

A perfect  
**WEEKEND**  
getaway...



Luxurious Weekend Home Project

**@ BALANAGAR**

Near Shadnagar on Hyderabad - Bangalore National Highway

Project Approved by :



T.L. PNO. 127 / 2020 / H  
T.L. PNO. 309 / 2021 / H  
T.L. PNO. 244 / 2021 / H  
T.L. PNO. 239 / 2021 / HRO / HI



P01400003646  
P01400003613  
P01400003606



## PROJECT HIGHLIGHTS

- Gated Community Project
- 33' & 40' Wide Black Top Roads
- Rain Water Harvesting
- Avenue Plantation
- Overhead Water Tank
- Underground Water Supply
- Underground Drainage
- Electricity & Solar Street Lights
- Well Equipped Club House
- Swimming Pool
- Kid's Play Area & Outdoor Games
- Conceptual Parks & Jogging Tracks
- CC TV Camera System
- 24 Hrs. Security

## SITE PHOTOS



1 BHK COTTAGE - EAST - 500 SFT BUILT UP AREA



CLUB HOUSE



## PRIMELAND LIFE SPACES PVT. LTD.

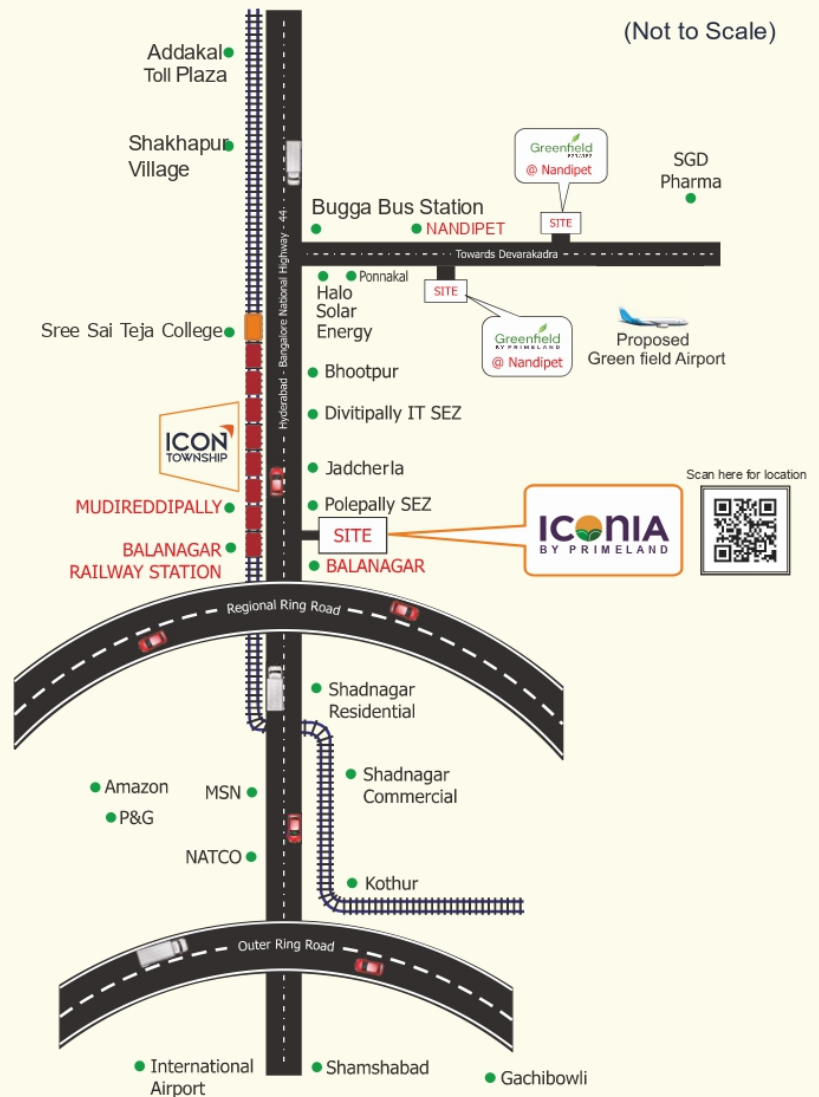
7<sup>th</sup> Floor, Block - II, My Home Hub, Hi - Tech City,  
Madhapur, Hyderabad, Telangana - 500081.

[www.myelegantgroup.com](http://www.myelegantgroup.com)

## LOCATION HIGHLIGHTS

- The Venture is Located near Balanagar
- On Hyderabad - Bangalore National Highway - 44
- 30 Min. Drive from International Airport & Outer Ring Road
- Developed Organizations like **Polepally Green Industrial SEZ, Divitipally IT Park, NRSC (ISRO), MSN Labs, P&G, Johnson & Johnson, NATCO Pharma, Amazon's Biggest Warehouse, NMIMS University & many more...**

## ROUTE MAP



Note: This is only conceptual representation of the venture and not a legal offering.

 PRIMELAND

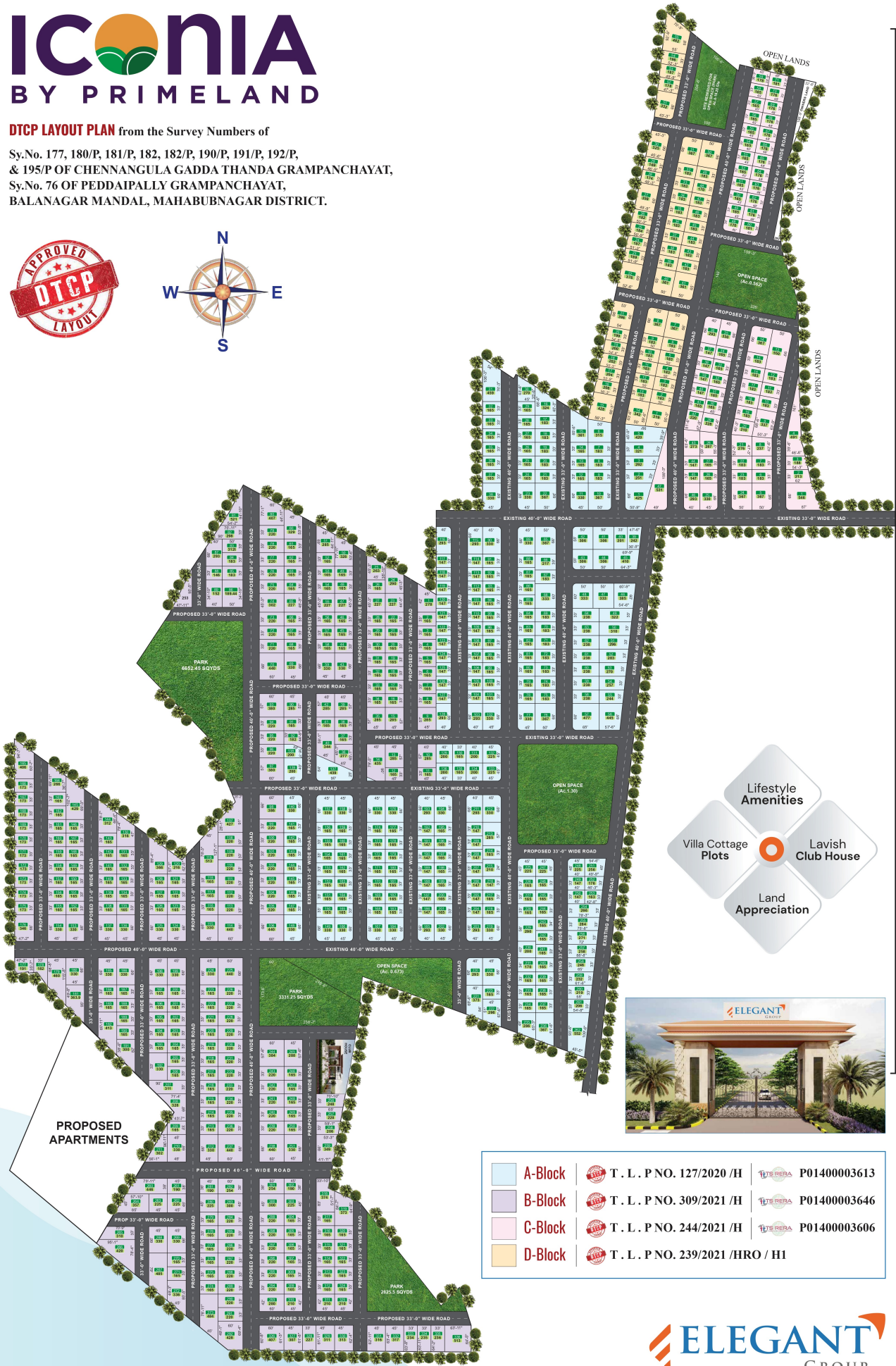
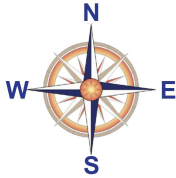


# ICONIA

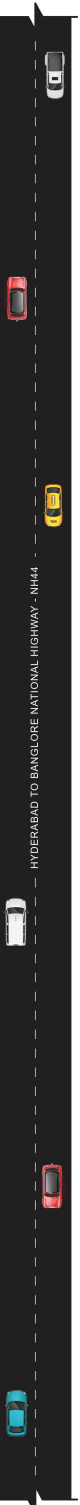
BY PRIMELAND

**DTCP LAYOUT PLAN** from the Survey Numbers of

Sy.No. 177, 180/P, 181/P, 182, 182/P, 190/P, 191/P, 192/P,  
& 195/P OF CHENNANGULA GADDA THANDA GRAMPANCHAYAT,  
Sy.No. 76 OF PEDDAIPALLY GRAMPANCHAYAT,  
BALANAGAR MANDAL, MAHABUBNAGAR DISTRICT.



	<b>A-Block</b>	T . L . P NO. 127/2020 /H	P0140003613
	<b>B-Block</b>	T . L . P NO. 309/2021 /H	P0140003646
	<b>C-Block</b>	T . L . P NO. 244/2021 /H	P0140003606
	<b>D-Block</b>	T . L . P NO. 239/2021 /HRO /HI	



Note: This layout is not to scale & only conceptual representation of the venture and not a legal offering.



1BHK COTTAGE-EAST 500 SFT BUILT UP AREA







LIVING  
10'0"X10'0"

DINING  
9'0"X11'6"

KITCHEN  
10'0"X6'6"

SIT OUT  
9'0"X5'6"

BED ROOM  
10'0"X11'6"

TOILET  
10'0"X5'0"

1BHK COTTAGE-WEST 500 SFT BUILT UP AREA









1BHK COTTAGE-EAST 650 SFT BUILT UP AREA







1BHK COTTAGE-WEST 650 SFT BUILT UP AREA











# CLUB HOUSE









**PROJECT  
APPROVED BY**

**IDBI BANK**

**ICONIA**  
BY PRIMELAND

**BALANAGAR**



## RATE CARD

Gated Community residential plots of 330, 440, 660 & 770 sq.yard with a complementary cottage

Plot size	330 sq.yards	440 sq.yards	660 sq.yards	770 sq.yards
Built up area	500 sft	550 sft	650 sft	750 sft
Registration within 60 days Rs.12,499/-	41.2 lakhs	55 lakhs	82.5 lakhs	96.2 lakhs

Free Registration If full amount is paid within 15 Days from the date of booking.

### Note:

- Rs. 300/- per sq.yard for North-East facing plot.
- Rs. 200/- per sq.yard for any corner plot.
- Rs. 100/- per sq.yard for East or North facing plot.
- Rs. 250/- per sq.yard Maintenance for 5 years.
- Rs. 50,000/- Club house membership.
- Spot registration.

