



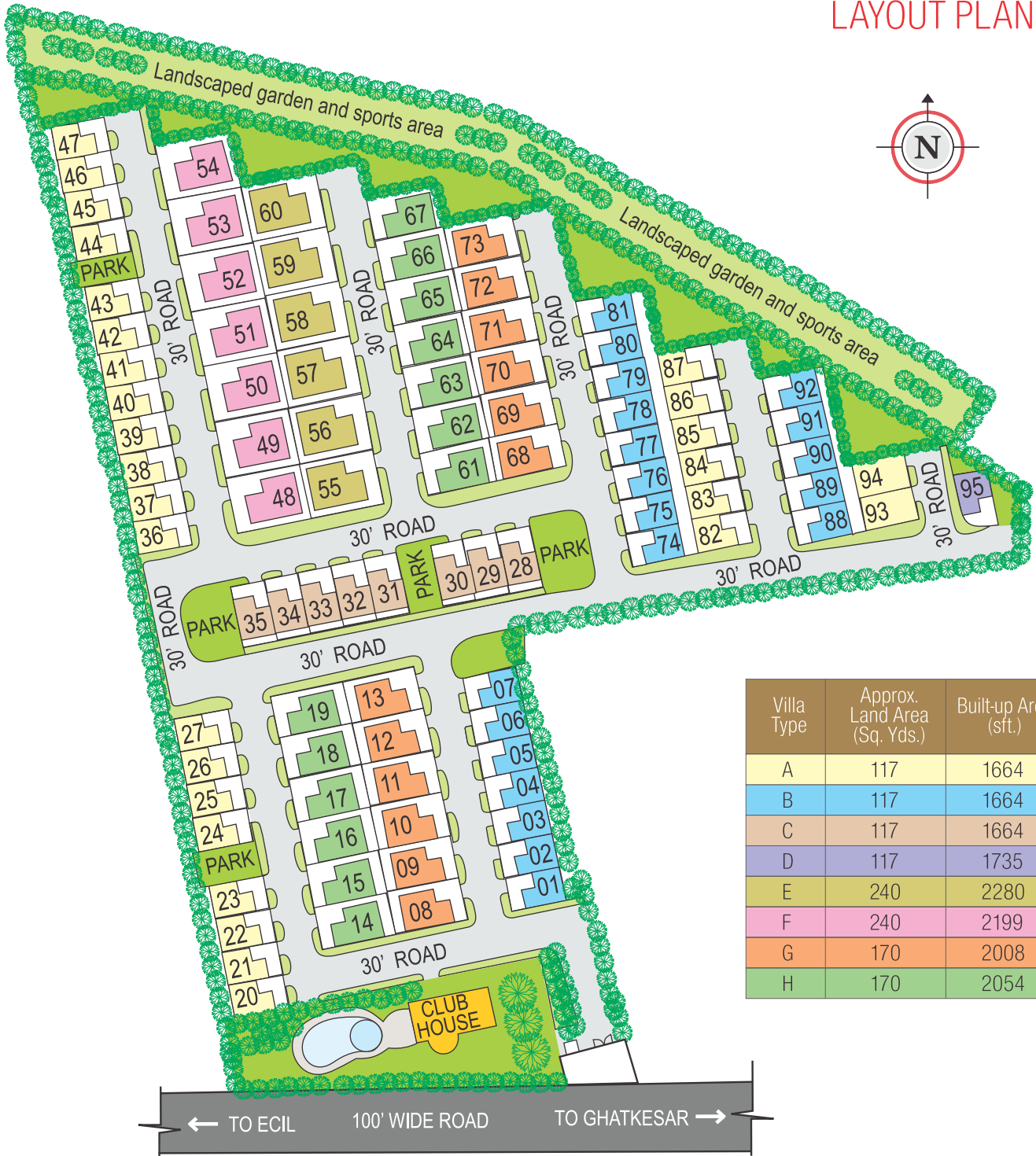
Place you'll love to call your own



MODI

PROPERTIES &
INVESTMENTS PVT. LTD.

LAYOUT PLAN



Villa Type	Approx. Land Area (Sq. Yds.)	Built-up Area (sft.)
A	117	1664
B	117	1664
C	117	1664
D	117	1735
E	240	2280
F	240	2199
G	170	2008
H	170	2054

SURROUNDING DEVELOPMENT



Infosys Campus



Raheja IT Park



Sanskruti Township



Inorbit Mall

- 450 acre Infosys Campus.
- 100 acre Raheja IT Park (Mindspace).
- Singapore Township (Sanskriti).
- Proposed Inorbit Mall
- Srinidhi Engineering College.
- Industrial Estate: Cherlapally, Kushaiguda, Mallapur, Nacharam, Uppal and Malkajgiri.
- Petroleum Giants : IOC, GAIL, BP, HPCL etc.

SALIENT FEATURES

- 95 villas on 6.5 acres of land.
- Ready to occupy.
- HUDA approved project.
- Clear title.
- Design as per vastu.
- 3 bedroom duplex villas from 1,664 to 2,280 sft.
- Plot sizes from 117 to 240 sq. yds.
- Gated community with bungalows having similar elevation, colour, size, compound wall & landscaping.
- Underground cabling for power, phone & cable TV.
- Housing loans available.
- Pollution free environment.
- Eco-friendly development more than 70% open area.
- Ready to occupy.

AMENITIES

- Clubhouse:
 - Swimming pool.
 - Fully equipped air conditioned gymnasium.
 - Recreation room with pool and TT Table.
 - Air conditioned banquet hall with projection TV.
 - Lawns for banquets.
 - Crèche.
 - Library.
- Tennis court.
- Open air badminton court.
- Basketball court.
- Beach volleyball court.
- Children's park.
- Landscaped gardens.
- Amphitheater.
- 1 KVA backup power for each bungalow.
- Cement concrete roads and street lighting.

PHOTO GALLERY (ACTUAL PHOTOS)



Villa No. 55



Villa No. 15



Villa No. 20 - 23



Clubhouse



Swimming Pool



Creche



Gym



Recreation Room



Library



Banquet Hall



Main Gate



Amphitheater



Landscape Gardens



Lawns for Banquets



Childrens Park



Drawing



Dining Hall



Bed Room



Kitchen



Bathroom

LOCATION PLAN



CURRENT PROJECTS



SILVER OAK BUNGALOWS
Cherlapally, Hyderabad
250 duplex bungalows on 25 acres



GREENWOOD RESIDENCY
Kowkur, Bolarum, Sec.
345 flats on 6 acres



VILLA ORCHIDS
Kowkur, Bolarum, Sec.
343 Duplex Villas on 21 acres



VISTA HOMES
Kushaiguda Hyderabad
403 flats on 5.6 acres of land



BLOOMDALE
Shamirpet, Hyderabad.
72 villas on 5 acres



MAYFLOWER GRANDE
Mallapur, Hyderabad.
370 flats on 3 acres



VILLAS AT SILVER CREEK
Nagaram, (Cherlapally), Hyderabad
44 Villas on 3 acres



PARAMOUNT AVENUE
Nagaram, Hyderabad
224 flats on 2 acres of land



HOME LINE VERDURE
Sainikpuri
2 & 3 BHK flats from 1,225 sft to 1,710 sft

PROMOTER'S TRACK RECORD

- 40 years track record
- 25 lakh sft of construction completed
- 15 lakh sft under construction
- 25 projects successfully completed
- 300 villas completed
- 2,000 flats completed

Architects & Structural Engineers:
PRASAD ASSOCIATES

Owned and developed by:
MODI & MODI CONSTRUCTIONS

Promoted by:
FORTUNE HARMONY GROUP
R.P. Road, Secunderabad.

MODI PROPERTIES & INVESTMENTS PVT. LTD.
M.G. Road, Secunderabad.



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Note : 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.