

JAYRBERI THE PEAK

ENTER THE WORLD OF ELEVATED EXPERIENCES

Spaces can evolve into exquisite acquaintances for life. Jayabheri The Peak stands for such an approach to expanse and luxury. The leisurely breadth of a villa, ambience of modern slickness and views of abundant sky, combine into one charming mosaic of moments.





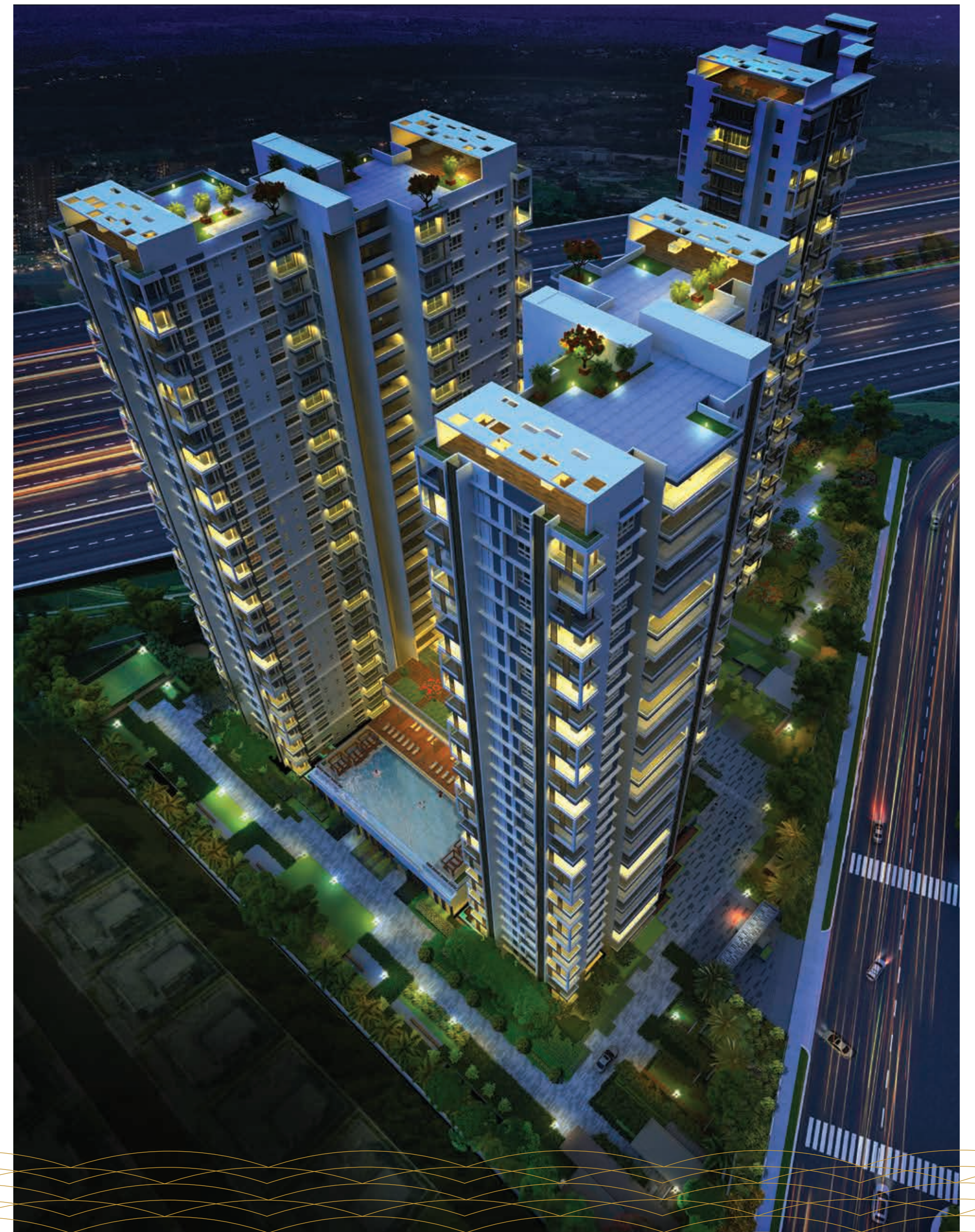
THE ALLURING ALTITUDE
OF EXPERIENCES

ELEVATION. EXALTED.



The elevation is modern, distinctive and a design expression to marvel. Rising above 4 acres of manicured lawns, landscaped gardens and inviting walkways, two towers are connected with a skybridge.

Three towers. 29 storeys each.
Two villas per floor.



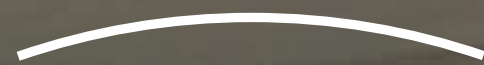


VILLA ABOVE
And a world of amenities below



Lounge

ENTHRALLING EXPERIENCES:
FACILITIES AT
THE CLUBHOUSE





Conference Hall



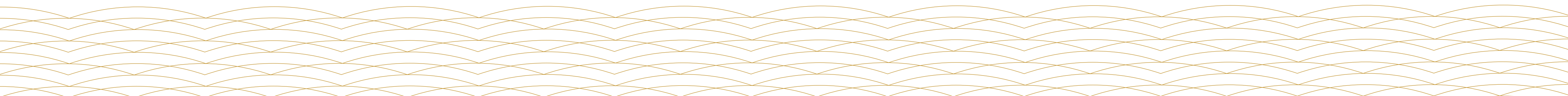
Theater



Banquet Hall



Choose your preferred fitness regime at exclusive spaces for
yoga, meditation and aerobics.



Music Room



Games



Creche



With a soulful music room, warm cafe, rich library and choice of indoor games, there's never a mundane moment. Besides, the shuttle court, squash court and the outdoor tennis court are always invigorating.

Spa at Jayabheri The Peak is exceptionally indulgent and a treat for your senses. With salon, massage rooms, steam, sauna, indoor pool and more, the spa offers a plethora of options to experience the true sense of bliss.

Spa





Swimming Pool

THE POOL WITH A VIEW

Rising above the podium level, the pool section invites you to leisurely moments to indulge in. The temperature-controlled infinity pool has been designed to give you a stunning experience of the expansive views ahead. Dotted with cabanas and leisure areas, it creates a complete sense of bliss.

THE SKYBRIDGE WITH MESMERISING VIEWS

With green, expansive views across a glass facade,
the world-class gymnasium at the sky bridge takes your
everyday experiences to the next level.

Gymnasium



SPRAWLING GARDEN
ON THE TERRACE



EXPERIENCE
ELATION IN DESIGN



The grand lobby welcomes you to a life of splendour and expanse that awaits you in your exclusive villa above. It makes a statement of refined taste and subtle elegance: a befitting start for the magnificence ahead.

Lobby





THE INDULGENCE OF SPACE

Each villa at Jayabheri The Peak has been designed to be a pride of possession for life. With sizes ranging between 4395 sqft and 5440 sqft of crafted indulgence, the villa layouts reflect the grandeur of high living. Exclusive approach, expansive living areas, stunning views, massive rooms and space for every indulgence has been designed with astute craftsmanship.

GREET THE
ELEVATED EXPERIENCE



THE
LEISURELY EXPANSE



THE
MASTER PLAN

C1
4395 Sft

A2
4690 Sft

B1
4905 Sft

A1
5430 Sft

B2
5440 Sft



Typical Floor Plan Block A



B1

Area: 4905 sqft



B2

Area: 5440 sqft



Typical Floor Plan Block C



DIFFERENTIATED FEATURES AT JAYABHERI THE PEAK



1.

High luxury living

- Dedicated concierge service
- Home automation
- Gymnasium on skybridge
- Sky gardens
- Plush clubhouse
- Spa, yoga and meditation
- Temperature controlled pool
- Indoor & outdoor sports
- Large sized double glazed windows / french doors
- Tennis courts
- Outdoor crossfit stations

2.

Innovative central cooling system

“District cooling system with thermal energy storage” are:

- Chilled water flows through piping instead of hot/cold refrigerants and hence it's safe
- Any type of indoor units are feasible. i.e., high wall, cassettes, ducted units
- Entire system need not be shutdown like VRV/VRF in case of any problem. Single unit can be shutdown easily without removing gas and refilling
- Easily integrates with home automation system
- Overall power consumption is low due to water cooled chillers
- Chillers need not be operated during power shutdowns / peak hours (since tariff is higher during peak time), since stored thermal energy is used. Hence, running cost is lower
- Thermal energy is measured at entry point using BTU meters
- Maintenance is by the society
- Maintenance cost is less than half when compared with VRV/VRF.

3.

LEED platinum certification

- Rainwater harvesting system
- Ample parking for residents and visitors with provision of electric charging stations
- Water smart by installing low flow plumbing fixtures, reusing treated water for flushing and irrigation
- Ample landscape with gardens for children and residents and native species increasing biodiversity
- Energy saving appliances and equipments – BEE rated appliances/equipments
- Effective irrigation systems & water treatment systems
- High performance building construction for cooling
- Ample daylight and ventilation
- Green education
- Cross ventilation
- Use of low VOC materials
- On-site renewable energy

FEATURES & AMENITIES

INTERNAL & EXTERNAL

Structure	RCC structure designed to withstand wind & seismic loads
DOORS / WINDOWS / VENTILATOR	
Main door	Designer teakwood/hardwood frame with flush shutter fixed with reputed make hardware of SS of Hafele, Hettich, Ozone or equivalent make
Internal doors	Designer teakwood/hardwood frame with flush shutter fixed with reputed make hardware of SS of Hafele, Hettich, Ozone or equivalent make
French doors	UPVC/aluminium sliding door with DGU/laminated performance glass to withstand wind loads, with designer hardware of reputed make
Windows	UPVC/aluminium sliding door with DGU/laminated performance glass to withstand wind loads, with designer hardware of reputed make
Ventilators	UPVC/aluminium ventilator
PAINTING	
Internal	Smooth putty finish with two coats of premium acrylic emulsion paint of reputed make over a coat of primer
External	Textured finish and two coats of weather proof exterior emulsion paint of reputed make
Parking area	OBD paint over one coat of luppum
FLOORING	
Living / dining	Large format vitrified tiles
Master bedroom	1200 x 1200 mm vitrified tiles of standard and reputed make / Wooden laminate flooring
Other bedrooms	1200 x 1200 mm vitrified tiles of standard and reputed make / Wooden laminate flooring
Kitchen	1200 x 1200 mm vitrified tiles of standard and reputed make
Staircase	Granite flooring
Corridors	600 x 600 mm of vitrified tiles of standard and reputed make / Granite / Marble flooring
Toilets	Anti-skid vitrified tiles of standard and reputed make
KITCHEN	
Utility area	Polished granite platform with superior stainless steel sink, with backsplash Provision for dishwasher and washing machine in the utility area RO provision

BATHROOMS	Vanity type wash basin / counter top EWC with concealed flush valve of reputed make Single lever fixtures with wall mixer cum shower Provision for heatpump in utility area for supply of hot water in all bathrooms Chrome plated CP fittings of reputed make equivalent to Gessi All sanitaryware of Vitra or equivalent make.
DADOING	
Kitchen	Vitrified tiles dado up to 600 mm height above kitchen platform
Toilets	Well designed concept with designer tiles for walls and floor, and dadoing up to lintel height
Utility	Glazed ceramic tiles up to 900 mm near the wash area
ELECTRICALS	
	Power plug for cooking range, chimney, refrigerator, microwave oven, water purifier, mixer/grinders in kitchen, washing machine and dish washer in utility area 3 phase supply for each unit Miniature circuit breakers (MCB) for each distribution board of reputed make Elegant designer modular electrical switches Concealed conduit wiring with PVC insulated FRLS copper cables in all rooms for light, fan and plug points Power points for indoor units of central chilled water system HT power with transformers with on load tap changer for automatic voltage correction. Sub meters for each apartment and common areas. Solar power with capacity suitable for all common areas / external lights
AIR CONDITIONING	
	Central air conditioning with chilled water supplied to all apartments through thermal energy meters.. Thermal storage system to reduce diesel consumption of DG sets. AC system cost will be charged extra. Indoor air handling units - cassettes / wall-mounted / ducted type can be procured by owners based on individual interior choice
TELECOM / INTERNET / CABLE TV	
	FTH with WiFi internet DTH, telephone & audio intercom
FALSE CEILING	
Toilets	Gypsum / POP false ceiling
PLUMBING	
	Plumbing lines with composite pipes / As specified by PHE consultants
HOME AUTOMATION	
	Door sensor / Access card reader/ Pin pad for main door Wired panic button in hall Gas leak detector with shutoff valve Society-wide communication with telephone Provision to install Wi-Fi within house Prepaid meter readings with bill alerts

LIFTS	High speed automatic passenger lifts with rescue device with V3F for energy efficiency of reputed make of Toshiba / Mistubhishi, Entrance with granite / marble / vitrified tile cladding. Dedicated lift for goods/services	
SECURITY, SURVEILLANCE & BMS	Solar powered security fence Access control at main gate with access card reader Boom barrier operated with access card readers Boom barrier near entry to basements to allow only owners vehicles Separate entry barrier for visitors CC cameras around the campus for surveillance during night Building Management System for the complete building	
WTP & STP	Water treated to potable water standards centrally. Water meters for each unit Sewage treatment plant with filtration as per norms; treated sewage water will be used for landscaping and flushing	
GENERATOR	100% DG set backup with separate metering for each unit with auto mains failure feature	
PARKING	3 car parks for each apartment with parking in two levels. Electronic monitoring for all basements	
FIRE SAFETY	Fire hydrant and fire sprinkler system on all floors and basements Fire alarm and public address system on all floors and parking areas (basements)	
LPG RETICULATION*	Supply of gas from centralised gas bank to all individual flats with meters, subject to feasibility	
WATER SUPPLY*	Hydro-pneumatic system with 100% treated water	
WASTE MANAGEMENT*	Garbage chutes will be provided and centrally collected for better disposal	
CAR WASH FACILITY*	Car wash facility will be provided in the parking floors level	
CLUB AND AMENITIES	<ul style="list-style-type: none">• Grand entrance lounge• Jogging track• Indoor air conditioned squash court• Library• Salon / parlour for ladies and gents• Indoor games• Conceirge• Aerobics / yoga / meditation room• Pantry• Cafeteria• Spa• Outdoor amphitheatre• Shuttle court	<ul style="list-style-type: none">• Centralized laundry• Temperature controlled swimming pool• Shuttle court• Gymnasium• Children’s play areas• Multipurpose hall• Private theater & conference room• Maintenance / association room• Landscape garden• Tennis court• Half basketball court• Landscaped terraces• Outdoor crossfit stations



Distance from the site

Future Kids School - 0.5 km
Oakridge International School - 3.1 kms
Delhi Public School - 3.5 kms
Chirec Public School - 8 kms

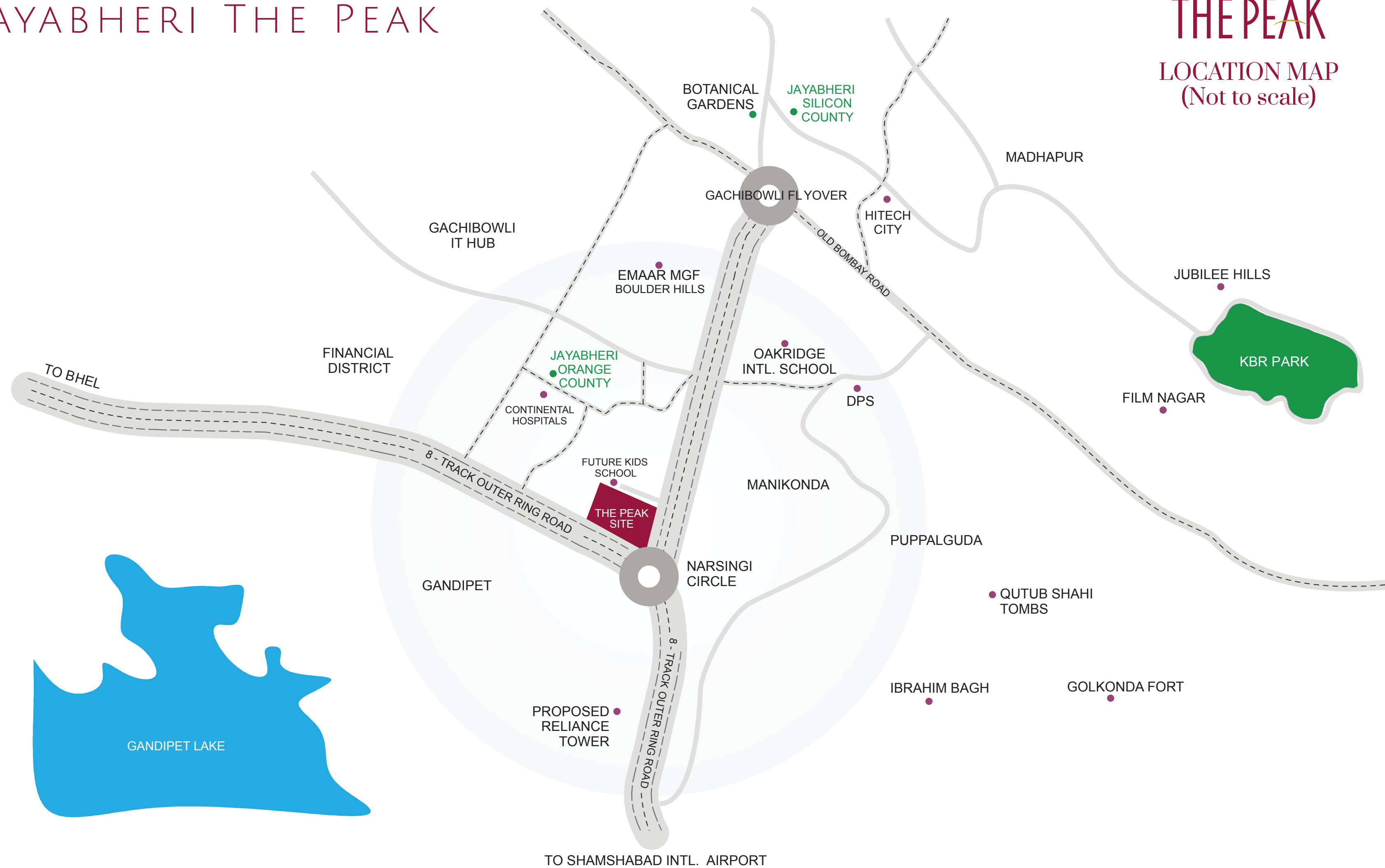
Financial District - 4 kms
Gachibowli IT Hub - 5 kms
Madhapur IT Hub - 8 kms

Continental Hospitals - 4 kms
Apollo Hospitals - 10 kms

Botanical Gardens - 6 kms
Inorbit Mall - 8.5 kms

Shamshabad Airport - 26 kms

LOCATION MAP (Not to scale)



CREDITS

Architects

Genesis Planners Pvt. Ltd.

Structural Consultants

Bolem Engineering Consultants Pvt. Ltd.

MEP Consultants

Synergy Infra Consultants Pvt. Ltd.

Landscape Architects

Tierra Design (S) Pte Ltd. (Singapore) &
Naveen Associates (Hyderabad)

Clubhouse Interior Designers

Poole Associates Private Limited (Singapore)
Nandu Associates (India)

Façade Consultants

Facet Façade Consultancy Pvt. Ltd.



M/s. Jayabheri Properties Private Limited

Plot No. 1, Jayabheri Enclave, Next to Botanical Gardens,
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Project funded by & mortgaged to



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