

Delivering premium homes
that inspire harmony
and a fulfilling life.



Highway Heights provides everything you desire
in a home: a convenient location, world-class
amenities, features that ensure your loved ones'
safety and security, and, above all, an
exceptional project from a trusted company.



HIGHWAY HEIGHTS

@ TARAMATIPET,
EXIT No. 10, ORR FACING,
NEAR HAYATNAGAR,
4KM TO VIJAYAWADA HIGHWAY

BUILDERS & DEVELOPERS



EMERALD
Construction Pvt. Ltd.

Plot No. 14, 12-1-497/1, 2nd Floor, Anand Nagar X Road,
Besides Canara Bank, Bandlaguda, Hyderabad,
Telangana State - 500 068, INDIA

emeraldconstructions1@gmail.com
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Please contact :

Note : This Brochure is only a conceptual presentation of the project and not a
legal offering. The Builders & Promoters have right to make changes in elevation
and specifications as deemed fit.

ARCHITECTURAL
CONSULTANTS
slick architects
Architectures & Interiors

Swastik Plaza, 401,
Above Himalaya Book World,
Sanjeeva Reddy Nagar, Hyderabad,
Telangana State - 500 038, INDIA.
www.slickarchitects.com

CONCEPT,
DESIGN & PRINT
**CRYSTAL
COMMUNICATIONS**
M - +91 92461 53944

A MAGNIFICENT PROJECT BY
EMERALD CONSTRUCTION PVT. LTD.



2 & 3 BHK

380 HOMES

FUTURISTIC FEATURES

MODERN CLUBHOUSE

ACCESSIBLE LOCATION



**HIGHWAY
HEIGHTS**



ENTRANCE GATE OF HIGHWAY HEIGHTS

RETHINK YOUR HOME

EXTERNAL VIEWS OF HIGHWAY HEIGHTS



**HIGHWAY HEIGHTS IS A SEAMLESS BLEND
OF COMFORT, AFFORDABILITY, & ELEGANCE.
EVERYTHING YOU IMAGINED YOUR HOME TO BE.**

HIGHWAY HEIGHTS is an exceptional project that presents the best residential options to homeowners. With an attractive elevation and a vastu-compliant floor design, Highway Heights features 380 spacious residences with two/three bedrooms and modern facilities. The clubhouse will feature top-of-the-line recreational amenities for your fitness, recreation, and entertainment.

Your home at HIGHWAY HEIGHTS will provide you with a peaceful sense of residential satisfaction, with all of the essential amenities, ventilated parking, a 24-hour security system, ample open spaces, an easily accessible location, and a convenient living environment.



- 2 BLOCKS
- G+10 FLOORS
- G+3 FLOOR CLUBHOUSE
- SPACIOUS BALCONIES
- WIDE CORRIDORS
- VENTILATED INTERIORS
- MAXIMUM LIVING SPACE
- PEACEFUL SURROUNDINGS

A PERFECT COMBINATION OF ULTRA-MODERN AMENITIES & VASTHU ARCHITECTURE



- Well-planned, Vastu Compliant Flats
- Intercom Facility
- Rainwater Harvesting Pit
- Ample Car Parking
- Internal Inverter Wiring For Each Flat
- No Common Walls
- Excellent Ventilation
- Fire Extinguisher For Each Floor
- Backup For Common Areas And Lifts
- CCTV Cameras In Entrance, All Corridors, And Terrace
- High-speed Lifts



OUTDOOR SEATING AREA

Our highly experienced architects will ensure the use of high-quality materials and accessories to ensure durability and functionality.

This luxurious apartment will feature a state-of-the-art clubhouse with a swimming pool, jogging track, children's

play area, and other amenities that reflect and enhance the inhabitants' sense of class. Highway Heights redefines comfortable living by surrounding you with modern infrastructure and keeping you within driving distance of everything that life requires of you.



**HIGHWAY
HEIGHTS**



AERIAL VIEW OF HIGHWAY HEIGHTS



THE TOP-NOTCH AMENITIES WILL MAKE YOUR EVERY DAY INTERESTING & INVIGORATING, NO MATTER HOW YOU CHOOSE TO RELAX AND REJUVENATE.



CLUBHOUSE

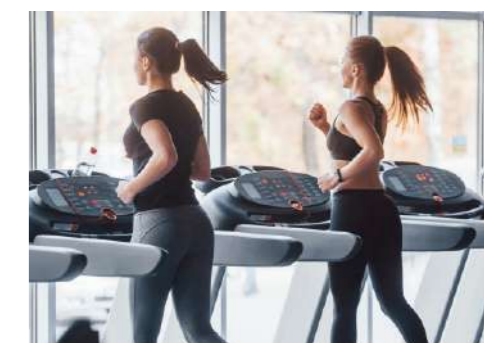


OUTDOOR PLAY AREA

A varied variety of relaxation and recreational activities defines an ideal lifestyle. Highway Heights lives up to its name by providing a plethora of recreational facilities to its residents. The expansive clubhouse is designed for every member of the family, ensuring exhilarating and memorable experiences that you will want to cherish forever.

The 4-storied clubhouse will be the talking point of this modern complex, with the latest recreational features to elevate your mood. Highway Heights has something for everyone—a swimming pool with pool decks, indoor and outdoor sports, a gym, a yoga space, and other lifestyle-enhancing amenities.

- G+3 FLOOR CLUBHOUSE
- SWIMMING POOL
- YOGA/MEDITATION AREA
- CHILDREN PLAY AREA
- BASKETBALL COURT
- VOLLEYBALL / TENNIS COURT
- GYMNASIUM
- INDOOR GAMES
- MULTIPURPOSE HALL
- CHESS, CARDS, ETC.
- BILLIARDS
- OUTDOOR SEATING COURT

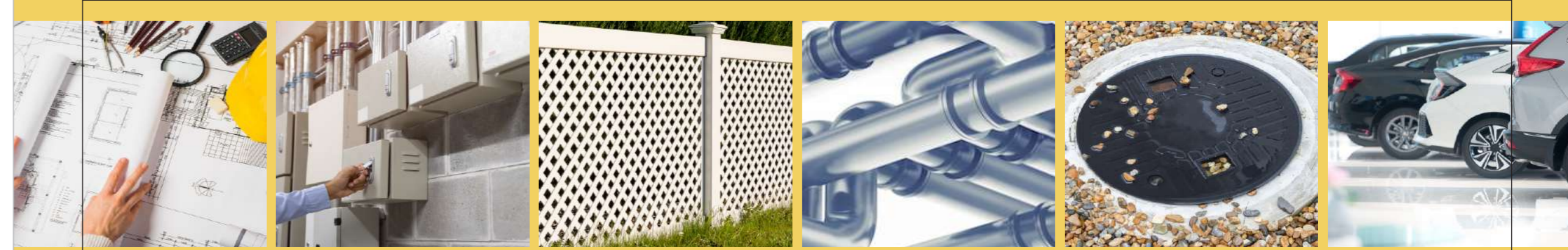




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THESE HOMES ARE
 INTRICATELY
 DESIGNED WITH
 THE BEST
 SPECIFICATIONS TO
 OFFER A LIFESTYLE
 THAT EXCEEDS THE
 RESIDENTS'
 EXPECTATIONS.



STRUCTURE

RCC framed structure (As per the design)

SUPERSTRUCTURE

AAC blocks with 9" thick outside walls and 4 1/2" thick internal walls.

PLASTERING

- Internal : Single coat sponge finished cement mortar 1:6 & smooth lappam finishing
- Ceiling : Single coat smooth finished cement plastering.
- External : Double coat and faced cement plastering.

JOINERY

- Main Door : The best teak wood frame and teak paneled door shutter, with an esthetical design.
- Internal Door: Medium teak wood frame and hardcore flush shutter with painted standard hardware.
- Windows : UPVC with flymesh.

PAINTING

- Internal : Two coats of emulsion over a base coat of primer.
- Ceiling : Single coats of emulsion over a base coat of primer
- External : Texture paint and acrylic paints.
- Parking & Service : Two coats of acrylic emulsion paint over a base cool of primer.

FLOORING

- Virtified Tiles 2x2 in hall, dining, bedroom & kitchen.
- Anti-skid ceramic tiles in toilets, balcony & utility area.
- Granites in staircase & corridor.

KITCHEN

Polished black granite platform with stainless steel sink and ceramic glazed tiles dadoing up to 2 feet above the platform.

TOILETS

Ceramic glazed tiles dado up to 7 Feet, EWC & Washbasin.

ELECTRICAL

Concealed copper wiring in conduits for lights, fans, plug and power plug point where necessary. Power outlets for a/c in all bedrooms. Power outlets for geysers in attached bathrooms. Power plug for cooking range, refrigerator, micro oven, and mixer grinder in kitchen. Plug points for TV & audio systems, etc., where necessary.

GENERATOR

Generator back-up for lift, common areas.

TELECOM

Telephone points in hall.

LIFT

8 passenger lift with generator back-up.

PARKING

One car for each flat

SECURITY

24/7 security with CCTV Surveillance

WELL-DEVELOPED LOCALITY

EASILY ACCESSIBLE

RESIDENTIAL SURROUNDINGS

SUPERB CONNECTIVITY

EXCELLENT INFRASTRUCTURE



The rapid expansion and the presence of modern infrastructure have transformed this locale into one of the most preferred residential localities. Highway Heights invites you to be a part of this innovative project where your every wish is fulfilled, with rapidly growing property values. Taramatipet is the right choice to boost your investment.

IT REPRESENTS THE FUTURE, WITH ITS EXCELLENT FACILITIES IDEAL FOR COMFORTABLE LIVING & SEAMLESS CONNECTIVITY.

Taramatipet is a desired investment destination due to its wealth of high-quality educational institutions, top private firms, healthcare facilities, entertainment zones, spiritual centres, prime corporations, and weekend retreats. It is a much sought-after locality given its proximity to the Sagar Highway, Srisailam Highway, and Outer Ring Road, connecting Bongalur, Raviryal, and major employment hubs. The Rajiv Gandhi International Airport is 15 kilometres away by Service Road. The TATA Aerospace SEZ is located here. Furthermore, Wonderla's presence provides an excellent entertainment option!



PROXIMITY DETAILS

Outer Ring Road	- 1 min
Vijayawada Highway	- 3 min
Ramoji Film City	- 4 min
Infosys Pocharam	- 8 min
Warangal Highway	- 8 min
Nagole Metro Station	- 15 min
Uppal Stadium	- 15 min
TCS Adibatla	- 15 min
Wonderla	- 20 min
RGI Airport	- 25 min

