

A SMART HOME

CASA TRANQUILA

AT PRASHASAN NAGAR, JUBILEE HILLS





BHASKAR RAMI REDDY

FOUNDER

“ **Luxury in every Detail.**
Built for the Elite. ”

About Us

At **Navya Ventures**, we believe construction is more than building spaces that inspire life, comfort, and prestige.

With a passion for excellence and attention to every detail, we transform ideas into luxury homes, elegant villas, and modern architectural masterpiece. Our team combines innovative design, superior materials, and expert craftsmanship to deliver projects that stand the test of time.

We don't just build houses.
We build dreams, lifestyles, and legacies.

Our Mission

To create beautiful, durable, and luxurious structures, while maintaining exceptional standards of craftsmanship, quality and customer service.



SUDHIR ASSOCIATES

Architectural Design

Chirala Sudhir Reddy, principal Architect, known for his innovative Sustainable Architecture and exclusive independent villa designs. His portfolio includes premium luxury residences in prestigious Jubilee Hills locality and across India, crafted for renowned and distinguished clients.



ZAKI & ASSOCIATES

Structural Design

Zaki, a renowned Structural Engineer with over 30 years of experience, recognized for his excellence in structural design. He is a trusted choice among leading builders and architects for civil structural engineering. He has designed civil structures for more than 50% of luxury independent villas, high-rise apartments, and commercial complexes across Hyderabad.



THE PINE WOOD STUDIO

Landscape Design

Meghana Dulani, Principal Landscape Architect, is a well-known and award-winning professional recognized for her landscape design expertise. She has designed numerous luxury villas, cafés, restaurants, and farmhouses in Jubilee Hills and other prominent locations. Her portfolio includes work for reputed cafés and restaurants such as Taro, Ra:tio, and Tiger Lilly, among others.

OUR DESIGN PARTNERS

Partnered with reputed and premium designers to create spaces defined by elegance, innovation and timeless design.





DESIGN SPECIFICATIONS

Land Area
502 Sq. Yds

Total BUA
11,510 Sft.

Floors
G+3

Bed Rooms
5

Parking
4

Double Height
Spaces

Smart Home
Automation

Landscaped
Decks &
Terraces

360 Degree city
Panoromic
Terrace View





DESIGN SPECIFICATIONS

1. 100% vastu compliant
2. Multi purpose hall, can be converted into Home theatre , office, party space.
3. Landscaping in all floors
4. Landscaped decks & open terrace
5. Roof-top lounge and bar
6. Luxury two master bedrooms
7. Ground Floor with a double height space and featured landscaping, with water bodies
8. Expansive French doors and windows
9. Boundry walls with aesthetic screening for privacy



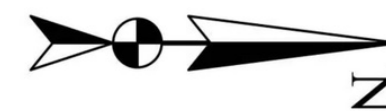


GROUND FLOOR PLAN - 4093 SFT.





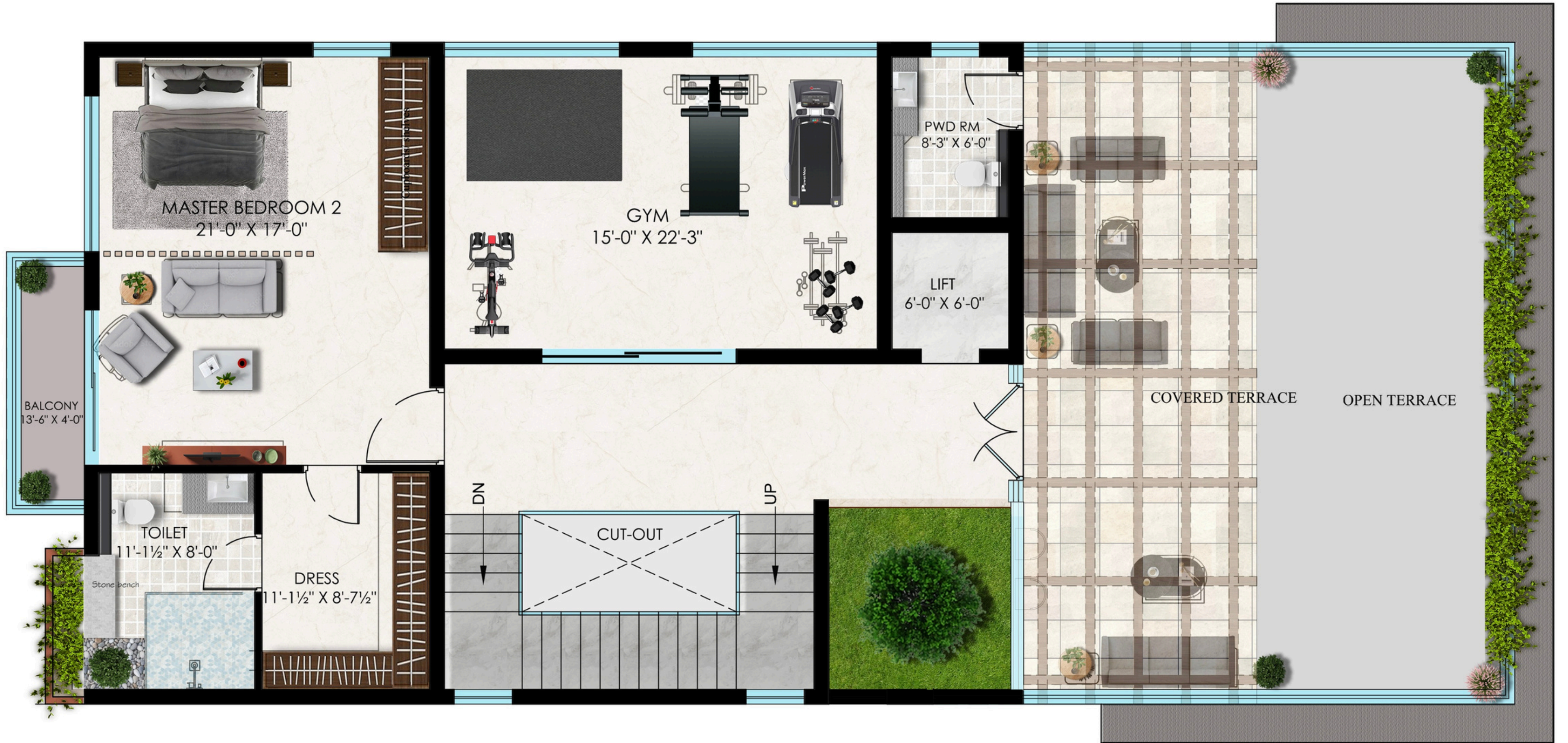
FIRST FLOOR PLAN - 2925 SFT.





SECOND FLOOR PLAN - 2714 SFT.





THIRD FLOOR PLAN - 1778 SFT.





SPECIFICATIONS

SALIENT FEATURES

- Smart Home Automation integrated with curtains & lights
- Air conditioning with VRF Technology
- Security System – CCTV
- Italian aluminium windows
- Teak Veneer door with smart lock integration.
- Italian Marble flooring, staircases with LED light
- 8 passenger high speed lift
- Elevation with stone cladding, lighting & texture paint
- Exclusive landscaping for open areas & terraces

PREMIUM BRANDS WE ASSOCIATE WITH

“Partnered with *Premium Brands* or equivalent make to deliver unrivaled quality. Representing the pinnacle of luxury, innovation & trust.”



Air Conditioning Systems



Italian Make Aluminium Windows



Luxury Sanitary Fittings

** Deployment of various consultants such as Irrigation, Water Bodies, Electrical, Plumbing etc.



European Make Home Automation





CASA TRANQUILA

ENVATO

HOME AUTOMATION

KONE

8 PASSENGER LIFT

mitsubishi

AIR CONDITIONING

ODA VILLE

ALUMINUM WINDOWS

DG

POWER BACKUP

CCTV

SECURITY SYSTEM

RCC

FRAMED STRUCTURE

HOME AUTOMATION

ENVATO (European make) Home Automation. Integration with lights, curtains, cctv systems, provision of wall hung keypad system by brand.

FLOORING

Italian Marble / Wooden Flooring across living, dining, & all bedroom.
Italian Marble & premium anti-skid tiles in all bathrooms.
Hardwood or anti-skid tiles for balconies & utility areas.

DOORS

1300 mm x 2700mm Main door with **Teak Veneer & Smart Lock**.
1200 mm x 2400 mm Internal door & 900 mm x 2400 mm toilet door with Teak Veneer.
Anodized aluminium sliding balcony doors with mosquito mesh.

WINDOWS

ODA VILLE premium Italian Make Aluminium Windows with anodized / powder coated finish.
Mosquito mesh provision fitted across all windows throughout.
Engineered for natural light, ventilation & acoustic comfort.

SANITARY WARE & FITTINGS

Villeroy & Boch / Grohe / Kohler Make wall hung EWC & Vanity basin.
Thermostat single lever diverter shower in all bathrooms.
Geyers & CP fittings provided across every bathroom.

AIR CONDITIONING

MITSUBISHI VRF centralised Air Conditioning System throughout.
Covers all bedrooms, living, dining, gym, dress, multipurpose Hall.
Fully concealed & integrated for a seamless interior finish.

BY NAVYA VENTURES

** All brands indicate quality standard. Equivalent or superior substitutions may apply as per Architectural Intent.



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OPUS BIRLA

PAINTS

PINEWOOD

LANDSCAPING

LANDSCAPING

Exclusive & aesthetic Landscaping with ambient lighting designed by Pine Wood Studio in all floors & open areas. It includes Ground floor set backs, balconies & terraces as per design intent.

Deployment of Irrigation consultant, Water Bodies Consultant.

ELEVATION

Natural BASALT stone used for elevation, with aesthetic LED & strip lighting.

FINISHES

Exterior - **OPUS BIRLA** texture paint for the elevation.

Interior - **OPUS BIRLA** lime wash/micro-topping paint as per Architectural intent

Bathrooms - Designer tiles & natural stone in bathrooms as per Architectural intent.



CONTACT US



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NAVYA VENTURES

**“ Where Luxury meets
Craftsmanship ”**