



Location Map



**mantri**

Mantri Developers Pvt Ltd

**Site Office**

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**Branch Offices**

**Chennai**  
Ph.: +91-44-4309 0000 / 11 / 13 / 14.

E-mail: chennai@mantri.in

**Pune**

Ph.: +91 - 20 - 6527 0000.

Email: pune@mantri.in

Mantri Developers Pvt. Ltd. First developer in India to be certified on "World Class Management Systems".  
ISO 9001:2008, ISO 14001:2004, OHSAS 18001:2007 & SA 8000:2008"

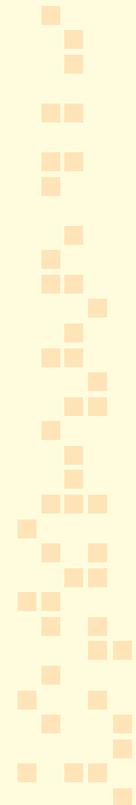
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www.mantri.in



# mantri CELESTIA

Wipro Junction, Gachibowli



Bangalore • Chennai • Pune • Hyderabad



MANTRI  
**CELESTIA**

Wipro Junction, Gachibowli

Mantri Celestia is for those who are looking for homes that combine elegance with functionality, superior design with quality construction, and luxury with economy. Set in scenic surroundings, this apartment complex is 24 stories high and comprises of 2 and 3 BHK flats.

From inside a Mantri Celestia home, the view is nothing short of breathtaking. Live here, and you will open your windows each day, to picturesque cloud formations, sprawling greenery below, and a spectacular skyline of the city. Besides, you will leave the crowd, the noise, the heat and dust way beneath. Mantri Celestia welcomes you to homes that touch the sky at prices that don't.

On time, every time

100% Vaastu compliant

Floor Plans



850 SFT.  
Typical Floor Plan  
Unit 01 - F & A Towers



1198 SFT.  
Typical Floor Plan  
Unit 03 - F & A Towers

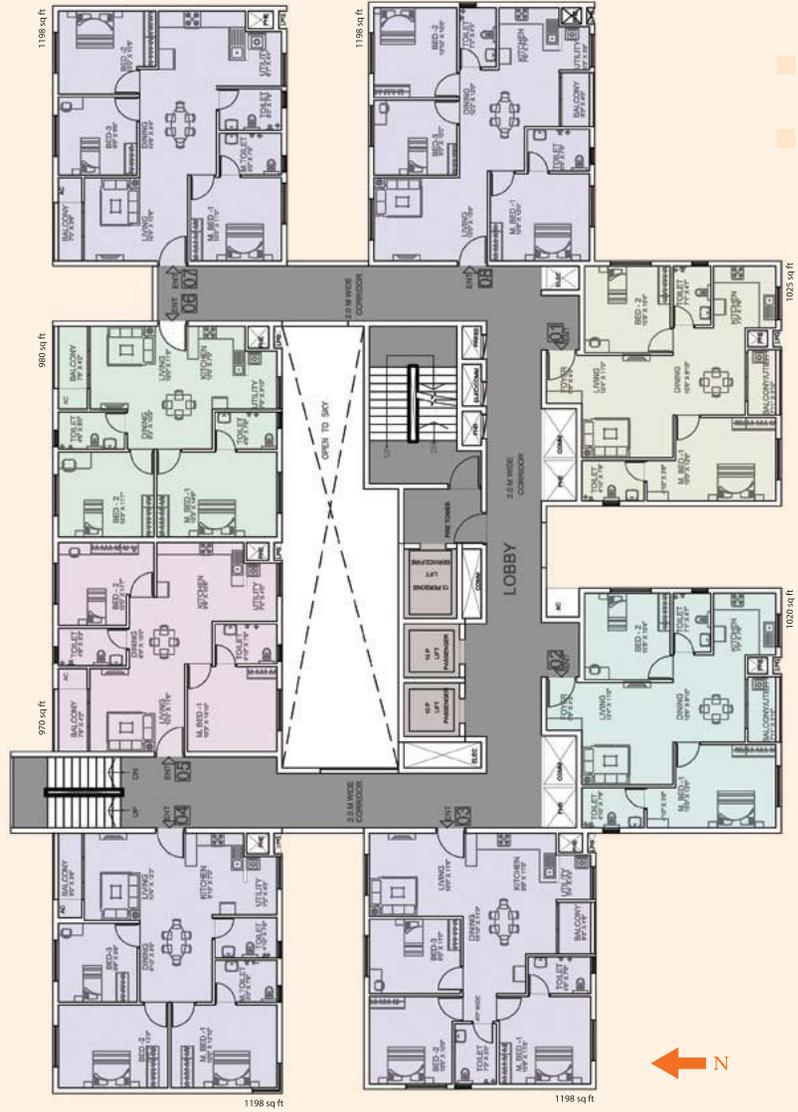


960 SFT.  
Typical Floor Plan  
Unit 02 - F & A Towers

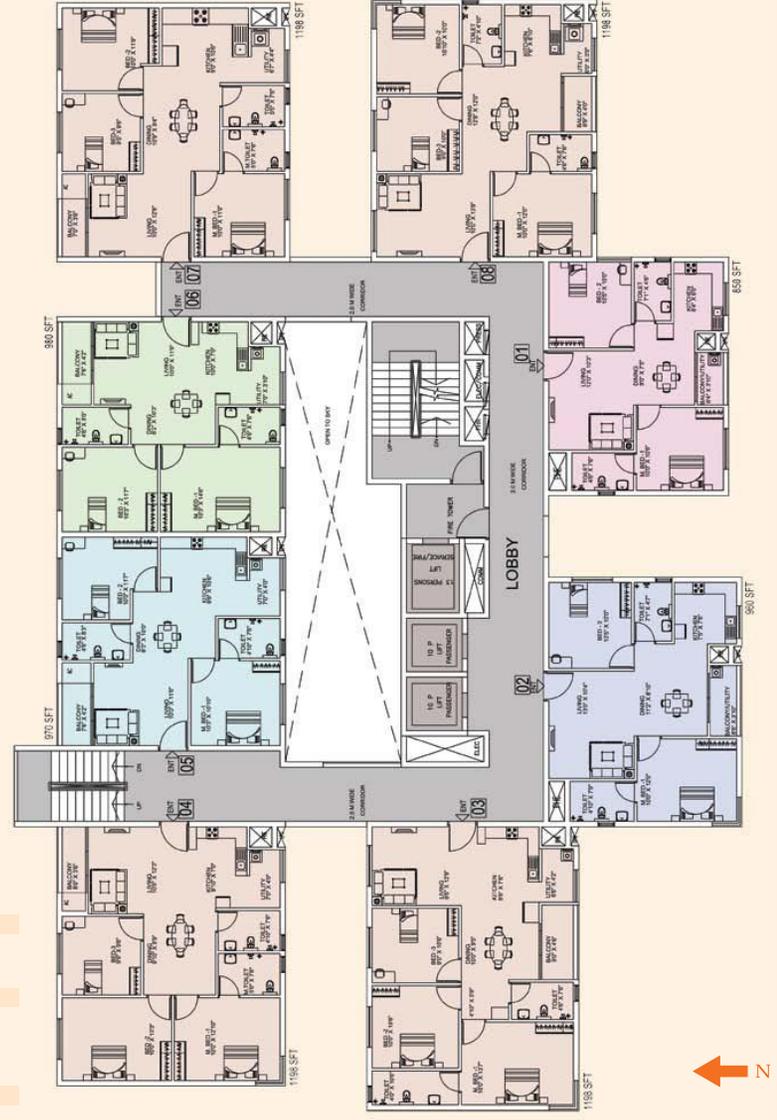


1075 SFT.  
Typical Floor Plan  
Unit 01 & 02 - C Towers

Typical Floor Plan - Towers B & E



Typical Floor Plan - Towers A & F



Floor Plans

Floor Plans



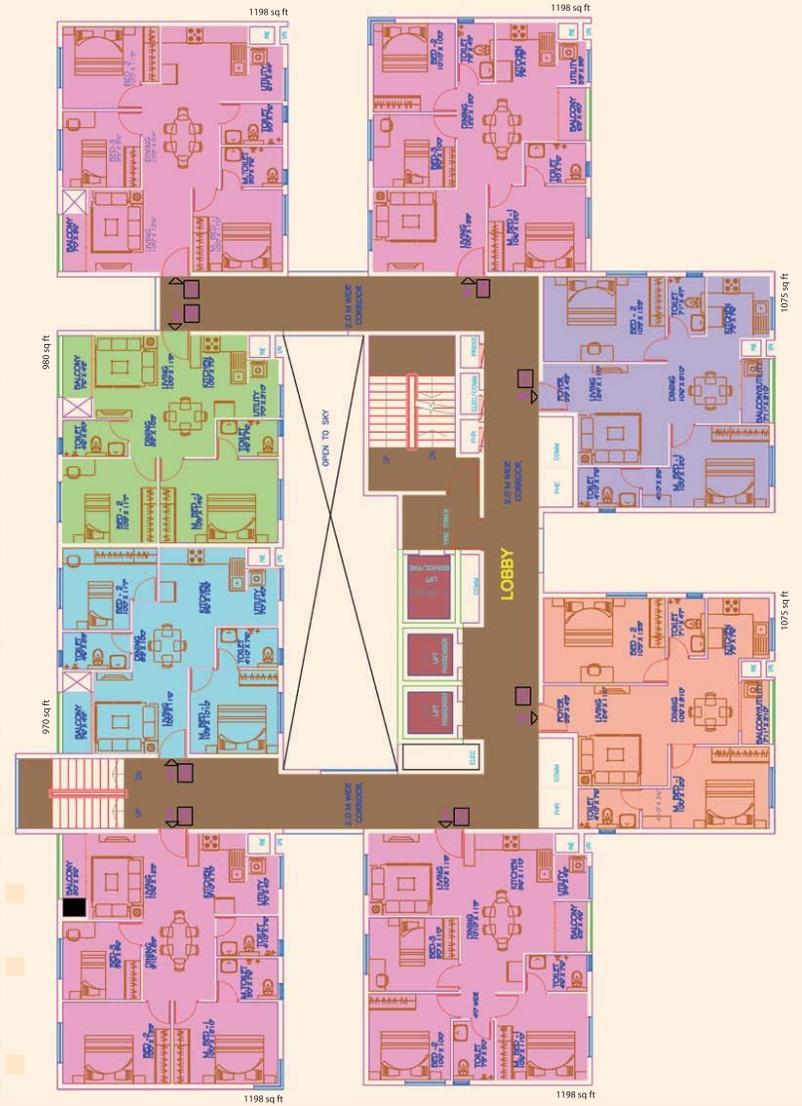
Landscape Plan

- |  |                               |
|--|-------------------------------|
| 01. Entrance plaza with pick-up / drop-off | 18. Water body / feature wall |
| 02. Security kiosk                         | 19. Water channel             |
| 03. Entrance water feature                 | 20. Obelisk                   |
| 04. Lift core                              | 21. Lawn                      |
| 05. Waiting space                          | 22. Pavilion                  |
| 06. Visitors car parking                   | 23. Palm court                |
| 07. Pathway                                | 24. Promenade                 |
| 08. Kids play area                         | 25. Tree pit with seating     |
| 09. Trellis / seating                      | 26. Pick-up / drop-off court  |
| 10. Jogging track                          | 27. Rain curtain              |
| 11. Forest track                           | 28. Water feature             |
| 12. 7.0 m wide fire driveway               | 29. Parking                   |
| 13. Seniors court                          | 30. Ramp                      |
| 14. Swimming pool                          | 31. Trellis                   |
| 15. Toddlers pool                          | 32. Outdoor exercise area     |
| 16. Wooden deck                            | 33. Badminton court           |
| 17. Planter                                | 34. Basketball court          |
|  | 35. Tennis court              |

Home care - With you, always

# Floor Plans

## Typical Floor Plan - Tower C





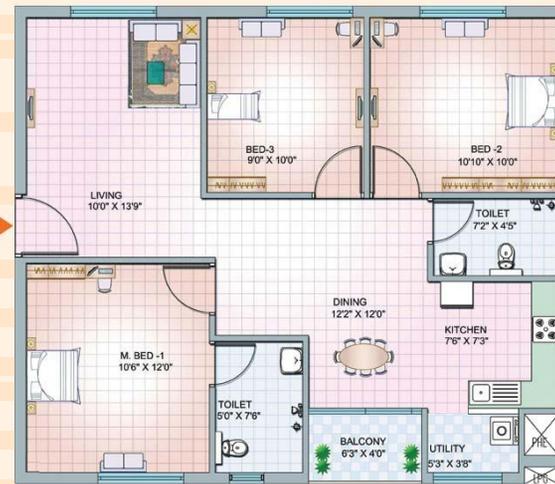
970 SFT.  
Typical Floor Plan  
Unit 05



980 SFT.  
Typical Floor Plan  
Unit 06



1198 SFT.  
Typical Floor Plan  
Unit 07



1198 SFT.  
Typical Floor Plan  
Unit 08

Floor Plans

Floor Plans

+91 91774 44769

+91 80087 55656

## Specifications

### Structure

- Seismic Zone II compliant structure
- Concrete block masonry

### Plastering

- All internal walls smoothly plastered

### Painting & Polishing

- Interior: Oil-bound distemper painting
- Exterior: External emulsion paint
- Enamel painting for MS grill / door shutters

### Flooring

- Vitrified tiles in living room
- Ceramic tiles for bedrooms, balconies, kitchen, utility areas & toilets

### Toilet

- Glazed / Ceramic tiles dado up to false ceiling
- White WHB & EWC in all toilets of Hindware / equivalent make
- Hot and cold water mixer unit for shower in all toilets
- Health faucet in master bedroom toilet
- Provision for one geyser in each toilet
- Toilet ventilators in fixed glass with provision for fixing exhaust

### Main Door

- Hardwood doorframe with enamel paint
- Flush shutters with enamel paint
- Good quality brass / chrome finish hardware

### Other Doors

- Hardwood doorframe with commercial flush shutters to have enamel paint on both sides
- Toilet and terrace doors are PVI coated flush shutters with enamel paint on both sides
- Aluminum powder-coated / UPVC sliding doors with plain glass for living room balcony, with one panel for mosquito mesh
- Aluminum powder coated / UPVC door with plain glass for balcony doors
- Good quality hardware for all doors

### Windows

- Aluminum powder-coated / UPVC sliding windows with plain glass, in three tracks, with provision for mosquito mesh shutter
- MS safety grills (from inside) only for ground floor apartments
- Aluminum powder-coated / UPVC ventilators with translucent glass in toilets

### Kitchen

- Cladding with glazed tiles 2' above the kitchen platform
- Granite kitchen platform with stainless steel sink will be provided on request, otherwise kitchen will be designed to suit modular kitchen (Only electrical / plumbing points will be provide)

### Electrical

- TV point in the living room
- Branded modular switches
- Fire-resistant electrical wires of ISI make
- One Earth Leakage Circuit Breaker (ELCB) for each flat
- Miniature Circuit Breaker (MCB) for each room provided at main distribution box within each flat
- Each apartment is provided with 3 KW power
- Telephone points provided in living room and master bedroom
- Internet connectivity through dedicated line to the project

### Plumbing

- All plumbing lines are pressure tested
- Good quality CP fittings & B-class pipes
- All water supply lines are of CPVC / PPR of reputed make
- PVC sewer lines

### Lifts

- Automatic passenger lifts of OTIS or equivalent make
- Well-decorated interior in passenger lifts
- Service lift of OTIS or equivalent make

Award-winning landscapes

## Common Amenities

### Clubhouse

- Well-equipped Gymnasium with changing room
- Well-equipped Health club with separate Steam room & Sauna, for ladies & gents
- Table Tennis Room
- Pool Tables
- Chess, Carrom and other indoor games
- Aerobics Hall
- Supermarket
- Ladies & Gents Parlor
- TV Room
- Squash Court
- Space for Crèche
- Multi-purpose Hall/Party Hall
- Billiards Room

### Outdoor Amenities

- Swimming Pool with Toddlers Pool
- Activity Pool
- Beautifully Landscaped Garden
- Entrance Plaza
- Pick-up /Drop-off court
- The Promenade
- Childrens Play Area
- Paved Garden Walk
- Senior Citizen's Area
- Jogging / Walking Trail
- Tennis Courts
- Basket Ball Post
- Badminton Court
- Outdoor Exercise Area
- Toilets at ground floor for workers

### Cable TV

An exclusive network of cable TV will be provided with a centralized control room at a convenient location (user to pay charges to the operator on a monthly basis).

### Security Systems

Round-the-clock security. Trained security personnel will patrol the project.

### Telephone with Intercom Facility.

A group EPABX/Centrax facility will be provided, with cabling done up to each flat. This will be operated by a BSNL/Airtel authorized franchisee or through the telecom operator for a nominal one-time charge and monthly rental. Intercom facility from each apartment to security room, clubhouse and other apartments. To receive direct incoming calls, as well as dial outside Local /STD /ISD calls from group EPABX/Centrax.

### Cooking Gas

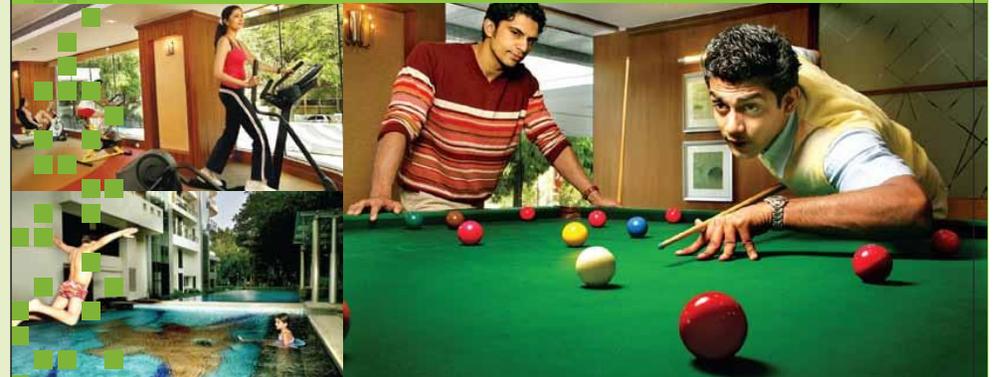
Piped gas for every apartment.

### Back-up Generator

Standby generator for lights in common areas lifts and pumps. 750 Watts D.G. power back-up for each apartment.

### Water Treatment Plant

Fully treated water for drinking purpose through an exclusive water purification plant within the project. Rain Water Harvesting scheme would be provided for recharging the ground water level.



Attention to detail