

# THE SKIGH



# THE SKIGH

AN UPPER CRUST LIFE STYLE IN AMARAVATI



A PLACE THAT SHOWCASES YOUR BEING

GATED COMMUNITY APARTMENTS LIVING @ TADEPALLI, AMARAVATI



# THE NEW LIFE CENTER OF AMARAVATI

A woman is lying back in a wicker chair, her hands behind her head, appearing to be in a state of relaxation or sleep. The chair is positioned on a wooden deck. The background is a soft-focus view of a cityscape with buildings and greenery. The entire image is overlaid with a semi-transparent dark blue filter.

THE  
SKIGH

## FLY ABOVE THE NEW CAPITAL REALM

THE SKIGH flies the flag for celestial lifestyle at Tadepalli, in the shadow of Amaravati - the abode of the Gods. The 10 storeys of high-altitude luxuries and heavenly homes release you from gravity's routine pull to inspire you to fly above the new capital realm that's unfolding all around. Each independently planned apartment is a sky-like canvas of refinement where fantasies can play out on a lavish scale. The lofty space and the sky-high setting is designed to inspire modern jet-setters by Hyderabad based Square Infra, collaboratively with a renowned architectural squad. Come for a transcendent living experience amid sophisticated vibe and contemporary aesthetic – but own the breathtaking views of the city at your feet.

privileged lifestyle, perfect value





## THE ARRIVAL TO LUXURY & SOPHISTICATION

If it is long - awaited desire to live well and provide a lavish lifestyle for your family, you need to choose a home that gives you above and beyond what you imagined or hoped for. It's because a fullfilled life begins right at home, in a living environment filled with unexpected luxuries and extravagant facilities that will enable you and your family to live a wholesome and splendid life.

you can expect it all at The Skigh, its not just an abode, it's a dream come true.

# THE SKIGH





## A COMMANDING FACADE THAT IMPRESSES

The iconic design of The Skigh gives you a sense of relief at first sight. The commanding facade impresses from the outset, with an inviting entranceway that welcomes guests/residents. Offering luxury living at its best...

...none can compare with its scale and appeal

THE  
SKIGH





APCRDA  
APPROVED PROJECT

## AN ALL -IN-ONE MODERN CENTRAL

Your home in The Skigh is easily connected to a wide selection of essentials and attractions. From landscaped gardens, walking tracks, your play indulgences, to full fledged sports, The Skigh residence promises a vibrant environment, presenting you with the newest and most current and convenient of all.

indulge in the freedom to integrate your home and your leisure activities

# THE SKIGH





## ALL -SUITE SOPHISTICATION

A symbol of refined taste, The Skigh residence is home to haute societe. The creme de la creme. This 10 - storey all-suite address stands out and sets you apart, proudly, the same way landmark rises from the landscape

and tells the story of how far you've come.

THE  
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PROJECT FEATURES

- DEVELOPED BY SQUARE INFRA
- SITUATED IN TADEPALLI - AMARAVATI
- APCRDA APPROVED
- 10 FLOORS HIGHRISE LIVING
- 183 UNITS
- RANGING FROM 1336 sft. to 2716 sft.
- VAASTHU COMPLIANT DESIGN
- ADEQUATE VENTILATION
- FUTURISTIC - COMMUNITY

THE  
SKIGH

- 11,000 SFT CLUB HOUSE
- DESIGNER LANDSCAPES
- HIGH END FINISHES
- 2, 3 BHK UNITS
- KIDS FRIENDLY ENVIRONMENT



183  
units

open space  
59%

Clubhouse  
with pool

Designer  
landscape

Indoor  
games

Outdoor  
games







## LEISURE SUBLIME

Fine living indoors or leisurely lifestyle outside, it's a win-win. Residences of distinction like yours open up opportunities for play. Leisure amenities at the ground and first floor levels are carefully assembled,

and tell the story of how far you've come.

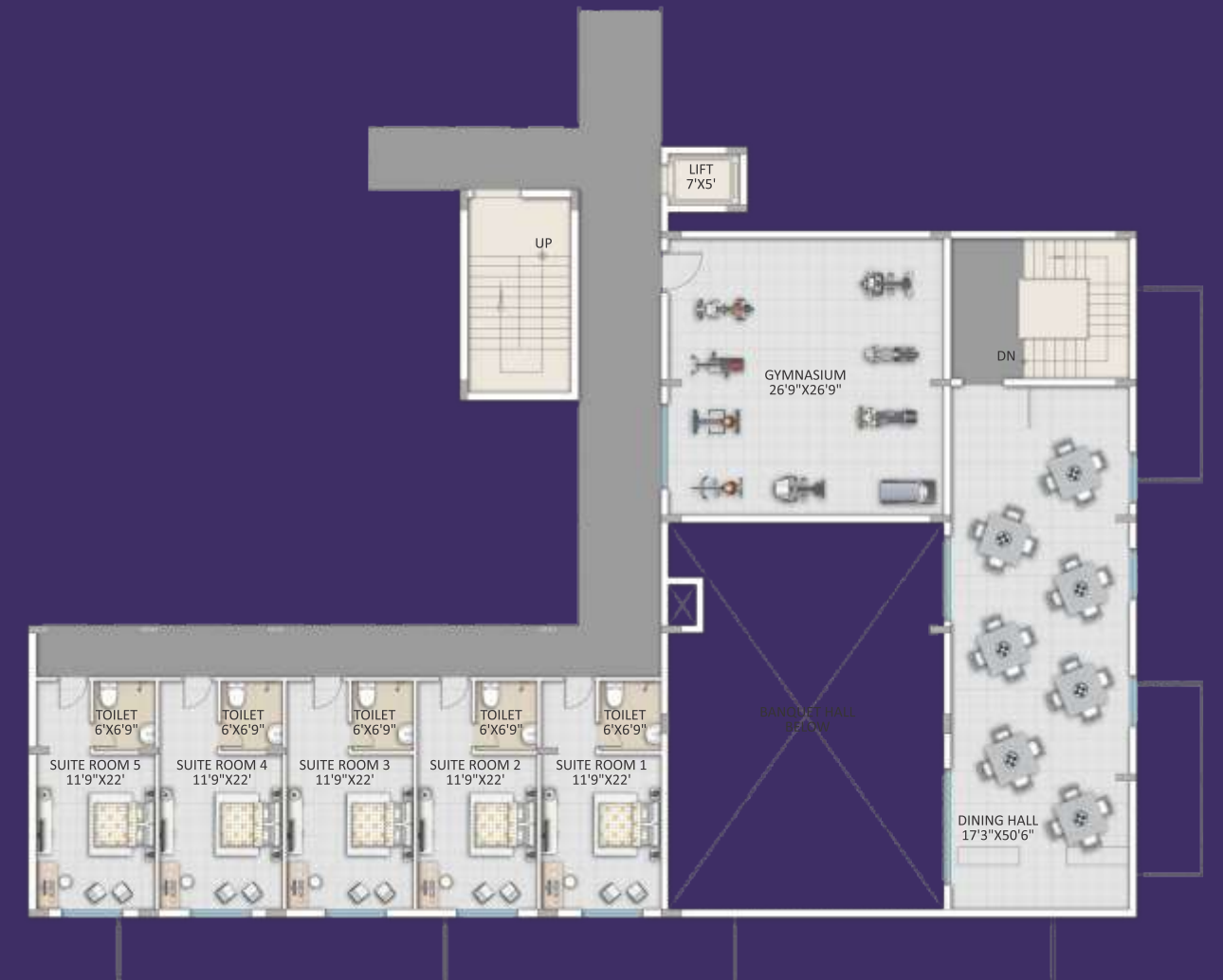
THE  
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GROUND FLOOR PLAN



FIRST FLOOR PLAN

### LUXURY FEATURES

- + Multipurpose Halls
- + Swimming Pool
- + Fitness Center
- + Wellness Center with Spa
- + Pagodas / Gazebos
- + Wi-fi Enabled Club House
- + Gathering Plaza

### INDOOR & OUTDOOR GAMES

- + Billiard and Pool Table
- + Table Tennis, Carom, Chess
- + Badminton court
- + Crèche with Play area
- + Kids Play Area
- + Swings for Kids
- + Jogging Tracks
- + Cycling Track

# THE SKIGH







## YOUR ACTIVE LIFE IN SPORTS

Practice your game skills at your doorstep or indulge in a space that helps you recharge after a hectic day at work or start a fresh day with a walk or jog in the green spaces. Step into the grand open spaces around the community and be awed by inspiring vistas at The Skigh.

experience your well balanced life.

THE  
SKIGH





## BUILT AROUND CHERISHED MOMENTS

Enjoy never-ending thrills and spills in the comforts of your new home at The Skigh. So be sure to fit in lots of playtime and me-time for continuous fun under the sun.



# THE SKIGH





Flat No. 01

WEST FACING  
**3 BHK**  
2716 SFT.



Flat No. 09

WEST FACING  
**3 BHK**  
2261 SFT.



Flat No. 12

EAST FACING  
**2 BHK**  
1439 SFT.



Flat No. 19

EAST FACING  
**3 BHK**  
2145 SFT.



TYPICAL FLOOR PLAN



60FT WIDE ROAD



AREA STATEMENT

Flat No.	Carpet Area	Balcony Area	Super BUA
1	1664	425	2716
2	1523	150	2175
3	1375	130	1957
4	1329	150	1923
5	1425	134	2027
6	1234	134	1778
7	925	103	1336
8	1318	176	1942

Flat No.	Carpet Area	Balcony Area	Super BUA
9	1321	418	2261
10	1262	405	2167
11	1140	176	1711
12	1004	103	1439
13	1248	130	1791
14	1332	134	1906
15	1232	367	2079
16	1232	121	1759

Flat No.	Carpet Area	Balcony Area	Super BUA
17	1301	121	1849
18	1301	320	2107
19	1450	200	2145





**FRAMED STRUCTURE :**  
RCC framed structure to withstand wind & seismic loads.

**SUPER STRUCTURES**  
8" thick external bricks  
Masonry in Cement  
Motor 4" thick bricks for internal walls

**PLASTERING INTERNAL**  
External : Double coat cement plaster of 12mm thick with smooth finishing.  
Internal : Cement plastering with 2 coats of luppam.



**DOORS**  
Main Door frame : Company manufactured Teak Wood frame with melamine/ Polish  
Main Door Shutter : 40mm both side teak veneer shutter with melamine/Polish.  
Internal Door Frame : Best Quality Hardwood door frame with Polish/Paint.  
Internal Door Shutter : BWP Grade both sides 1mm thick laminate.  
French Doors (if any) : UPVC door frames with performance glass acoustically treated / tinted float glass paneled shutters & designer hardware of best brands.  
Windows : UPVC door frames with plain / tinted float glass with suitable finishes as per design, provision for mosquito mesh track



**PAINTING**  
External : Textured /premium smooth finish & two coats of exterior emulsion paint with architectural features.  
Internal : Smooth finish with two coats of premium acrylic emulsion paint of best brands over a coat of primer.



**FLOORING**  
Living, Dining, Bedroom & Kitchen : 600mmx600mm double charged vitrified tiles.  
Bathrooms : Acid resistant, Anti-skid ceramic tiles.  
Corridors : Granite /Marble/SVGT tiles.  
Living Balconies : Anti-skid vitrified/ceramic tiles.  
Staircase : Granites /Marble/Kota stones.

**TILE CLADDING**  
Dadoing in kitchen : Glazed Ceramic Tiles dado up to 2' height above kitchen platform  
Bathrooms : Glazed ceramic tile dado up to 7' ht

Utilities : Rustic vitrified tile of SKGT tile dado up to 3' ht.



**KITCHEN**  
Granite platform with Stainless Steel Sink.  
Provision for fixing of water RO system, exhaust fan & chimney.  
Utilities/Wash: Dish washer & washing machine provision in utility area.



**BATHROOMS**  
Vanity type wash basin / counter top in master bedroom.  
EWC with vertical stack flushing  
Single lever fixture with wall mixer cum shower.  
Provision for geysers in all bathrooms.  
All C.P fitting are chrome plated (Grohe, Hans Grohe, Roka, Jaquar or equivalent).  
Sanitary TOTO, Kohler, Vitra or equivalent.



**ELECTRICAL**  
Concealed Copper Wiring (Havel's / Finolex or equivalent).  
Power outlets for air conditioners in all bedrooms.  
Power outlets for geysers in all bathrooms.  
Power plugs for cooking range chimney, refrigerators, microwave ovens, mixer / grinders in kitchen, washing machine.  
Three phase supply for each unit & individual meter boards.  
Elegant designer modular electrical switches.  
Miniature Circuit Breakers (MCB) for each distribution boards of the distribution board.



**TELECOM :** Telephone point in living room.  
Intercom facility to all the units connecting Security.

**CABLE TV :** Provision for cable connection in M.Bedroom & living room.

**INTERNET :** One Internet provision in each apartment.

**LIFTS :** Six passenger lifts with rescue device with V3F for energy efficiency with granite/marble/tile cladding and one service lift (make of Kone/Jhonson/OTIS).  
Granite/Marble cladding at ground level at lift lobby.  
Vitrified tiles/granite tile cladding at other levels of lift lobby.

**WTP & STP :** A Sewage Treatment plant of adequate capacity as per norms will be provided inside the project; treated sewage water will be used for the landscaping & flushing purpose.  
The water from the terrace & open areas will be collected through rain water pipes, which will be discharged in the rain water harvesting pits to recharge the ground water.

**GENERATOR :** DG set backup with acoustic enclosure & AMF.

PREMIUM TOUCHES  
MAKE YOUR LIFE  
MORE COMPLETE

THE SKIGH SPECIFICATIONS





## SPECTACULAR RINGSIDE VIEWS

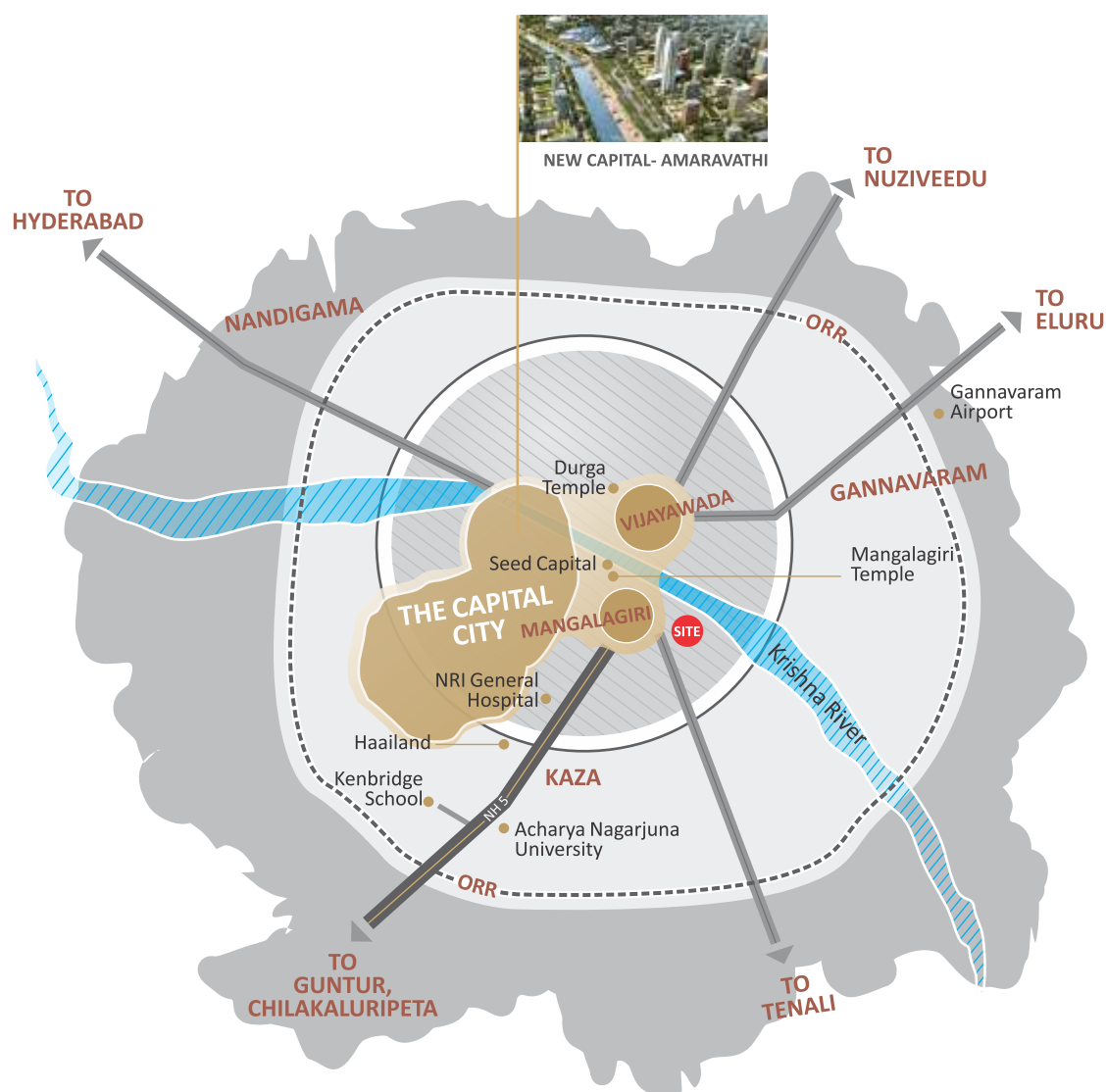
The extraordinary design feature of The Skigh lends the landmark gated community a majestic and grand impression from first sight. While the stately square is the focal point, the numerous balconies enable home owners to own ringside views of the neighborhood

and enjoy breathtaking spectacles for a lifetime.

# THE SKIGH



# A PERFECT 360-DEGREE DEVELOPMENT SPREAD



The Skigh is superbly positioned surrounded by Amaravati – whose proposals for development are being canvassed internationally, Mangalagiri and Vijayawada, in an almost perfect 360-degree spread. Just off National Highway 16, it sits in an urban heartland where all around the cranes are reaching skyward and new communities and commercial areas taking shape each new day

and emerging as the strategic center for AP's new capital.

## LOCATION PLAN (NOT TO SCALE)



## LOCATION HIGHLIGHTS

- AP Capital Complex**  
Plans are afoot for building Assembly, Council, Secretariat, and High Court which are just 10-15 minutes from project.

**All India Institute of Medical Sciences (AIIMS)**  
A Govt of India undertaking with its prestigious main campus in Delhi, is already under construction at Mangalagiri, spread over close to 200 acres.

**Pi Amaravati – Asia's Largest, Most Advanced Data Center**  
With a 5000 rack capacity, this is the largest data center in Asia & one of the largest in the world, with the highest (Tier IV) certification from the Uptime Institute. It is being expanded further.

**International Airport**  
The Govt of AP has set aside 5000 acres near Mangalagiri, for the development of a Greenfield airport serving the capital.

**NRI Hospital & Academy**  
A 900 bed super speciality hospital set up as a non-profit organization by Telugu NRIs residing in the US.

**Manipal Hospital, Tadepalli**  
A 350 bedded tertiary care hospital, Manipal Hospital at Tadepalli is about 3 km from the site and one of the largest hospitals in coastal Andhra Pradesh.

**APSP 6th Battalion**  
Training grounds for the AP Police force
- AP Police Headquarters & Office of the Director General of Police**  
The headquarter is already operational inside the above mentioned APSP campus.

**KL University**  
A well renowned and leading university with a 100 acre campus and more than 15,000 students.

**Vellore Institute of Technology - AP**  
A forerunner in delivering quality education, the VIT group of institutions are ranked among the top educational institutes in the country.

**More Universities**  
A hub of higher learning, names like Amrita University, SRM University and Amity University lie within 10-15 minutes driving distance.

**Mixed Use Developments**  
Lingamneni Estates – Mid Valley City – A 13 acre development with luxury residences, offices spaces and a shopping mall.  
Manjeera Monarch – A 4 acre development with luxury residences and a proposed 4 star hotel.

**Other Private Developments**  
CK Brothers Convention Hall  
Jaguar Land Rover Showroom