



P02200008690



APPROVED

Developed by



SPEED

BEYOND YOUR DREAMS

Warmth and Illumination Awaits

SPEED
SIGNATURE

Crafted for The Royal People

Discover the ultimate lifestyle
with spectacular luxury apartments

3BHK HOMES

@ Nizampet Road, Hydernagar, Kukatpally(M), Hyderabad



**YOUR SIGNATURE
YOUR LUXURY**



WALKABLE DISTANCE FROM INTU METRO

Step into luxury at Speed Signature Apartments, offering 3 BHK big balcony homes with a blend of modern design and timeless sophistication. Nestled in Kukatpally, Hyderabad, each residence reflects fine living and your unique style. With premium amenities and thoughtfully curated interiors, experience the luxury you truly deserve.

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80% CORNER FLATS
BIG BALCONY HOMES



INSPIRED BY THE ESSENCE OF LUXURY
AND ILLUMINATED BY THE WARMTH OF
DAYLIGHT

**SPEED
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TOWERING ARE THE
NEIGHBOURHOOD
UN RESTRICTED VIEWS



Experience Opulence and
Serenity Under the Stars.

**SPEED
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PROJECT OVER VIEW

Site Area

1.59 Acres

Structure

3 Parking **+12** Floors

Towers

2 Blocks

No. of units

156

“BIG BALCONY HOMES”



Types of Units

3 BHK

Range from

1581 sft to **2304** sft

Thoughtful
Designed Amenities

20+

Club House

9,000 Sft



MASTER PLAN LEGEND

- 01 | ENTRANCE & EXIT PLAZA
- 02 | MAIN ENTRANCE & JUNCTION'S AREA PAVING
- 03 | ENTRANCE WATER FEATURE WITH S.S SCULPTURE
- 04 | VISITOR'S WAITING AREA UNDER SHED WITH E.V CHARGING POINT
- 05 | MAIN ENTRANCE & JUNCTION'S AREA PAVING
- 06 | CRICKET PRACTICE NET
- 07 | SEATING AREA
- 08 | PET PARK
- 09 | HALF- BASKET BALL COURT
- 10 | PLANTER BOX WITH SEATING
- 11 | GRAVEL BED WITH FEATURE WALL
- 12 | OUTDOOR FITNESS STATION
- 13 | TRANSFORMER YARD
- 14 | CLIMBING WALL
- 15 | SKATING RINK
- 16 | PARK ENTRANCE DECK UNDER PERGOLA
- 17 | CONNECTING PATHWAY
- 18 | PYLONS
- 19 | OUTDOOR LAWN
- 20 | STAGE UNDER PERGOLA
- 21 | AMPHITHEATRE SEATING
- 22 | LAWN WITH STEPPING STONES
- 23 | WALKING / JOGGING TRACK
- 24 | CHILDREN'S PLAY AREA WITH MINI MOUNDS
- 25 | CLUB HOUSE ENTRANCE WATER FEATURE WITH MINI BUBBLERS
- 26 | ELDERS SEATING AREA
- 27 | CLUBHOUSE
- 28 | SWIMMING POOL

COMPELLING CONTRAST TO THE SURROUNDING PRECINCT

- + Grand Entrance Arch
- + CCTV Surveillance
- + 100% Vaastu
- + Water Harvesting
- + No Common Walls
- + 100% Power Backup
- + Quality Construction
- + Sewage Treatment Plant
- + Excellent Ventilation
- + Car Parking
- + Prime Location
- + Wide Driveway
- + 24X7 Security

PROJECT HIGHLIGHTS

SPEED SIGNATURE

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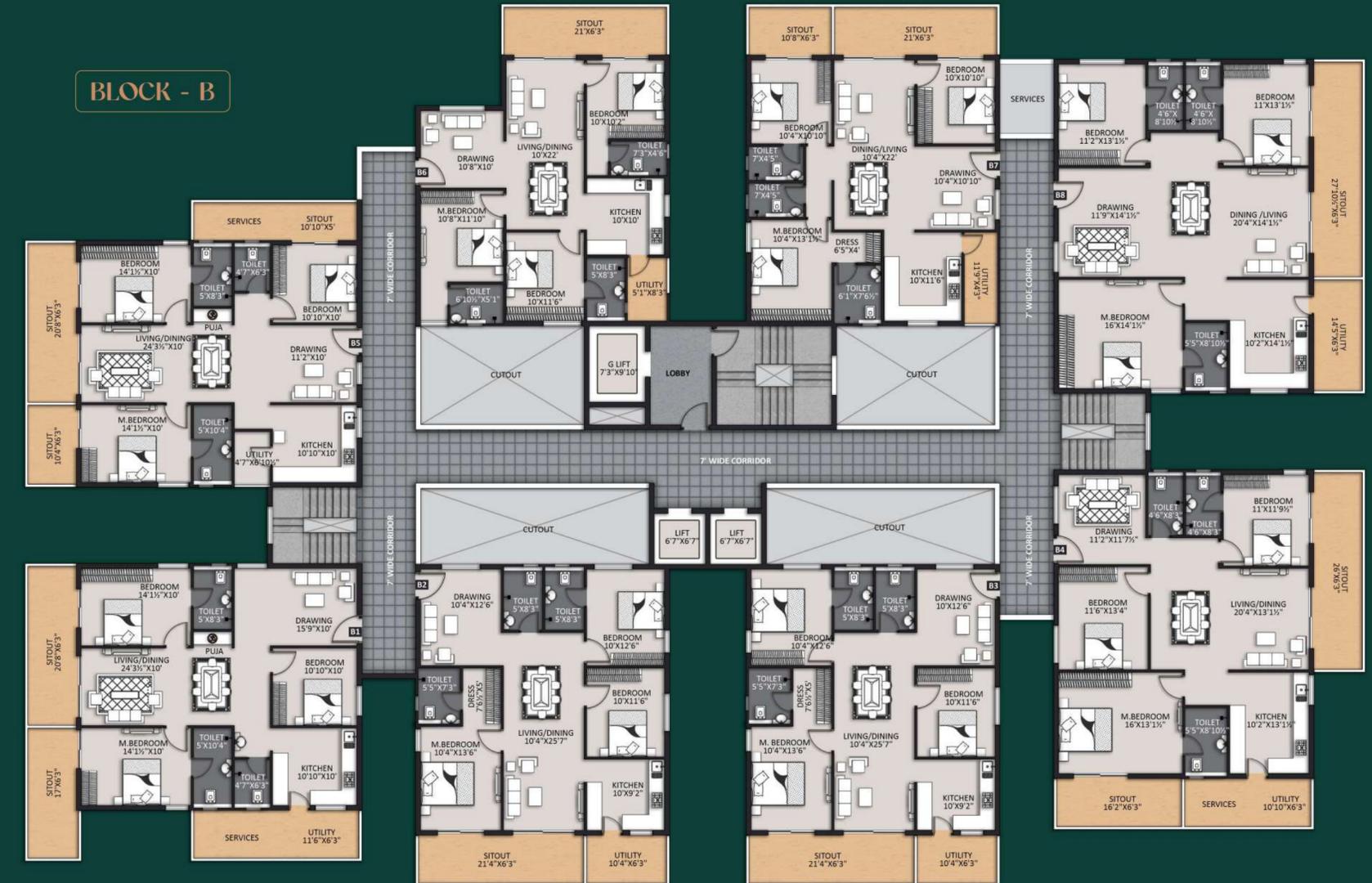
TYPICAL FLOOR PLAN

BLOCK - A



SPEED SIGNATURE

Crafted for The Royal People



BLOCK - B

F.No.	A001	A002	A003	A004	A005
Type	3 BHK				
Carpet Area	1252	1246	1211	983	945
Common Area	532	488	528	400	404
Sitout	288	160	306	190	208
Utility	68	77	95	33	67
Built-up Area	1772	1628	1760	1333	1347
SBA	2304	2116	2288	1733	1750
Facing	NORTH	NORTH	EAST	EAST	WEST

Thoughtful Floor Plans
Design Meets Functionality

Discover the thoughtfully designed floor plans at Speed Signature Apartments, where spacious 3 BHK layouts optimize natural light and airflow for inviting living spaces. Each plan seamlessly combines modern aesthetics with practicality, ensuring comfort and style in every corner. Find the perfect fit for your lifestyle and transform everyday living into an extraordinary experience.

F.No.	B001	B002	B003	B004	B005	B006	B007	B008
Type	3 BHK							
Carpet Area	1068	1028	1038	1229	1041	927	995	1331
Common Area	473	408	408	519	450	365	408	520
Sitout	235	132	132	257	290	130	195	173
Utility	127	63	63	94	31	37	49	90
Built-up Area	1577	1360	1360	1731	1501	1216	1360	1733
SBA	2050	1768	1768	2250	1951	1581	1768	2253
Facing	EAST	WEST	EAST	WEST	EAST	WEST	EAST	WEST

BLOCK - A
 FLAT NO - 1 3 BHK
 2304 SFT North

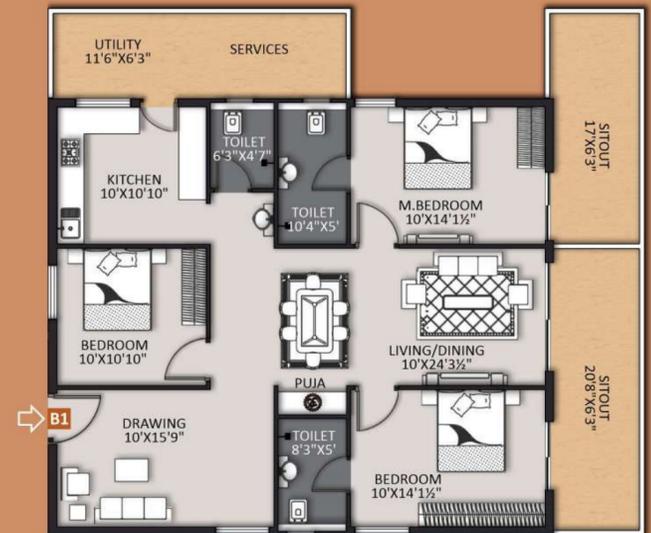
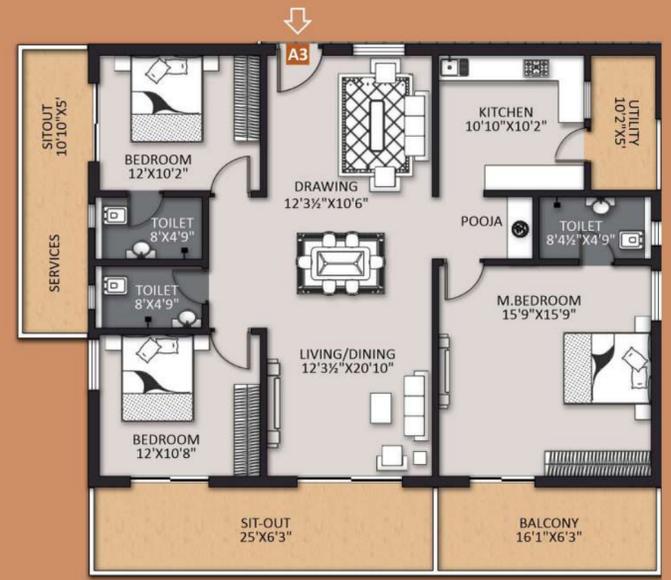
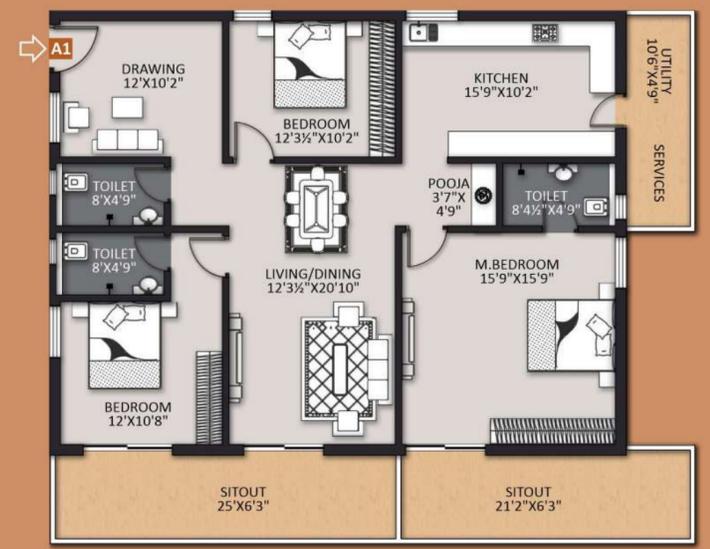
MASTER PLAN

BLOCK - A
 FLAT NO - 3 3 BHK
 2288 SFT East

BLOCK - B
 FLAT NO - 1 3 BHK
 2050 SFT East

MASTER PLAN

BLOCK - B
 FLAT NO - 6 3 BHK
 1581 SFT West



Designed for You, Embrace Life with Big Balcony Homes

Experience the Outdoors, Big Balcony Homes for Inspired Living



OUT DOOR AMENITIES

- Kids Play Area
- Sand Pit with Play Equipment
- Fitness Station
- Pet Park
- Yoga Pavilion
- Multipurpose Court
- Jogging Track
- Amphitheater



**Skyline Serenity – Your Exclusive Terrace Pool Escape &
Welcome to Grandeur – An Entrance Like No Other**

OUTDOOR AMENITIES

- Provision for Car Wash Facility
- EV Charging Points
- Landscape Garden
- Swimming Pool
- Elders Seating Area
- Kids Playing Pool



Game On – Half Basketball Court for Active Living
Joyful Adventures – Kids' Play Area for Fun and Imagination





INDOOR AMENITIES

- Multipurpose Hall
- Indoor Games
- Creche -Library
- Yoga Room
- Gym / Fitness Centre
- Aerobics
- Office Area
- Conference Room
- Meeting / Interview Room
- Business Lounge

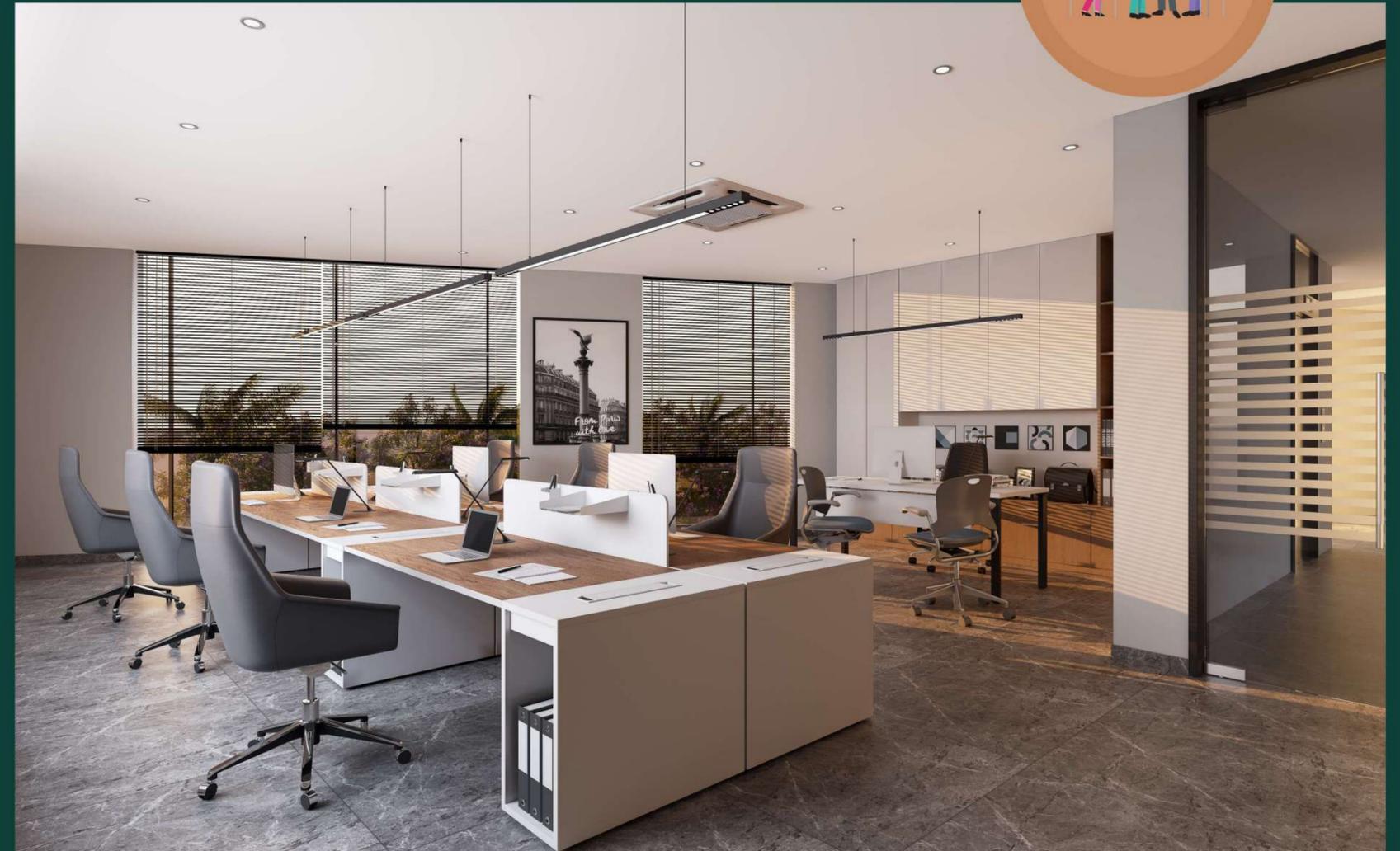


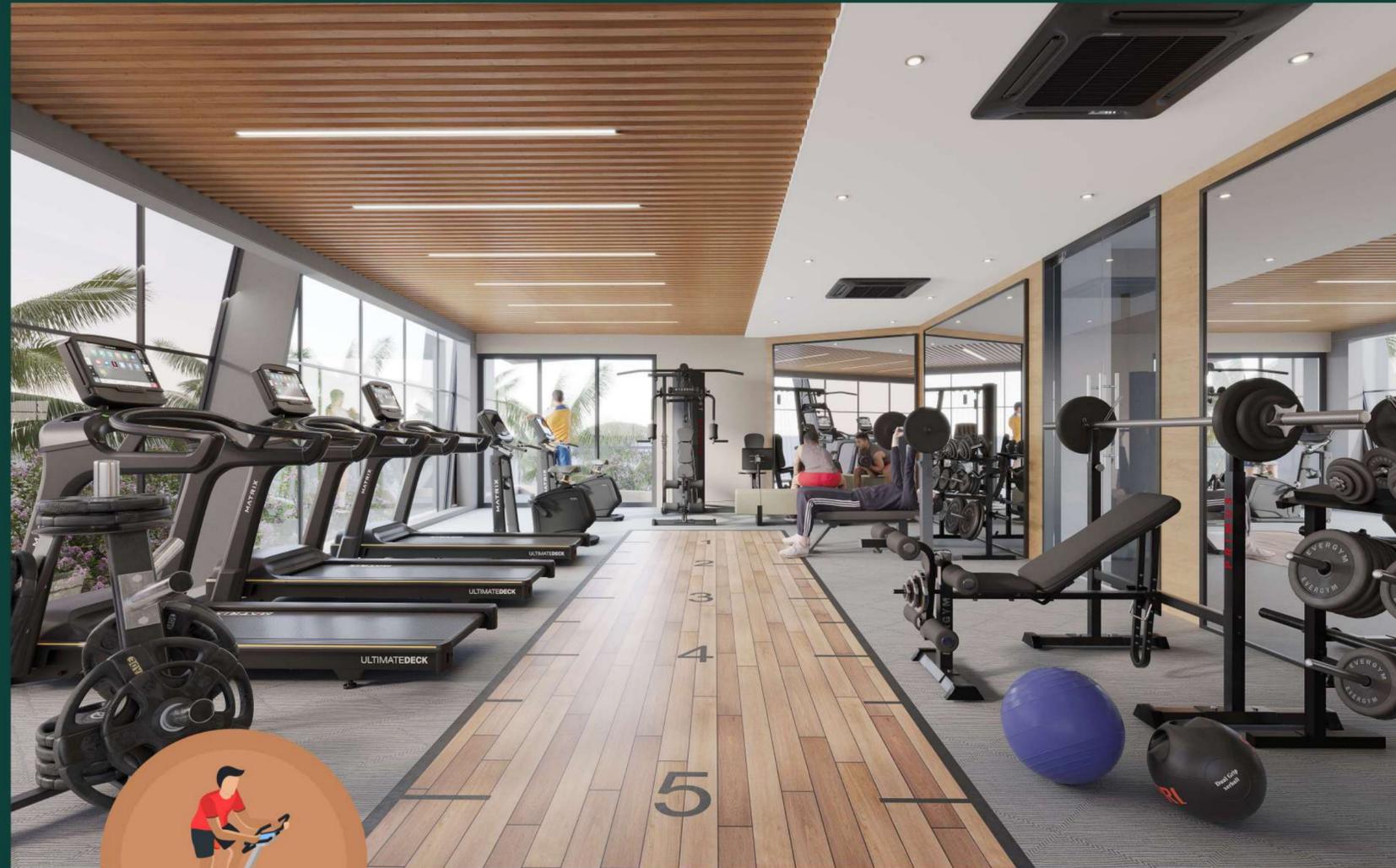
Moonlit Garden Retreat – Serene Seating Under the Stars
Nature's Canvas – The Perfectly Curated Landscape Garden



**Revitalize Your Energy
Dynamic Aerobics Studio**

Collaborative Haven Inspire Your Ideas in Co-Working Space





**Elevate Your Fitness
State-of-the-Art Gym Experience**

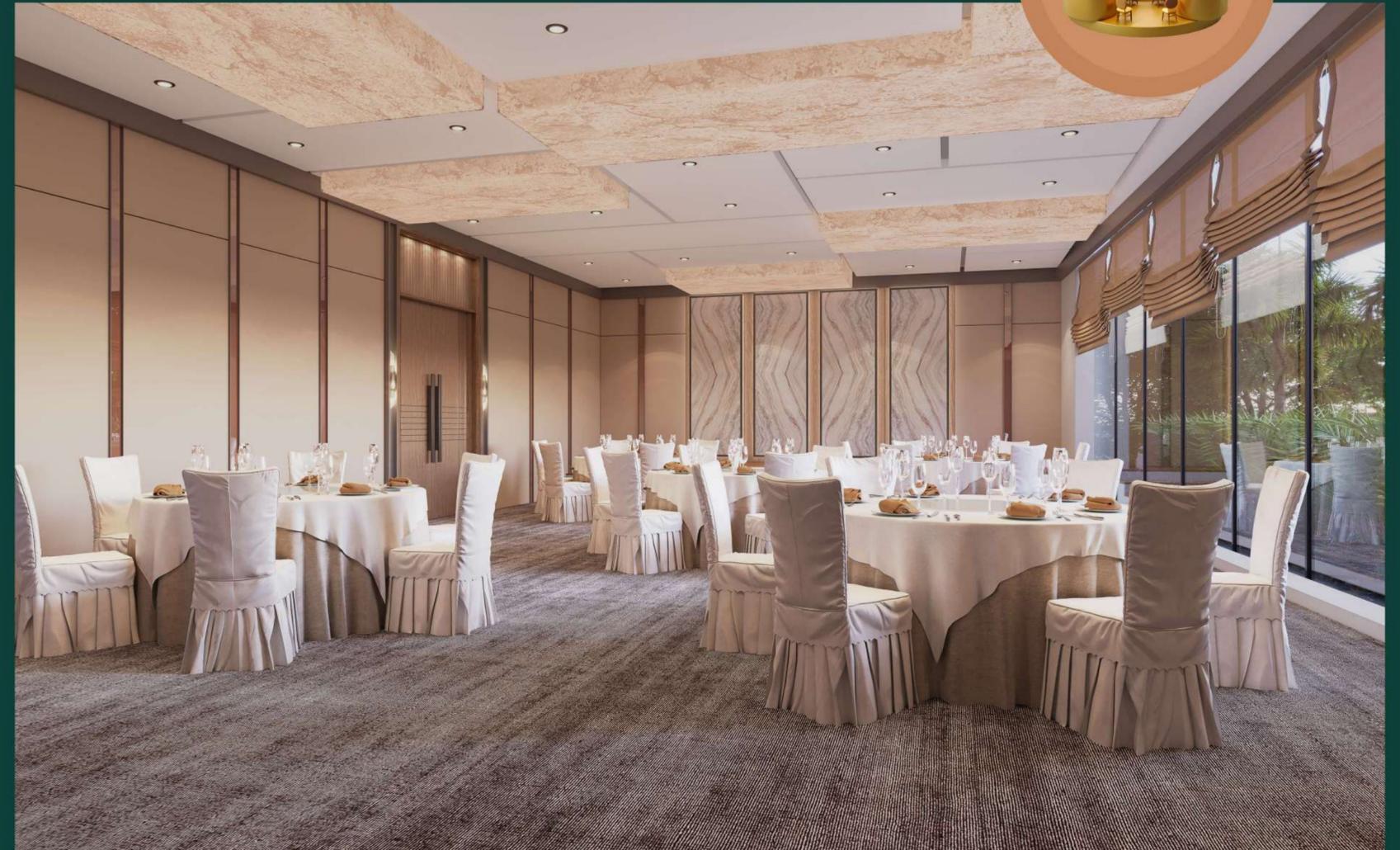
**Fun and Games
Indoor Recreation Zone for All**





**Welcome Home
Elegant Reception Awaits You**

**Celebrate in Style
Multi-Purpose Party Hall for Every Occasion**




ULTRA
LIVING ROOM



LUXURY

Experience the epitome of comfort in the living room of Speed Signature Apartments, where excellent ventilation transforms the space into a breath of fresh air. Thoughtfully designed with expansive windows and strategic airflow, this inviting area allows natural breezes to flow freely, enhancing the sense of openness and tranquility. Enjoy the warm glow of sunlight filtering through, creating an atmosphere that is both refreshing and energizing. Whether hosting gatherings or enjoying quiet moments, the superior ventilation promotes a healthy indoor environment, making this living room not just a place to relax, but a sanctuary of well-being and style.

**EXCELLENT
VENTILATION**

A



At Speed Signature Apartments, the bedroom, dining, and kitchen blend seamlessly to enhance modern living. The spacious bedroom serves as a serene retreat, while the dining area is perfect for family gatherings and shared moments. The kitchen, equipped with state-of-the-art appliances, ensures both style and functionality. Together, these spaces embody quality and comfort, making every day a delightful experience.

S

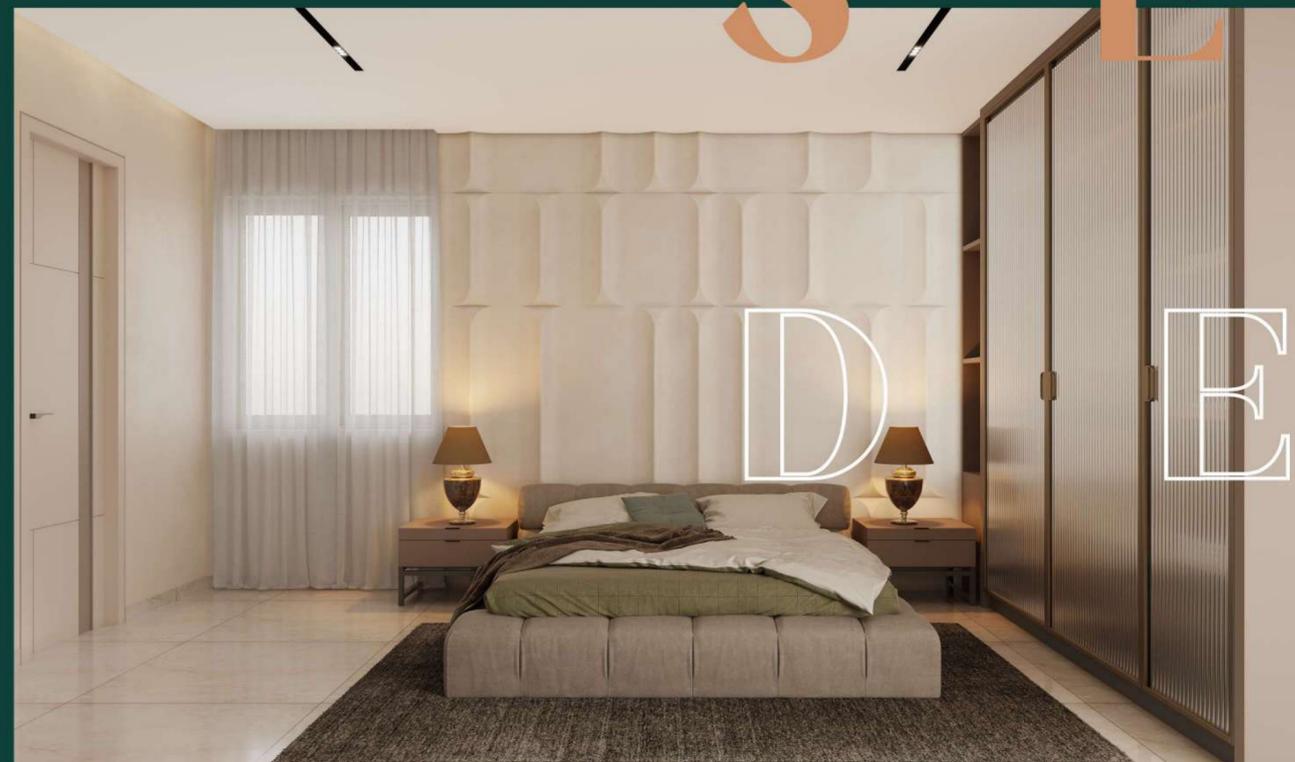
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SPECIFICATIONS



STRUCTURE

- RCC Framed Structure
- SUPER STRUCTURE: 8" Thick Red Brick Masonry for External Walls and 4" Thick Red Brick Masonry for internal walls.

PLASTERING

External Two coats of plastering in (1:6) and Internal Plastering (Buffing of Internal ceiling wherever plywood centering has been done) and Internal walls not facing weather will be Gypsum Plastered only or plastering with cement mortar.



DOORS AND WINDOWS MAIN DOOR

- MAIN DOOR: Frame - 7'6" height, best teak seasoned wood section.
- Shutter - 40mm thick flush door shutter made of solid block board Core construction, with (front side) face veneer of teak hot pressed and bonded with synthetic resin adhesive and PU polish on both sides with premium designer Hardware fittings.
- INTERNAL DOORS: 7' height (Engineered Wood) 32 mm thick flush door shutter made of solid block board core construction, (front side) face veneer hot pressed and bonded with synthetic resin adhesive and polish on both sides with premium designer hardware fittings.
- TOILET: 7'-0 height Granite Door frame 4" width x 20 mm thick with flush door of 30 mm
- FRENCH DOORS – UPVC door with toughened / Annealed Glass Sliding shutters with provision for mosquito mesh without safety grill.
- FRENCH DOORS – UPVC door with toughened / Annealed Glass Sliding shutters with provision for mosquito mesh without safety grill.
- WINDOWS: UPVC Sliding doors with float Glass and provision for mosquito mesh shutter.
- VENTILATORS: UPVC with fixed glass, exhaust fan provision, without safety grills. For all toilets, store
- Balcony Railings: Aesthetically designed glass / grill



PAINTING

- EXTERNAL: (Textured finish or external weather putty) with two coats of exterior emulsion paint of reputed brand
- INTERNAL: Smooth finish with two coats of premium Acrylic emulsion paint of reputed brand over a coat of primer.



FLOORING

- ALL BEDROOMS, LIVING, DINING & KITCHEN: Vitrified tiles size 800x800mm reputed make.
- TOILETS/ UTILITIES / WASH/BALCONIES: Acid resistant, Anti-skid ceramic tiles 300x300mm of reputed make.
- CORRIDORS: All lobbies flooring and lift cladding would be combination of vitrified tiles and granite as per architect's design. False ceiling in all lobbies.
- STAIRCASES: Polished Tandoor stone for fire stair case and Granite for regular stair case.
- TOILETS: DADO Glazed ceramic tiles dado size of 300x600mm up to door height.

KITCHEN / UTILITY / WASH

- Single bowl sink with drain board in the kitchen with single lever spout.
- Separate tap connection for municipal water and bore well water.
- Power plugs for cooking range chimney, refrigerator and other equipment . Provision for water filter.
- Provision for dish washer, washing machine with CP fittings.
- Granite provision for modular kitchen is provided

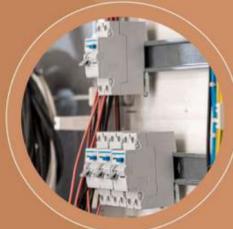


TOILETS

- CP fittings, Wash basins, sanitary fixtures of reputed make wall mounted EWC with flush valves.
- Provision for Exhaust fans in all bathrooms.

ELECTRICAL

- Elegant modular electrical switches of reputed make.
- Concealed copper wiring of reputed make.
- Power outlets for geysers and exhaust fans in all bathrooms. Three phase power supply for each unit & individual meter boards.
- Miniature Circuit breakers (MCB) for each distribution board of reputed make.
- Plug pins for TV in living, drawing and all bedrooms.



AIR CONDITIONING

Provision for Air conditioning for all rooms as per the requirement with Power supply and Drain Pipe.

TELECOMMUNICATION AND INTERNET

- Telephone points in drawing room, living room and in all bedrooms.
- DTH provision in living room and in all bedrooms.
- Intercom provision within the community.
- Wired internet provision in each flat.



LIFTS

- Two automatic passenger elevators and one service elevator with SS finish of reputed make
- Johnson / Toshiba or Kone make automatic elevators with Granite / Vitrified tile cladding

WTP & STP

- Fully treated water available through exclusive water softening system.
- A sewage treatment plant of adequate capacity as per norms will be provided inside the project.
- Treated sewage water will be used for flushing of toilets and landscaping.



GENERATOR

100% DG backup with acoustic enclosure & AMF panel for all flats and common areas.



LPG

Provision for supply of gas from centralized gas bank to all individual flats with gas meters.

WASTE MANAGEMENT

Separate bins to collect dry waste (paper, plastic, glass and metals) and wet waste (organic).



LANDSCAPE & WATER BODIES

Landscaping and water bodies in the setback areas wherever feasible & in tot-lot areas as per design of landscape consultant.



RAINWATER HARVESTING

Rainwater harvesting through recharge wells onsite to improve ground water level.



EXTERNAL LIGHTING

LED Light posts with lamp fittings in setback and landscaping areas and lights in staircases and corridor areas.



SECURITY

- Intercom facility to all the units connecting security, club house and other common areas.
- CCTV surveillance at all entry points and common areas for Sophisticated round the clock security system.
- Panic button and intercom provided in the lift and is connected to security room.
- Boom barriers at entry for vehicles with mechanical operation.



COMPOUND WALL

Aesthetically designed compound wall shall be constructed all around the project with solar fencing wherever possible.

Crafted for Ultimate Comfort and Quality

Location Map

(Not to Scale)



Unbeatable Connectivity Just Steps from Metro Stations

Speed Signature is conveniently located in Kukatpally, just a stone's throw away from metro stations, providing effortless access to the entire city. Enjoy the freedom of quick commutes and seamless connectivity to major business districts, educational institutions, and recreational spots. With the metro at your doorstep, exploring Hyderabad has never been easier. Embrace a lifestyle where convenience meets comfort in this prime location.



Scan me for Location



Scan me for Website

CLOSE TO

Road Connectivity

- + Mumbai Highway NH - 65
- + Nizampet Cross Road
- + JNTU Metro Station
- + KPHB Metro Station

Health Care

- + Sri Sai Holistic Hospital
- + LandMark Hospitals
- + Prasad Hospitals
- + Metrocare Hospital
- + Remedy Hospital
- + OMNI Hospital

Education Institution

- + Sanghamitra School
- + Sri Chaitanya Schools & Colleges
- + Rao's International School
- + JNTU
- + Samskruti International School

Super Markets / Malls

- + LuLu Mall
- + Manjeera Majestic Mall
- + Nexus Hyderabad Mall
- + NSL Centrum Mall
- + PNR EMPIRE
- + South India Shopping Mall
- + The Chennai Shopping Mall



CRAFTING EXCEPTIONAL LIVING SPACES

At Speed, we are dedicated to creating outstanding residential and commercial properties that enhance the quality of life for our clients. Our passion for innovation, combined with a commitment to quality craftsmanship, drives us to deliver projects that exceed expectations. With a focus on sustainability and modern design, we ensure that every development is not only visually stunning but also functional and eco-friendly. Trust us to bring your dreams to life, as we build communities that reflect your aspirations and redefine the standards of contemporary living.

Our Professional Team

Architect



TRU DESIGNS

TRU DESIGNS PLANNERS PVT. LTD.
@59, 4th Floor, Phase - I, Kavuri Hills,
Madhapur, Hyderabad - 500 033.
T: +91 40 40179395 | W: www.trudesigns.in

Structural Engineer

Legal Advisor

Branding

Developer Address

Plot No. 43, Sagar Co Operative Housing Society,
Road No. 2, Banjara Hills, Hyderabad - 500 034.

Site Address

Gurram Jashua Line, Nizampet Road,
Hydernagar Village, Kukatpally (M),
Hyderabad - 500 072.

+91 9100 028 900 / 901 / 902
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www.speedhousingllp.in

PASTING STRIP



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Plot No. 43, Sagar Co Operative Housing Society,
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REVOLUTIONIZING
THE WAY YOU
EXPERIENCE SPEED

SPEED
SIGNATURE
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DISCOVER THE ULTIMATE LIFESTYLE WITH SPECTACULAR LUXURY APARTMENTS
@ NIZAMPET ROAD, HYDERNAGAR, KUKATPALLY(M), HYDERABAD

PASTING STRIP