

CANNY'S
forest edge
a sensorial lifestyle

LIVE IN A HOME THAT'S LIKE A VACATION IN NATURE!

Wake up to the beauty of lush green environs, enjoy the symphony of birds and refresh with the aroma of forests everyday at Canny's Forest Edge. Live with a blend of modern amenities amidst gifts of nature and cherish it every moment.

THE ROUTE TO A DELIGHTFUL HOME.

Set on the green environs of Bachupally in Hyderabad, Canny's Forest Edge is a site perfectly surrounded by peaceful and breath-taking landscape. Though little away from the buzz of city life you'll never be lost but only be found in one of the best places to nurture a wonderful life. Come make a home here.



LOCATION QR CODE

LOCATION PLAN *(not to scale)*



EASY CONNECTIVITY

- JNTU, Kukatpally
- JNTU Metro Station
- ORR Mallampet Road
- Forum Sujuna Mall
- Miyapur Cross Road
- National Highway 44 (Kompally)
- Gandhi Maisamma X roads
- Hitech City



HEALTH CARE

- Mamata Academy of Medical Sciences Hospital
- SLG Hospitals
- Usha Mullapudi Cardiac Center
- Narayana Multispecialty Hospital
- OMNI Hospitals



EDUCATIONAL INSTITUTIONS

- VNRVJIT
- Delhi Public School
- Ambitus World School
- The Creek Planet School
- Sri Chaitanya Junior College
- DRK Engineering College
- Oakridge International School
- Silver Oaks International School



Office Address

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Gachibowli, Hyderabad.

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Site Address

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Gajularamaram, Hyderabad.

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Architecture

Archi Wing Studio
Hyderabad - 500034.

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BE THE FOREST'S NEIGHBOUR!

PREMIUM RESIDENTIAL COMMUNITY @ BACHUPALLY
Rera No. : P02200003658



TYPICAL FLOOR PLAN



BLISSFUL FACILITIES IN YOUR BACKYARD

Built with fascinating facilities to complement your modern lifestyle and love for nature, Canny's Forest Edge lets you cherish both with perfect harmony and thought in its plan, design and construction. Your home at Canny's Forest Edge will not be just about interiors but will also instill an overall feeling of being close to nature's beauty. Every detail here is designed to ensure your safety, comfort and joy.

CLUB LUXURIES

- Reception & lounge
- Family Swimming pool
- Kid's pool
- Poolside seating deck with changing rooms
- Indoor games
- Coffee Shop
- Multipurpose hall with AC
- Equipped Gym with AC
- Meditation/ Yoga hall
- Outdoor Seating Decks
- Provision for Super Market
- Provision for Uni sex Saloon & Spa / Clinic
- Guest rooms
- Laundry room

HIGHLIGHTS

- Well Ventilated Flats with Vaastu Compliant
- 2 Covered Car Parking's per 3 BHK Flat
- 1 Covered Car Parking per 2 BHK Flat
- Ramps at all Entrances for Wheel Chair access
- Clinic & Pharmacy Provisions
- 100% Power Backup for all Apartments except AC's and Geysers
- Domestic Water Available through a Water Softening Plant
- STP Provided for Landscaping and Flushing Purpose only
- Walking and Jogging Areas
- Indoor Pool with Seating Deck
- A Spread of 1.52 Acres Gated community
- 2 Basements + Stilt + 12 Floors of Configuration
- GHMC and RERA Approved Project - Yes
- Approx. 66% of Area left open
- 2 and 3 BHK Premium Residences
- Wide Cantilever Balconies for Better Feel

MASTER PLAN

- 90 More than 90% houses facing Greenery
- Well ventilated flats with Vaastu Compliant
- 60 More than 60% houses facing Forest
- Approx. 66% of Area left open



LEGEND

1. Main Entrance
2. Party Lawn
3. Open Gym
4. Children Play Area
5. Designer Landscape
6. Gazebo
7. Jogging Track
8. Half Basketball

SPECIFICATIONS

- Structure**
 RCC Framed Structure to withstand wind and seismic loads.
- Super Structure**
 8" thick solid AAC block work for external walls and 4" thick solid AAC block work for internal walls.
- Plastering**
 Double coat plastering in cement mortar 1:6 for external walls, Ready mix plaster for internal walls and ceiling.
- Flooring**
 Bedrooms, Living, Dining and Kitchen : 600 x600 mm double charged vitrified/GVT tiles
 Bathrooms and Utility : Acid resistant, anti-skid vitrified tiles 600x300 mm /300mmx300mm.
 Corridors and Lift Cladding : Designer Vitrified/GVT tiles with inlay work.
- Doors**
 Main Door : Frame, shutters made of engineered wood with both sides wood finish fixed with premium hardware and locking system of reputed make.
 Bedroom and Bath Doors : Frame, shutters made of engineered wood with both sides wood finish fixed with premium hardware and locking system of reputed make.
- Windows**
 uPVC windows with floating glass with mosquito mesh and safety grills.
- Balcony Door**
 uPVC sliding doors with floating glass with provision for mosquito mesh.
- Kitchen**
 Finished with polished Granite platform and wall dado up to 20" height with ceramic tiles.
- Toilets & Plumbing**
 Acid resistant, anti-skid vitrified tiles dado up to door height. All bath rooms equipped with EWC with Jaquar/Hindware CP & Sanitary Fittings. Provision for geysers.
 Concealed piping with ISI quality fittings and water supply from Overhead tank. Provision for fixing area guard in kitchen will be made. Additional Wash basin in dining area.
- Electrical**
 Concealed PVC conduits and Anchor/Polycab/KEI copper wiring with adequate power and light points. one TV, one net point connection in hall & Legrand/Gold medal/ Anchor Modular switches for entire flat will be provided.
 All bedrooms with AC power outlets, 3 phase power supply with ELCB/RCCB.
- Water Proofing**
 Water proofing will be done for Podium, Terrace, Sump's, swimming pool, all toilets, OHT & utility areas
- Lift**
 3 + 1 Service Lift(s) with back up power, each capacity of 10 Passengers lift will be provided. Lift flooring with granite/vitrified tiles.
- Generator**
 100% Power back up for common & landscape lighting, lift, pumps & all common amenities
 100% back up for flats excluding AC's and geysers



- Painting**
 Internal walls -Smooth Putty finish with two coats of premium emulsion paints. External - Textured finish with weather proof exterior paints.
- False Ceiling**
 All toilets with Gypsum board false ceiling to cover plumbing pipes.

* Amenities shall be provided within Six Months from the date of handing over the possession of the total apartment.



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