

Member Of  
**CREDAI**



# MALLAREDDY HEIGHTS

..Stop Dreaming  
Start Living...



**2 & 3 BHK**

**Luxury River view apartments**

**@Sunkesula Road Kurnool.**

All Pictures Shown Are For Illustration Purpose Only T\* & C Apply



## Living close to nature is wonderful for your life



The gap between human beings and nature that nurtures them has constantly widened by our pursuit of modern living. But what if this was not the case...? What if we could reap the benefits of a modern life without compromising on nature? And that's exactly what you get Malla Reddy Heights.

Built subtly across the lush landscape to evoke the joy of living in nature's bounty. Every home is deliberated in passion and consciously designed for harmony between laid-back elegance and unparalleled comfort.

At Malla Reddy Heights you get to live in an adobe that attracts you viscerally and elevates your lifestyle to where you truly belong. A life that is lived amidst electric design sense and flamboyant surroundings. On where every inch oozes sophistication and blissfulness.

# A Home Which Is **Not Heavy** On Your Budget



An Apartment where life blooms by the riverside. Opposite to Sanjeevani Hospital, Sunkesula Road, Kurnool. River View Apartment is one of the popular residential projects in Sunkesula Road, Kurnool. This project offers spacious 2BHK and 3BHK apartments with modern amenities for the comfort of residents. our **MR Heights** apartments encourage you to live your life to the fullest & express yourself the way you do it at your best. Every apartment was constructed with a spacious ambience and airy abode which flows with natural light and ventilation. It is close to markets, hospitals, and many educational institutions.



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## Located In Rich Connectivity Area



Malla Reddy Heights located in the centre of the city which has rich connectivity and development. Malla Reddy Heights has the excellent connectivity of National Highway NH-44, Railway Station & APSRTC bus-stand which were a few minutes away.

World class schools such as Sister Stanislas English School, St. Joseph's Degree and PG college that is to impart quality education upholding values of Indian Culture, and state of the art hospitals such as Sanjeevani, Karthik, Sri Noble and SJ are within 5 minutes walking distance





# Facilities & Amenities

- › Car Parking
- › Corridors with Granite Flooring
- › Excellent Ventilation
- › Generator Backup For Lift & Common Area
- › Premium Quality Construction
- › Rain Water Harvesting
- › Compound
- › Video Surveillance/cc cameras for Parking
- › 6 Passenger Lifts Nos-3

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## › STRUCTURE

RCC Framed Structure (TMT)  
Super structure. Light weight bricks.  
Plastering. Smooth sponge finishing.

## › PAINTING

External walls with external emulsion, internal walls,  
Quality putty finish in hall, dinning, bedrooms, &  
emulsion pants, (Asian emulsion paints  
/Berger paints).

## › FLOORING

Bedroom/ kitchen vitrified tiles range Rs. 40/- per sft  
Toilet wall ceramic tiles range Rs. 240/- per Box  
flooring tiles Non -slippery range with glazed tiles  
dadoeing up to 7 ft. Door height.  
Glazed tiles up to Above kitchen platform.  
Staircase Flooring With granite,  
Ms handrail as per builder choice.

## › STILT

Only watchmen room, Parking & common toilet at  
stilt floor will be provided.

## › WATER SUPPLY

Cpvc pipes (Ashirvad or Finolex) for water supply.  
For toilet C.P. fittings Jaguar (basic model) or cera  
equivalent pipe line provision.

## › OVERHEAD TANK

15000 liters altogether will be provided.

## › ELEVATOR

Will be provided of 6 passengers. {Branded Company}.

## › MAIN DOOR.

Good quality teak wood for main door and  
shutter with spray polish.

**Joinery Doors.**  
wood Door With Emarstion Paint

**Windows.**  
UPVC With mesh and grills.

## › ELECTRICAL

Concealed copper wiring. Modular type switches of  
legrand /Anchor company. TV points in hall,  
AC PROVISION in Master M.Bedroom only,  
kitchen platform, M. Bedroom two way control for  
lights & fans, geyser provision for toilets with finolex wiring.

## › Toilet

Wall Mixture & Shower Only for One Bathroom in 2BHK  
Shower For two Bathroom in 3BHK  
One Indian Toilet & One Western Toilet in 2BHK  
One Indian Toilet 2 Western Toilets in 3BHK  
Jaguar & Cera Bathroom Fittings shell be used

## › NOTE

- Any other additions to specifications will be done at extra cost  
(no deductions will be made in that case).
- Parking, Development, Municipal water, Electrical Meter,  
Transformer, generator {20kv}, tap connection charges, panel  
board & cable should borne by the purchaser.
- GST, stamp Dusty, Registration fee, labor tax  
(any other taxes imposed by the Govt.)  
Should be borne by the purchaser.

# Specifications

“Quality  
is More than a  
Promise.”





# Flat 3D View

## 2 BHK

- 1 Living Area
- 1 Master Room
- 2 Bathroom
- 1 Children Bed Room
- 1 Pooja Room
- 1 Kitchen
- 1 Wash Area



“Every  
design  
choice  
we make  
has a sensual  
effect on us.”

## 3 BHK

- 1 Living Area
- 1 Master Room
- 2 Bathroom
- 2 Children Bed Room
- 1 Pooja Room
- 1 Kitchen
- 1 Wash Area



**Serenity** is expressed  
by **Design**

# Typical Floor Plan



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# Parking Plan







“ Let Our Family Show Your Family  
the Way Home. ”

### Area Statement

1st Floor	2nd Floor	3rd Floor	4th Floor	5th Floor	Area SFT
101	201	301	401	501	1262 sft
102	202	302	402	502	1212 sft
103	203	303	403	503	1431 sft
104	204	304	404	504	1240 sft
105	205	305	405	505	1318 sft
106	206	306	406	506	1649 sft
107	207	307	407	507	1488 sft
108	208	308	408	508	1454 sft
109	209	309	409	509	1144 sft
110	210	310	410	510	1144 sft
111	221	311	411	511	1165 sft
112	222	312	412	512	1413 sft
113	223	313	413	513	1436 sft



## Brands We Use

- TMT Certified Branded steel Shall be used.
- Premium Quality Cement Shall be used.
- Certified Pipeline Brand Shall be used.
- Quality Assured Bathroom Fitting Shall be used.
- Advance Paint Brand Shall be used.
- ISI Certified Electrical Brands Shall be used.

“ **BRAND**

is a Promise.

A Good **BRAND** is  
Promise Kept. ”



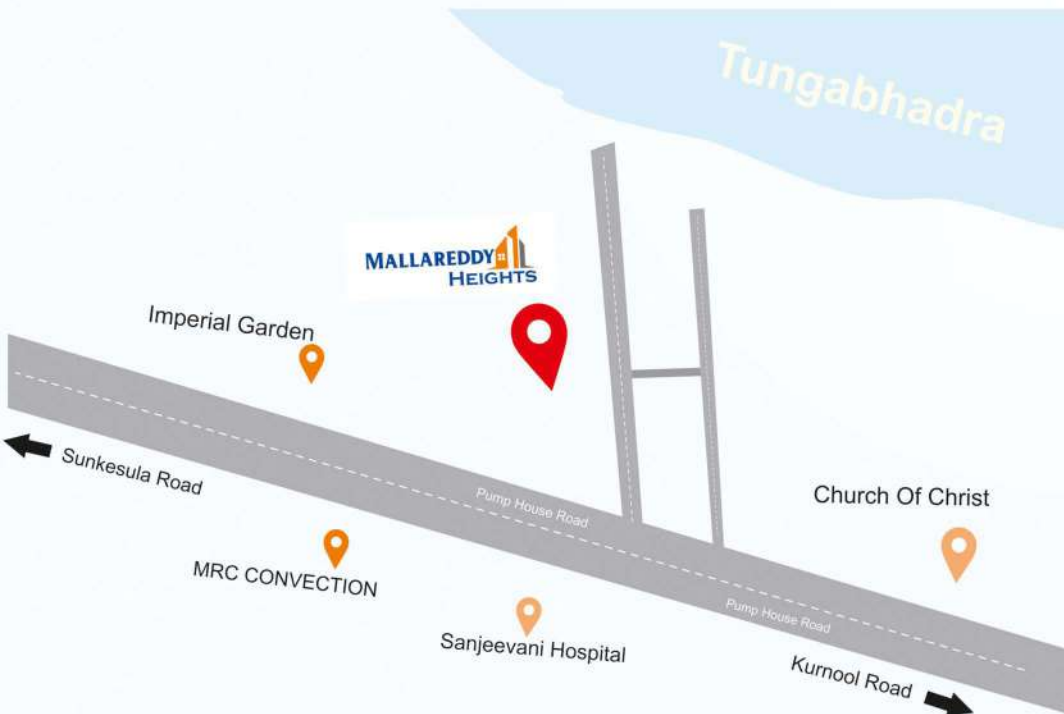




## Location Map

Near by

- › City / Highway
- › Hospital
- › School, Colleges
- › Supermarket
- › Petrol Pump
- › Railway Station
- › Banks



## On Going Projects



@ Venkataramana Colony Kurnool.



@ Nandikotkur Road, Kurnool.



@ Sunkusula Road Kurnool.



@ Chetlamallapuram Kurnool.



@ Sunkusula Road Kurnool.



@ Nandyal Road, Kurnool.



@ Nandikotkur Road Kurnool.

## Our Managing Director Message

“Commitment is what transforms a promise into reality.”

Mr. Malla Reddy





MALLA REDDY INFRA PROJECTS

HOMES | DUPLEX VILLAS | FLATS | PLOTS

Malla Reddy Infra Projects Becoming One Of The Top Builders And Developers In Kurnool.  
One Of The Emerging Names In Kurnool Real Estate, Holding 12 Years Of Rich Experience  
Which Has Earned The Faith Of 5000 Happy Customers & Crafted 15+ Prestigious Projects  
Across Kurnool. The World Is Moving Forward And We Are Happy To Lead  
The Way, With Mr. Malla Reddy, Our Director, Guiding The Way.



Follow us //Mallareddy infra projects

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# 38,37&38, 3rd Floor, DVR Complex,  
Opp. More Super Market, N.R. Peta, KURNOOL.



For More Details

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