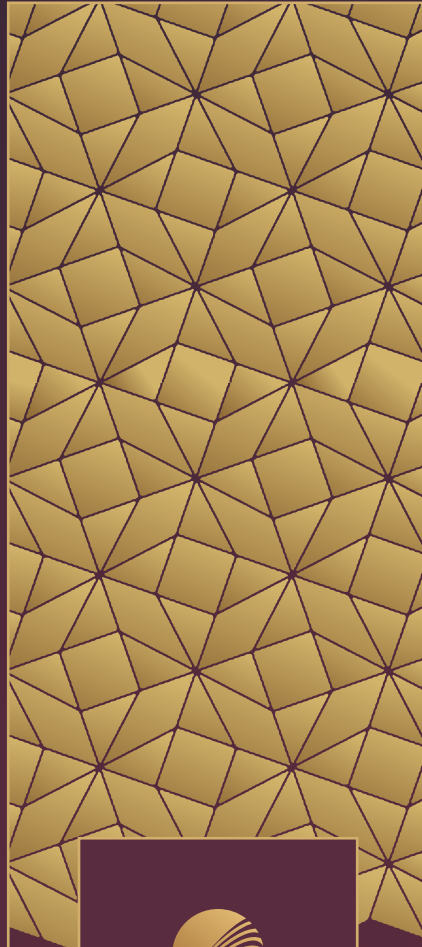


AIMING HIGH WITH LUXURY
THAT TOUCHES THE SKY



PRITHVI
TOWERS

RERA NO : P02400009392

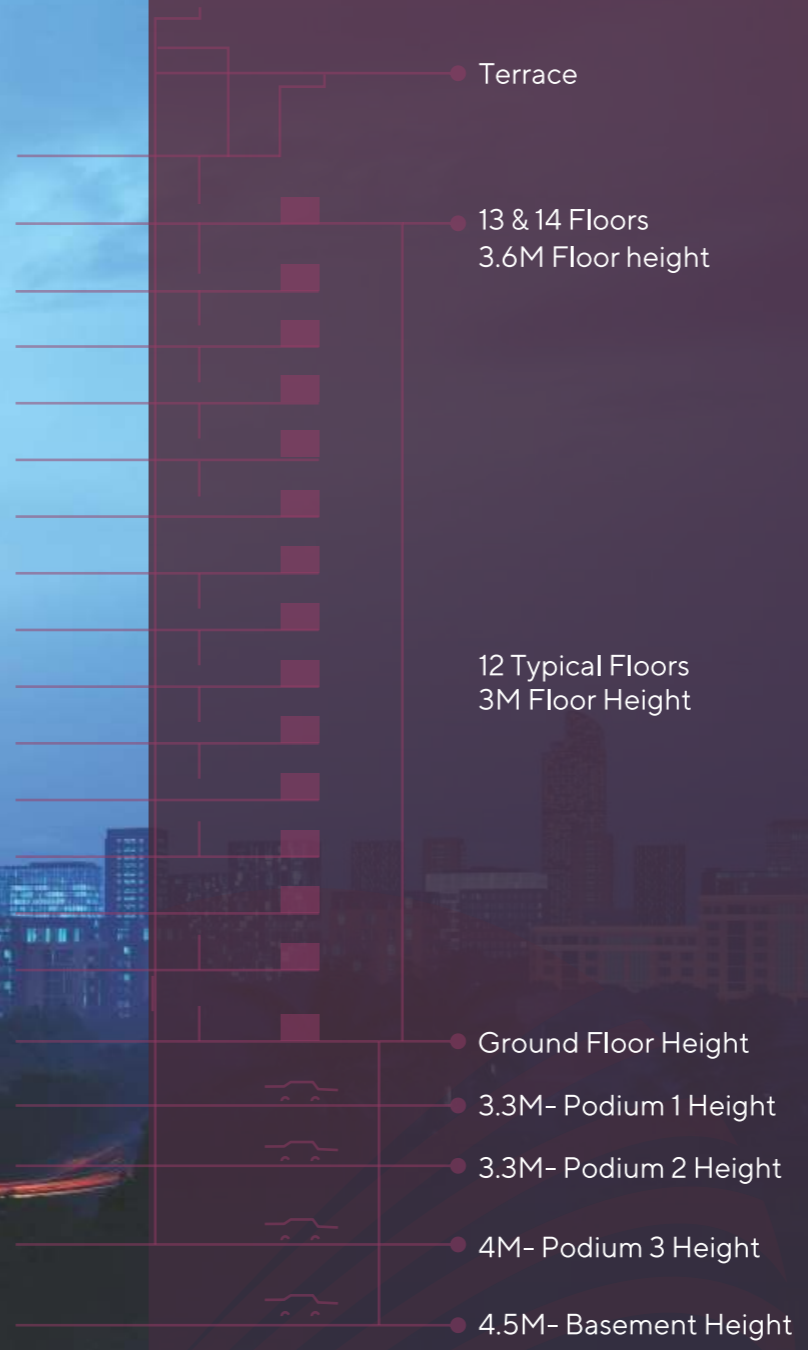
Gangothri®

Premium Residences @ Neknampur, Hyderabad

FOR THOSE WHO LIVE TO THE

FULLEST

A distinguished community designed for inspired living—where every moment invites connection, comfort, and the joy of a life well-lived.



2.08
ACRES

15
FLOORS

G+14
FLOORS

3&4
BHK

203
UNITS

1664
TO
3983
SQ.FT

16,000
SQ.FT
CLUBHOUSE

1
BASEMENT
PARKING

3
PODIUMS



EXPERIENCE THE EPITOME OF
URBAN LUXURY
HMDA & RERA APPROVED PROJECT



PREMIUM LIVING FEATURES

- 3 BHK & 4 BHK Premium Residences.
- Vaastu Compliant Units.
- Approx 30% Of The Area Is Left Open, Providing Spaciousness And Fresh Air.
- Over 50% Of Flats Face Lush Greenery For Natural Views And Tranquility.
- Staggered, Spacious Balconies Provide Panoramic Views And Luxury Living.

SAFETY & UTILITIES

- EV Charging Point Will Be Provided With Additional Cost.
- 100% Power Backup Provided for All Apartments (Except ACS and Geysers).
- Centralized Gas Supply With Pre-Paid Gas Meters.
- Domestic Water Supplied Through A Water Softening Plant.
- Sewage Treatment Plant (STP) Provided for Landscaping And Flushing Purposes.

COMFORT & CONVENIENCE

- Two Covered Car Parking Spaces Per Flat.
- Access Ramps At All Entrances For Disabled-Friendly Movement.
- High Speed Passenger Lifts With ARD.

LIFESTYLE & COMMUNITY

- Separate Designated Pet Area Within The Gated Community.
- Expansive Walking And Jogging Area for Health And Recreation.

MASTER PLAN



LEGEND

- | | | |
|-----------------------------|------------------|----------------|
| Senior Citizen Seating area | Practice Nets | Sensory Garden |
| Kids imagination Area | Tree Court | Pet Play Park |
| Seat Court | Party Lawn | Board Walk |
| Badminton Court | Open Air Theatre | |
| Futsal Court | Kids Play area | |

CLUB HOUSE
16,000 sq.ft



- Indoor Play Area
- Library
- Cafe/Creche
- Banquet Hall
- Meeting Area
- Guest Rooms
- Gym/Yoga
- Gym
- Kids Play Area
- Swimming Pool
- Cabana
- Seat Court
- Smart Deck
- Cube Seating
- Skating Rink
- Kids Imagination Area
- Ribbon Seating



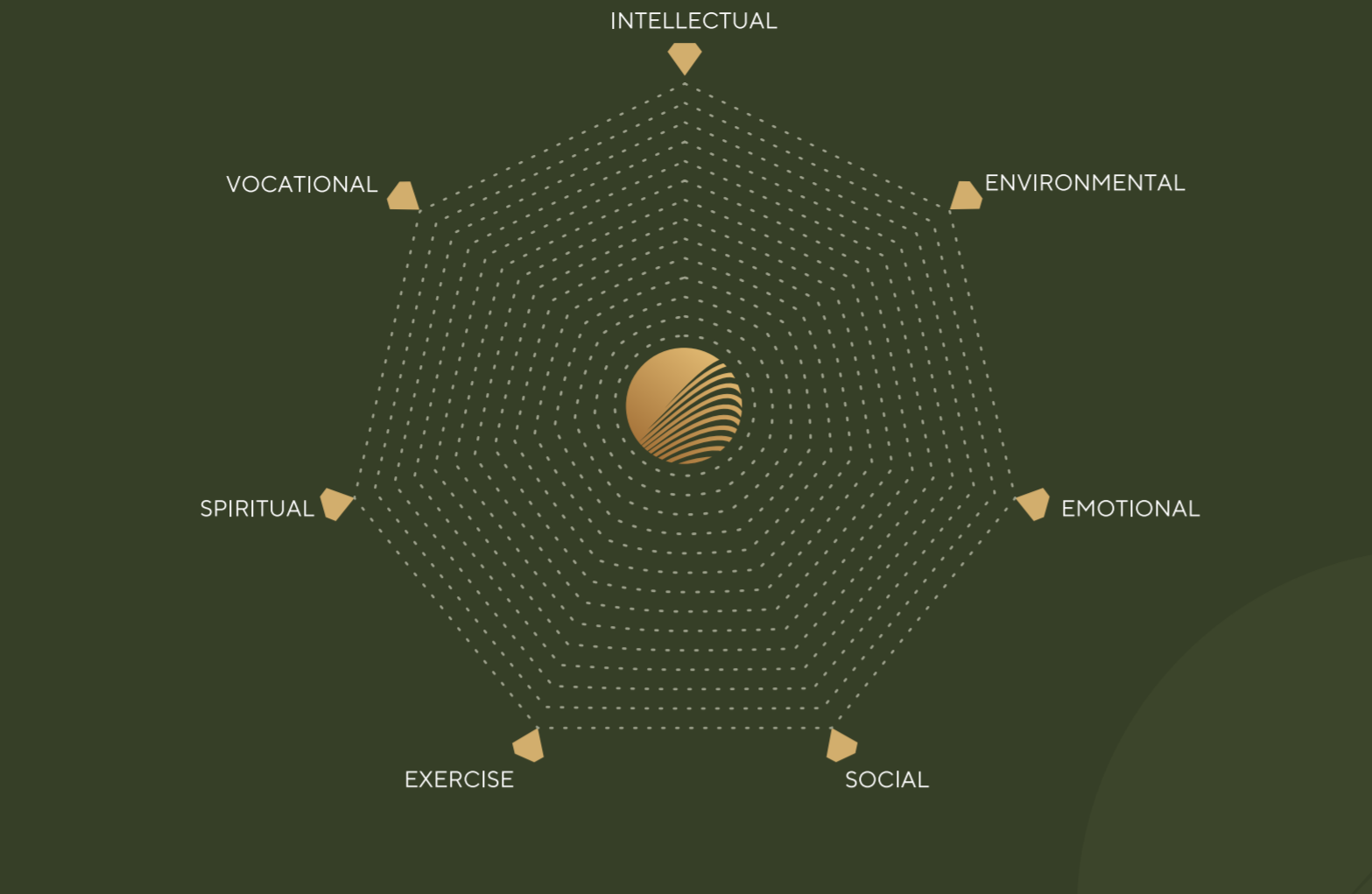
LUXURY FINDS ITS LOUNGE

Step into a world of opulence at the clubhouse, where Nawabi charm meets modern grandeur. With a semi-covered pool overlooking Golkonda Fort and lush gardens, it's perfect for royal gatherings or peaceful evenings. Every corner blends luxury, leisure, and community in true Nawabi style.

THE ULTIMATE URBAN EXPERIENCE
LUXURY TERRACE LIVING



EMBRACE THE SPIRIT OF
SPORTS AMIDST SERENE OUTDOORS



WHERE ACTIVE LIVING MEETS URBAN ELEGANCE



TERRACE AMENITIES

- GATHERING SPACE
- YOGA DECK
- MULTIPURPOSE AREA
- GEOMETRIC TERRACE
- AERIAL YOGA
- STEPPED SEATING
- SERVICES AREA
- SENIOR CITIZEN AREA
- SMART HUB
- SWING ZONE
- OUTDOOR GYM & MONKEY BAR
- SMART HUB CABANA

UNIT-8 | 3983 SFT.



UNIT-9 | 1706 SFT.



UNIT-10 | 2869 SFT.



UNIT-11 | 2882 SFT.



UNIT-12 | 3263 SFT.



UNIT-13 | 2876 SFT.



UNIT-7 | 2536 SFT.



UNIT-6 | 2319 SFT.



UNIT-5 | 1664 SFT.



UNIT-4 | 1860 SFT.



UNIT-3 | 1860 SFT.



UNIT-2 | 1874 SFT.



UNIT-14 | 1867 SFT.



UNIT-1 | 3122 SFT.



TYPICAL FLOOR PLAN



SPECIFICATIONS

- ◆ **SUPER STRUCTURES**
R.C.C. framed structure to stand Wind & Seismic loads / Autoclaved Aerated Concrete block / Cellular Concrete blocks.
- ◆ **DOORS, WINDOWS, RAILINGS**
Main doors : 8 feet Engineered frame and Veneer shutter with P.U Polish.
Internal doors : Engineered frame and shutter with both sides Laminated finish.
Windows, Doorcum windows, Utility Doors : UV resistant reputed make UPVC provision for Mosquito mesh for all sliding windows.
Grills for windows : MS grills provided to Ground floor flats only standard design window grills for upper floors will be provided at extra cost.
Balcony Railings : Glass / MS Railing where ever applicable.
- ◆ **PAINTING**
External : Textured Finish with weather proof exterior grade emulsion.
Internal : Smooth Putty Finish with 2 coats of premium acrylic emulsion.
- ◆ **FLOORING**
Drawing, Living, Dining, All Bedrooms & Kitchen: Vitrified tiles of reputed make.
Bathrooms : Anti skid Ceramic Tiles of reputed make.
All Balconies : Anti skid Ceramic Tiles of reputed make.
Utility : Anti skid Ceramic Tiles of reputed make.
Corridors & Lift Lobbies : Vitrified tiles of reputed make.
Staircase : Kota Stone / Vitrified Tiles.
- ◆ **TILE CLADDING**
Bathrooms : Glazed Ceramic Tiles upto 7'-0" height.
Utility : Glazed Ceramic Tiles upto 3'-0" height.
- ◆ **KITCHEN**
Water Provision : Provision for Municipal or borewell Water Connection.
Other Accessories : Provision for fixing of water purifier and chimney.
- ◆ **UTILITY**
Washing Machine Provision for Washing Machine & Dish washer.
EWC with concealed flush tank.
All the washroom Fittings are Chrome plated.
Provision for Geyser's in all bathrooms.
False Ceiling in all bathrooms.
- ◆ **ELECTRICAL**
Power outlets for air conditioners in all bedrooms, living and drawing room.
Plug points for T.V in Living and all Bedrooms.
3 phase supply for each unit with individual meter boards.
Miniature Circuit Breakers (MCB) for each distribution boards.
Concealed FRLS Copper Wiring.
- ◆ **MODULAR SWITCHES**
Kitchen : Power plug for Cooking range, Chimney & Refrigerator, Micro oven, Mixers/ Grinders in kitchen.
Utility Area : Power Plug for Washing machine and dish wash.
- ◆ **TELECOMMUNICATIONS, CABLE TV & INTERNET**
Telephone Points : Telephone Points in Living /Drawing.
Intercom Facility : Intercom Facility to all the Units Connecting Security.
Cable TV : Provision for Cable Connection for Bed Rooms & Living Room.
Internet Provision for Internet connection.
- ◆ **ELEVATORS / LIFTS**
Passenger lifts : High Speed passenger lifts as per NBC Norms, with ARD.
Flooring for Car Finish : Granite/ Tile
Fire / Service : Lift As per NBC Norms
- ◆ **WTP & STP**
Domestic water made available through an Exclusive water softening plant (Not RO Plant).
A sewage treatment plant of adequate capacity as per norms will be provided inside the project, treated sewage water will be used for the landscaping & Flushing Purpose.
Rain water harvesting at regular intervals provided for recharging ground water levels as per the norms.
Water meters for each unit for domestic & Municipal water.
- ◆ **CAR PARKING**
Car parking in 1 Basement + 3 podiums.
- ◆ **CHARGING POINTS FOR ELECTRIC CARS**
Charging Point for electric Cars shall be provided with extra cost.
- ◆ **PARKING MANAGEMENT**
Entire parking is well designed to suit the number of Car's Provided Parking Signage's and equipment at required places to Ease the traffic flow.
- ◆ **POWER BACK UP**
100% DG Power back-up with Acoustic Enclosure & AMF
- ◆ **SECURITY /BMS**
Sophisticated round-the-clock security/ Surveillance system.
Surveillance cameras at the Main Security and Entrance of Building to monitor.
Panic button and intercom is provided in the lifts connected to the security room.
- ◆ **BILLING SYSTEM**
Automated Billing system for Electricity, Water & LPG/CNG supply.
- ◆ **FIRE & SAFETY**
Fire Hydrant and Fire sprinkler system in all floors and basement/ Podium as per NBC norms.
Fire alarm and public address system in all floors and parking areas (basement & Podiums) as per NBC Norms.

LOCATION MAP
(NOT TO SCALE)

A LANDMARK ADDRESS
AT THE HEART OF
CONNECTIVITY

Nestled in Hyderabad's most sought-after neighborhoods, this address offers unmatched connectivity to the Financial District and leading institutions.

Surrounded by modern conveniences and adjacent to historic landmarks like Golkonda Fort, it blends legacy with progress.

Experience the privilege of living at a prestigious location where history and growth meet.



Gangothri®
www.gangothri.com

Site Address

Gangothri Prithvi Towers
Sy No 50,51, Nekkampur (V),
Gandipet (M), Ranga Reddy (Dist).

Call : +91 96522 33699

Corporate Office

Gangothri Infra Edge Pvt Ltd.
(Formerly Gangothri Developers)
Plot No 222, Road No 17, Opp Jubilee hills
International Club Exit, Hyderabad.

sales@gangothri.com



Scan to Get Here

PROJECT CONSULTANTS

Architecture
sep
Space, Environment, Planning

702-B, 7th Floor, Krishe Sapphire,
HITEC-City Road, Madhapur,
Hyderabad - 500081, Telengana

Structural Consultant

STRUDCOM
Consultants Pvt. Ltd.

201, 2nd Floor, Ekdanta, CTS No. 136
Plot No- 8, Erandwane, Pune - 411004

Mepf Consultant

LEAD
ECO-FRIENDLY SOLUTIONS

1st Floor, no: 2729, 80 Feet Rd, Michael
Palaya, 3rd Stage, New Tippasandra,
Bengaluru, Karnataka - 560075

Landscape Consultant

SK - A

Satish Khanna Associates Pvt. Ltd. (SK-A)
E-38, Greater Kailash Part 3, Masjid Moth,
Greater Kailash, New Delhi, Delhi: 110048

Note: This brochure is a conceptual presentation only. The promoters may revise plans, elevations or specifications as required.