



ANAND SAROVAR

@MALKAPUR, SANGAREDDY

LP No. 74/2018/H



THE FUTURE
COMES
KNOCKING!

ARE YOU
READY?



Close your eyes and imagine a naturally beautiful sight so blessed that you greet it with joy, day and night. A special little place where you can be yourself, away from the humdrum of urban chaos yet near enough to reach IT hubs within a few minutes. Enough of dreaming. Now open your eyes and it's time to embrace the surprise.

Marketed by:



**PAVAN
REALTORS**

Project Highlights

- Approved DTCP Layout
- Clear Title
- 40' & 33' wide BT Roads
- Electricity with Street Lights
- Overhead water tank with water lines
- Park Development, Water Harvesting pits
- Underground Drainage with Septic Tank
- Avenue plantation with Tree Guards
- Entire fencing with entrance arch
- 24 hrs security
- 5 years Maintenance
- We undertake house constructions



Highway



NIMZ SEZ



IIT Hyderabad

Location Highlights

- Close to ODF (Ordinance Factory)
- Close to GITAM University
- Center to Patancheru - Sangareddy Highway
- Near to District Collector Office and District Sub-registration Office
- Close to Bengaluru 200 ft, bypass Road
- Near by IIT Hyderebad (Indian Institute of Technology)
- Near by Sangareddy RTA Office
- Executive Engineer PRE Division, Rajampet



**BANK LOANS
AVAILABLE**

Marketed by:



**PAVAN
REALTORS**

D.No.12-2-709/C/1&2, Opp. Pillar No.66,
Sai Teja Apartment, 1st Floor,
Padmanabha Nagar, Mehdiapatnam,
Hyderabad - 500028.
Email : pavanrealtors18@gmail.com

For more details please contact:

This brochure is purely conceptual and not a legal offering.
The developers reserve the right to alter any of the specifications mentioned herein.

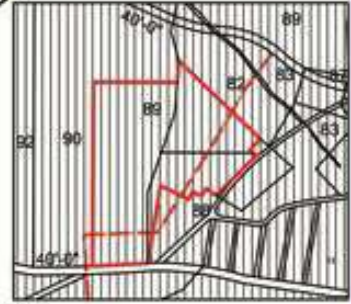
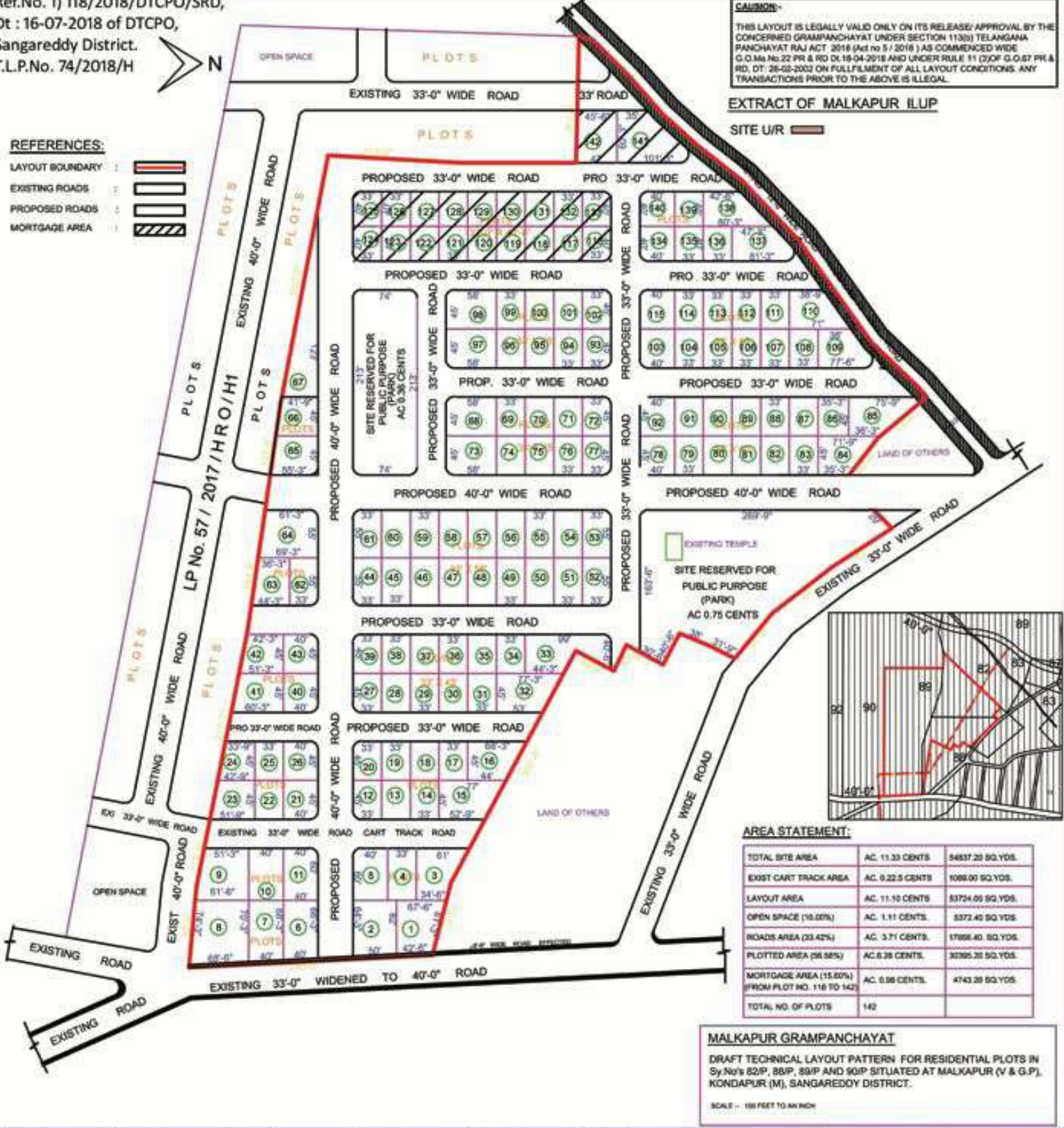
CAUTION:-
THIS LAYOUT IS LEGALLY VALID ONLY ON ITS RELEASE/ APPROVAL BY THE CONCERNED GRAMPANCHAYAT UNDER SECTION 113(B) TELANGANA PANCHAYAT RAJ ACT 2016 (Act no 5 / 2016) AS COMMENCED WIDE G.O.Ms.No.22 PR & RD DL 18-04-2018 AND UNDER RULE 11 (2) OF G.O.67 PR & RD, DT: 26-02-2002 ON FULFILLMENT OF ALL LAYOUT CONDITIONS. ANY TRANSACTIONS PRIOR TO THE ABOVE IS ILLEGAL.

EXTRACT OF MALKAPUR ILUP

SITE U/R

REFERENCES:

- LAYOUT BOUNDARY
- EXISTING ROADS
- PROPOSED ROADS
- MORTGAGE AREA



AREA STATEMENT:

TOTAL SITE AREA	AC. 11.33 CENTS	54837.20 SQ.YDS.
EXIST CART TRACK AREA	AC. 0.225 CENTS	1088.00 SQ.YDS.
LAYOUT AREA	AC. 11.10 CENTS	53724.00 SQ.YDS.
OPEN SPACE (10.00%)	AC. 1.11 CENTS	5372.40 SQ.YDS.
ROADS AREA (33.42%)	AC. 3.71 CENTS	17698.40 SQ.YDS.
PLOTTED AREA (56.58%)	AC. 6.28 CENTS	30395.20 SQ.YDS.
MORTGAGE AREA (15.00%) (FROM PLOT NO. 116 TO 142)	AC. 0.96 CENTS	4743.20 SQ.YDS.
TOTAL NO. OF PLOTS		142

MALKAPUR GRAMPANCHAYAT

DRAFT TECHNICAL LAYOUT PATTERN FOR RESIDENTIAL PLOTS IN Sy.No's 82/P, 88/P, 89/P AND 90/P SITUATED AT MALKAPUR (V & G.P), KONDAPUR (M), SANGAREDDY DISTRICT.

SCALE :- 100 FEET TO AN INCH

Plot No.	Area	Plot No.	Area	Plot No.	Area	Plot No.	Area	Plot No.	Area	Plot No.	Area	Plot No.	Area	Plot No.	Area
1	331.66	18	165.00	35	165.00	52	201.66	69	165.00	86	176.84	103	200.00	120	146.66
2	349.32	19	165.00	36	165.00	53	201.66	70	165.00	87	165.00	104	165.00	121	146.66
3	305.94	20	165.00	37	165.00	54	201.66	71	165.00	88	165.00	105	165.00	122	146.66
4	220.00	21	200.00	38	165.00	55	201.66	72	165.00	89	165.00	106	165.00	123	146.66
5	266.66	22	165.00	39	165.00	56	201.66	73	290.00	90	165.00	107	165.00	124	146.66
6	298.92	23	235.83	40	200.00	57	201.66	74	165.00	91	165.00	108	165.00	125	146.66
7	308.08	24	191.04	41	278.39	58	201.66	75	165.00	92	200.00	109	288.77	126	146.66
8	522.71	25	165.00	42	233.59	59	201.66	76	165.00	93	165.00	110	274.22	127	146.66
9	379.95	26	200.00	43	200.00	60	201.66	77	165.00	94	165.00	111	165.00	128	146.66
10	266.66	27	165.00	44	201.66	61	201.66	78	200.00	95	165.00	112	165.00	129	146.66
11	266.66	28	165.00	45	201.66	62	201.66	79	165.00	96	165.00	113	165.00	130	146.66
12	165.00	29	165.00	46	201.66	63	245.70	80	165.00	97	290.00	114	165.00	131	146.66
13	165.00	30	165.00	47	201.66	64	398.27	81	165.00	98	290.00	115	200.00	132	146.66
14	165.00	31	165.00	48	201.66	65	260.11	82	165.00	99	165.00	116	146.66	133	146.66
15	324.70	32	325.87	49	201.66	66	226.47	83	165.00	100	165.00	117	146.66	134	177.77
16	280.86	33	406.10	50	201.66	67	507.96	84	267.55	101	165.00	118	146.66	135	146.66
17	165.00	34	165.00	51	201.66	68	290.00	85	309.76	102	165.00	119	146.66	136	146.66



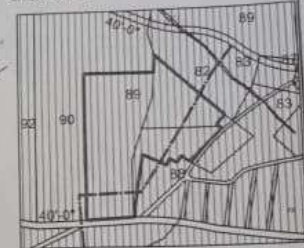
C.NO.3020 / 2018 / H
 REF.NO.S/118/2018 / DTCP/D / SRD, Dt.16-07-2018
 OF DTCP/D, SANGAREDDY DISTRICT.
 T.L.P.NO. / 2018 / H



NOTES:
 THIS LAYOUT IS LEGALLY VALID ONLY ON THE RELEASE APPROVAL BY THE
 CONCERNED GRAMPANCHAYAT UNDER SECTION 123(B) TAMIL NADU
 PANCHAYAT RAJ ACT, 1954 (AMENDED 1959) AND COMMENCED WORK
 AS PER PLAN NO. 274/80 DT. 29-03-2018 AND UNDER RULE 17 (2)(B) CLAUSE (A) &
 RULE 27 (2)(A)-(D) ON THE FULFILLMENT OF ALL LAYOUT CONSTRUCTION AND
 TRANSACTIONS PRIOR TO THE ABOVE IS LEGAL.

EXTRACT OF MALKAPUR ILUP

SITE U/LR: [Symbol]



REFERENCES:

- UNLIT BOUNDARY [Symbol]
- EXISTING ROADS [Symbol]
- PROPOSED ROADS [Symbol]
- MORTGAGE AREA [Symbol]

AREA STATEMENT:

DESCRIPTION	AREA (SQ. FEET)	PERCENTAGE
TOTAL SITE AREA	42,233.59	100%
UNLIT BOUNDARY	43,200.00	102.49%
EXISTING ROAD AREA	44,201.66	104.87%
LAYOUT AREA	45,201.66	107.03%
OPEN SPACE (14.02%)	46,201.66	109.39%
ROAD AREA (28.42%)	47,201.66	111.75%
PLATTED AREA (56.84%)	48,201.66	114.11%
MORTGAGE AREA (14.58%)	49,201.66	116.47%
FROM PLOT NO. 118 TO 144	50,201.66	118.83%
TOTAL NO. OF PLOTS	142	

Plot No.	Area	Plot No.	Area	Plot No.	Area
1	231.66	59	201.66	115	165.00
2	349.32	60	201.66	116	146.66
3	305.94	61	201.66	117	146.66
4	220.00	62	201.66	118	146.66
5	266.66	63	245.79	119	146.66
6	298.92	64	398.27	120	146.66
7	308.08	65	260.11	121	146.66
8	522.71	66	226.47	122	146.66
9	379.95	67	507.96	123	146.66
10	266.66	68	290.00	124	146.66
11	266.66	69	165.00	125	146.66
12	165.00	70	165.00	126	146.66
13	165.00	71	165.00	127	146.66
14	165.00	72	165.00	128	146.66
15	324.70	73	290.00	129	146.66
16	280.86	74	165.00	130	146.66
17	165.00	75	165.00	131	146.66
18	165.00	76	165.00	132	146.66
19	165.00	77	165.00	133	146.66
20	165.00	78	200.00	134	177.77
21	200.00	79	165.00	135	146.66
22	165.00	80	165.00	136	146.66
23	235.83	81	165.00	137	285.55
24	191.04	82	165.00	138	272.66
25	165.00	83	165.00	139	146.66
26	200.00	84	267.55	140	177.77
27	165.00	85	309.76	141	456.00
28	165.00	86	176.84	142	309.66
29	165.00	87	165.00		
30	165.00	88	165.00		
31	165.00	89	165.00		
32	325.87	90	165.00		
33	406.10	91	165.00		
34	165.00	92	200.00		
35	165.00	93	165.00		
36	165.00	94	165.00		
37	165.00	95	165.00		
38	165.00	96	165.00		
39	165.00	97	290.00		
40	200.00	98	290.00		
41	278.39	99	165.00		
42	233.59	100	165.00		
43	200.00	101	165.00		
44	201.66	102	165.00		
45	201.66	103	200.00		
46	201.66	104	165.00		
47	201.66	105	165.00		
48	201.66	106	165.00		
49	201.66	107	165.00		
50	201.66	108	165.00		
51	201.66	109	288.77		
52	201.66	110	274.22		
53	201.66	111	165.00		
54	201.66	112	165.00		
55	201.66	113	165.00		
56	201.66	114	165.00		
57	201.66				

MALKAPUR GRAMPANCHAYAT
 DRAFT TECHNICAL LAYOUT PATTERN FOR RESIDENTIAL PLOTS IN
 Sy.No. 82/P, 83/P, 84/P AND 80/P SITUATED AT MALKAPUR (V & G.P),
 KONDAPUR (M), SANGAREDDY DISTRICT.

SCALE - 1/8" = 1' (100 FEET TO AN INCH)









