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VENNUTHALA , GANNAVARAM

A PERFECT PLACE FOR YOUR DREAM INVESTMENT

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FAST DEVELOPING ZONE

Contact :8978091999

🛣️ Amaravati Outer Ring Road (ORR) – Key Highlight

VENNUTHALA - ORR - within 300 mtrs

1. **Project Name:** Amaravati Outer Ring Road (ORR)
2. **Purpose:**
   - Surround connectivity for **Amaravati Capital Region**
   - Smooth movement between districts without entering city traffic
3. **Total Length:**
   - Approx **189 – 190 KM**
4. **Road Type:**
   - Access Controlled Express Highway
5. **Lane Capacity:**
   - 6-Lane main carriageway
   - Provision for future expansion
6. **Right of Way (ROW):**
   - Approx **70 meters (core)**
   - Reports mention **up to 140 meters** including service roads
7. **High-Speed Travel:**
   - Designed for fast, safe, and uninterrupted movement
   - Reduces travel time across capital region
8. **NH-16 Connectivity:**
   - Direct integration with National Highway-16
   - Strengthens Chennai ↔ Kolkata corridor access
9. **NH-16 Connecting Road – 1:**

- Chinakakani – Tenali Link Road

10. **NH-16 Connecting Road – 2**:
    - Narakoduru Link Road
11. **Western Bypass Integration**:
    - Planned link: Chinna Avutapalli – Gollapudi – Kaja Bypass
12. **Major District Coverage:**
    - NTR District
    - Krishna District
    - Eluru District
    - Guntur District
    - Palnadu District
13. **Krishna River Crossings:**
    - 2 Major Bridges across Krishna River
14. **Major Structures Planned**:
    - 51 Major Bridges
    - 78 Minor Bridges
    - 7 Underpasses
    - 3 Road Over Bridges (ROBs)
    - 3 Tunnels

🛣️ Amaravathi ORR – Full Project Overview

📍 Basic Details

- 📏 **Total Length:** ~189-190 km
- 🛣️ **Type:** 6-lane access-controlled expressway
- 📍 Covers: NTR, Krishna, Guntur, Palnadu, Eluru districts
- 🔁 **Interchanges:** 19 major entry/exit points
- 🏢 Executing Agency: **NHAI (Central Govt)**

💰 Budget & Cost (Latest)

🔹 Initial Approved Cost

- 💰 **₹16,310 crore** (base estimate)

🔹 Revised / Latest Cost (2025–26)

- 💰 **₹24,000 – ₹25,000 crore (approx)**
- Includes:
  - Land acquisition
  - Construction
  - Structures & bridges

🔹 Funding Pattern

- Major funding → **Central Government (NHAI)**
- State govt share → mainly **land acquisition (~₹3,000+ crore)**

🏗️ Project Features (Technical)

- 🛣️ 6-lane expressway (expandable to 8 lanes)
- 🌉 51 major bridges + 78 small bridges
- 🌉 2 major bridges across **Krishna River**
- 🚇 3 tunnels
- 🚧 ROBs, underpasses, interchanges

👉 Design = **Hyderabad ORR level infrastructure**

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🚧 Work Status (LATEST 2026)

✅ 1. Approvals & Planning

- ✔ Alignment approved by Central Govt
- ✔ DPR submitted & cleared
- ✔ NHAI officially handling execution

🚧 2. Current Ground Status

- ☐ **Work resumed:** October 1, 2024
- ☐ **Land acquisition:** Ongoing (major phase now)
- ☐ Surveys, marking & planning in progress

⚡ 3. Execution Phase

- Project planned in **multiple phases (≈12 packages)**
- Tenders & contractor finalization in stages

⏳ 4. Expected Timeline

- 🏁 Construction → **2025–2028 (phased completion expected)**
- Amaravathi capital core works also targeted within **next 2–3 years**

🔥 Key Highlights:

- ✅ Amaravathi officially declared **permanent capital (2026 bill)**
- 💰 **₹50,000+ crore infrastructure projects unlocked**
- ⚡ Govt pushing **fast-track construction deadlines**
- 🚀 Strong focus on roads, housing & connectivity

🌍 Importance of ORR (Why Govt is Prioritizing)

🚀 Economic Impact

- Connects **NH16 & NH65 corridors**
- Reduces traffic in Vijayawada-Guntur cities
- Boosts:
  - Real estate
  - Industries
  - Logistics

📈 Investment Impact

- Land prices already increased up to **35% near ORR zones**
- Creates **new growth corridors**

□ Simple Understanding (Very Important)

👉 ORR = **Future backbone of Amaravathi**
👉 Entry only at **19 interchanges → high demand zones**
👉 Govt full focus = **fast development + connectivity**

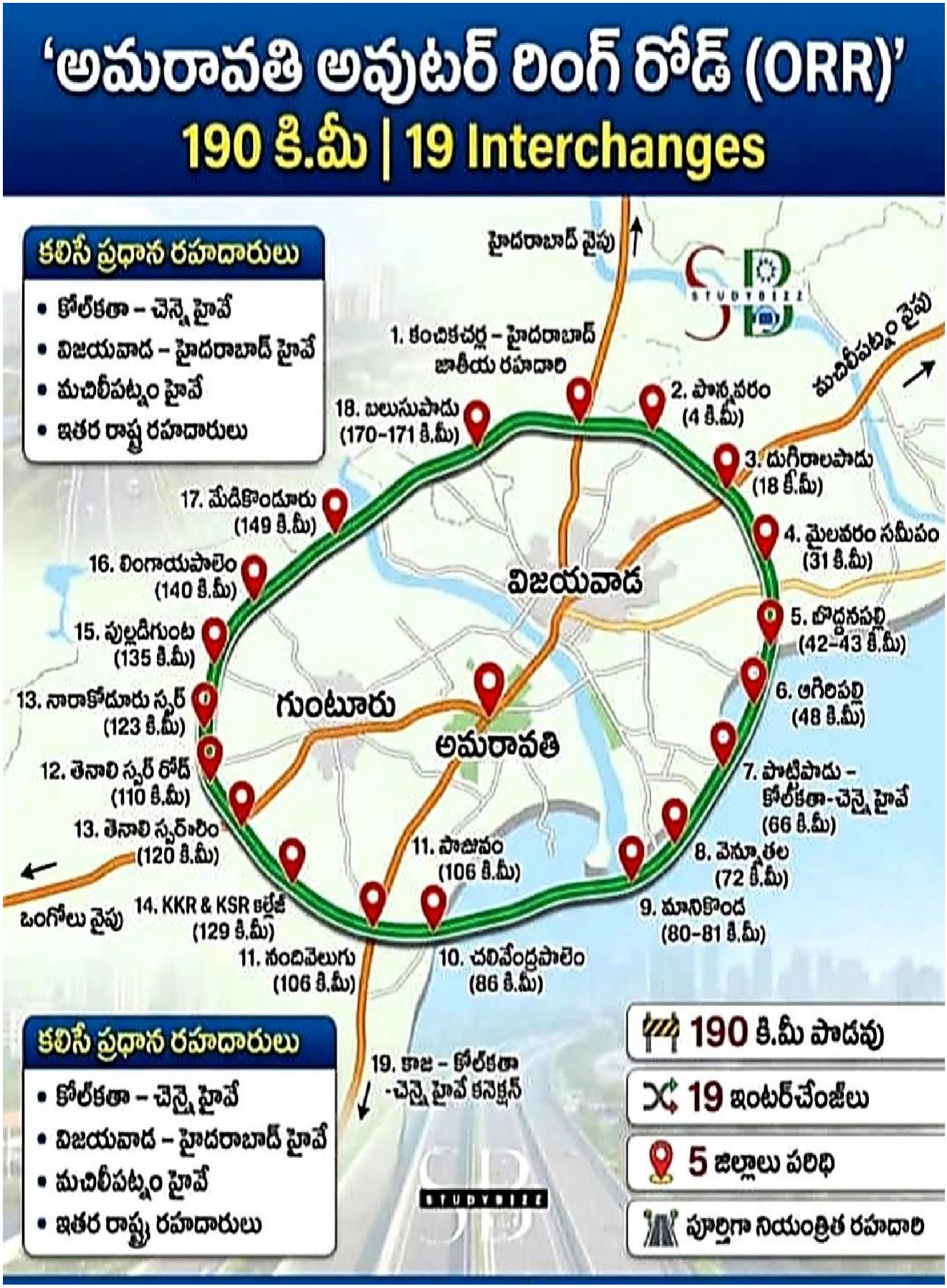
🔥 FINAL SUMMARY

- 💰 Budget: **₹16,000 Cr → ₹25,000 Cr (latest)**
- 🚧 Status: **Work restarted + land acquisition ongoing**
- 🏢 Execution: **Central Govt (NHAI)**
- ⏳ Completion: **By 2028 (phased)**
- 🚀 Impact: **Huge real estate + infrastructure boom**

🔥 **"₹25,000 Crore Amaravati ORR – India's Next Growth Corridor"**

🛣 Amaravati ORR – 19 Interchanges

1. **Kanchikacherla** – 0 km – NH65 (Vijayawada–Hyderabad Highway)
2. **Ponnavaram** – 4 km – Chevitikallu / Jujjuru connectivity
3. **Duggiralapadu** – 18 km – Vijayawada–Khammam corridor
4. **Mylavaram (Near)** – 31 km – Bhadrachalam / North route
5. **Boddanapalli** – 43 km – Vijayawada–Nuzvid road
6. **Agiripalli** – 48 km – Nuzvid region connectivity
7. **Pottipadu** – 66 km – NH16 (Chennai–Kolkata Highway)
8. **Vennuthala** – 72 km – Gannavaram–Hanuman Junction road
9. **Manikonda** – 81 km – Kankipadu–Gudivada road
10. **Chalivendrapalem / Davuluru** – 86 km – Machilipatnam–Vijayawada road
11. **Nandivelugu** – 106 km – Guntur internal roads
12. **Tenali Spur Start** – 110 km – Link road to Kazaa
13. **Narakoduru** – 123 km – Guntur (Budampadu route)
14. **KKR & KSR College (Near)** – 129 km – Local access
15. **Pulladigunta** – 135 km – Guntur–Prathipadu road
16. **Lingayapalem** – 140 km – NH16 connectivity
17. **Medikonduru** – 149 km – Guntur–Anantapur route
18. **Balusupadu** – 171 km – Pedakurapadu–Amaravati road
19. **Kazaa Junction** – 190 km – ORR endpoint (via Tenali link)


'అమరావతి అవుటర్ రింగ్ రోడ్ (ORR)'
190 కి.మీ | 19 Interchanges
కలిసే ప్రధాన రహదారులు
• కోల్‌కతా – చెన్నై హైవే
• విజయవాడ – హైదరాబాద్ హైవే
• మచిలీపట్నం హైవే
• ఇతర రాష్ట్ర రహదారులు
హైదరాబాద్ వైపు
1. కంచికచర్ల – హైదరాబాద్ జాతీయ రహదారి
2. పొన్నవరం (4 కి.మీ)
మచిలీపట్నం వైపు
3. దుగ్గిరాలపాడు (18 కి.మీ)
4. మైలవరం సమీపం (31 కి.మీ)
5. బొద్దనపల్లి (42–43 కి.మీ)
6. ఆగిరిపల్లి (48 కి.మీ)
7. పాటిపాడు – కోల్‌కతా-చెన్నై హైవే (66 కి.మీ)
8. వెన్నూతల (72 కి.మీ)
9. మానికొండ (80–81 కి.మీ)
10. చలివేంద్రపాలెం (86 కి.మీ)
11. నందివెలుగు (106 కి.మీ)
11. పాలువం (106 కి.మీ)
12. తెనాలి స్పర్ రోడ్ (110 కి.మీ)
13. తెనాలి స్పర్‌రింగ్ (120 కి.మీ)
13. నారాకోడూరు స్పర్ (123 కి.మీ)
14. KKR & KSR కళ్లేజ్ (129 కి.మీ)
15. పుల్లడిగుంట (135 కి.మీ)
16. వింగాయపాలెం (140 కి.మీ)
17. మేడికొండూరు (149 కి.మీ)
18. బలుసుపాడు (170–171 కి.మీ)
19. కాజ – కోల్‌కతా -చెన్నై హైవే కనెక్షన్
ఒంగోలు వైపు
విజయవాడ
గుంటూరు
అమరావతి
కలిసే ప్రధాన రహదారులు
• కోల్‌కతా – చెన్నై హైవే
• విజయవాడ – హైదరాబాద్ హైవే
• మచిలీపట్నం హైవే
• ఇతర రాష్ట్ర రహదారులు
190 కి.మీ పొడవు
19 ఇంటర్‌చేంజీలు
5 జిల్లాలు పరిధి
పూర్తిగా నియంత్రిత రహదారి
STUDYBIZZ

Vijayawada International Airport (Gannavaram)

VENNUTHALA - GANNAVARAM AIRPORT 6 Km

A) Basic Details

- Airport Name: Vijayawada International Airport
- Location: Gannavaram, Krishna District
- State: Andhra Pradesh
- Airport Type: Domestic + International
- International Operations: Available
- IATA Code: VGA
- ICAO Code: VOBZ

B) Distance from Major Cities (Approx KM)

- Vijayawada City: ~26 km
- Amaravati (Capital Region): ~43 km
- Guntur: ~56 km
- Eluru: ~44 km
- Machilipatnam: ~60 km

C) Highway & Road Connectivity

- **Main National Highway:**
  - NH-16 (Chennai ↔ Kolkata corridor)

- **Major Connecting Highway:**
  - NH-65 (Vijayawada ↔ Hyderabad)
- **Local Connectivity:**
  - Easy road access from Vijayawada City
  - Easy access from Gannavaram Town
  - APSRTC buses, cabs, autos available

- **Strong growth driver for**:
  - Employment
  - Infrastructure
  - Business
  - Real estate development

IT / Software Companies Near Vennuthala , Gannavaram

1. **HCL Technologies Limited ~ 9.3 km (approx.)**

2. **Tech Mahindra Vijayawada~11–12 km (approx.)**

Approximate Distances & Travel Info

Place	Approx. Distance from Vennuthala
Gannavaram town centre	~6.5 km
Kesarapalli (IT park area)	~11 km

🔑 Important IT Hub:

👉 Kesarapalle
Gannavaram IT backbone

- **Present :**

  Medha IT Park / IT Towers
  HCL Technologies
  Tech Mahindra
  Efftronics
  VSoft Consulting
  EP Soft
  KJ Systems
  Rotomaker
  Chandu Soft
  Melsova
  EP Soft
  Yamyah IT
  IES
  Antolin

Present these all are operating effectively.

- **Recent IT Updates (Latest Developments)**

  BONbLOC Technologies (Blockchain + AI)
  Opened in Gannavaram IT Towers hub
  Working on IoT + AI projects

- **Incentives Release:**

  ₹125 Cr incentives cleared
  Google, TCS, Cognizant interested

- **Gannavaram future IT development :**

☐ **Phase 1 (0–3 years)**
Small & mid IT companies
BPO / KPO jobs increase
IT Towers occupancy increase

🚀 **Phase 2 (3–7 years)**
Big companies entry:
TCS
Infosys
Cognizant
Metro + ORR connectivity improve

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🌍 **Phase 3 (7–10 years)**

Amaravati becomes:
Global tech hub
Quantum + AI central

👉 **Gannavaram = IT employees residential hub**

Gannavaram Biggest Appreciation Factors - Developments

👉 **Near Gannavaram**

Central + State projects ₹70,000+ CR development pipeline
Importantly due to Railway + Metro + ORR + Capital works in next 5 years boom almost confirm

- **Vijayawada Metro (Gannavaram Cover)**

  Route: Gannavaram – Vijayawada – Amaravati
  Budget : ₹10,118 CR
  Phase-1 length : 38.4 km
  Status: DPR approved, tenders ongoing

- **Amaravati ORR (Outer Ring Road)**

  Total length: 189.9 km
  Route: Vijayawada – Guntur – Tenali – Gannavaram belt
  NHAI project
  Phase VII National Highway project

- **Timeline (Approx)**

  Project Completion Assembly 2028
  Metro 2027-2028
  Railway Terminal 3-5 years

ORR

Phase-wise 2 - 3 years
Status: DPR approved, tenders ongoing

National Highways Connecting To Vennuthala

National Highway	Main Route	Approx Distance from Gannavaram	Approx Distance from Vennuthala	
NH-16	Chennai – Vijayawada - Kolkata	Starting Point (very close)	~6 km (via Unguturu/Gannavaram)	
Vijayawada West Bypass / NH link	Links Guntur side to Gannavaram area	~ 3 km (approx)	~7.5 km (approx)	
NH-65	Pune – Hyderabad – Vijayawada - Machilipatnam	~ 19 km	~25 km (approx)	

Major Roads Connecting Vennuthala

1. **Vennuthala → Gannavaram Town Road**~ 6.5- km (approx.)



2. **Vennuthala → Vijayawada Road (via Gannavaram / Ramavarappadu)**~21 km (approx.)



3. **Vennuthala → Buddavaram Road** ~ 6.1km (approx.)



4. **Vennuthala → Tarigoppula / Manikonda Road**~ 5.6 km (approx.)



5. **Vennuthala → NH-16 (National Highway) Access**~6 km



📌 **Road Width Guide (Typical)**

Road Type	Approx. Width
Village / Rural Road	~16-23 Feets
District Road	~23-30 Feets
Urban / Town Road	~30-40 Feets
National Highway (NH)	~60-98 Feets

Educational Institutions Near Vennuthala

Preschools / Early Education

Institution	Approx. Distance
Little Charms Pre School And Day Care	~ 6.7 km
Blossoms Next-gen Pre -school And Day Care	~ 6.7 km
ABC Adventure Kids	~ 8.6 km
Just For Kidz School	~ 7 km

Primary & Secondary Schools

Institution	Approx. Distance
V. S. St. John's Higher Secondary School	~ 6.1 km
Narayana E - Techno School	~ 6.1 km
Ravindra Bharathi School	~ 7.1 km
Mallikarjuna Public School	~ 6.7 km

Sravanthi High School ~ 7.7 **km**

Zilla Parishad Boys High School ~ 7.1 **km**

~ 6.7 **km**

Zphs Girls High School

📌 **Other schools nearby (not in business database):** Mandal Parishad schools, Urdu School and Anganwadi in Gannavaram ~2.4 km, MPP School Venkatanarasimhapuram ~1.3 km from Gannavaram center.

🏫 Colleges & Higher Education (Approx. Distance)

🎓 Degree & UG / PG Colleges

Institution	Approx. Distance	
V.K.R.COLLEGE (gannavaram)	~ 11 km	
Sri Chaitanya Junior College	~ 18 km	
Govt Polytechnic College	~ 5.7 km	
NTTF Training Centre	~ 5.7 km	

Institution	Approx. Distance	
Dr. Pinnamaneni Siddhartha Nursing College	~ 7.4 km	
NTR College of Veterinary Science	~ 11 km	
Drs.Sudha & Nageswara Rao Siddhartha Institute of Dental Sciences	~ 7.2 km	
Pinnamaneni Siddhartha Medical College	~ 9.4 km	
Usha Rama College Of Engineering And Technology	~ 10-11 km (Telaprolu area)	

C **These include professional colleges (nursing, veterinary, dental, medical) and diploma institutes in Gannavaram & surrounding areas.**

🎓 Coaching & Skill Development

Institution	Approx. Distance
Star Navodaya And Sainik School Coaching Centre	~ 5.8 **km**

Institution	Approx. Distance
Viswabharathi Vanodaya & sainik school coaching center gannavaram	~ 7.8 **km**
Pragathi IIT JEE Academy	~ 6.3 **km**

📍 Nearby Government Offices & Public Services

🏛 *Core Public Offices (Within ~1–6 km)*

1. **Gannavaram Police Station** ~ 8.1 km 

2. **Gannavaram Panchayat Office** ~ 7.2 km 

3. **Sub Registrar Office** ~ 8 km 

4. **RTO – Gannavaram** 9.9 km. 

5. **M.R.O Office** ~ 7.2 km. 

6. **Mpdo Office Gannavaram** ~ 6.9 km. 

Other Government-Related Offices

7. **Current Office Gannavaram** ~ 8.3 km.

8. **Sub Treasury Office** ~ 7.2 km.

9. **Gannavaram market yard**~9.2 km.

10. **Gannavaram Post Office Bank** ~7.9 km.

Hospitals & Clinics Near Vennuthala

Within ~0–4 km (Closest)

1. **Government Hospital** ~7.6 km 

2. **Care and cure hospital** ~ 6.7 km. 

3. **Vineela hospital** ~ 6.5 km. 

4. **Priyanka Nursing Home** ~ 7.2 km. 

5. **Aravind Hospital** ~ 6.3 km. 

6. **Keerti children's hospital**~6.6 km. 

7. **Jahnavi physiotherapy hospital** ~ 6.8 km. 

8. **Bluray Hospitals**~ 6.9 km. 

9. **Grace Polyclinic** ~6.8 km. 

10. **Nelima nursing home** ~ 6.0 km.

11. **Jaya hospital**~ 6.7 km.

12. **Sampoornamma Gari Hospital** ~ 6.9 km.

13. **TB unit Gannavaram**~ 7.5 km.

Larger / Secondary Hospitals (Slightly Farther)

14. **Pinnamaneni Siddhartha General Hospital**~ 4.2 km

15. **Government Natural Hospital (near NH-5)** ~ 7.5 km

16. **Primary Health Centres & Other Clinics -**1km.

Bus Stands And Railway Stations Near Vennuthala

Gannavaram Bus Stand	6.8 km
P. Gannavaram Bus Stand	6.7 km
Vijayawada Bus Stands (PNBS / Central)	30 km
Gannavaram Railway Station (GWM)	7.8 km
Pedda Avutapalle Station	7.7 km
Vijayawada Junction Station	28 km

🏘️ Advantages of Living in Vennuthala (Gannavaram)

📍 Strategic Location

- Close to **Gannavaram town** and major roads (NH-16).
- **Vijayawada Airport** is nearby, making travel easy for professionals and business owners.
- Good connectivity to **Vijayawada, Eluru, and surrounding mandals**.

🚗 Good Transportation & Connectivity

- Frequent **APSRTC bus services** from Gannavaram.
- Easy access to **auto, cab, and shared transport**.
- Railway stations like **Gannavaram / Vijayawada** are accessible within reasonable distance.

🏥 Access to Healthcare

- Several **government and private hospitals** within 3–5 km.
- Availability of **24/7 emergency care**, pediatric hospitals, and clinics.
- Nearby **PHCs and diagnostic centers**.

🏫 Educational Facilities Nearby

- Good number of **government & private schools** in and around Gannavaram.
- **Colleges, ITIs, and technical institutions** available within short travel distance.
- Coaching centers and tuition facilities nearby.

🏛 Availability of Government Offices

- Close to **Police Station, Panchayat Office, MRO, MPDO, Sub-Registrar Office, RTO**, etc.
- Easy access to **MeeSeva centers** for certificates and public services.

🌳 Peaceful & Less Crowded Environment

- Compared to Vijayawada city, Vennuthala offers a **calm and pollution-free atmosphere**.
- Ideal for **families, senior citizens, and children**.
- Less traffic noise and congestion.

💰 Affordable Land & Housing

- **Lower property prices** compared to Vijayawada urban areas.
- Better value for money: **larger plots, independent houses possible**.

- Good scope for **future appreciation** due to area development.

📈 Future Growth & Development

- Growth driven by:
  - Vijayawada Airport expansion
  - NH-16 development
  - Nearby **IT parks, industries, and logistics hubs**
- Increasing demand for residential layouts and rental houses.

🏪 Daily Needs & Markets

- Easy access to **local markets, supermarkets, medical shops, and banks**.
- Weekly markets and grocery stores nearby.
- Availability of **electricity, water supply, and mobile/internet networks**.

👧👩👧🧒 Community Living

- Friendly, close-knit local community.
- Cultural harmony and **traditional village lifestyle with modern access**.
- Safe environment with nearby police services.

☐ Good for Different Types of Residents

✓ Government & private employees
✓ Airport & logistics staff
✓ Business owners
✓ Retired persons
✓ Families planning long-term settlement
✓ Real-estate investors

🚀 Future Growth of Vennuthala

- ✈️ **Airport Expansion Nearby**
  Gannavaram (Vijayawada) International Airport expansion will increase jobs, travel facilities, and land demand.
- 🛣️ **Better Road Connectivity**
  Improvement of NH-16 and connecting roads will reduce travel time to Vijayawada, Eluru, and nearby towns.
- 🚆 **Rail & Transport Development**
  Proposed railway terminals and transport facilities will support trade and daily commuting.
- 🏭 **Industrial & IT Growth**
  Upcoming industrial parks, warehouses, and IT/business hubs near the airport will create employment.
- 🏘️ **Increase in Residential Demand**
  More working professionals will look for houses near their workplace, increasing demand in Vennuthala.
- 💰 **Rise in Land & Property Value**
  As development increases, land prices and rental values are expected to grow steadily.
- 🏬 **More Commercial Facilities**
  Future development will bring shopping centers, banks, offices, and service outlets closer.
- 🏢 **Improved Public Facilities**
  Growth usually leads to better hospitals, schools, water supply, roads, and street lighting.
- 🌆 **Urban Development Spillover**
  Expansion of Vijayawada city will naturally extend toward Gannavaram and Vennuthala.
- 📈 **Good Long-Term Investment Area**
  Buying property now is beneficial for future appreciation and rental income.

Vennuthala is developing because it is **close to the airport, highways, and future job areas**, making it a **smart choice for living and investment**.

VENNUTHALA LAYOUT DETAILS

🚧 Roads Shown in the Layout Plan

External / Existing Roads

1. Existing B.T. Road → 1 road
2. Existing C.C. Road → 1 road

Subtotal: 2 roads

Internal Proposed Roads

4. 12-Meters Wide Proposed Roads → 2 internal roads
5. 9-Meters Wide Proposed Roads → 2 internal roads
6. 3.05 m Wide Passage → 1 passage road

Subtotal: 5 roads

✅ Total Number of Roads in the Plan

External + Internal = 2 + 5 = 7 Roads

DEVELOPMENTS IN LAYOUT

- Black top (BT) roads
- Storm water drainage system.
- Common septic tank / sewage treatment plant (STP).
- Internal water supply pipeline network.
- Overhead water tank (OHT).
- Assured water supply source
- Electrical supply lines
- Street lights.
- Electrical transformers
- Avenue plantation
- Park development
- Rain water harvesting (RWH) pits
- Compound wall for areas reserved for open spaces and utilities along the boundary.
- Demarcation of all plots with boundary stones.
- Plot numbers shall be clearly marked on each plot.

Plan-13:- Plan Showing the Proposed Layout in L.P.M.No's.166, 169, 573, 577, 579, 580 and 582 of Velinuthala Village, Unguturu Mandal, Krishna District.



P No	Plot-Sq.Mts	Plot-Sq.Y	P No	Plot-Sq.Mts	Plot-Sq.Y
1	692.22	827.89	65	138.02	165.07
2	213.17	254.95	66	138.02	165.07
3	187.82	224.63	67	138.02	165.07
4	187.82	224.63	68	138.02	165.07
5	187.82	224.63	69	138.02	165.07
6	187.82	224.63	70	175.62	210.04
7	294.99	352.81	71	138.02	165.07
8	187.82	224.63	72	138.02	165.07
9	187.82	224.63	73	138.02	165.07
10	187.82	224.63	74	138.02	165.07
11	187.82	224.63	75	138.02	165.07
12	187.82	224.63	76	138.02	165.07
13	187.82	224.63	77	138.82	166.03
14	187.82	224.63	78	143.08	171.12
15	187.82	224.63	79	147.73	176.68
16	187.82	224.63	80	192.37	230.07
17	187.82	224.63	81	211.97	253.51
18	187.82	224.63	82	162.57	194.43
19	199.96	239.15	83	162.57	194.43
20	178.34	210.90	84	162.57	194.43
21	156.19	186.80	85	162.57	194.43
22	156.19	186.80	86	162.57	194.43
23	171.72	205.38	87	162.57	194.43
24	171.72	205.38	88	162.57	194.43
25	171.72	205.38	89	162.57	194.43
26	171.72	205.38	90	162.57	194.43
27	171.72	205.38	91	206.85	247.39
28	171.72	205.38	92	162.57	194.43
29	171.72	205.38	93	162.57	194.43
30	171.72	205.38	94	162.57	194.43
31	171.72	205.38	95	162.57	194.43
32	171.72	205.38	96	162.57	194.43
33	218.56	261.32	97	162.57	194.43
34	171.72	205.38	98	162.57	194.43
35	171.72	205.38	99	162.57	194.43
36	171.72	205.38	100	162.57	194.43
37	171.72	205.38	101	162.57	194.43
38	182.03	217.71	102	197.15	235.79
39	201.49	240.96	103	204.78	244.91
40	202.41	242.08	104	149.22	178.47
41	202.41	242.08	105	145.94	174.54
42	202.41	242.08	106	121.65	145.49
43	202.41	242.08	107	122.26	146.22
44	257.54	308.02	108	123.48	147.68
45	202.41	242.08	109	124.69	149.13
46	202.41	242.08	110	125.91	150.59
47	202.41	242.08	111	127.12	152.03
48	202.41	242.08	112	128.39	153.55
49	202.41	242.08	113	130.15	155.66
50	202.41	242.08	114	130.10	155.60
51	202.41	242.08	115	128.52	153.71
52	202.41	242.08	116	161.23	192.83
53	202.41	242.08	117	122.95	147.05
54	202.41	242.08	118	122.95	147.05
55	184.10	220.18	119	125.41	149.99
56	184.10	220.18	120	143.47	171.59
57	185.61	221.99	121	137.35	164.27
58	187.91	224.74	122	131.25	156.97
59	167.38	200.18	123	126.61	151.42
60	138.02	165.07	124	119.07	142.41
61	138.02	165.07	125	111.14	132.92
62	138.02	165.07	126	139.19	166.47
63	138.02	165.07	Total	21626.41	25864.96
64	138.02	165.07			

AP RERA

REGISTRATION CERTIFICATE OF PROJECT

Dated : **05 February 2026**

This registration is granted under section 5 of the Act, with project registration number

P	0	6	2	7	0	0	8	6	3	2	2

Project Name : **SRESHTA GRAND**

Promoter Name : **M/s. SRESHTA HOUSING PROJECTS PVT LTD**

Project Address : **S.NO. / L.P.M.No.166 (Old R.S.No.70/4); L.P.M.No.169 (Old R.S.Nos.28/7; 69/1 & 70/1, 70/2); L.P.M.No.573 (Old R.S.Nos.28/7; 70/3, 71/2 & Old L.P.M.No.165); L.P.M.No.577 (Old R.S.No.71/1 & Old L.P.M.No.164); L.P.M.No.579 (Old R.S.No.28/6 & Old L.P.M.No.133); L.P.M.No.580 (Old R.S.No.71/2, 71/3 & Old L.P.M.No.163) and L.P.M.No.582 (Old R.S.Nos.28/7; 70/3; 71/2 & Old L.P.M.No.572),VELINUTALA,521312,VELENUTALA(V),Unguturu(M),Krishna (D).**

1. **SRESHTA HOUSING PROJECTS PVT LTD**, having its registered office / principal place of business at **S.NO. / L.P.M.NO.166 (OLD R.S.NO.70/4); L.P.M.NO.169 (OLD R.S.NOS.28/7; 69/1 & 70/1, 70/2); L.P.M.NO.573 (OLD R.S.NOS.28/7; 70/3, 71/2 & OLD L.P.M.NO.165); L.P.M.NO.577 (OLD R.S.NO.71/1 & OLD L.P.M.NO.164); L.P.M.NO.579 (OLD R.S.NO.28/6 & OLD L.P.M.NO.133); L.P.M.NO.580 (OLD R.S.NO.71/2, 71/3 & OLD L.P.M.NO.163) AND L.P.M.NO.582 (OLD R.S.NOS.28/7; 70/3; 71/2 & OLD L.P.M.NO.572),VELINUTALA,521312,VELENUTALA(V),Unguturu(M),Krishna(D).**
2. This registration is granted subject to the following condition namely: -
    a. The promoter shall enter into an agreement for sale with the allottees as provided in “Annexure A” of G.O.Ms. No:115 MA & UD Dt: 27-03-2017.
    b. The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be of the apartment or the common areas as per section 17 of the Real Estate (Regulation and Development) Act 2016.
    c. The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of section 4 and read with rule 5 of G.O.Ms. No:115 MA & UD Dt: 27-03-2017.
    d. The registration shall be valid from **05 February 2026** to **12 November 2028** unless renewed by the Real Estate Regulatory Authority in accordance with section 6 of the Act read with rule 7 of the AP Real Estate (Regulation and Development) Rules 2017.
    e. The promoter shall comply with the provisions of the Act and the rules and regulations made there under.
    f. The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.
3. The Promoter has to submit the Title insurance as and when the facility is available
4. This registration is issued based on the ownership documents, title search report and Income Tax returns submitted by the Promotor and if any difference is found later this Authority will take action.
5. If the above-mentioned conditions are not fulfilled by the promoter, the Regulatory Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the Rules and Regulations made thereunder.
6. The Promoter has to upload **Quarterly Updates** in the web page of the Project on the details specified.
7. The Promoter has to **insert the logo of the Authority and Registration Number** on the Brouchers, Hoardings and on all Advertisements. The details of advertisement policy are attached.

Signature of the Regulatory Authority

AP Real Estate Regulatory Authority

Note: This certificate is system generated and it does not require any manual signature and seal.

Sreshta Housing Projects Private Limited

N.V Suresh

Digital Marketing & Sales General Manager

Contact : 8978091999