

## GOOGEE SATELLITE TOWNSHIP



### Exclusive Living and Contemporary facilities

Spread on untouched greens, Googee Satellite Township will seamlessly integrate a collection of high-end residential, work, commercial, and recreational zones. With a perfect combination of modern infrastructure to provide comfortable living, there is no dearth of essential amenities and utilities.

Located just 10 min from the Outer Ring Road in Ibrahimpatnam, Googee Satellite Township will be one of the most affluent areas in the neighbourhood. Always

be buzzing with activity -this serene locality has the right mix of residential, commercial, religious, educational and recreational centres. So breathe in clean, pure air; soak in warm sunshine; walk barefoot on soft lawns; delight in the easy life; all around the GOOGEE SATELLITE TOWNSHIP - a luxury you cannot even dream of in the city.

## GOOGEE PROPERTIES

### Premium Properties from the Specialists

Since its inception, Googee Properties has strived for benchmark quality, uncompromising business ethics and transparency, timeless values, extensive research, latest construction technology, and a beneficial customer-centric approach. The strength of our group lies in our professional experienced and knowledgeable team of architects, engineers, and landscaping consultants. We have set a benchmark for delivering projects on time with innovation, groundbreaking technologies to meet the needs of clients.

We have the right skill in providing solutions and achieving the expectations in a timely manner with flawless execution. Thus, with a single-minded commitment, we have evolved into a name that is synonymous with trust, innovation, quality and customer satisfaction.



**GOOGEE**  
PROPERTIES PVT. LTD.

**Corp. Office :** JMR Jagini Plaza, 2nd Floor,  
Near Victoria Memorial Metro Station,  
Green Hills Colony, Kothapet, Hyderabad - 500035,  
Telangana State, INDIA.

**Branch Office :** 5th Floor,  
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Note: This brochure is only a conceptual presentation and not a legal offering.  
The promoters reserve the right to alter and make changes in the layout & plans as deemed fit.

concept | design - CRYSTAL - 92461 53844



# THE FUTURE OF URBAN LIVING

at IBRAHIMPATNAM



**GOOGEE**  
**SATELLITE**  
TOWNSHIP

- a city within a city -

INTEGRATED  
TOWNSHIP

WORLD-CLASS  
FEATURES

PERFECT  
LOCATION

# PROJECT

PRESENTING



- a city within a city -

## A SELF-SUSTAINABLE TOWNSHIP OF GLOBAL LIFE SPACES

- be it homes, offices, commercial or retail

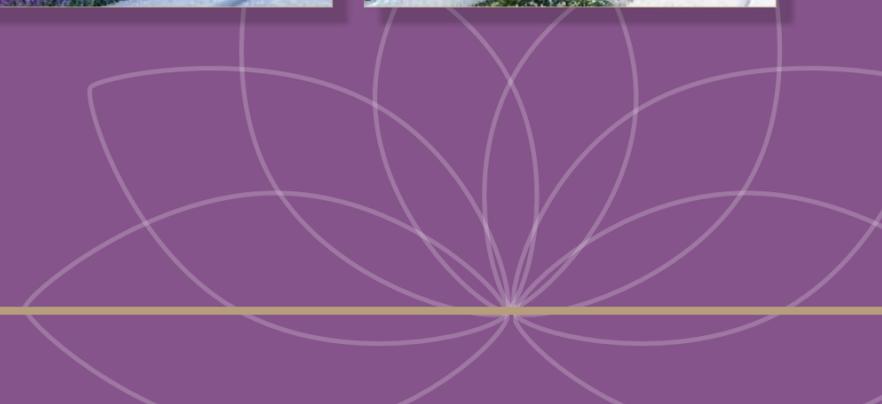
Spread over lush unpolluted lands, Googee Satellite Township will seamlessly integrate a collection of high-end residential, work, commercial, and recreational zones. With a perfect combination of modern infrastructure to provide comfortable living, there is no dearth of essential amenities and utilities.

This gated township will have a well-balanced development, a perfect range of mixed-use centers for business and pleasure, community service centres like hospitals, educational institutions, retail space, etc. Beautifully landscaped green zones with pedestrian-friendly walkways will lend an air of relaxation when you step outdoors. Tranquil water bodies, elegant gazebos, organic farming areas, enchanting flora and fauna, an elite well-fitted clubhouse, and fun children's play area will provide a serene ambience and a stress-free healthy lifestyle.



HYDERABAD'S TRULY  
INTERNATIONAL TOWNSHIP

- A FLAGSHIP PROJECT FROM GOOGEE PROPERTIES



# NEIGHBOURHOOD

A thriving locality with tremendous potential for economic growth.

GURU NANAK INSTITUTIONS



OUTER RING ROAD



RAMOJI FILM CITY



HYDERABAD PHARMA CITY



FIRST-OF-ITS-KIND INTEGRATED LOGISTICS PARK AT MANGALAPALLE, IBRAHIMPATNAM (BY ANCON GROUP)



TATA AEROSPACE LIMITED



TCS, ADIBATLA



TATA LOCKHEED MARTIN AEROSTRUCTURES LTD.



BHARAT DYNAMICS LIMITED

## IN & AROUND GOOGEE SATELLITE TOWNSHIP

- IT PARKS in GACHIBOWLI
- NATIONAL SECURITY GUARD
- OCTOPUS HEADQUARTERS
- COGNIZANT
- IBRAHIMPATNAM LAKE
- FAB CITY
- TEXTILE PARK
- COLLECTOR COMPLEX
- AMAZON DATA CENTRE
- PROPOSED OXYGEN PARK in LB NAGAR

RAJIV GANDHI INTERNATIONAL AIRPORT

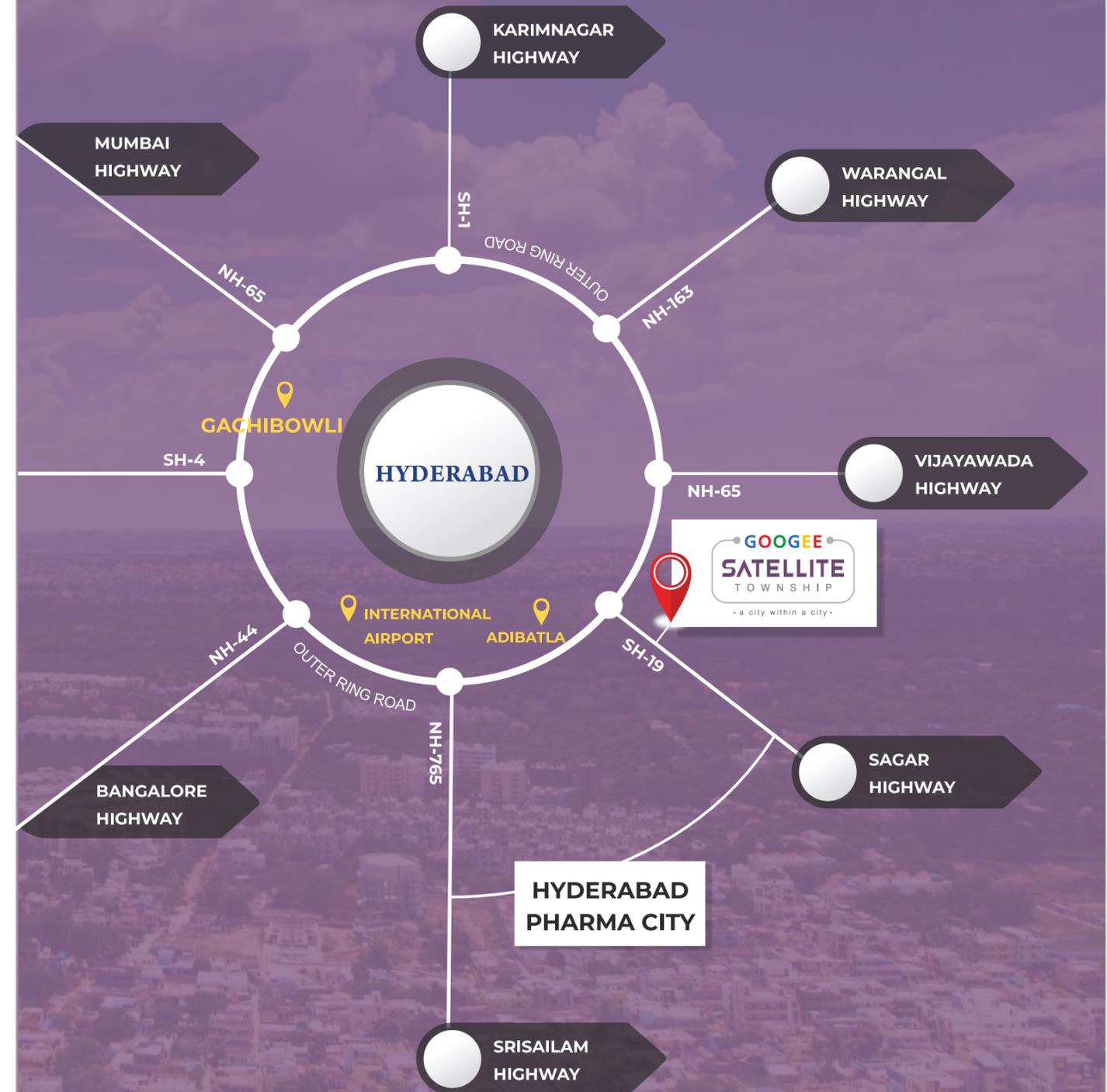


We are planning several township projects around State & National Highways passing through city.

-GOOGEE PROPERTIES



- a city within a city -





A self-sustaining township will offer better livelihoods, increase economic growth, improve social inclusion and economic growth from environmental resource use, project local and regional ecosystems.



The Telangana State government has agreed to support the integrated development of townships along the Outer Ring Road (ORR) in the Hyderabad Metropolitan Region (HMR) with private and public initiatives to decongest the city and encourage planned development. The policy supports the principle of 'WALK TO WORK' in the form of townships.

As advised by the Telangana Chief Minister, Sri K

Chandrasekhar Rao, the water-board will prepare a water supply network along the ORR. These integrated townships have a well-defined residential, commercial, and recreational infrastructure.

If applied carefully along with environmental planning, integrated townships could significantly contribute to economic and socio-cultural development, which is conducive to the overall development of fast-growing

A sustainable urban life in a township will be perceivable in the meticulous planning of the layout, green environs, clean air and water, cutting-edge technology and efficient functioning of all facilities.

These conveniences are deeply ingrained in the design blueprint of GOOGEE SATELLITE TOWNSHIP.



- a city within a city -



Adhering to the Chief Minister's vision to promote the development of satellite townships across and around the city, GOOGEE PROPERTIES have visualised and designed GOOGEE SATELLITE TOWNSHIP.

## UNDERSTANDING An Integrated Township

An integrated township is a cluster of residential and commercial complexes with infrastructures such as roads, schools, hospitals, retail outlets, water and sewage treatment plants that make it a self-sustaining ecosystem.

Providing a possible solution to overcrowded urban areas, these townships increasingly guarantee future development potential.

### WHAT DOES LIVING IN AN INTEGRATED TOWNSHIP MEAN FOR YOU?

#### MINI CITY

An integrated township has state-of-the-art amenities which makes everything available under one roof - hospitals, schools, shopping complexes, entertainment hubs, and

#### HEALTHIER LIFESTYLE

These townships provide 24-hour power and water supply. It also offers jogging tracks, manicured parks, avenue plantations, pollution-free open

spaces, and a fully equipped clubhouse.

#### EXCELLENT RETURNS

They offer assured returns on investment with potentially higher rental income when compared to a

standalone building.

#### ENHANCED SECURITY

There is an assurance of security for children and elderly with the multi-tier protection system

# A MINI SMART CITY created just for you.

## AT A GLANCE

A one-of-a-kind project from GOOGEE PROPERTIES PVT. LTD., Googee Satellite Township, is located at Ibrahimpatnam on the Sagar Highway (SH 19). It lies around 10 km from the Nehru Outer Ring Road.

Googee Satellite Township will have residential, commercial, recreational and educational areas, along with a mall and a hospital. Within the township is a sports arena, indoor and outdoor recreation facilities, entertainment options that give you enough variety to stay fit, energized and engaged. The retail zones take care of your essential everyday needs.

### WELL-THOUGHT-OUT LAYOUT

A well-planned mega township with a clear and approved layout.

### CONNECTED LOCATION

Live near the city with easy connectivity. ORR is a preferred location in Hyderabad for citizens of global lifestyle.

### EXCELLENT AMENITIES

Layout planned around high-quality internal & external amenities for easy access.

### THOUGHTFUL PLACEMENT

All features and facilities have exclusive designated areas for each activity.

### ELITE CLUBHOUSE

A grand clubhouse offers its residents -a relaxing, rejuvenating, and sporting activities in an easily accessible location.

### ELEGANT RESIDENCES

Designed as per Vastu, these high-rise apartments, villas, and retirement homes will be in secure and serene surroundings.

### RESIDENTIAL FACILITIES

- Sewage Treatment Plants
- Water Treatment Plants
- Garbage Segregation
- Rain-water Harvesting
- Underground Cabling
- Pedestrian Friendly Pathways
- Piped Gas Connection

### SOCIAL FACILITIES

- School
- Corporate Offices
- Hospital
- Mall
- Hotel
- Fire Station



“A multifaceted  
and inclusive community,

GOOGEE SATELLITE TOWNSHIP  
is the best investment for  
an assured growth.

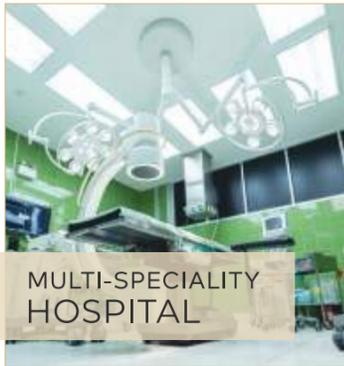
PRANITHA SUBHASH  
Brand Ambassador



- a city within a city -

# FEATURES

DISCOVER  
THE DELIGHTS OF A  
PREMIUM TOWNSHIP



MULTI-SPECIALITY  
HOSPITAL



PREMIER  
HOTEL



WORLD\_CLASS  
SCHOOL



LUXURIOUS  
RESIDENCES



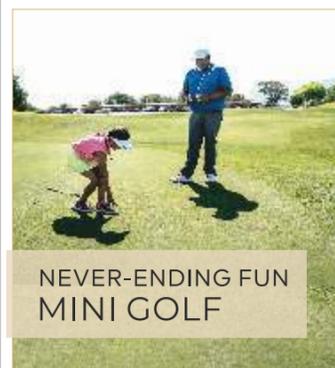
REFINED  
RETIREMENT HOMES



ONE-OF-A-KIND  
BUSINESS CENTRE



EXCLUSIVE  
SPA & SALON



NEVER-ENDING FUN  
MINI GOLF

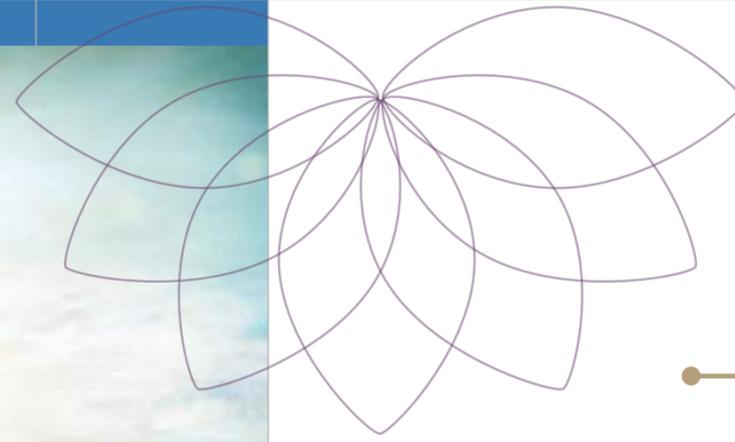


Contemporary Features  
for a Classy  
& Comfortable Life.



- a city within a city -

# CELEBRATE LIFE



## CLUBHOUSE

Your well-being is the very essence of your life. We have a diverse mix of recreational facilities to give you a holistic lifestyle, you & your family deserve.



### CLUBHOUSE AMENITIES RE-ENGINEERED

- State-of-the-art Gymnasium
- Spa and Salon
- Multi-cuisine Restaurant
- Cafe
- Lounge Bar
- Banquet Space
- Corporate Boardroom
- Cricket Practice Pitch
- Football
- Lawn Tennis Court
- Basketball Court
- Volleyball Court
- Miniature Golf
- Badminton Court
- Table Tennis
- Billiards/ Snooker



- a city within a city -



THRIVING. ACCESSIBLE

# LOCATION

The UNBEATABLE advantage of a futuristic location.

IBRAHIMPATNAM is a flourishing suburb in the Ranga Reddy District of Telangana. With radical transformation underway, it is a location with immense potential for economic growth.

Located just 10 min from the Outer Ring Road, Googee Satellite Township will be one of the most affluent areas in the neighbourhood. Ibrahimpatnam will always be buzzing with activity. This serene locality has the right mix of residential, commercial, religious, educational and recreational

centres.

30 minutes from the Rajiv Gandhi International Airport, Googee Satellite Township is well-connected making, your commute to anywhere in the city easy. Within a 15 km radius of Ibrahimpatnam -is the Hyderabad Pharma City Project, Wonderla Amusement Park, the world-renowned Ramoji Film City, TCS in Adibatla, among other important landmarks. With various transport facilities are available in the immediate vicinity,

AN INVESTMENT OPPORTUNITY OF A LIFETIME.



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**SATELLITE**  
TOWNSHIP

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