and laminate on utility side. |
| WINDOWS | Reinforced aluminium glazed sliding windows designed as per relevant IS codes with premium hardware with insect screen provision. |
| VENTILATORS | Aluminium ventilators with frosted glass with premium hardware. |
| MAID ROOM/TOILET DOOR | Masonite / WPC doors with paint finish. |

MEP PROVISIONS & AMENITIES (SITE / COMMON AREAS)

| | |
|--------------------------------------|--|
| ELECTRICAL | Power socket for Hob, chimney, refrigerator, microwave oven , mixer / grinder in kitchen, washing machine / dishwasher in utility area. Three phase supply for each unit and individual prepaid metres. Miniature Circuit Breakers (MCB) for each distribution board of reputed make. Modular switches of reputed make. Provision of electrical sockets in common areas as per electrical design intent. |
| HVAC | Provision for air-condition in drawing, living, dining and all bedrooms. Copper piping is done for split (DX) units. Electrical outlet provided at indoor unit. |
| TELECOM | Telephone points in living room and master bedroom Intercom facility in living room in all flats connecting security and neighbourhood. |
| CABLE TV | Provision for cable connection in living room and in all bedrooms. |
| INTERNET | Provision for internet connection in living room and in all bedroom. |
| LPG/ PNG | Supply of LPG/ PNG with piped gas system. |
| POWER BACKUP | 100% Power backup using D.G Sets with acoustic enclosure. |
| CAR PARKING | Spacious car parking spread in 5 basements. |
| PARKING MANAGEMENT | Entire parking is well designed to suit the number of car parks provided. Providing of traffic safety devices like Convex Mirror, Road Studs, Protection Guards, Speed Bumps / Humps etc. as per Traffic Safety Plan. |
| FACILITIES FOR PHYSICALLY CHALLENGED | Access ramps at all block entrances shall be provided for differently abled. |
| PHE | Hydro Pneumatic System with softened treated water. Individual water metering for units. |
| STP | Sewage Treatment Plant of adequate capacity as per norms is provided. Treated water from STP will be used for landscaping and flushing purpose. |
| ACCESS CONTROL | Main Gate & Basement entry integrated with smart & interactive security systems including boom barriers as per design. Surveillance cameras covering all common areas wherever required. Solar Powered Security Fencing on boundary wall. |
| BMS | Centralised BMS controls for common MEP services. |
| VERTICAL TRANSPORTATION | Energy efficient high speed automatic passenger elevators with emergency rescue system of Hitachi / Mitsubishi or equivalent make. |
| FAS / FPS | Equipped with sensors to detect heat and smoke as per required norms. Sprinklers, Hydrants are installed as per Fire Regulations. Fire Command Centre is provided for every building as per regulations. |
| WATER SOFTENER | Central water softener plant |
| SOLID WASTE MANAGEMENT | Garbage chutes are provided at every floor level, centrally collected and disposed as per local body norms. |
| CAR WASH | Car wash facility is provided in basement floor . |
| BILLING SYSTEM | Automated billing system for Water, Power & LPG/CNG supply. |



5 REASONS TO CHOOSE RAJAPUSHPA



+ Happy Residents Staying at Rajapushpa Communities

18
years of excellence

48.67+
Million Sq.ft Portfolio

8.2
Million Sq.ft Completed Projects

20+
Projects

Our ongoing PROJECTS



Our Completed PROJECTS

