



Come witness the joy and peace  
of independent apartment living.

**platina** OUTSET

May your dreams

find

Enjoy, embrace, and own the ultimate luxury of affordable homes.

their

new

Plot no. 80, Shilpa Valley  
Kondapur, Hyderabad  
500084

address

01

## ABOUT US

We build luxury homes that are inclusive and exclusive at affordable prices.



02

## THE DESIGN

The contemporary design at Platina reflects the beauty of space optimization.



05

## THE AMENITIES

Enjoy fitness and entertainment facilities in the privacy of your compound.

06

## THE LOCATION

With excellent connectivity, Platina Outset in Kondapur is a perfect place to call home.

03

## THE LIVING

Experience the joy of modern-day living to its finest.

04

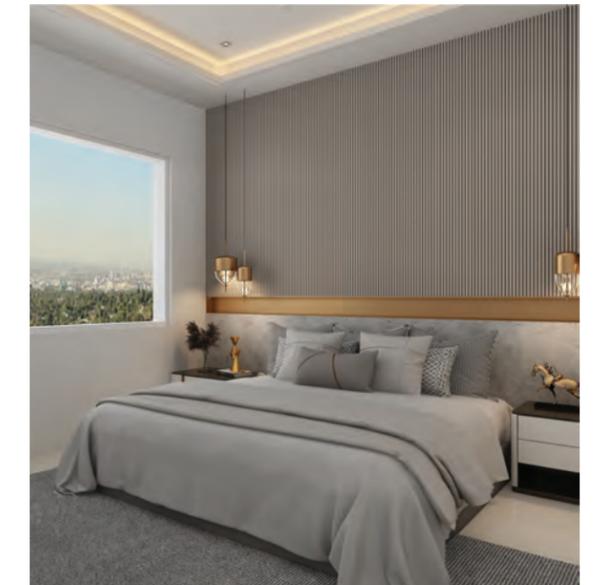
## THE COMMUNITY

We build communities that offer quality and value to your homes.

07

## OUR PROMISE

In a luxurious living environment, we guarantee quality living at affordable prices.





# 01

## Welcome Abode!

Experience the power of new beginnings with these luxurious residences that are built on the layout of **Shilpa Valley, Kondapur**; a prominently booming residential and commercial locality in Hyderabad.

At Platina Outset, our ultimate ambition is to offer the joy of luxury living at affordable prices. Come witness the beauty of a contemporary living environment that is specially designed to enhance the quality of modern-day living.

ABOUT US

A home is a feeling  
and we value that.

2

blocks

Meticulously planned **5-story twin apartment blocks** of Platina Outset encourage its residents to experience peace within the privacy of their homes.

20

apartments

Driven by the philosophy; of "**quality over quantity**", Platina Outset exclusively offers only **20 apartments** for occupancy.

1500

sq. ft. per apartment

The **simplicity and subtle sophistication** of contemporary design transcend mundane living.



# 02

## Modern day living

**Platina Outset** offers three-bedroom apartments that are Vastu compliant and are exclusively designed to optimize space at every dimension.

The elevated ceiling design and the open floor plans along with wide balconies pump life into the space like never before.

All the apartments are flushed with natural sunlight and ventilation thereby enhancing the quality of life.

THE DESIGN

# Your ultimate luxury is your choice.

At Platina Outset, your imagination merges with your reality. With **wide customization options**, the interiors of your home can be furnished according to your taste.

**Premium quality luxury materials** from different parts of the world can now be a part of your home.





The Living Room

# 03

## There's room for everything

While your living and dining area is infused with the **richness and elegance of Italian marble, full-body vitrified tiles and wooden flooring** remain as options for your beautiful bedrooms.

Effortlessly stylish, modular, and space-saving furniture options offered, exceed one's expectations of luxury. The art of good design comes into play with the use of a **monochromatic color palette** as a core theme for the interiors of the apartments.

THE LIVING

# Peace in privacy

The bedroom designs at Platina Outset offer a striking balance between **beauty and functionality**.

Space optimization is our number one priority.

Subtle on the eye, the monochromatic color theme calms the room as you dive deep into your favorite corner.



The Bed Room

From warm

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summer sun

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to cool

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monsoon winds

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nature makes

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Experience the  
beauty of all seasons  
at Platina Outset

its way

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into your

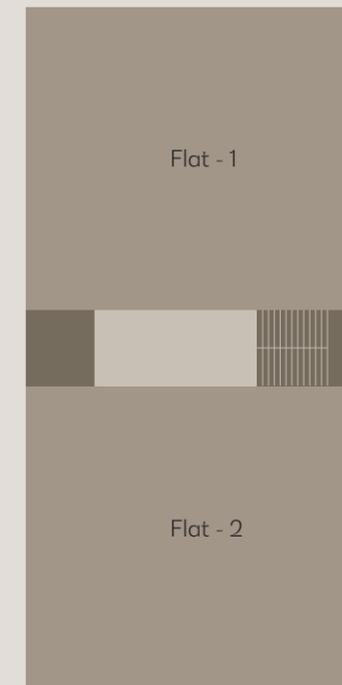
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Open floors  
to high ceiling and  
large windows

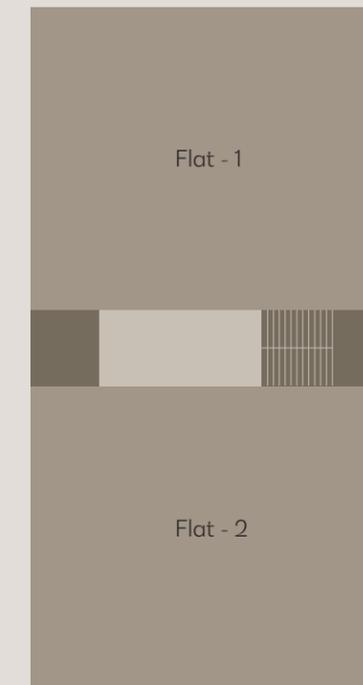
homes

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# Floor Plan



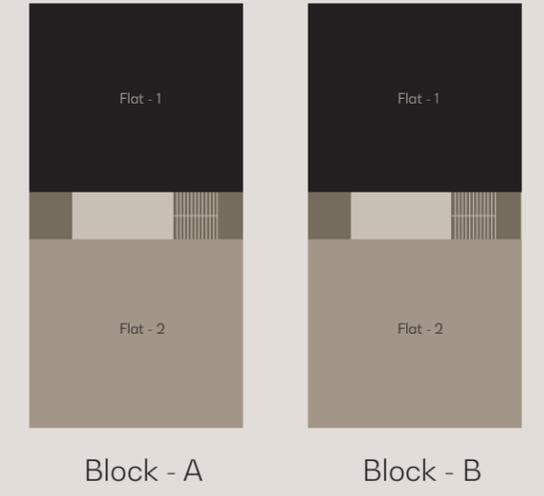
Block - A



Block - B



# Flat - 1

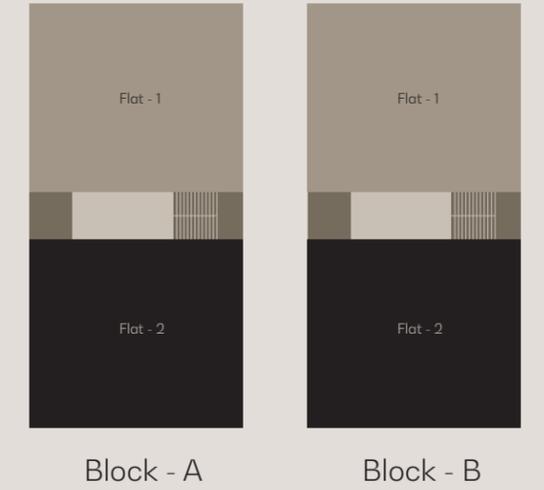


**1500**  
sq. ft. apartment

**3**  
bedrooms



# Flat - 2



**1500**  
sq. ft. apartment

**3**  
bedrooms

# Specifications

## Structure Design & Foundation

To Withstand wind & seismic loads

## Structure

RCC Framed structure on Footing over hard strata with Plinth Beams for extra Safety.

## Doors

### Maindoors

Burma Teak wood frames & shutters aesthetically designed with Venner Melamine polishing and designer hardware of reputed make with 8' height.

## Internal doors

Burma Teak wood frame with flush shutter with 8' height.

## Windows

Aluminium, fitted with float glass along with provision for mosquito mesh & standard hardware.

## Painting

### External

Texure/Sandex matt/Exterior Ultimo luxury paints of Asian/ICI make as per the Elevation.

## Internal

Smooth finish with Asian/ JK wall putty or equivalent Royal emulsion paints over a coat of primer. POP punning in living & dinning

## Flooring

Drawing, Dining & Living  
Italian Marble

## Bed Rooms

Vitrified procelane tiles of 800x800 size with 4" wide. Kajarja or equivalent make.

## Kitchen

Granite platfrom with single bowl stainless steel sink or Modular kitchen upgrade option

## Toilets

Acid resistant anti skied tiles – Simero  
Sanitaryware and Faucets - Grohe

## Dadoing

Dadoing with glazed ceramic tiles upto 2' ht platform in kitchen & upto lintel level in toilets.

## Corridors

Italian Marble

## Water Supply

CPVC Pipes of ISI mark , Each Unit have a separate Water Meter Piping Excuted by Professional plumber.

## Drainage

ISI mark PVC sanitary piping.

## Electrical

Concealed copper wiring of (ISI mark)  
ANCHOR or equivalent make.

- Power outlets for VRV air

conditioning units

Power outlets for geysers in all bathrooms.  
Power outlets for chimney, hob, refrigerator, microwave oven, mixer/grinder in kitchen.

Washing machine point in Utility area.

Three phase supply for each unit.

Miniature Circuit Breakers (MCB) for each distribution board . of reputed make.

Modular switches of (ISI mark) ANCHOR or equivalent make.

Intercom Telephone: Drawing & master bedroom (with CAT6 )

Television points & Internet : All bedrooms, drawing & living with CAT6 & RG 6)

## Lift

Johnson/ equivalent Lift of reputed make with V3F for energy efficiency.

## Generator

Acoustic enclosed D.G set backup up to 1 KV per unit.



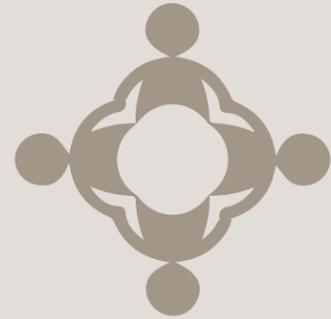
The Dining Area



The Bedroom

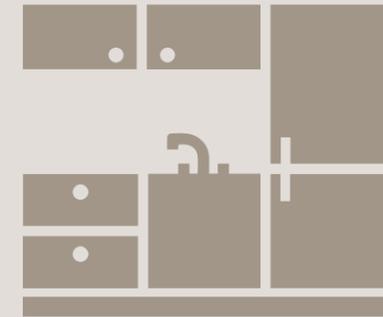
# Ameneties

We build homes that build communities.



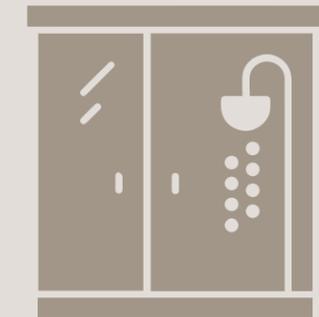
**Independent living** at Platina Outset offers its residents the best of both worlds. With a limited number of apartments, the unlimited access to premium amenities gets much easier as you can walk into your favorite space at peace.

Heart of the home



The kitchen is where the magic happens. We offer **premium range modular kitchens** with material options along with high-end fittings that meet the idea of your dream kitchen.

Celebrate luxury everywhere



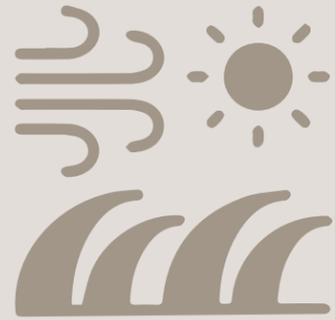
The bathroom spaces are designed with **water-saving technology and chic German fittings** that offer comfort and luxury while relaxing your mind, body, and soul.

## Towards sustainability



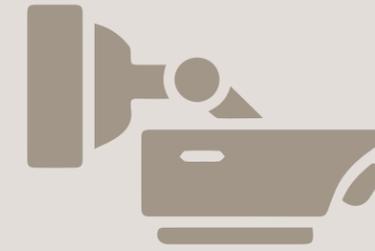
From **water-saving technologies** in the services to **rainwater pits on-site**, our primary focus is to not only help save water but also generate sources that regulate better circulation of water on site.

## Integrated Landscape



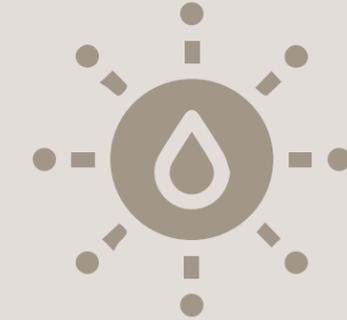
As you walk towards the feeling of finding a new home, a giant fig tree welcomes you with its sacred charm. The consciously planned **contemporary plantation on site** continues to spark its magic as it grows into your homes with grace.

## Safety & Security



At Platina Outset, safety and security are paramount. With **24hrs CCTV surveillance and security personnel on call**, we assure you a home that is designed to be safe and sound.

## Convenient Living



A **complete power backup and 24hr water supply systems** have been installed to meet the net requirement of the residents at every level.

# 06

# The best shot

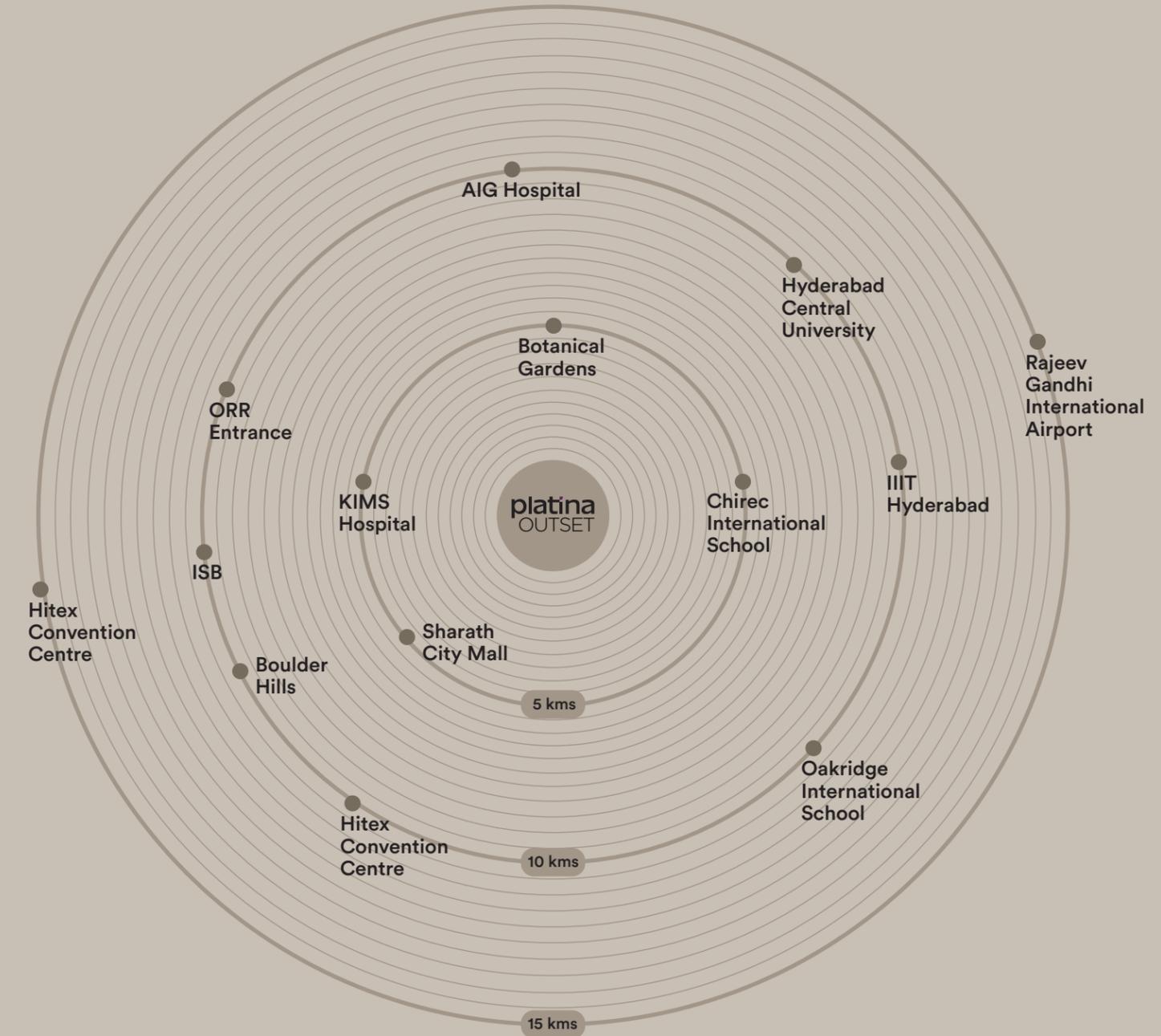


THE LOCATION

Our project falls under one of the most prominent commercial and residential localities of Hyderabad; **Kondapur**. Its proximity to the IT corridors of Hyderabad makes Kondapur an ideal place to live.

# The best shot

A 10 min drive takes you to the nearest and the most notable healthcare facility like KIMS. A 15 min drive takes you to one of the best sports arenas in Gachibowli. A 30 min drive via ORR connects you to the airport.





ANDEM NARENDAR REDDY

At Platina Outset, we guarantee to offer our residents the ultimate luxury they deserve at affordable prices. At Platina Outset, we guarantee to offer our residents the ultimate luxury they deserve at affordable prices.



ANDEM ANURAG REDDY

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07

OUR PROMISE

The values  
we stand  
by

At Platina Outset, we guarantee to offer our residents the ultimate luxury they deserve at affordable prices. We believe in building **quality spaces that resonate with the changing times.** Our residents get to experience the joy of modern-day living in a contemporary environment that is specially designed to cater to their individual needs.



# Our Team

## **Architects**

Vinod Bachala  
Simple Minds, Hyderabad

## **Structural Consultants**

SSM Consultancy, Hyderabad

## **Chartered Accountant**

M S P R & Co., Hyderabad