



Shadnagar *DownTown*

@ Shadnagar



An Address of Your Dreams...



SRM Graphics, srm.graphics@gmail.com
Call: 7036 88 9573, 9246 33 9573



PREMIUM VILLA PLOTS



THE GATEWAY OF SHADNAGAR...

405, SVSS Nivas, Opp Gokul Theatre, Czech Colony, Erragadda, Hyderabad - 500 018.
www.futureacres.in E-mail: futureacres@gmail.com

A BLISSFUL LIFE...



FUTURE ACRES

REALTY | RELIABILITY | RESPONSIBILITY

TELANGANA - ANDHRA PRADESH

INTEGRATED
PREMIUM
GATED COMMUNITY
PROJECTS

Future Acres is a world class corporate firm rendering end to end real estate solutions. The futuristic organization is pursuing an aggressive growth agenda. Future Acres is invested in the mission of commissioning absolutely top end ventures with the power of redefining market dynamics. The company is in the process of shaping a host of milestone projects replete with best in class amenities and facilities. Customer-centricity, ethics based functionality, value for money projects, unmatched quality and fair play are the apt traits that describe **Future Acres**.

Spear headed by the Astute Leadership of Mr LV CHOUDARY, CMD

Future Acres is a pro-active realty corporate powered by the leadership of its **CMD MR LV CHOUDARY**. He is a seasoned realtor backed by over 27 years of rich and varied experience. He is the name behind a number of prestigious realty projects of varied scales in a stellar career spanning almost three decades. Apart from astute leadership skills, he is also renowned for his skills in land procurement & development, legal compliance management, sales & BD and allied areas. Under his able leadership, **Future Acres** is poised to scale newer peaks.

**GRAND SUCCESSFULLY
COMPLETED PROJECTS**

DownTown

PREMIUM VILLA PLOTS @ KOTHUR MUNICIPALITY



FUTURE ACRES PRESTIGIOUS PROJECT
ROYAL GARDENS
OWN THIS PRIME PIECE OF PROPERTY FOR A LIFETIME'S PEACE
@ KADOTHAL, A.P. DIST.

FUTURE ACRES Prestigious Project
MYTHRI ENCLAVE

ADJACENT TO P&G @ KOTHUR
Johnson & Johnson amazon

RUNNING PROJECT

**Highway
DownTown**

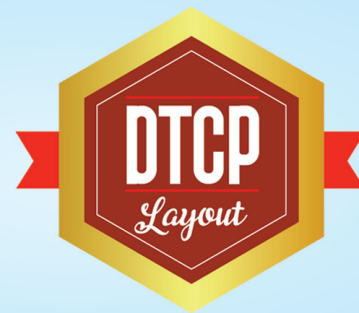
@ NANDIGAMA, SHADNAGAR

HYDERABAD - BANGALORE
NATIONAL HIGHWAY
FACING PROJECT



Shadnagar *DownTown*

@ Shadnagar



SOLIPUR VILLAGE, FAROOQ NAGAR MANDAL, SHADNAGAR
HYDERABAD - BANGALORE NATIONAL HIGHWAY
RANGA REDDY DIST.

GREAT LIFESTYLE MEETS SMART INVESTMENT...

Get set to step into a truly experiential world replete with strategic location and futuristic facilities - **SHADNAGAR DOWNTOWN**. The latest and most prestigious residential layout from **Future Acres** is an ecosystem designed to upgrade residents to premium living. Located at **SOLIPUR VILLAGE, FAROOQ NAGAR MANDAL, HYDERABAD - BANGALORE NATIONAL HIGHWAY, SHADNAGAR TOWN, RANGA REDDY DIST.**, the **DTCP residential layout** features **prime villa plots** devised to facilitate global lifestyles. The recently sanctioned **Prop. Regional Ring Road (RRR)** abutting NH 44 (Hyderabad-Bangalore Express Bypass, Shadnagar junction) flanks the layout priming it for rapid appreciation. The vantage location of the layout is easily accessible from most commercial centers of Hyderabad including Cyberabad. The venture is in close vicinity to a host of landmarks including Shamshabad International Airport, Regional Ring Road & ORR, and more. The location is also very close to important commercial destinations like DLF building, ITIR hub, Textile park, Zoo park, upcoming industrial SEZ etc. Brilliant design, elegant elevation, smart amenities and easy connectivity define the premium project.



ENJOY A LIFE OF PURE JOY
IN THE HEART OF A BEAUTIFUL LANDSCAPE...



AMENITIES & FEATURES:

- ✧ DTCP LAYOUT
- ✧ Gated Community Project
- ✧ Vaastu compliant
- ✧ All Black Top Roads
- ✧ Signage of Plot number and signage for all roads
- ✧ Footpaths for Entire Venture
- ✧ Electricity Connection
- ✧ All Roads with LED Street Lights
- ✧ Underground Drainage System
- ✧ Grand Entrance Arch
- ✧ Avenue Plantation
- ✧ Pollution Free Environment
- ✧ Landscaping Park
- ✧ Compound wall
- ✧ Water Pipeline
- ✧ Round the Clock Security
- ✧ Rainwater Harvesting Pits
- ✧ Bank Loan available
- ✧ Immediate Construction Villas
- ✧ Nearby well developed colonies
- ✧ Surrounded by prestigious Luxury Villa projects



A WHOLE NEW LIVING EXPERIENCE SHADNAGAR

- Hyderabad - Bangalore National Highway
- Very near to Shadnagar Town
- Very near to Regional Ring Road
- NRSC (National Remote Sensing Center)
- Sri Ramalingeswara Swamy Temple
- Heritage Valley International School
- Luxury Deluxe Villas
- Zoo Park at Shadnagar
- DLF Projects
- MSN Laboratories
- Procter & Gamble
- Johnson & Johnson
- Amazon Warehouse
- LV Prasad Eye Institute NATCO - Eye Centre
- NATCO Pharma
- TISS Campus (Tata Institute of Social Sciences)
- Symbiosis University
- George Tech University
- Rajiv Gandhi International Airport
- Outer Ring Road (ORR)
- International Schools
- Indian Institute of Business Management & Technology
- Sri Chinna Jeeyar Swamiji Ashram
- 216-feet statue of Sri Ramanujacharya
- JIMS Homoeopathic Medical College & Hospital
- Swarna Bharat Trust
- Kanha Shantivanam Shri Ram Chandra Mission
- Cargo Railway Terminals
- TSIIC (SEZ)
- Hardware & Software Park
- Corporate Hospitals
- 5 Star Hotels, Shamshabad
- TS Govt. Satellite Townships



INVEST IN A SLICE OF HYDERABAD

THE CITY HAVE AN INTERNATIONAL EXPOSURE!

STRATEGIC LOCATION

DISTANCE FROM KEY CITY POINTS:

Prop. Regional Ring Road	2 Kms
Shadnagar Town	2 Kms
P & G, Johnson & Johnson - Amazon Warehouse	9 Kms
Industrial HUB	6 Kms

20 min. from ORR Junction Exit No.16

25 min. from International Airport

45 min. from TCS, Adibatla

50 min. from Financial District

55 min. from Gachibowli

BALANAGAR
INDUSTRIAL SEZ

BURGULA
TOLL PLAZA

Noor Engg.
College

SITE
Future Acres
Shadnagar
DownTown

Resi.
Villas

Hertige
International
School

ZOO Park

NRSC
SHADNAGAR
TOWN

Future Acres
Highway
DownTown

DUSKAL ROAD

KAMMADANAM ROAD

JP DARGA ROAD

Future Acres
DownTown

100' WIDE ROAD

KOTHUR

PALMAKUL

HYDERABAD - BANGALORE NH 44

30 min.

OSMAN SAGAR
LAKE

BIO CONSERVATION
ZONE

HIMAYAT SAGAR
LAKE

IT HUB
HI-TECH CITY

GACHIBOWLI

ORR

20 min.

TO HYDERABAD
SHAMSHABAD

INTERNATIONAL
AIRPORT

500' WIDE
OUTER RING ROAD

SRI CHINNA JEEYAR
SWAMIJI ASHRAM
JIMS HOSPITAL



SY.NO. 27 & 28
SOLIPUR VILLAGE
FAROOQ NAGAR MANDAL
SHADNAGAR
HYDERABAD - BANGALORE
NATIONAL HIGHWAY
RANGAREDDY DIST.