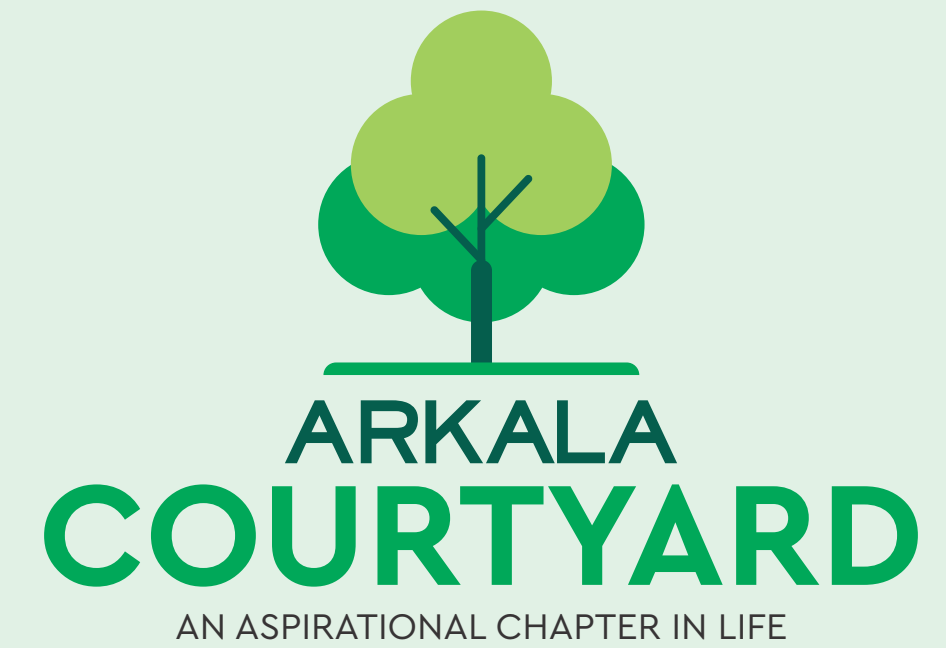




# ARKALA COURTYARD

AN ASPIRATIONAL CHAPTER IN LIFE





Live life in a home  
that resonates with your true desires.

A home should be more than just a place to live - it should create a sense of belonging.

It should ofA home should be more than just a place to live - it should create a sense of belonging.

It should offer comfort, connection, and the quality of life you deserve. It should become the base of your life and lifestyle.

Just like Arkala Courtyard, a Lifestyle Centered Around You!





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Live life in a home that  
brings you complete living pleasure.

Experience the convenience of gated-community living at its finest. Designed to foster a true sense of belonging, Arkala Courtyard offers thoughtfully designed apartments and a collection of amenities that bring comfort, connection, and community to everyday life

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MASTER PLAN



LEGEND:

1. Entrance
2. Entrance Pattern
3. Palm Series
4. Water Body
5. Club House Entrance
6. Stepping Stones
7. Plantation
8. Grass Pavers
9. Stamped Concrete Flooring
10. Drive Way
11. Pathway
12. Lawn
13. Amphitheatre
14. Frame Wall
15. Pergola
16. Half Basketball Court
17. Children Play Area
18. Pickle Ball Court
19. Outdoor Fitness Station
20. Seater
21. Jogging Track
22. Property Edge Plantation
23. Elder Seating Area
24. Badminton Court

ARKALA  
COURTYARD

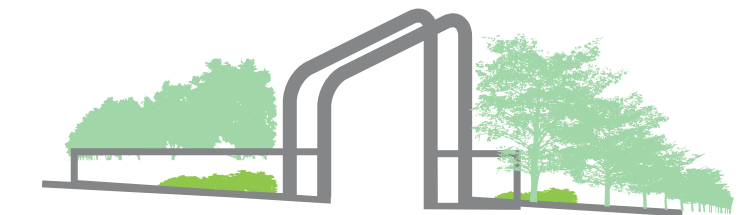
Overview

- Project Area: 00 Acres
- No. of Towers: 5
- No. of Floors: G + 5 Floors
- No. of Units: 000
- Configuration: 2 & 3 BHK Apartments
- Size Range: 1203 - 1682 sft.
- Clubhouse: 00,000 sft.
- Central Courtyard & Play Spaces





## ENTRANCE



Live life where arrival  
becomes an experience.

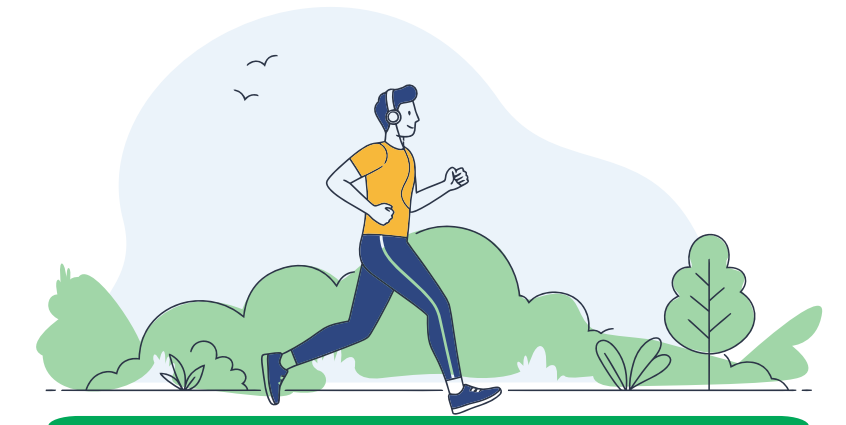
Drive through a community where every road is designed with purpose. The entrance at Arkala Courtyards isn't just a gate... it's a transition, from the ordinary to the elevated, and the internal roads are pathways to connect.



DRIVE WAY



## JOGGING TRACK



### Live life where each stride becomes a wellness journey

Enjoy a leisurely walk, a gentle run in the outdoors, without leaving the community. The jogging track, set within a sanctuary of green, invites you to move freely, breathe deeply, and reconnect - with nature, with yourself, and with others.





Live life where joy blossoms,  
and growth flourishes.

Discover a green haven that invites you to pause, play,  
and celebrate gatherings. Whether it's barefoot  
mornings, playful afternoons, or tranquil evenings  
under stars, this lush green sanctuary invites you to  
slow down, breathe deep, and embrace nature.





## PERGOLA



Live life where aspiration  
finds its atmosphere

Step into the pergola at Arkala Courtyard, creating a perfect interplay of shade and serenity. With its graceful structure and open light, it becomes a quiet haven for mindful moments and meaningful conversations







## Live life where nature and nurture meet

Embrace calm or enjoy the flowing conversations, surrounded by nature's tranquility. The seating spaces, spread across the community, invite stillness, reflection, and connection - whether after a morning walk or a quiet evening with yourself.



## OUTDOOR GYM



Live life where  
wellness becomes a lifestyle

Elevate your fitness routine in the open air, where every breath fuels your ambition. The outdoor gym at Arkala Courtyard is more than fitness - it's your daily invitation to uplift body and mind amidst fresh air and natural energy



## CHILDREN PLAY AREA



Live life  
where every moment feels alive.

Give your kids a nurturing space where they can grow, bond, and build memories that last a lifetime. The Kids Play Area at Arkala Courtyard is designed for play activities tailored to all age groups, from kids to kids at heart





Live life  
where you indulge in timeless play.

Enjoy facilities that encourage both performance and play - creating a vibrant rhythm of activity within a calm, residential setting. Our outdoor sports zones include a dedicated basketball court and a badminton court, offering a chance to unplug, move, and connect.



HALF BASKETBALL COURT

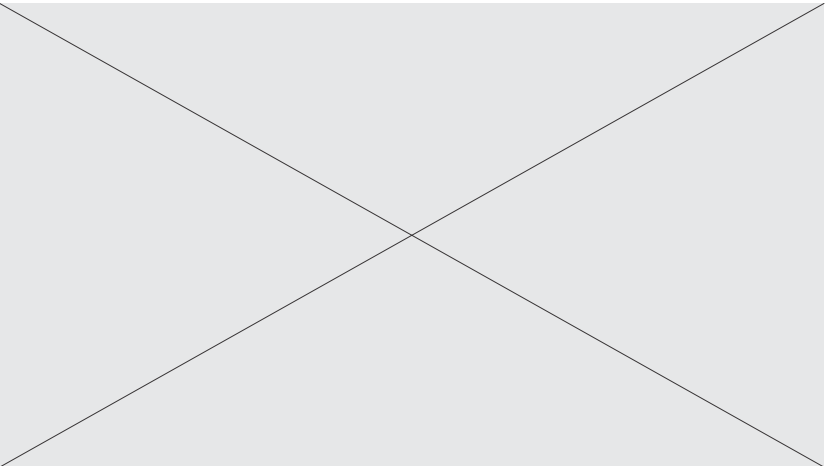


PICKLE BALL COURT



Live life  
where fitness meets fun

Serve up excitement and rally toward your best self at Arkala Courtyard's pickleball court. It's a space where energy flows, friendships strengthen, and every point is a step closer to your aspirational lifestyle.



BADMINTON COURT





Live life where you  
experience style and solitude.

Step into a home that harmoniously integrates the finest living spaces with stunning interiors. The living room and drawing room of your home are more than just spaces- they are sanctuaries designed to offer both style and serenity. Whether hosting intimate gatherings or enjoying peaceful solitude, these spaces promise an elevated experience.





## DINING AREA



Live life  
where design meets delight.

Make every meal a moment to savor with spaces that blend effortless functionality with aesthetics. Giving you an experience of comfort, style, and warmth, the Kitchen and Dining spaces of your home are designed to inspire both creativity and connection.



KITCHEN



MASTER BED ROOM



Live life in a home that gives you the opulence you desire.

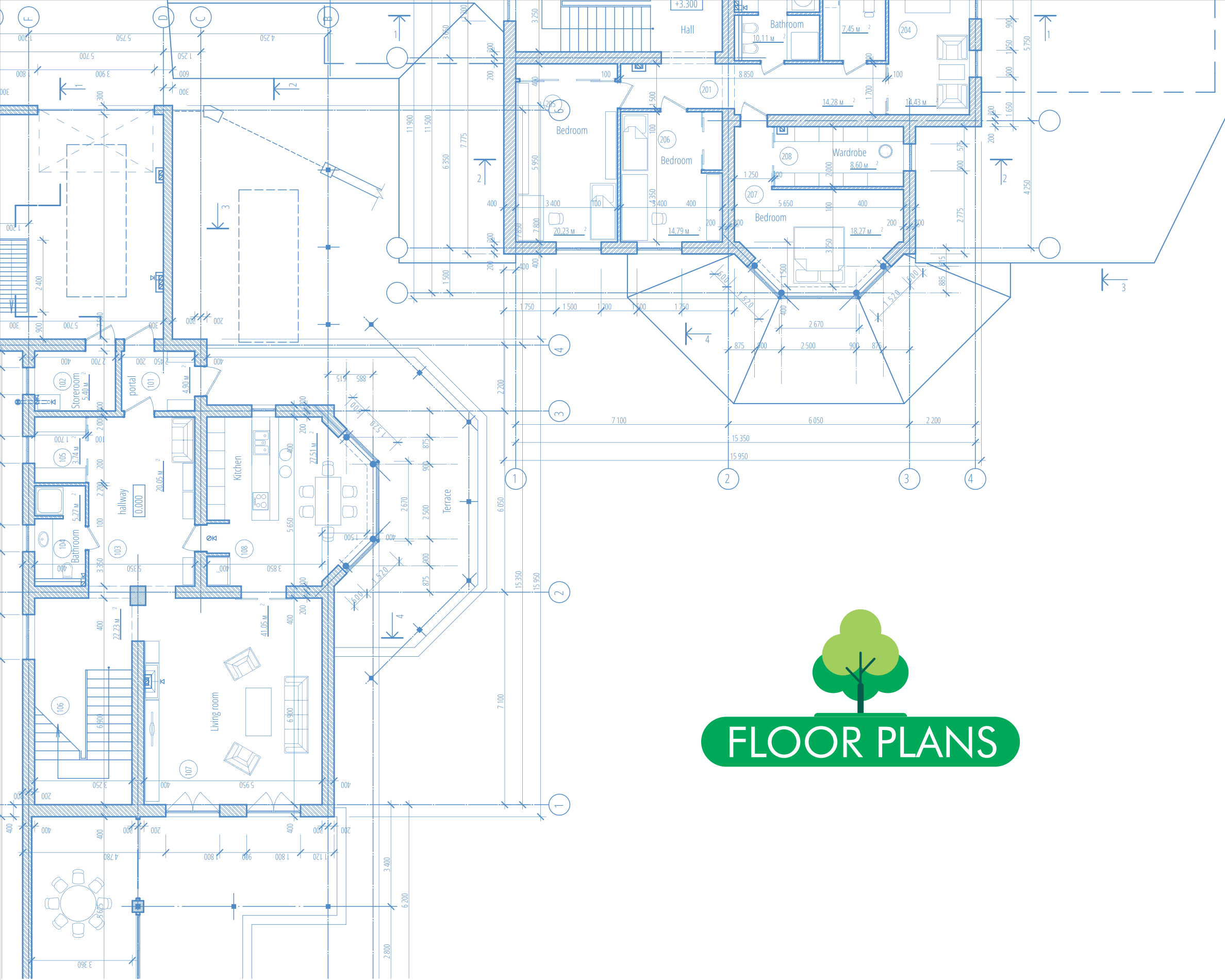
Embrace living spaces that offer an intimate environment where you can unwind completely, surrounded by refined finishes and subtle elegance. Thoughtfully designed to balance sophisticated opulence with personal comfort, the bedrooms promise restful nights and rejuvenated mornings

CHILDREN ROOM



GUEST ROOM





FLOOR PLANS

BLOCK - A TYPICAL FLOOR PLAN



3 BHK  
1605 Sft.



3 BHK  
1605 Sft.



2 BHK  
1253 Sft.



2 BHK  
1253 Sft.



2 BHK  
1203 Sft.



2 BHK  
1245 Sft.





BLOCK - B TYPICAL FLOOR PLAN



3 BHK - 1570 Sft.



2 BHK - 1253 Sft.



2 BHK - 1253 Sft.



2 BHK - 1253 Sft.



3 BHK - 1605 Sft.



7'-0" WIDE CORRIDOR

3 BHK - 1604 Sft.



2 BHK - 1253 Sft.



2 BHK - 1253 Sft.



2 BHK - 1253 Sft.



2 BHK - 1214 Sft.





BLOCK - C TYPICAL FLOOR PLAN



2 BHK  
1240 Sft.



3 BHK  
1605 Sft.

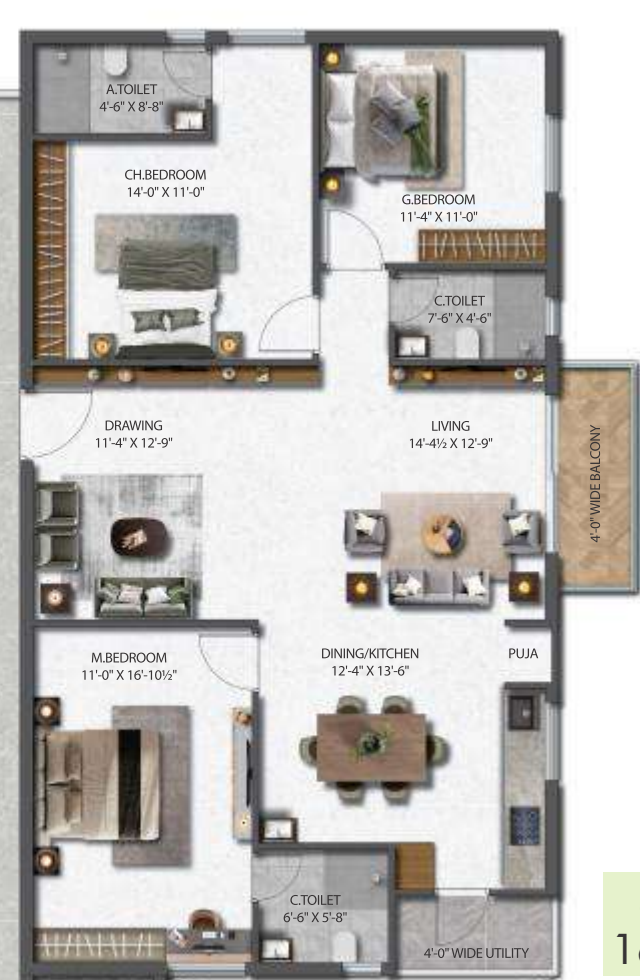


2 BHK  
1203 Sft.



7'-0" WIDE CORRIDOR

3 BHK  
1682 Sft.



3 BHK  
1682 Sft.

BLOCK - D TYPICAL FLOOR PLAN



2 BHK  
1240 Sft.



2 BHK  
1253 Sft.

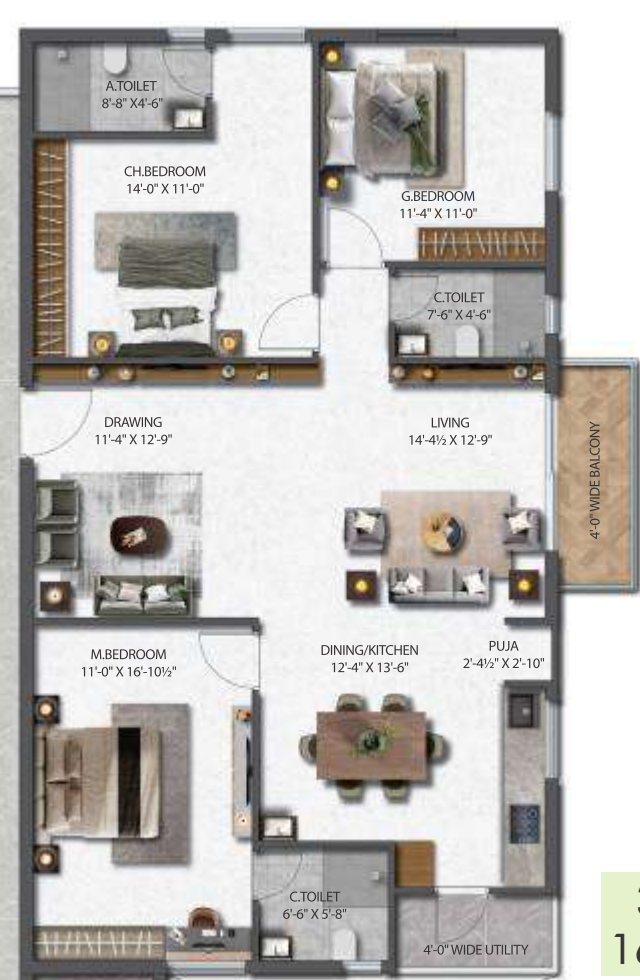


3 BHK  
1570 Sft.



7'-0" WIDE CORRIDOR

3 BHK  
1682 Sft.



3 BHK  
1682 Sft.



BLOCK - E TYPICAL FLOOR PLAN



3 BHK - 1605 Sft.

2 BHK - 1253 Sft.

2 BHK - 1253 Sft.

3 BHK - 1605 Sft.

3 BHK - 1605 Sft.

2 BHK - 1214 Sft.

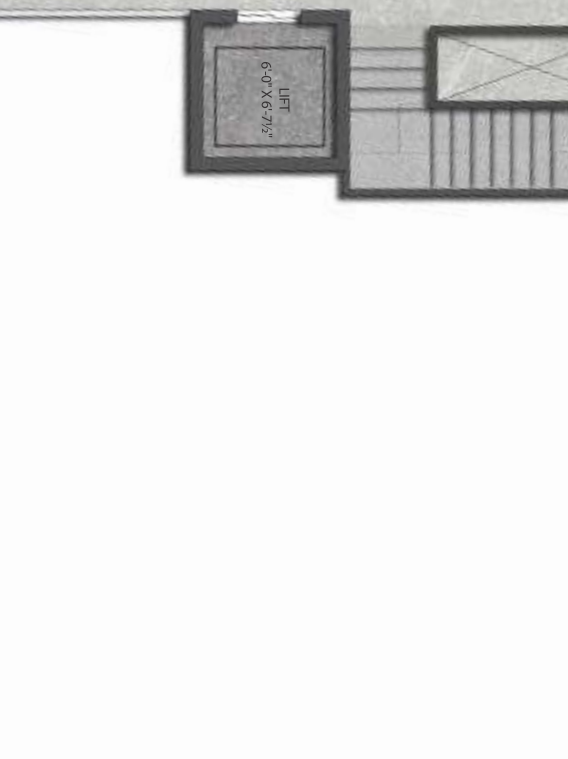


7'-0" WIDE CORRIDOR

7'-0" WIDE CORRIDOR

3 BHK - 1605 Sft.

3 BHK - 1615 Sft.

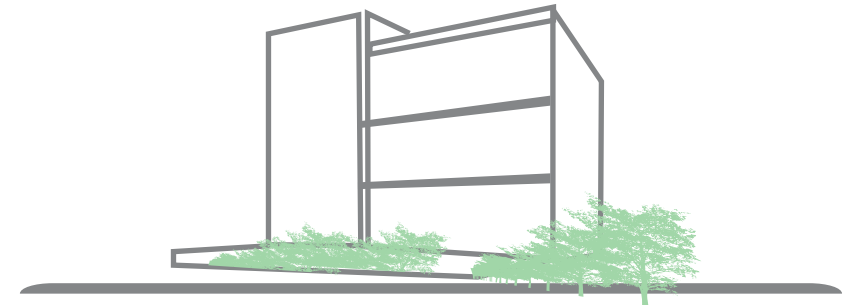


3 BHK - 1605 Sft.

3 BHK - 1605 Sft.



## CLUBHOUSE



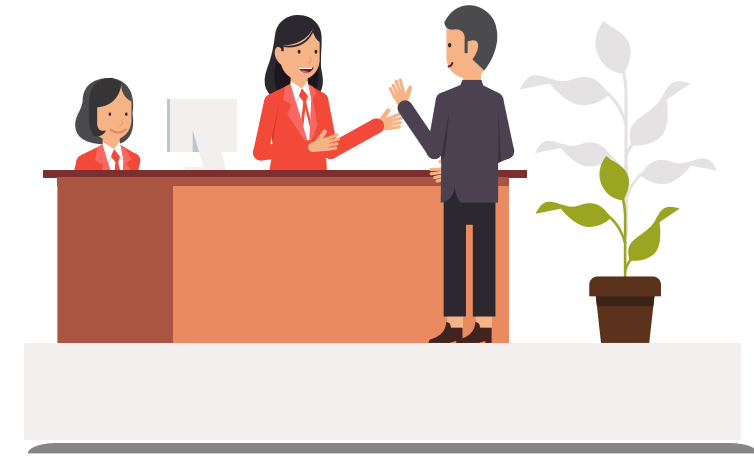
Live life where  
happiness is not limited to 'home'.

Step into a world where happiness extends beyond your doorstep. The Arkala Courtyard Clubhouse is more than a facility - it's your personal retreat to recharge, connect, and celebrate life. Whether you want to socialize with neighbors, unwind after a long day, or find your moment of calm, clubhouse is the choice.





## RECEPTION

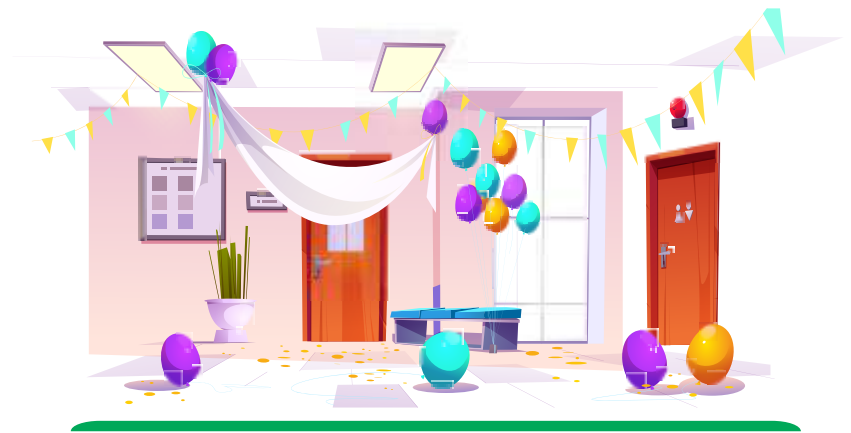


Live life where  
every moment feels special.

Make every moment of your new lifestyle feel special from the very start with an elegant and welcoming space. The Clubhouse Reception at Arkala Courtyard sets the tone, whether you're here to relax, socialize, or rejuvenate



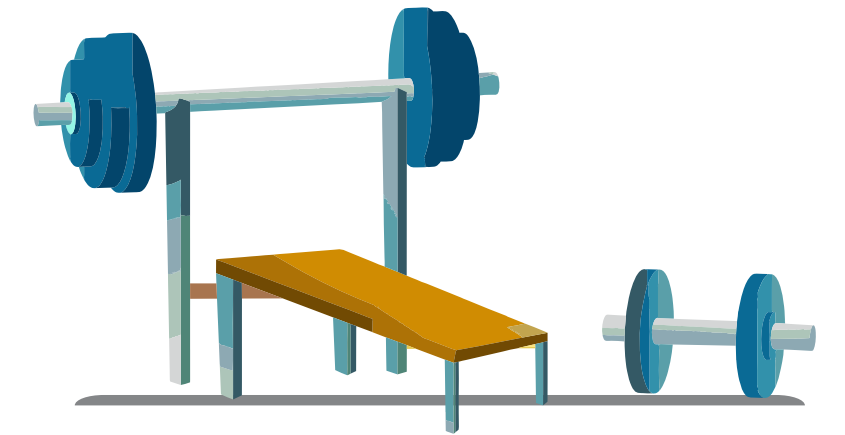
## MULTIPURPOSE HALL



Live life where every occasion becomes a celebration.

Make every moment of your new lifestyle feel special from the very start with an elegant and welcoming space. The Clubhouse Reception at Arkala Courtyard sets the tone, whether you're here to relax, socialize, or rejuvenate

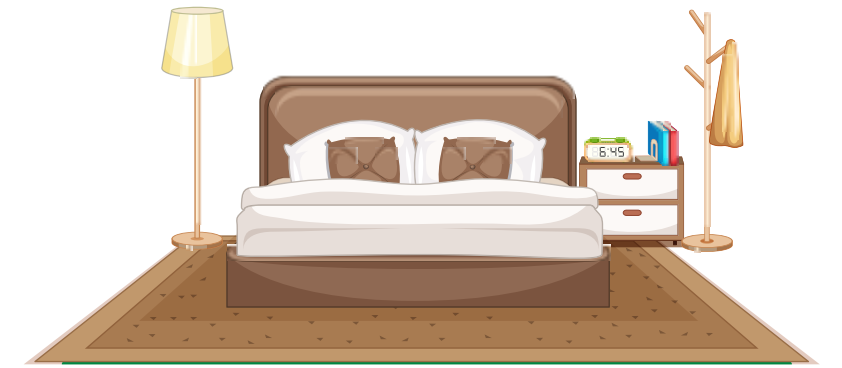




Live life where  
fitness becomes inspiration.

Stay active, balanced, and energized without ever leaving 'home'. Featuring cutting-edge equipment and a design that inspires movement, the gymnasium caters to every fitness level and routine, supporting your wellness journey every step of the way.



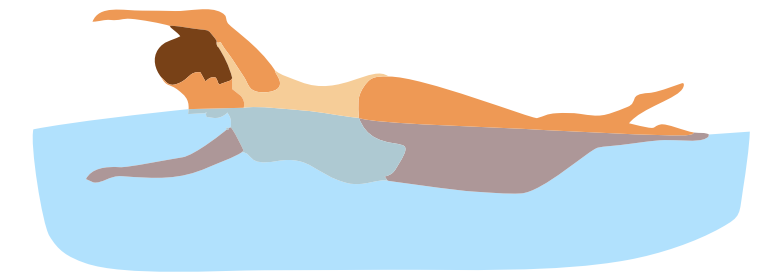


Live life where you feel  
truly valued and cared for.

Treat your guests to a welcoming space where they can relax, recharge, and enjoy their stay with ease. Whether they are for a short visit or an extended stay, the guest suite at Arkala Courtyard ensures an exceptional experience.



## SWIMMING POOL



Live life where  
every day feels like a getaway.

Unwind after a long day, or simply enjoy peaceful moments surrounded by elegant design and soft lighting. Designed for relaxation, fitness, and rejuvenation, the indoor pool at Arkala Courtyard offers a serene, wellness getaway at home.



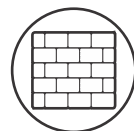


# ARKALA COURTYARD SPECIFICATIONS



## STRUCTURE

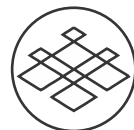
RCC Framed Structure with CC Block Masonry



## WALL FINISHES

Internal: Two Coats of Putty, One Coat of Primer and two coats of Primer Emulsion

External: Texture/Two Coats of Putty, One Coat of Primer and two coats of Exterior Emulsion



## FLOORING

Drawing, Dining, Living, Bedrooms, Kitchen: 800X800 mm sized double charged Vitrified tiles of Reputed Brand

Balcony / Utility / Bathroom: Antiskid Vitrified/ Ceramic Tiles

Corridors: Vitrified Tiles

Staircase: Natural Stone/Granite



## WINDOWS / GRILLS

All windows are of UPVC glazed sliding windows with MS safety Grills and mosquito mesh shutter.



## DOORS

Main Door: Hardwood frame and teak finished Vineer flush shutter with melamine spray polish with reputed hardware

Internal / Toilet/Utility Doors: Hardwood frame with both sided laminated flush shutter with reputed hardware

Balconies: UPVC glazed French sliding doors with mosquito mesh shutter



## BATHROOMS

Sanitary Fittings: Hind ware/ Cera or equivalent make Wall mounted EWC and wash basins in all bathrooms

CP Fittings: Jaguar or equivalent make Single Lever bath and shower mixers

Ceramic tile cladding up to 7' height

Provision for geysers and exhaust fans in all bathrooms

Grid Ceiling in all bathrooms



## KITCHEN

Granite Platform with single bowl stainless steel sink, 2 feet tile cladding and provision for water purifier

Separate connections for municipal and bore well water



## ELECTRICAL

Cables: Concealed Copper wiring of Polycot/ RR Cables or Equivalent

Modular Switches: Legrand or Anchor or equivalent

Power Outlets : for Air Conditioners in all bedrooms and living for Geysers in all bathrooms

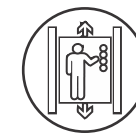
for chimney, Refrigerator, microwave, Mixer, RO in Kitchen for Washing Machine in utility area



## COMMUNICATIONS

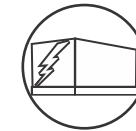
Intercom Facility to all units connecting security and neighbourhood.

Fiber cable Provision for internet and DTH



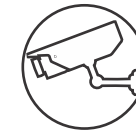
## LIFTS

Stainless steel body Lifts of Johnson / Kone or equivalent make



## POWER BACK-UP

100% power back up except for AC's and Geysers



## SECURITY / BMS

Round the clock security

Surveillance cameras in appropriate locations with control room

Solar Power Fencing around the compound



## PARKING MANAGEMENT

Well-designed parking spaces with drive way markings, parking signage's

Dedicated Commercial provision for charging 5 electrical vehicles

Car Washing Space



## WATER / SEWAGE TREATMENT PLANTS

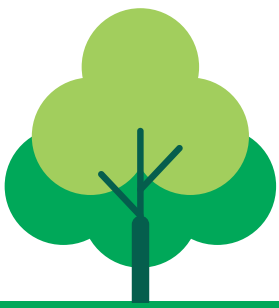
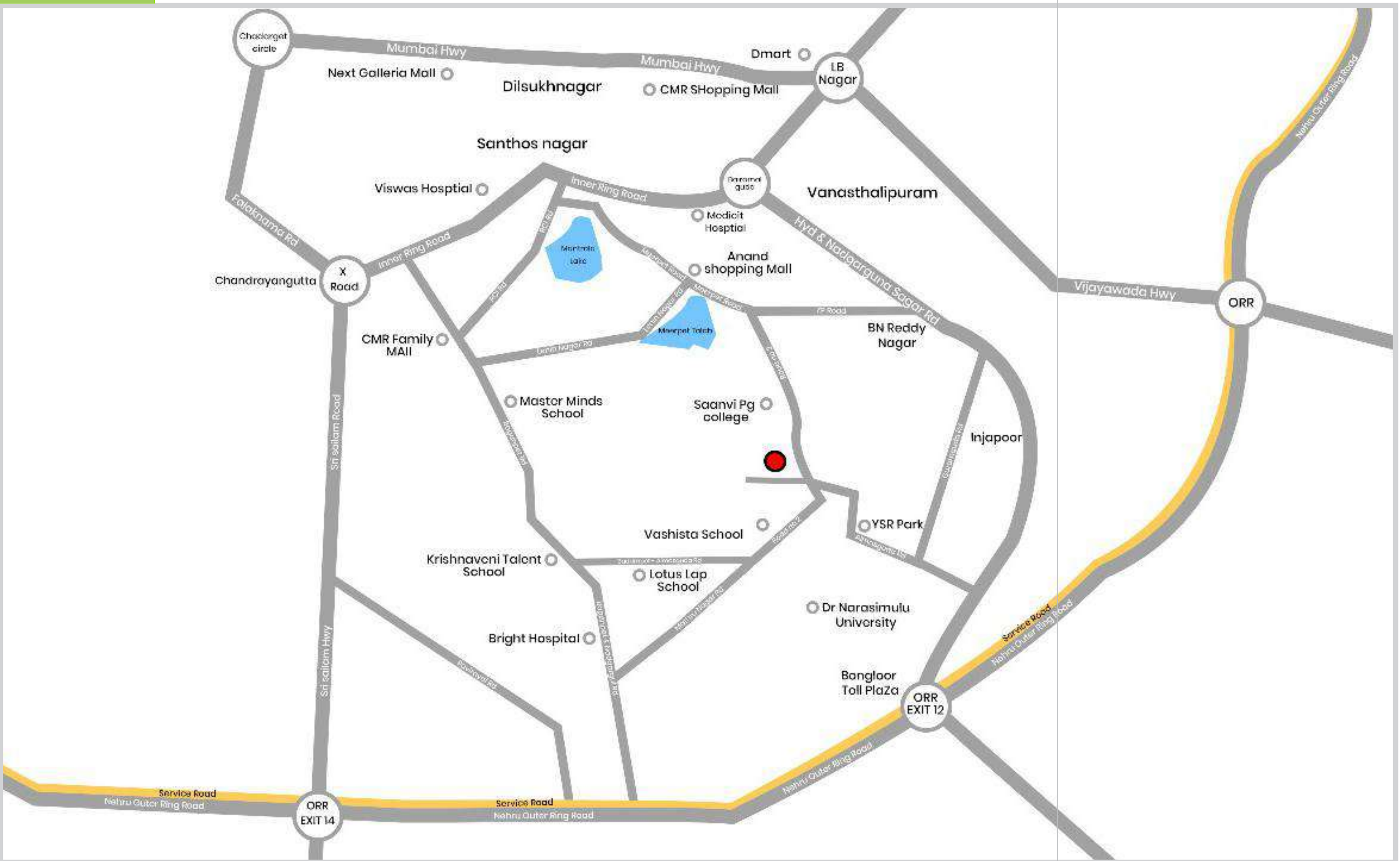
Water Treatment / Softening plant for ground water

Sewage Treatment plant of adequate capacity as per norms will be provided inside the project

Treated Sewage water will be used for the landscaping



LOCATION MAP



Live life  
where you feel belonged.

Enjoy a well-connected and peaceful lifestyle at Arkala Courtyard. Located in the fast-growing suburb of Almasguda, it offers a perfect blend of comfort, style, and convenience. With excellent connectivity to key city hubs, daily essentials, and social infrastructure, Almasguda makes for a comfortable and convenient choice



Master Minds School



Saanvi P.G. College



YSR Park



ORR



CMR Family Mall





**ARKALA REALTY & INFRASTRUCTURE PVT. LTD.**

Sy No. 196, Mankal, Tukkuguda, Hyderabad, Telangana - 501 359.

**E: [info@arkala.in](mailto:info@arkala.in) | [www.arkala.in](http://www.arkala.in)**