MSN

The Sky

AP RERA

P03290012112

Vishwanadh Avenues

Destination to Premium Homes

34 YEAR EXCELLENCE

Live The Landmark

Experience the grandeur of life at
"THE SKY"
in the lap of Nature
located at the most desirable residential address
of Vizag, North Extension Road,
Port Stadium Backside Road, Beside BARC
Building, Balayya Sastry Layout, Near
Seethammadhara.

Vishwanadh Avenues

MSN

The Sky

Love where you live

A Premium Luxe Project
60ft North Ext Road near Seethammadhara



THE SKY

Amidst the gushing Bay of Bengal & the majestic Eastern Ghats



Lights off. Stars on.

Vishwanadh Avenues

Love Where You Live

a celebration of life and home

THE SKY

Rise to your Dream Lifestyle.



AP RERA

Reg No P03290012112



THE SKY

Vishwanadh Avenues
Destination to Premium Homes

MSX THE SKY

81+ AMENITIES





THE SKY





VIP Lounge

THE SKY

Relax. Revel. Rejuvenate. In the lap of nature.



It is a vacation where you just check in and never check out.



Your Paradise Awaits...

Celebrate your Finest moments.

A Terrace Garden that simply tops.



MSN

THE SKY

Live The Luxury

We designed a space that opens into expansive decks which bring breathtaking views of the city skyline into the residence. With Zen Gardens, Swimming Pool, Sky Bar, Lounge, and other amenities atop "The Sky", enjoy the magnificence of Vizag from your terrace garden.



Yes! You heard that right. "The Sky" offers a rich tapestry of experiences that pamper your mind, body, and soul. It's indeed a blissful indulgence like no other. Pause for a while and embrace a new way of life with holistic wellness, community living, family bonding, and much more.

THE SKY


MINDFUL



PLATFORM 9¾

Eat. Chat. Love.

THE SKY

INFINITY

For those mornings, evenings and in between times.

LITTLE HAWAII

Life is way better sitting by the pool

Those who stand apart
deserve homes a class apart.
Inspired with purpose, "The Sky"
is our passion project. With
state-of-the-art facilities for your
every mood, make the best out
of your terrace garden. Go on
and indulge in the varied life-
style amenities at your disposal.
Say yes to new beginnings. And
embark on your fitness journey.

THE SKY

Rise to your Dream Lifestyle.

GO BEYOND THE SKY...





Infinity
Sky bar and Lounge



Go Beyond The Sky
Open Gym



RFID Entrance Cards



Zumba Place



Air Conditioned Corridors



VIP Entrance Lounge



Kids Pool



Sky Barbeque



Little Hawaii
Swimming Pool



Platform 9$^{3/4}$
Recreational zone



Sky Party



Sky Jacuzzi



Mini Temple



Viewing Deck



Individual Car Charge Point



Sky Camping Arena



The Sky
Grand Entrance



Matrix
Zen Gardens



Service and Passenger Lifts



Mini Super Market



Chess Court



Bicycle Track



100% Power Backup



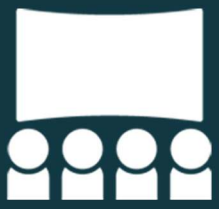
24/7 Serveillance



Mindfull
Yoga Deck



Modern Pavilion
Seating Arena



Sky Movie Theatre



Car Wash Area



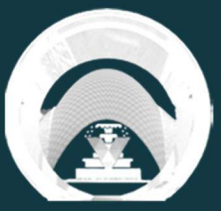
Kids Car Race Track



Single post Basketball



Bonfire Pit



Water Fountain



Sandpit



Buddha Garden



Kid's Play Arena



Rock Climbing Wall



Drop off Zone



Outdoor Shower



Admin Office



Chit Chat Alcove



Exotic Gardens



Sky Diner



Lotus Pond



Trampoline



Karaoke Place



Star Gazing Deck



Mobile Charging Station



Living Green Walls



Guest Lounge



Maids' Rest Area



Jogging Track



Admin Office



24/7 Wi Fi Availability



Cleaning Service



Flag Hoisting Arena



Common Wash Rooms



Intercom Service



Concierge Service



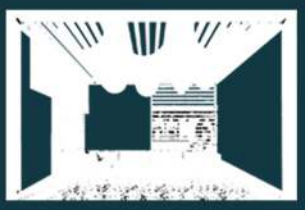
Meditation Arena



Music Center



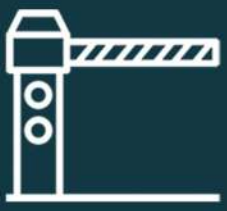
Bonsai Garden



Sky Cabana



Mini Library



Secured Barricades



Outdoor Seating Area



Visitors' Parking



Food Court



Reception



Private Meeting Room



Mailboxes



Green Terraces



On Site Management



Massage Chair



Emergency Assembly Point



Valet Trash



Emergency First Aid



Laundry and Ironing Area



Reflexology Pathway



Cleaning Service



Fire Protection System

33'WIDE ROAD

OUT

MAIN ENTRANCE

IN

N

40'WIDE ROAD

RECREATIONAL ZONE

RAMP DN

FLAT-5 | EAST FACING | 2225 SQ.FT.



FLAT-4 | EAST FACING | 2075 SQ.FT.



FLAT-1 | WEST FACING | 2225 SQ.FT.





FLAT-6 | EAST FACING | 2225 SQ.FT.



FLAT-3 | EAST FACING | 2075 SQ.FT.

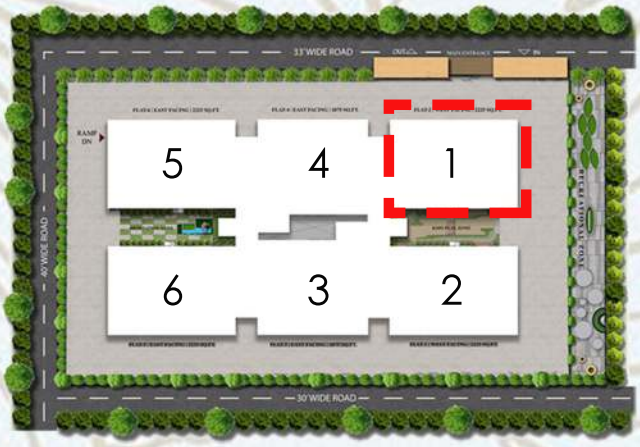


FLAT-2 | WEST FACING | 2225 SQ.FT.

Vishwanadh Avenues
Destination to Premium Homes

30'WIDE ROAD

MASTER PLAN



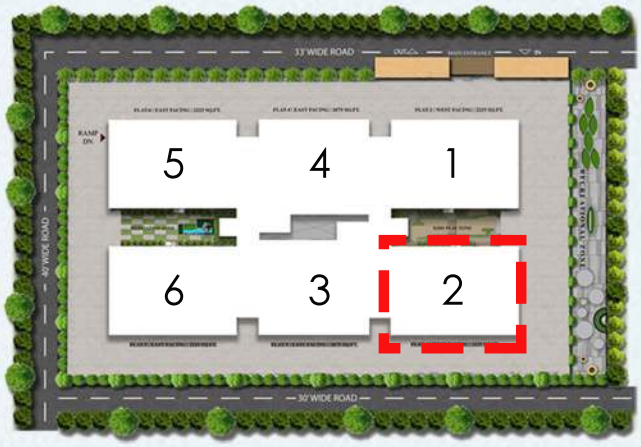
KEY PLAN



Vishwanadh Avenues

MSN The Sky

FLAT-1 | WEST FACING | 2225 SFT



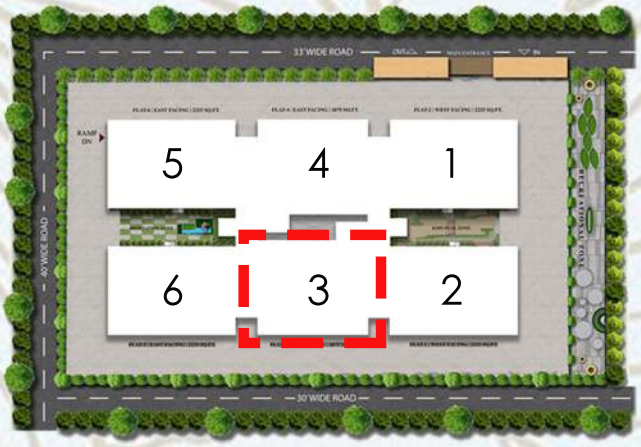
KEY PLAN



FLAT-2 | WEST FACING | 2225 SFT

Vishwanadh Avenues

MSN The Sky



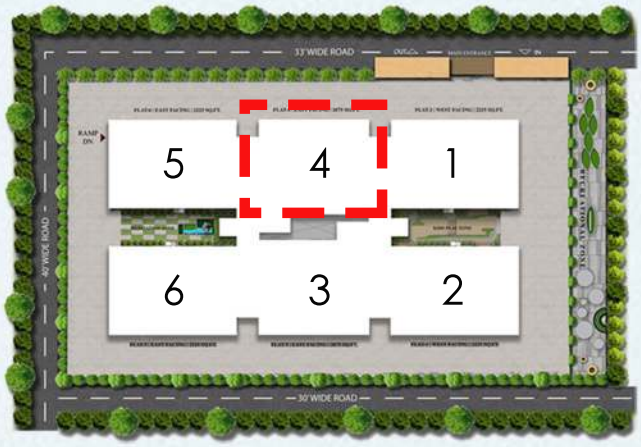
KEY PLAN



Vishwanadh Avenues

MSN The Sky

FLAT-3 | EAST FACING | 2075 SFT



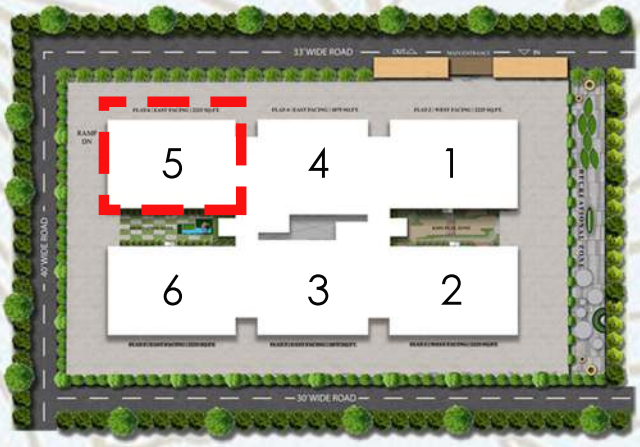
KEY PLAN



FLAT-4 | EAST FACING | 2075 SFT

Vishwanadh Avenues

MSN The Sky





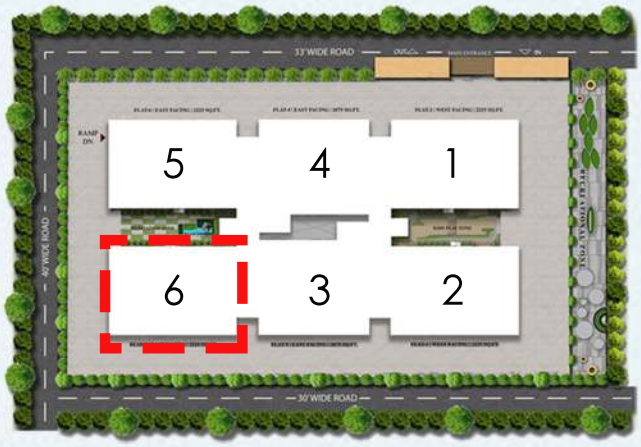
KEY PLAN



Vishwanadh Avenues

MSN The Sky

FLAT-5 | EAST FACING | 2225 SFT



KEY PLAN



FLAT-6 | EAST FACING | 2225 SFT

Vishwanadh Avenues

MSN The Sky

MSN THE SKY

GET. SET. HOME.

Homes that make a statement about you. Spacious, well-ventilated, and naturally lit, they are something to write home about. Indulge more with craftily designed rooms that welcome breeze in abundance.

Bespoke. Unique. Splendid.

THE SKY

Opulent living space that engulfs you in its charm

THE SKY



Where every joy revolves around you.

THE SKY

Enjoy a soothing green view that will lift your spirits.

THE SKY



Modern Life Style

THE SKY



You Got Chefed

THE SKY

Specifications

Structure

a) Earthquake resistant RCC framed structure designed for seismic compliance zone-3
b) Wind resistant structure
c) Steel: Fe 500D TMT Rebar's

Doors

DOOR FRAMES:
a) MAINDOOR : Teakwood Frame: Section : 12"X 4" , Frame : 8'X3'9"
b) INTERNAL DOORS: Teakwood Frame: Section : 5"X 4" , Frame : 7'9'X 3'3"

DOOR SHUTTER:
a) MAINDOOR : Teakwood Shutter
b) INTERNAL DOOR : Panel door
c) BATHROOM DOOR: WPC doors.

HARDWARE:
a) MAINDOOR : Grand handle, Branded smart Lock with RFID Key Brass/CP Brass
b) INTERNAL DOOR : Brass/CP Brass Godrej Lock

Superstructure

a) INTERNAL WALL FINISHING : Living, Dining, Bedrooms, Kitchen, Utilities , Balconies, Lobby, Corridor etc with 2 Coats Smooth putty finish, one coat primer and 2 coats of Premium Acrylic emulsion paints
b) EXTERNAL WALL FINISHING : Elevation and Façade shall be finished with either Texture / smooth finish putty, one coat primer and 2 coats of Premium Exterior Acrylic emulsion paints.

Painting

Architectural features as per design:
c) Brands:
Berger Paints, Asian Paints, Nerolac Paints or Equivalent

Flooring

a) Living, Dining, Bedrooms & Kitchen : Vitrified tiles – 1600mm X 800mm size
b) Bathroom : Anti-skid ceramic tiles - 300mm X 300 mm size for floor, 400mm X 800mm size for walls up to false ceiling level.
c) Balcony / Utility : Anti-skid ceramic tiles - 300mm X 300 mm

Brands:
Kajaria / Johnson / RAK or Equivalent.

Features

COMPOUND WALL:
Building perimeter fenced by compound wall with entry gate.

LANDSCAPING:
Designer landscaping at places as shown in the amenities.

RAIN WATER HARVESTING:
Under ground rain water harvesting system with 5000 liters capacity.

Kitchen

a) Spacious Kitchen as per the floor plan designed to build Modular Kitchen with standard sizes
b) Provision for chimney, RO water purifier, Exhaust fan etc
c) Provision for washing machine, Dishwasher, Microwave oven etc

Electrical

a) Main Power: 5KW 3 Phase power supply
b) Premium brand Smart Switches and MCB
c) Wires: Top Brand Fire Retardant Wiring
d) Internet, telephone, Intercom and TV wiring shall be provided
e) Air conditioning provision in all rooms
f) Geyser and Exhaust fan in the all Bathrooms
g) 5KW backup power from Generator

Lift

LIFT :
Johnson 4 High Speed Lifts with V3f technology
(2 passenger lifts 2 service lifts)

LIFT LOBBY :
a) VIP Lounge shall be provided for entry at Stilt Level
b) Granite / Marble Cladding for Lifts in all floors

Staircase

STAIRCASE :
SS Railing with branded staircase tiles
CORRIDOR: Granite Flooring.

Windows

WINDOWS:
Customized size UPVC windows with mesh.

GRILLS:
12mm guage grills for windows.

Bathrooms

a) Premium wall mount EWC with concealed flush tank
b) Premium design wash basins with full pedestals
c) Branded CP fittings

Brands :
Jaquar/ Kohler Co./ Cera or Equivalent.

Basement

BASEMENT :
VDF Flooring, Car charge points and Car parking numbers with name plates.

CAR PARKING :
Car parking slots in basement 1, 2 and stilt floors.

TERRACE FLOOR:
Terrace gardens with Amenities.

Power backup

POWER BACK UP:
100% power back up for the entire project including Flats, common amenities such as lifts, water pumps, and corridors.

Security

SECURITY :
a) CCTV surveillance cameras will be provided for entire project including common areas, and basements.
b) Access Entry by Smart RIFD cards
c) Boom Barriers at entry and exits
d) Round the clock Security guards
e) Intercom shall be provided

FIRE PROTECTION SYSTEMS:
Designed in compliance with fire norms of the state.

Best in class

Plastering

a) 2 coats external plastering with waterproofing compound
b) External plastering shall be with 1:4 cement mortar proportion
c) Internal plastering shall be with 1:4 cement mortar proportion

NOTE :

a) External balcony enclosures shall not be permitted either by grills or any other way.

b) All electrical fittings and accessories shall be purchased by the flat owners at their own cost only provisions for the above electrical fixtures shall be provided by the developer.

c) Repositioning of AC points shall not be allowed. Erection of any type of structures for AC outdoor units or for any other purposes shall not be allowed.

d) All dimensions indicated in the above plans are excluding the paintings and finishings. Columns and walls are subject to minor changes based on structural designs.

e) Furniture shown is for indicative purposes only and do not form the part of the contract.

f) False ceiling shall be provided by the developer, design changes are not permitted.

g) Architectural features shown are indicative and subject to change.

h) Registration, Legal and Documentation, GST and Labour Cess are to be borne by customer.

i) Additional electrical and plumbing points are chargeable.

j) Any charges regarding change or modification in the floor plan with respect to brickwork, electrical and plumbing after the work is complete shall be borne by the customer.

Address

V9 Sky, North Extension Road Layout, Seethammadhara,
Visakhapatnam landmark Port stadium back Gate



MSN THE SKY

TRAVEL MODES:

R.T.C BUS COMPLEX	- 3.0 KM
RAILWAY STATION	- 4.0 KM
AIR PORT	- 10 KM
QUEENS NRI HOSPITAL	- 1.0 KM
PORT STADIUM	- 0.3 KM
BEAN BEARD COFFEE SHOP	- 0.6 KM
ABHAYA ANJANEYA SWAMY TEMPLE	- 0.7 KM
STATE BANK OF INDIA	- 0.9 KM

AVAILABILITIES:

PORT TRUST JUBILEE STADIUM	- 0.3 KM
RAITHU BAZAR NARASIMHA NAGAR	- 0.5 KM
CHENNAI TO KOLKATA NH16	- 0.8 KM
RAITHU BAZAR SEETHAMMADHARA	- 1.5 KM
PORT TRUST JUBILEE HOSPITAL	- 1.5 KM
C.M.R CENTRAL	- 3.0 KM
VIP ROAD	- 3.0 KM
HEALTH CITY	- 5.0 KM
RK BEACH	- 5.0 KM



Concept & Design by

Vishwanadh Architects

Concept to Creation



Mr. B. Kasi Vishwanadham,
B.E Civil
Chairman
Vishwanadh Avenues

Vishwanadh Avenues is a testament to our Chairman, Mr. B. Kasi Vishwanadham's 33-year-long legacy of excellence and trust with a commitment to cutting-edge design and construction technology. Satisfaction, has made Vishwanadh Avenues stand where it is today.



Mr. B. Narendra Kumar
M.Tech (IIT KGP)
Director (Construction)
Vishwanadh Avenues

Graduated from IIT Kharagpur with a specialization in Infrastructure and design management, Mr. B. Narendra Kumar heads the construction dept of Vishwanadh Avenues India Private Limited.



Mr. B. Pramod Kumar
MTech IT
Director - Finance & Operations
Vishwanadh Avenues

Spearheading the team, Mr. B. Pramod Kumar started off as an entrepreneur and now shoulders the F&O operations at Vishwanadh Avenues.



Mr. Rahul Boddeti
MIM (Cranfield University)
Founder and CEO
Vishwanadh Architects

The youngest scion of the Boddeti family, Mr. Rahul works with a vision to take our group of companies to a different paradigm where it can cater to all needs of its clients across the globe with excellent support and services.

SHANGRI-LA

Live The Extraordinary

64+ Amenities

3 Acres
Luxury Community

225 Flats
1020 sft - 1540 sft

10,000 sft
Club House

@ SUJATHA NAGAR



Company Overview:

Our parent company, Kasi Associates was established in 1988. From commercial spaces to bridges, hospitals to market yards, the company had dealt with more than a hundred projects. Tapping on the growing market of real estate industry, we evolved into "Vishwanadh Avenues India Pvt. Ltd." in 2015.

Each project handled by us combines a 34-year-long legacy of excellence and trust with a commitment to cutting-edge design and technology. Our homes are ensconced in developments where we bring alive multitude of experiences – all geared to help one live their best life. Be it the carefully crafted vast open spaces, the manicured greens, the world-class gyms, the infinity pools, the sports arenas or the places of worship, all our amenities are built to enrich your lifestyle.

We are proud to inform you that we have the experience and skills to deliver both quality and scale, at an outstanding pace in Andhra Pradesh and Telangana. With customer satisfaction as our ultimate motive, we are committed to act in the larger interest of the environment and society through innovation and sustainability.

They say that happiness is a feeling. A feeling called home. Come and experience that magic at Vishwanadh Avenues.

Vishwanadh Avenues

Destination to Premium Homes

34+
YEARS LEGACY

2000+
HAPPY FAMILIES

10 LAKH SQ.FT+
BUILTUP SPACES

Vishwanadh Group

Avenues | | Architects | | Beachfront | | Entertainment | | Resorts

Sports | | Agros | | Marine | | Trading

MSN

The Sky

A project by

Vishwanadh Avenues

Destination to Premium Homes

www.vishwanadhavenues.com
salesvishwanadh@gmail.com
/vishwanadhavenues
/vishwanadhavenues

Concept & Design by

Vishwanadh Architects

Concept to Creation

www.vishwanadharchitects.com
vishwanadharchitects@gmail.com
/vishwanadharchitects
/vishwanadharchitects

Address : 5th Floor, RK Estates,
Beside OMNI RK Hospital,
Ramnagar Main Road,
Visakhapatnam- 530001

www.vishwanadhgroup.com

Whatsapp : 888 666 7878, 99124 84444

Landline : 0891-2501111, 0891-2509999,

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