



# Green Leaf

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Luxury Villa Plots  
@ Shamirpet

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#### CORPORATE OFFICE:

H. No.: 4-7-83/2, Flat No: 502, 5<sup>th</sup> Floor, Sri Rajyalaxmi Complex,  
Opp. Indian Oil Petrol Bunk Lane,  
Nagendra Nagar, Habsiguda, Hyderabad - 500 007

#### MARKETING OFFICE

##### VISHWADHARINI DEVELOPERS

H.No. 2-2-293/1, Plot No. 38 & 39, 1<sup>st</sup> Floor, Baddam Lalitha Complex,  
New Venkata Ramana Colony, Opp. Reliance Fresh, Nagole 'X' Roads, Hyd-68.

E-mail: vishwadharinidevelopers2016@gmail.com

www.viswadharinidevelopers.com

#### SITE ADDRESS

Bommaraspet (V), Shamirpet (M), Medchel-Malkajiri Dist.

Marketing by



**VISHWADHARINI DEVELOPERS**

A SYMBOL OF FUTURE



LP NO.: 000037/LO/PLG/HMDA/2020



RERA No.: P02200002093



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Sri Nilaya  
REALTY  
A smart move

Green Leaf  
Luxury Villa Plots



GRAND ENTRANCE

*Your Gateway to a Fantabulous life*

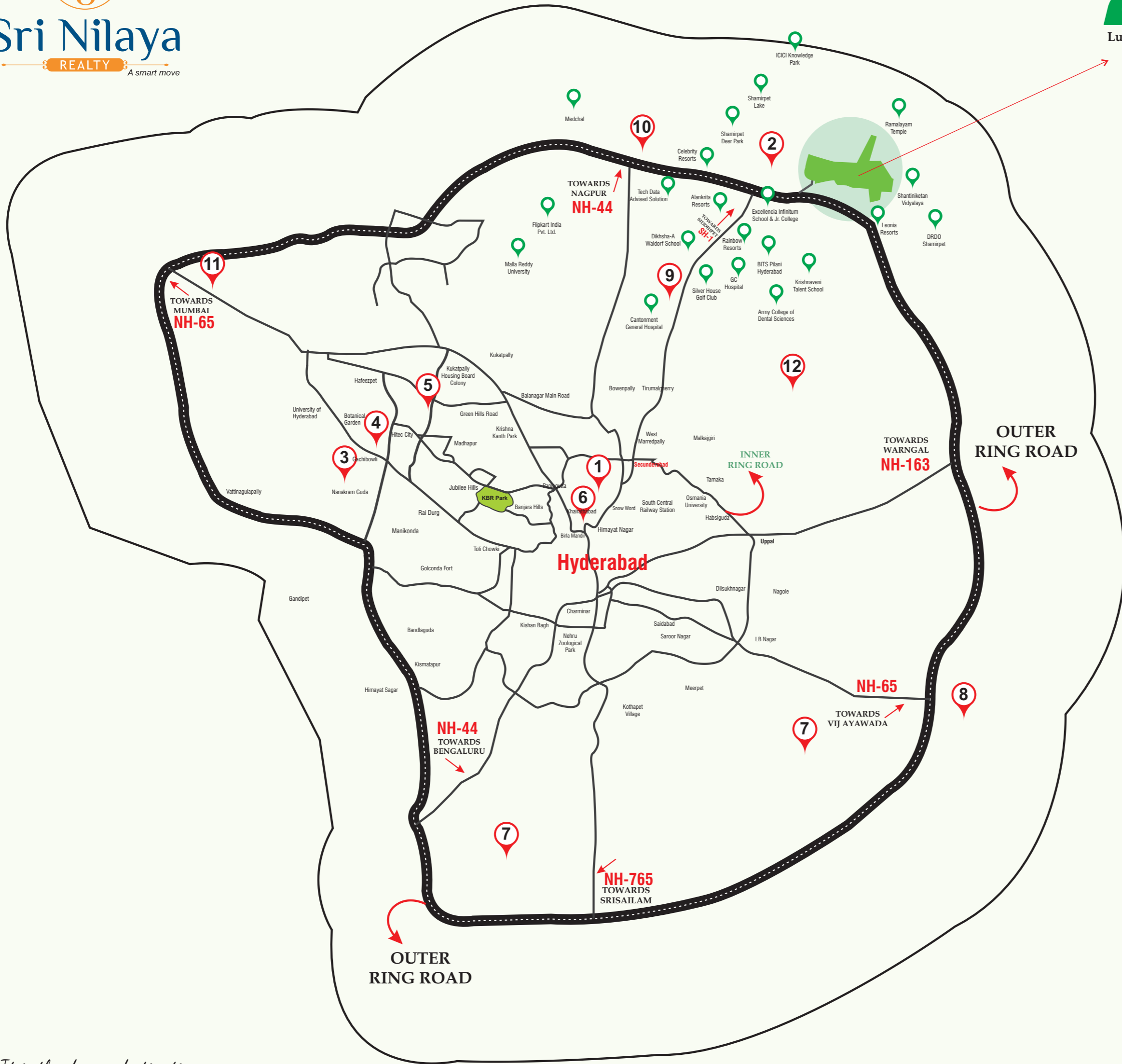
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 HMDA  
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 Immediate  
Registration





**Sri Nilaya**  
REALTY  
A smart move

**Green Leaf**  
Luxury Villa Plots



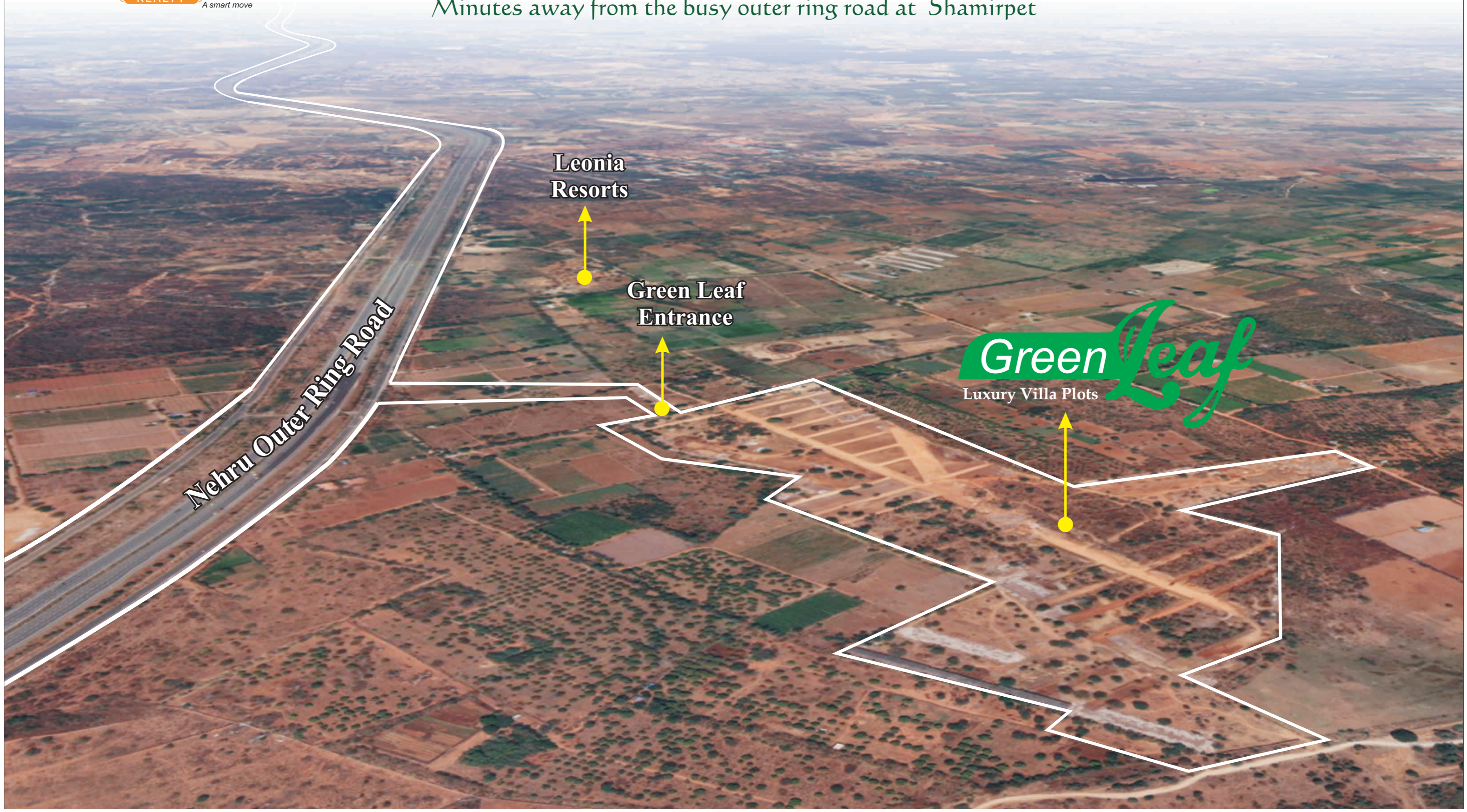
1. HUSSAIN SAGAR
2. SHAMIRPET
3. FINANCIAL DISTRICT
4. GACHIBOWLI
5. HITEC CITY
6. TS - SECRETARIAT
7. RGI AIRPORT
8. RAMOJI FILM CITY
9. BOLARUM
10. KANDLAKOYA OXYGEN PARK
11. PATANCHERUVU
12. DAMMAIGUDA

*It is the dream destination  
Can you deny that?*

Marketing by  
**VISHWADHARINI**  
DEVELOPERS  
A SYMBOL OF FUTURE



Minutes away from the busy outer ring road at Shamirpet

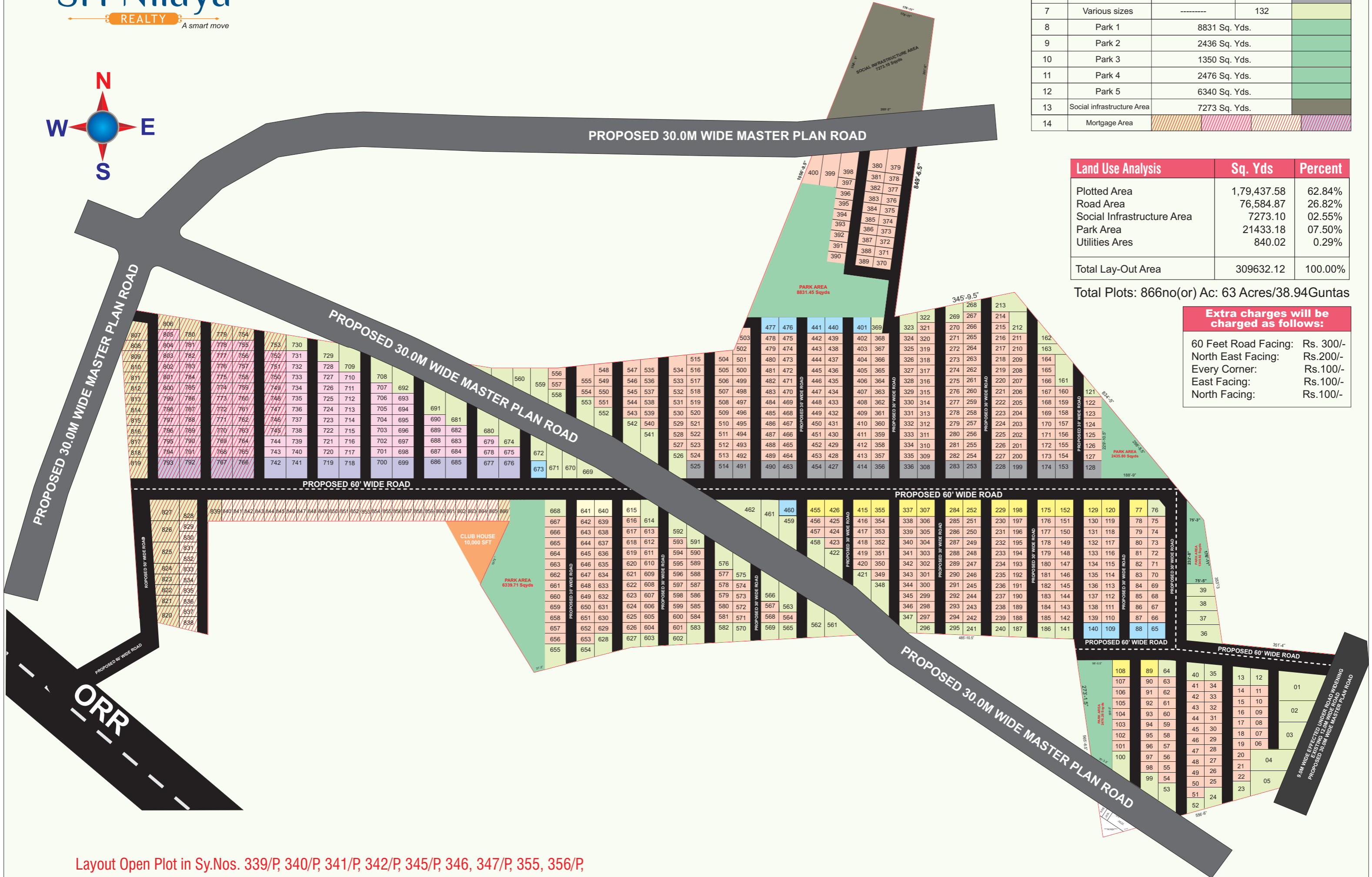
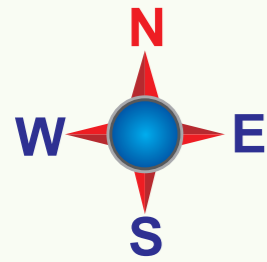


*A Road to the Future*

Marketing by



Sl. No.	Plot Size	Plot Size	No. Of Plots	Color Code
	In Feet	In Square Yards		
1	30'X50'	166.67	526	
2	30'X60'	200	143+1Office	
3	45'X50'	250	11	
4	47'1"X50'	261-262	21	
5	50'X50'1"	278	18	
6	60'X60'	400	14	
7	Various sizes	-----	132	
8	Park 1	8831 Sq. Yds.		
9	Park 2	2436 Sq. Yds.		
10	Park 3	1350 Sq. Yds.		
11	Park 4	2476 Sq. Yds.		
12	Park 5	6340 Sq. Yds.		
13	Social infrastructure Area	7273 Sq. Yds.		
14	Mortgage Area			



Land Use Analysis	Sq. Yds	Percent
Plotted Area	1,79,437.58	62.84%
Road Area	76,584.87	26.82%
Social Infrastructure Area	7273.10	02.55%
Park Area	21433.18	07.50%
Utilities Ares	840.02	0.29%
<b>Total Lay-Out Area</b>	<b>309632.12</b>	<b>100.00%</b>

Total Plots: 866no(or) Ac: 63 Acres/38.94Guntas

Extra charges will be charged as follows:	
60 Feet Road Facing:	Rs. 300/-
North East Facing:	Rs.200/-
Every Corner:	Rs.100/-
East Facing:	Rs.100/-
North Facing:	Rs.100/-

Layout Open Plot in Sy.Nos. 339/P, 340/P, 341/P, 342/P, 345/P, 346, 347/P, 355, 356/P, 358/P situated at Bowrampet-ORRG Village, Shamirpet-ORRG Mandal, Medchal-Malkajgiri Dist.





CLUBHOUSE 10,000 SFT

*With A Pool Games and Spacious Party Halls, The Clubhouse can be the Next Hotspot for all your Special Events and Memories*



PLAY



STRETCH



SWIM



RELAX





## INTERNAL ROADS

### POWER BACKUP



Uninterrupted power supply for interminable lighting and security systems

### GRAND ENTRANCE



A majestic portal of entry into an abundant life

### OVERHEAD WATER TANKS



Overhead tanks to provide a constant flow of water for round-the-clock house chores

### UNDERGROUND DRAINAGE



Remarkable Underground pipeline system to intercept leakages & protect the health of you and your loved ones

### AVENUE PLANTATIONS



Trees along the driveways and pathways for aesthetic value, shade, and to prevent soil erosion

### INTERNAL ROADS



A holistic solution of 30' and 60' roads for a long-lasting layout & alluring ambience

### 24X7 SECURITY



Stringent security protocols to provide you and your family safety and peace of mind

### GATED COMMUNITY



A gated community to deliver an integrated lifestyle, extra privacy, and a sense of belonging





**VOLLEYBALL COURT**

*Games to Lubricate Your Mind And Energize Your Soul*

**TENNIS COURT**







YOGA ROOM

*Energize your Soul and Calm your Mind*



*Nature Your Skills And Pack Cozy Afternoons With Fun Filled Games*

INDOOR GAMES

*Reduce Stress And Boost Your Body With A Quick Workout*

GYMNASIUM







## SWIMMING POOL

*You're Just One Swim Away From Having Great Fun*

- Adult Pool
- Kids Pool
- Gazebo Near Pool Area

It is hard to find time to spend with family in today's lifestyle. A pool right in your area gives a fun environment for the whole family. No matter what the age.

Marketing by







**CAFETERIA**

*Great Friends And Coffee.. Ingredients For Unforgettable Memories*



**RECEPTIONS**

*A Robust Solution To Track Visitors And Ensure Safety*

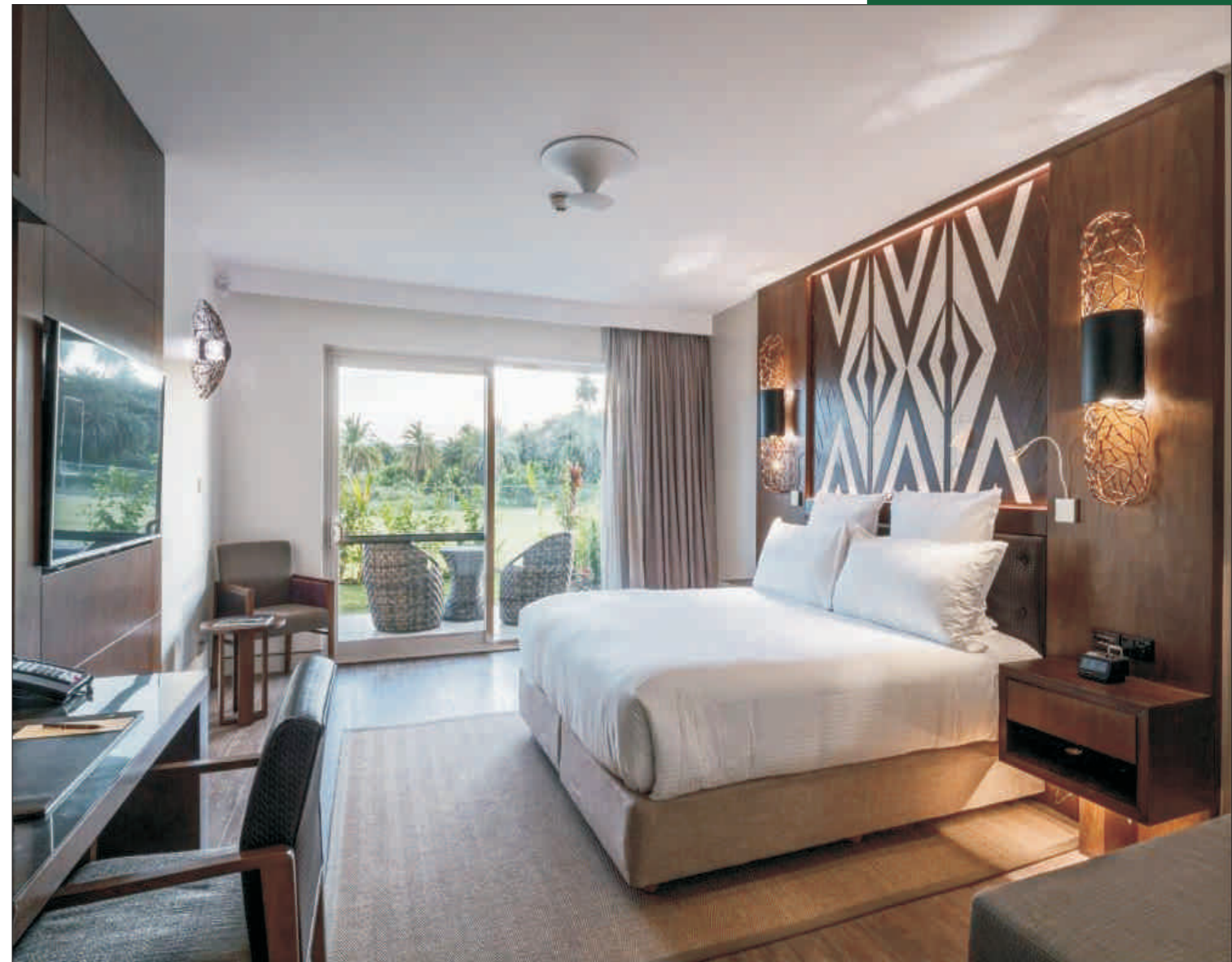
*Create And Share Timeless Moments With Your Loved Ones*

**MULTIPURPOSE HALL**



*Make Your Guest's Stay Memorable With An Amenities Filled Guest Room*

**GUST ROOM**







### AMPHITHEATRE

*Amphitheater to Showcase  
Special Events And Competitions*



### UNDULATING MOUNDS

*Amphitheater to Showcase  
Special Events And Competitions*



### SITTING MOUND

*Unwind Under The Shade Of  
A Canopy Of Evergreen Trees*



### YOGA PARK

*Inhale the Future Exhale the past  
and Harmonize with Nature*

**1** Clubhouse  
10,000 Sft.

**5** Parks  
with all exclusive  
amenities

**64** Acres  
of land

**866** Number  
of plots

### VENTURE DEVELOPMENTS

- ▶ HMDA Approved Layout, Main Entrance Gate.
- ▶ 100' BT Road, 60' CC Road & 30' Feet Wide Internal Black Top Roads .
- ▶ Overhead Water Tank with Tap Connection.
- ▶ Underground Drainage System.
- ▶ Underground Electricity System with Street Lights
- ▶ Avenue Plantation.
- ▶ 100% Clear Title, 100% Vasthu.
- ▶ Footpath with Curbing Stones
- ▶ Peaceful 6 Parks (Palm Garden, Elders Park)
- ▶ Children Play Area
- ▶ Club House 10,000 SFT
- ▶ Indoor Games, Yoga Hut, Volleyball Court,
- ▶ Half Basketball Court, Amphitheater,
- ▶ Walking / Jogging Mud Track

### LOCATION HIGHLIGHTS

- ▶ 1 Min to Nehru Outer Ring Road
- ▶ 5 Min to Leonia & Celebrity Resorts
- ▶ 3 Min to Aalankrita Resorts
- ▶ 10 Min to Excellencia Jr. College & Infinitem School
- ▶ 10 Min to Evergreen High School.
- ▶ Beside IVY League Academy School
- ▶ 15 Min to Jublee, Medicare & Navjeevan Hospital
- ▶ 30 Min Drive to Gachibowli ORR
- ▶ 30 Min Rajiv Gandhi International Airport
- ▶ 30 Min Secunderabad Railway Station
- ▶ 10 Min ICICI Knowledge Park (IKP)
- ▶ 5 Min DRDO Shamirpet
- ▶ 10 Min District Collector Medchal
- ▶ 25 Min TCS Adibatla and Aerospace
- ▶ 15 Min BITS, Pilani's, 30 Min Hi-tech City
- ▶ 5 Min NALSAR University

**Project Approved By**

