

PRASA Permit No.
COLL/PRASA/TA/SP/2023
TQ BRN& NO. P0180002180
<https://www.telangana.gov.in>



fern™
by bonsai housing



Bonsai Housing has been developing distinctive community projects for more than a decade, where residents are at the centre of everything.

By focusing on sensible design and pragmatic functionality, the spaces we curate foster liveability while also being homely. Right from the project master planning to placing functional fittings both within the apartment and across the projects, our motivation is to foster and enhance everyday living experiences for our community in today's urban environments.



Openness

Sensible

Integrating

BONSAI

Belongingness

Nurturing

Assuring





Deliverability : A commitment to on-time project completion, ensuring homes are ready as promised.



Dependability : Intelligent material selection and efficient systems ensure stress-free, low-maintenance living.

Durability : Built with proven technology for long-term strength and minimal maintenance.



Design : The heart of every project, where aesthetics meet function.

Density : Thoughtfully planned, low-density communities for enhanced living quality.





FORM. FUNCTION. FUTURE.

Introducing Fern by Sonali Housing, a community shaped by the philosophy of Form, Function, and Future. Rooted in thoughtful planning, Fern brings together nature inspired aesthetic design, seamless living, and lasting value. Crafted for comfort, engineered for longevity, and positioned for tomorrow, Fern is where architecture meets purpose, creating a home that grows with you.

3.03 ACRES
SITE AREA

3 TOWERS
+ AMENITIES BLOCK

264
UNITS

3BHK
CONFIGURATION

40%
OPEN SPACES

SENIOR CITIZEN
ACCESSIBILITY

DOUBLE-HEIGHT
STILT

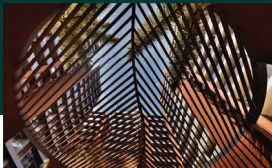
STILT
+ 12 FLOORS





THE CURVES THAT CARRY MEANING

Inspired by the organic spirals of a fern leaf, the design of Fern by Bonasa Housing follows a natural rhythm that is fluid, structured, and purposeful. Every curve enhances airflow, maximizes natural light, and creates seamless transitions between spaces. From thoughtful planning with spaced out towers to amenities that foster connection, every element is positioned with intent, ensuring a living experience that feels effortless, intuitive, and in harmony with its surroundings.



A RETREAT WITHIN REACH.

The clubhouse flows with your lifestyle, designed for rest and rejuvenation.





Indoor Games



Gym



Swimming Pool



A PLAN WITH PURPOSE.

The master plan of Fern by Borsali Housing is designed using the principles of Vastu, positioning the towers to maximize wind flow and daylight while maintaining privacy. Landscaping and amenities at the stilt level add to the open feeling.

LEGEND

- | | | |
|---------------------|---------------------------|----------------------------|
| 1. ENTRANCE | 9. JOGGING TRACK | 17. YOGA & MEDITATION LAWN |
| 2. SECURITY | 10. CYCLING TRACK | 18. SKATING RINK |
| 3. WATER FEATURE | 11. GALLERY SEATING | 19. SAND PIT |
| 4. THE OPEN OASIS | 12. BADMINTON COURT | 20. PICKLEBALL COURT |
| 5. BUS WAITING AREA | 13. DRIVEWAY ACTIVITY | 21. HOPSCOTCH |
| 6. PLAZA | 14. HALF BASKETBALL COURT | 22. INDOOR GAMES AREA |
| 7. ASSOCIATION ROOM | 15. CONGREGATION LAWN | 23. KIDS PLAY AREA |
| 8. OUTDOOR GYM | 16. CO-WORKING SPACE | 24. CULTURAL SPACE |





Co-Working Space



Badminton Court



Pickle Ball Court



Kids Play Area

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https://rera.telangana.gov.in



COMPLETED COMMUNITIES

urbour
@Tollapur

bhuvi
+ VILLAS +
@Siddipet

Bonsai
Homes
@Tollapur

cedâr
@Gandhi Maisamma

DEV
DAR
@Siddipet

Site Address: Survey No. 323 / 2E, Fairlands, Tollapur Road,
RC Puram, Telangana - 502 032

Corporate Address: 4th floor, ARK Chambers, Kavuri Hills Phase
I, Madhapur, Hyderabad, Telangana - 500 033

info@bonsaihousing.com

sales@bonsaihousing.com

bonsaihousing.com

+91 88974 66444

Disclaimer - This brochure is only a conceptual presentation of the project and not a legal offering.
The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.