



HAPPINESS
TOUCHES
YOU HERE!

— — — VAISAKHI SANKALP
West Winds
AT MADHURAWADA

A PROJECT BY VAISAKHI SANKALP BUILDERS & DEVELOPERS



**Let the winds of change,
enhance your lifestyle!**

West Winds at Madhurawada by Vaisakhi Sankalp is all set to change your perceptions of a quality lifestyle. Experience here, a right blend amenities and a quality of lifestyle that you have always been seeking for.

— — VAISAKHI SANKALP
West Winds

Project Highlights

A Gated Community of 2.5 Acres

5 Residential Blocks

Vaastu Compliant

186 Ultra Luxury 3-BHK Apartments

No Common Walls

Spacious Clubhouse

Jogging / Walking track

Children Play Area

Multipurpose Court

Cricket Nets

24 -hrs Security with Intercom & CC TV

The change is here!

Welcome to the charm of a well designed home at Madhurawada. The aesthetically designed building with apt spatial planning, is a perfect home that promises all comforts at an ideal location. Ample ventilation, optimum space utilization and an uncompromising construction quality are the inherent features of this exclusive home.

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West Winds



Unwind yourself from the daily hectic work pressures and Board meetings as you settle down with your dear ones at the Amphitheatre encompassed by the mystic shades of the trees. West Winds outdoors are a perfect backdrop to nurture relationships with family and good times with community. Remember the true meaning of joys that vibes with the environment.



Clubhouse Details
 Spacious 12,600 Sft Clubhouse
 2,400 Sft Multi-purpose Hall

Provision for
 2,400 Sft Supermarket
 Spa/ Beauty Parlour
 Library

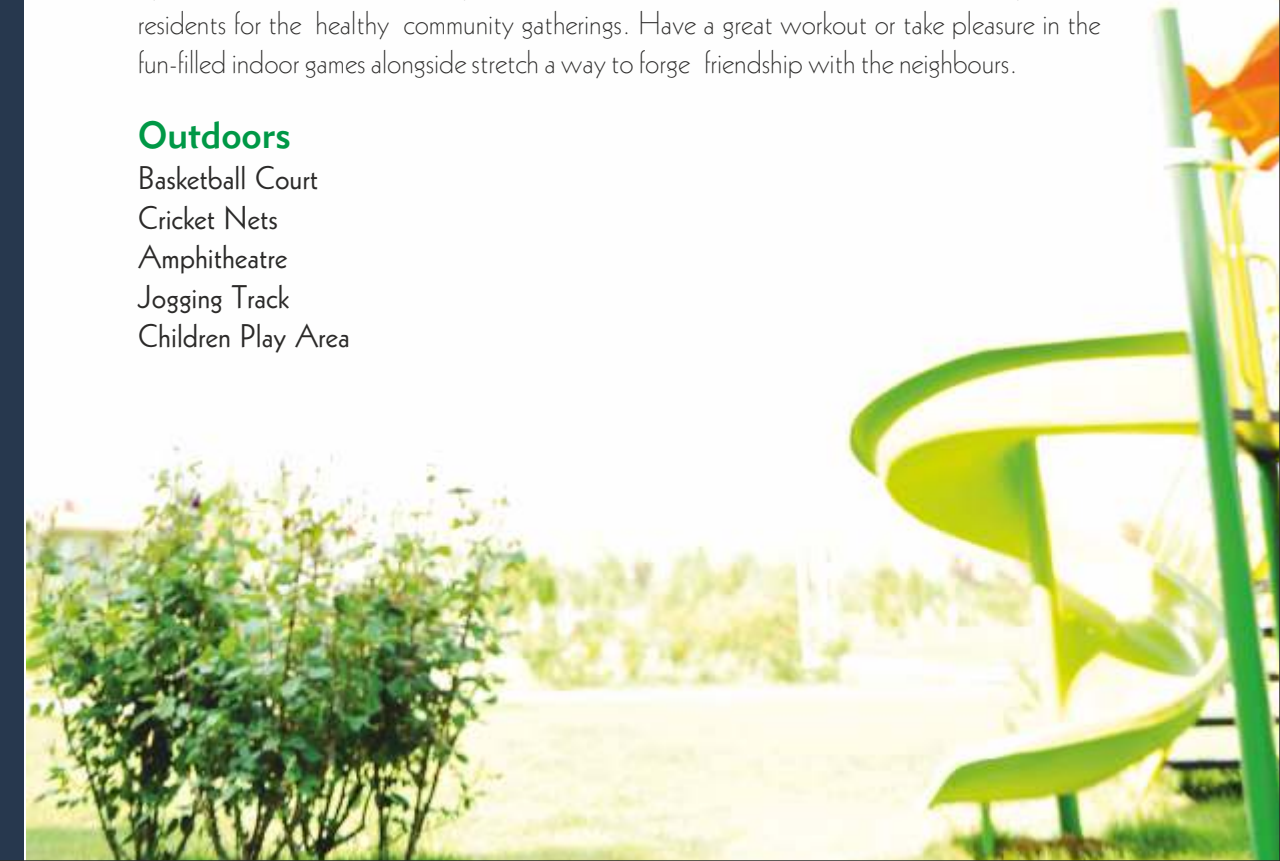
Indoor Games
 Shuttle Court
 Gymnasium
 Yoga/ Meditation Hall

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Sprawled in 12,600 Sft, the spacious and lavish clubhouse is the modernist gem that pulls the residents for the healthy community gatherings. Have a great workout or take pleasure in the fun-filled indoor games alongside stretch a way to forge friendship with the neighbours.

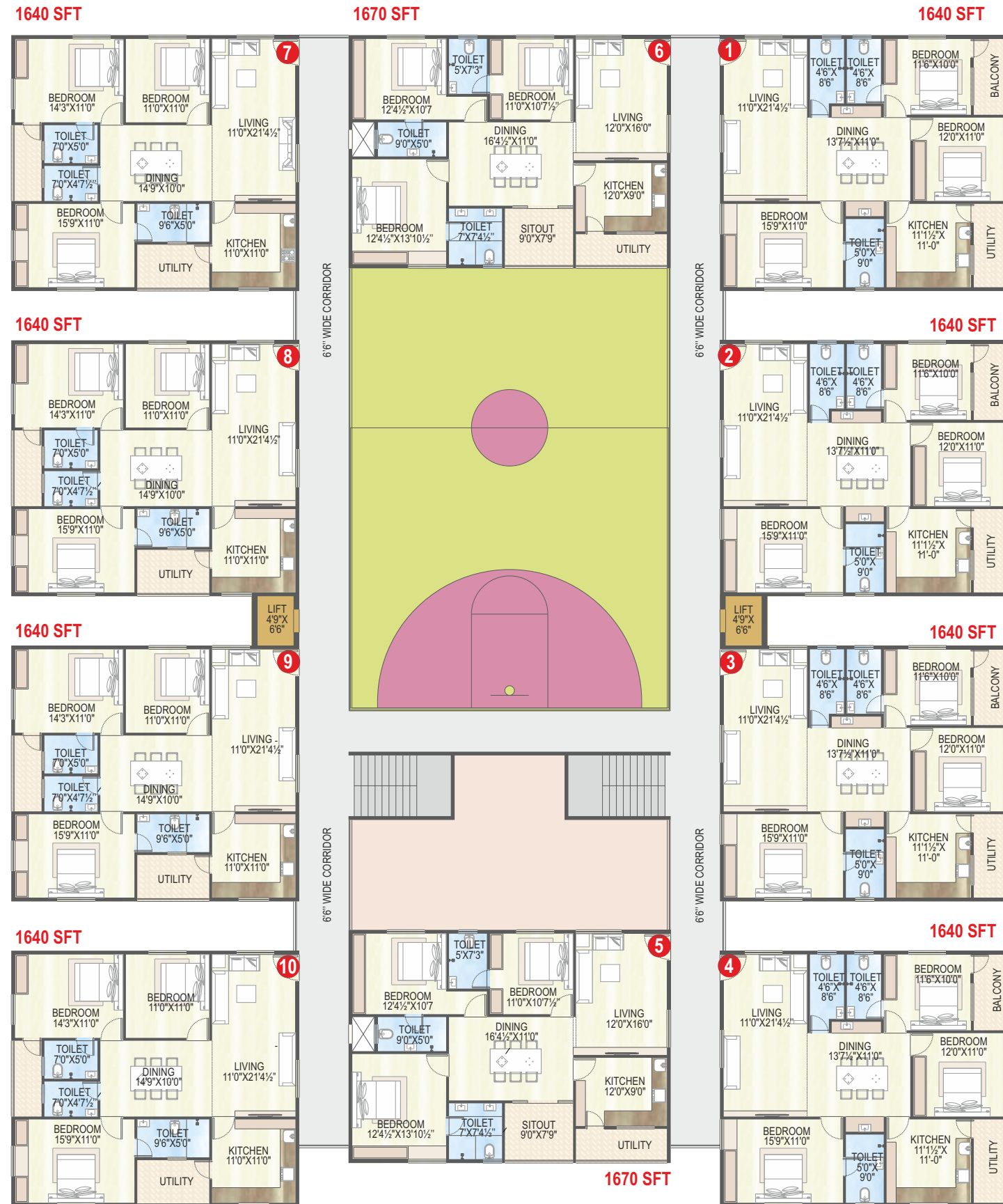
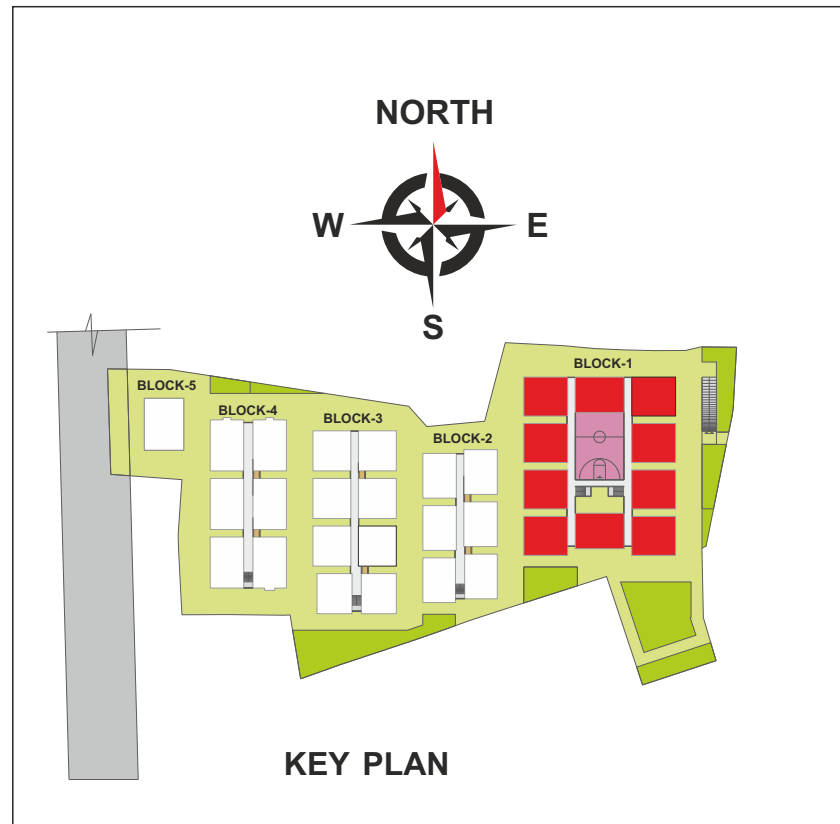
- Outdoors**
 Basketball Court
 Cricket Nets
 Amphitheatre
 Jogging Track
 Children Play Area





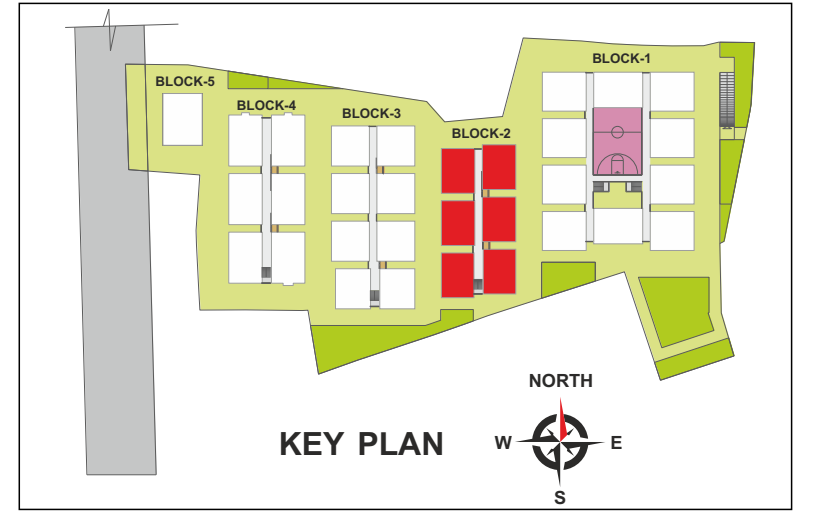
BLOCK - 1 TYPICAL FLOOR PLAN

Super Built Up Area	Built Up Area	Common Area	Carpet Area
1640 SFT	1282 SFT	358 SFT	1128 SFT
1670 SFT	1307 SFT	363 SFT	1128 SFT



BLOCK - 2 TYPICAL FLOOR PLAN

Super Built Up Area	Built Up Area	Common Area	Carpet Area
1435 SFT	1124 SFT	311 SFT	985 SFT
1400 SFT	1095 SFT	305 SFT	930 SFT

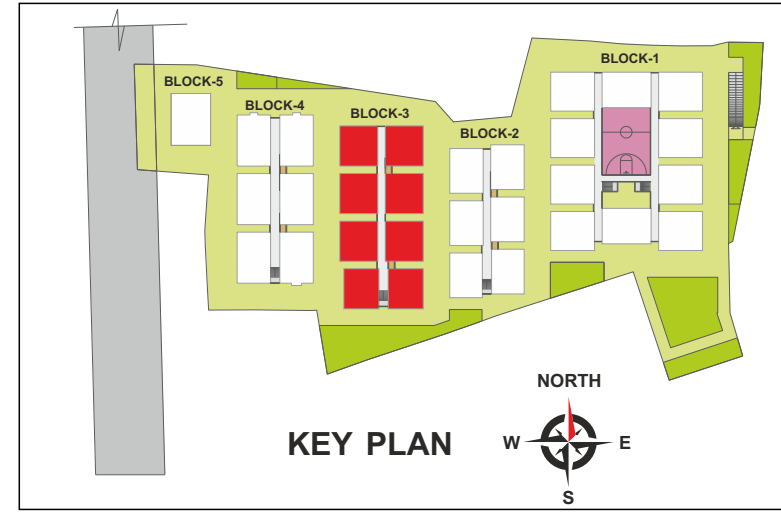




BLOCK - 3

TYPICAL FLOOR PLAN

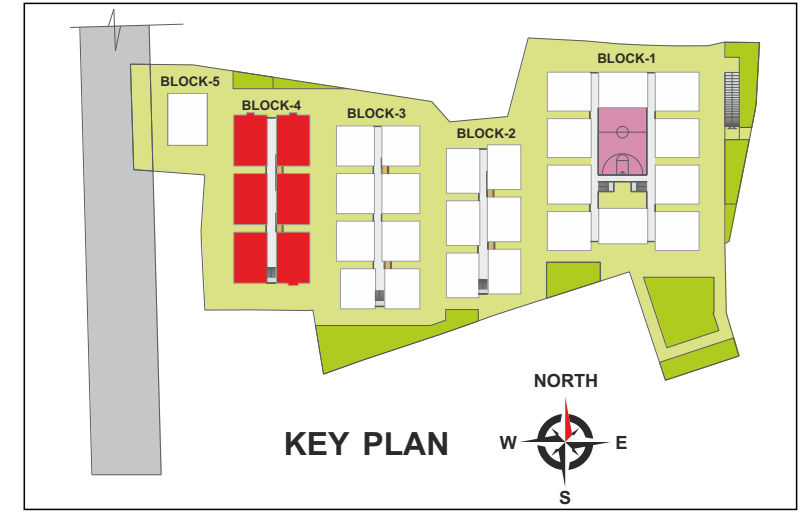
Super Built Up Area	Built Up Area	Common Area	Carpet Area
1460 SFT	1142 SFT	318 SFT	992 SFT
1350 SFT	1056 SFT	294 SFT	910 SFT



BLOCK - 4

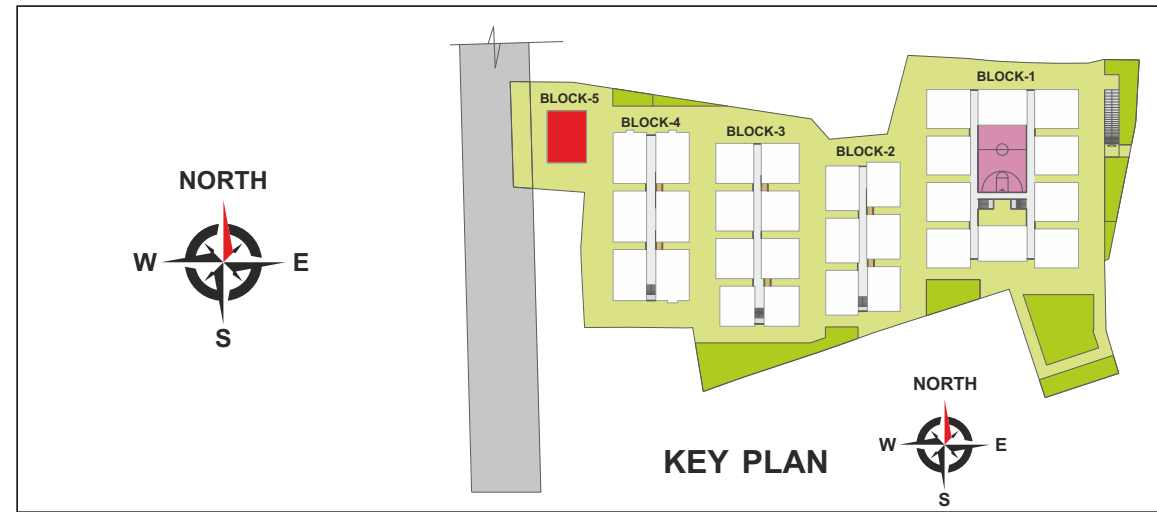
TYPICAL FLOOR PLAN

Super Built Up Area	Built Up Area	Common Area	Carpet Area
1640 SFT	1283 SFT	357 SFT	1111 SFT



BLOCK - 5 TYPICAL FLOOR PLAN

Super Built Up Area	Built Up Area	Common Area	Carpet Area
1645 SFT	1287 SFT	358 SFT	1104 SFT



1645 SFT



Specifications



Foundation: Earthquake - resistant reinforced cement concrete framed structure as per seismic Zone.

Super Structure: 6" Thick table moulded brick for external walls and 4" for internal walls.



Painting

External walls with two coats of acrylic emulsion, internal walls with putty finish and acrylic emulsion paint over a coat of primer of Asian / Dulux or equivalent



Doors & Windows

Main Door: Main Door with best Teakwood frame and shutter aesthetically designed with polishing. Internal doors with well seasoned wood frame with company made flush shutters.

French Door: UPVC / Powder coated aluminum doors.

Windows: UPVC / Powder coated Aluminum



Kitchen

Granite platform with stainless sink with both Municipal and borewell water connections and provision for fixing water purifying system. Glazed ceramic tile dado upto 2" height above kitchen platform



Flooring

800 X 800 mm vitrified tiles in living, dining, kitchen and bedrooms, 600 X600 mm Anti-skid vitrified tiles in balconies (Icon, Itaka, Kajaria, Johnson or equivalent make

Bathrooms and Toilets:

- WC with flush tank of Hindustan / Jaquar / Hindware or equivalent
- Hot and cold mixer with shower
- Provision for geysers in toilets
- Ceramic and non-slippery tiles for flooring
- Glazed ceramic tiles dado upto 7" height
- All fittings are chrome plated of Jaquar or equivalent

Electrical

Concealed wiring of Finolex / RR / Havells or equivalent of fire retardant in conduits for lights, fans, plug and power plug points of branded make

- Power outlets for air-conditioners in all bedrooms
- Power outlets for geysers in all bathrooms
- Power plug for cooking range chimney, refrigerator, microwave oven, mixer / grinder in kitchen
- Plug points for TV in living and master bedrooms
- 3-Phase supply for each unit and individual meter boards
- All electrical fittings of Pointer Italia / Anchor / Legrand or equivalent make.



Telecom:

Telephone points in master bedroom and living rooms.



Cable TV

Provision for cable in master bedroom and living room

Generator

DG set back-up with acoustic enclosure to common areas and limited back-up to all flats at cost



Security System

CC cameras at entrance lobby and lift areas. Intercom facility to connect and communicate with all apartments



Lift

Sufficient number of lifts provided with Kone / Johnson / Schindler / Otis or equivalent make

Parking

Will be provided in cellar flooring



Note: Any location changes in A/C outdoor and indoor units and elevation changes will not be allowed. Outside grills for balconies are not allowed.

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