TS RERA

P01100005792

hmda
Growing Global
Approved

RK's O2XYGEN valley

LUXURY LIVING AT AT MALLAMPET

A FRESH BREATH OF LIFE!



RK INFRA

SINCE 1998

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The clubhouse is of pure awesomeness in the heart of the community. Every family member will find something to love here. Stay connected over an outdoor game, and the Indoor Games Enclave keep you fit and feeling fly. We got a Multi-purpose Hall, perfect for parties. And when you're ready to cool off, head on up to the Terrace Swimming Pool. Gymnasium will help you stay fit. Relax watching movies at Preview Theatre. Come, lets celebrate life!







RK's
O2XYGEN
valley

G+3 Exclusive Clubhouse with

12,000 Sft

CLUB FACILITIES

Shuttle Court in Basement
Indoor Games Enclave
Multi-purpose Hall with Lawns in 1st Floor
Dining Hall
Terrace Swimming Pool + kids pool
Gymnasium
Aerobics/Yoga/Meditation





RK Oxygen Valley is an exploration of luxury living inbued in freedom! The four towers of pure elegance offer 170 two and three BHK apartments with space for everyone. The apartments are all about quality and thoughtful spaces with your comfort in mind. Feel the breeze and soak up in natural light in your home. The units are bright and inviting, and you will love how they keep family relaxed. Here, it's all about family bonding and happiness!





A HOME LIKE NO OTHER!

A BREATH OF PURE JOY!

Life is pure happiness when you got space for every need, and that's what RK Oxygen Valley is all about. A sprawling 3.07 acre property celebrates your life like never before. Your apartment is your sanctuary, with plenty of space to chill. You'll be surrounded by lush outdoor spaces that'll make you feel like you're one with nature. And when it's time to relax, head on over to the clubhouse. Life is blissful when your space is well defined!

- HMDA & RERA Approved Project
- 3.07 Acre Gated Community
- Aesthetically designed 4 Towers
- G+5 Floors
- 190 Apartments
- Stilt-Level Car Parking
- 1290 Sft - 1920 Sft Areas
- 40 - 2 BHK & 150 - 3 BHK Apartments
- No Common Walls
- Superior quality construction
- 100% VASTU
- 100% Power Back-up except A/C & Geyser
- Reputed promoters
- Abutting 8 Lane ORR
- 6 - Passenger Lifts
- 24 X 7 Surveillance with CC Cameras
- Sewage Treatment Plant
- 24-hr Treated Water Supply



RK's O2XYGEN Valley

RK Oxygen Valley is a refined luxury destination that is a breath of fresh air. It's a tribute to luxury lifestyle, surrounded by lush greenery and top-notch amenities. And about that clubhouse, it's more than you ever dreamed of. Get the advantage of a gated community right next to the outer ring road. All the city hotspots are just a short ride away from your new home. This is where you can finally live free and experience life in all its facets.





OUTDOORS FACILITIES

- 40% Open Spaces
- Cricket Practice Net
- Half Basketball Court
- Outdoor Gymnasium
- Walking/Jogging Track
- Seating Areas
- Designer Landscapes
- Kids' Play Area
- Amphi-Theatre



S ALIVE!

When 65% of premises are open spaces and well defined to the last square yard, freedom becomes the name of the game. Leave that living room and go for a jog, lead a proactive life by participating in outdoor games, connect with community, watch children playing in joy. Breath pure oxygen, greet birds and flowers, foliage and live with vitality. Life is redefined and rebooted for joys at RK Oxygen Valley!

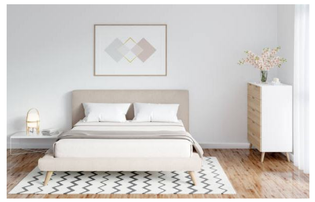




TYPICAL FLOOR PLAN **BLOCK - D**











OUT PLAN

TS RERA No: **P01100005792**

GEND

1. Main entrance & exit
2. Security plaza
3. Water feature with feature wall
4. Pedestrian entrance
5. Sculpture near water feature
6. Cobbles paving
7. Island area granite paving
8. Island with rock sculpture
9. Vdf flooring
10. Clubhouse garden entrance
11. Multipurpose hall lawn entrance
12. Kids play area
13. Lawn
14. Amphitheater
15. Deck
16. Multipurpose lawn stage
17. Multipurpose lawn
18. Pathway
19. Jogging track @ driveway level
20. Mound with sculpture garden
21. Elderly seating
22. Badminton courts court (shuttle)
23. Volley ball court
24. Fitness station
25. Seating alcove
26. Cricket practicing nets
27. Sculptures along jogging track
28. Children play area
29. Elderly seating with medicinal planting
30. Half basket ball court



TIONS

STRUCTURE
R.C.C. framed structure.

SUPER STRUCTURE
CC brick/AAC block of 8" thickness for External walls and 4'' thickness for Internal walls.

PLASTERING
Internal Walls: 12 - 18 mm thick cement plaster with smooth finishing.
Ceiling: Smooth Putty Finish
External: 18mm thick cement plaster with smooth finishing.

FLOORING
Living, Dining, Bedrooms and Kitchen: Premium vitrified GVT/Double charged 800mmx800mm tiles of reputed make
Balconies/Sit outs: Premium vitrified/ matt finish tiles of reputed make.
Bathrooms: Anti-skid, acid resistant tiles of reputed make
Utility: Anti-skid, acid resistant tiles of reputed make
Corridors: Combination of granite/ vitrified tiles as per design by architect.
Staircase: Combination of granite and Tandur as per design by architect.

DADOING
All Bathrooms: Glazed tiles of standard make up to door height
Utility: Glazed tiles of standard make up to 3 feet height

JOINERY WORKS
Main Door: Designer Teak wood frame with two sides veneered flush shutter with melamine polishing finish and hardware of reputed make.
Internal Doors: All internal frames are MT wood frame and two sides laminated/painted flush shutter fitted with hardware of Reputed make.
Toilet Doors: MT wood frame and flush shutter with painted white, fitted with reputed hardware/Granite frame and WPC shutter with painted white, fitted with reputed hardware.
Windows: 2.5 track UPVC sliding shutter with clear glass panels.
Railing: SS / MS railing for staircases and balconies .

KITCHEN
Provision for domestic and Municipal water connections and provision for RO water purifier.
Provision for washing machine water point at Utility.

PAINTING
Internal Walls and Ceiling: Water based putty, one coat primer and two coats of premium emulsion paint of Asian or equivalent make.
External: Combination of water based texture / putty with two coats of paint finish for all external walls.

SECURITY NETWORK
CC TV cameras at identified common areas and club house with monitoring and recording system from Security room.
Solar powered security fence around compound wall.

ELECTRICAL
1. Concealed copper wiring of Polycab make/equivalent and modular switches of best brands.
2. Power outlets for air conditioners in all bedrooms.
3. Power outlets for geysers and exhaust fans in all bathrooms.
4. Power plug for cooking range chimney, refrigerator, microwave ovens, mixer/grinders in kitchen and washing machine in Utility area.
5. Three-phase power supply for each unit with individual Smart Meters
6. MCB of reputed make in all distribution boards.

TELECOM/INTERNET/DTH
Provision for Internet and TV connection in each flat.
Intercom facility for all the flats connecting Security.

BATHROOMS & PLUMBING
1. All internal and external waterlines are of CPVC Ashirvad/ Equivalent.
2. All drainage fittings and lines are of P.V.C. Ashirvad/ Equivalent.
3. Ewc with concealed flush valve CERA or reputed make.
Single lever fixtures with wall mixture cum shower.
4. Wall mounted EWC with flush valve/ flush tank in all toilets of American Standard/Grohe/Vitra or equivalent make.

LIFT
High speed automatic passenger lift with rescue device of reputed make.

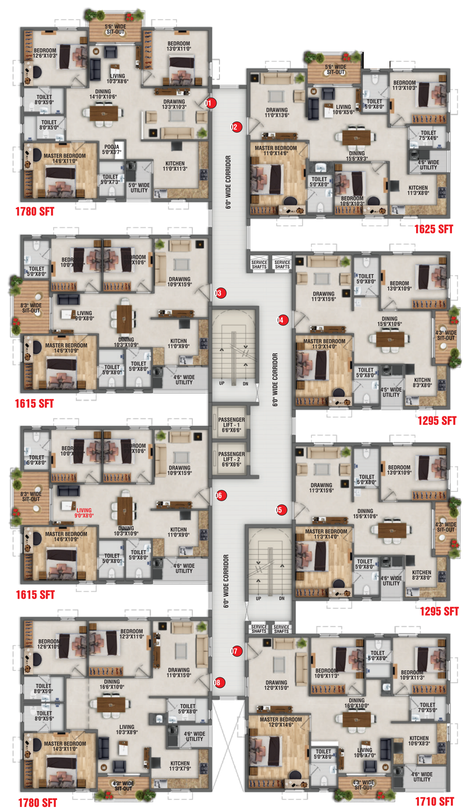
GENERATOR POWER BACK UP
All common areas, lifts and also 3 to 4 points for every flat

STP
A Sewage Treatment Plant of adequate capacity as per norms and treated water shall be utilised for Landscape.

PARKING
One car park for 2 BHK flats, Two car parks for 3 BHK flats above 1700 sft.

CAR WASH FACILITY
Car wash facility shall be provided in the parking floor level at designated area.
Provision for EV charging station

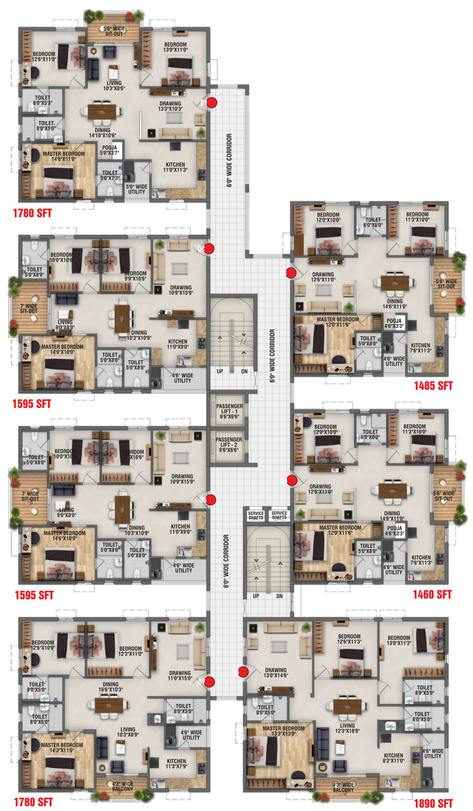
TYPICAL FLOOR PLAN **BLOCK - C**



TYPICAL FLOOR PLAN **BLOCK - B**



TYPICAL FLOOR PLAN **BLOCK - A**



Closer to the proposed entry and exit on Outer Ring Road at Mallapur, RK Oxygen Valley enjoys the best of both worlds - Purity of nature and connectivity. Some of the best educational institutions are nearby for your children. Fine dining, shopping and recreation are within 10-20 minutes distance from your home. Corporate Hospitals, Kukatpally centre, upcoming state-of-the-art Medical Device Park, DRL, and AFS, Dundigal are at a comfortable distance. Open the doors to joys with an apartment at RK Oxygen Valley.

RK's O2XYGEN HOMES

RK's O2XYGEN valley

TION MAP
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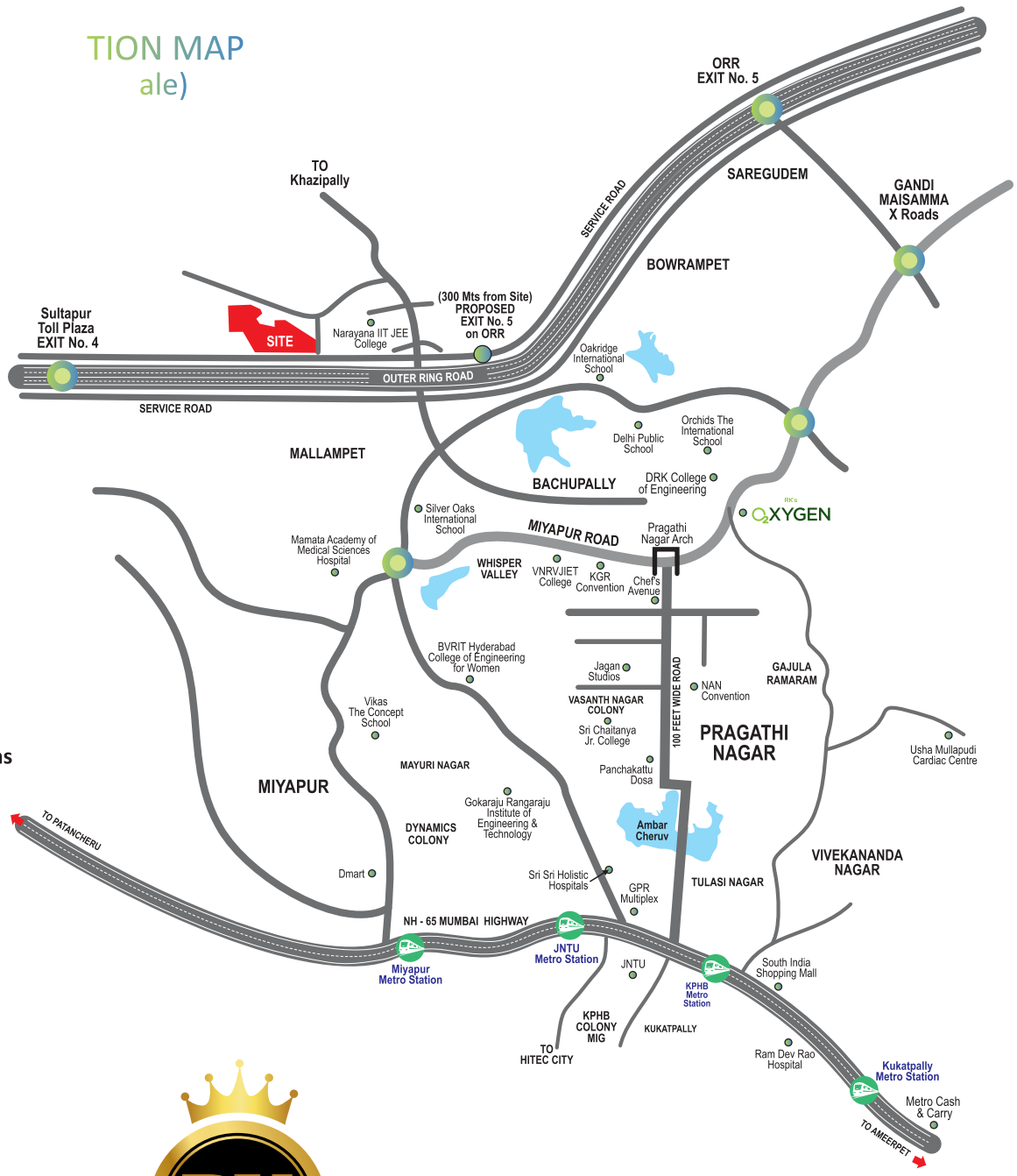

- Narayana IIT JEE college **- Walkable**
- New Mallampet ORR Exit - **1 Min**
- Mallampet **- 2 Mins**
- VNRVJIET College - **10 Mins**
- Bachupally - **10 Mins**
- Oakridge Intl. School - **10 Mins**
- Sliver Oaks Intl. School - **10 Mins**
- DRK College of Engineering - **10 Mins**
- Delhi Public School - **10 Mins**
- Bowrampet - **10 Mins**
- Medical Devices Park (Sultanpur)- **10 Mins**
- Ambitus World School - **12 Mins**
- Gajularmaram -**15 Mins**
- Gandi Maisamma X Roads - **15 Mins**
- Usha Mullapudi - **15 Mins**
- Gokaraju Rangaraju Institute of Engineering & Technology - **15 Mins**
- ORR Exit No.5 - **15 Mins**
- JNTU Kukatpally - **25 Mins**
- BVRIT College - **20 Mins**
- Kukatpally - **25 Mins**
- Miyapur - **25 Mins**
- HITEC City - **30 Mins**
- Financial District (IT Corridor) **- 30 Mins**

RK INFRA

SINCE 1998

RK's O2XYGEN HOMES

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Note: This brochure is purely a conceptual presentation and not a legal offering. The promoters reserve the right to make changes in elevation, specifications and plans as deemed fit.