

# SITAARA COUNTY

— Villa Plots @ Kothur —

*Home is not a place it's a feeling*

Choose a  
**VILLA PLOT**



## ABOUT US

Sitaara County is the first-of-its-kind villa plot venture that sports luxury and affordability simultaneously, strategically located in Kothur village near Shadnagar. Sitaara County offers you a life that is away from the hustle and bustle of the metropolis but still is in the vicinity of major attractions of Hyderabad.

## LAYOUT FEATURES



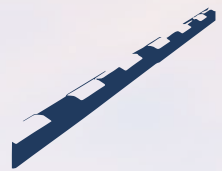
Layout approved by  
HMDA/ 100% Vaastu



Peripheral Boundry Wall



Fully equipped children's  
play area and park



Footpaths With  
Curbing Stone



100ft radial road  
(as per HMDA Master plan)  
passing through Layout



Avenue plantation



Pollution and traffic  
free environment



Electricity

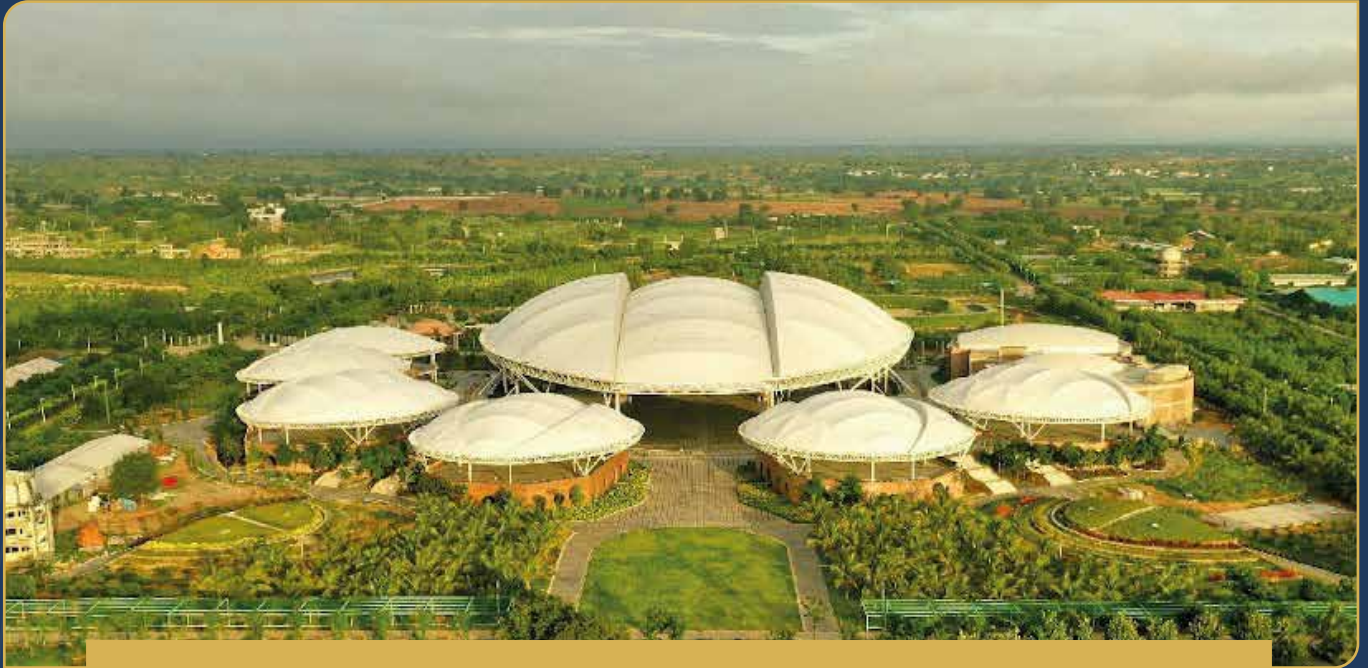




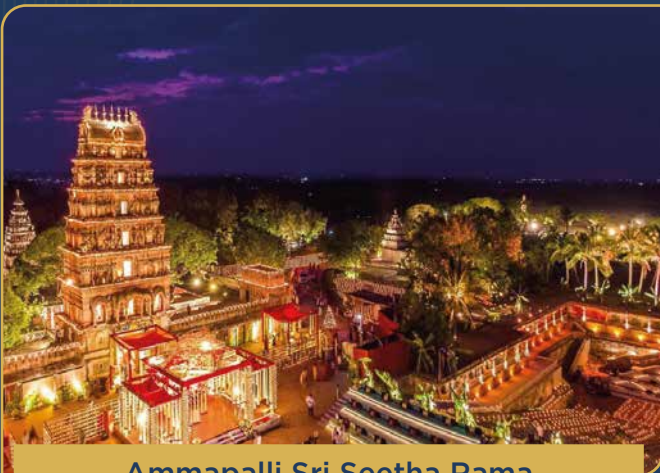
# PROJECT HIGHLIGHTS



# DEVINE CENTRES



Kanha Shanti Vanam, Chegur By Shri Ramachandra Mission



Ammapalli Sri Seetha Rama  
Chandra Swamy Temple, Shamshabad



Dharma Sai Temple, Mamidipalli



Jiva Dhivya Saketham, Muchintal  
By China Jeeyar Swamy Ji Aashram



# SURROUNDING EDUCATIONAL INSTITUTIONS



Symbiosis University



JIMS Integrated Medical College By  
China Jiyyar Swamiji Trust



JIMS Agakhan Academy



Heritage International School



Swaminarayan Gurukul Patashala



# SURROUNDING DEVELOPMENTS



NATCO (Pharma)



L V Prasad Eye Institute



AMAZON Warehouse



Proposed Zoo Park @ Shadnagar



Electronic City, Maheswaram



Johnson & Johnson, Kothur



MSN Labs, Kothur



Wonderla @ Raviryal



# DISTANCES



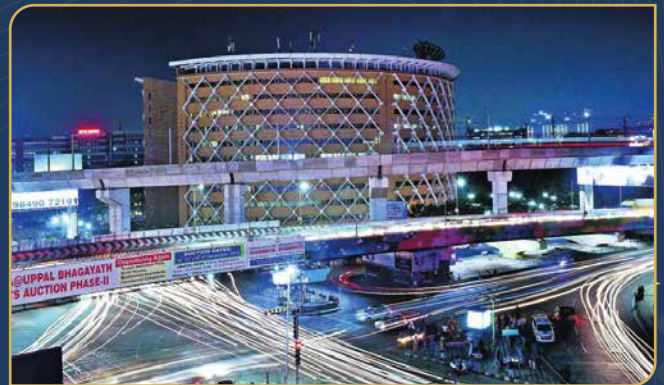
15 Minutes Drive  
From International Airport



25 Minutes Drive From Financial District,  
Kokapet SEZ & Proposed NEOPOLIS



30 Minutes Drive  
From Jubilee Hills Checkpost



30 Minutes Drive  
From Hitech City & Shilparamam



40 Minutes Drive From JNTU, KPHB



40 Minutes Drive From Miyapur



40 Minutes Drive From BHEL Main Gate



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