



DTCP
Approved Layout
LP No. 3050/2015/15/H

62 Acres

Clear Title

Vasthu Compliant

World-class Amenities

Prime Location

GOOGEE

KCR

**GREEN
MEADOWS**

A Premium Residential Development
at **BALANAGAR**

EXPERIENCE
the best of both worlds





CEO'S MESSAGE



Mr. SHAIK AKBAR MANAGING DIRECTOR & CEO

As the Managing Director & CEO of Googee properties, Shaik Akbar has been excelling in his area of expertise. Graduating from Nizam College, Hyderabad, holding a degree in BSc(MPC) and MBA degree from AV College, Hyderabad, Telangana, has proven his management skills at work.

After working for 12 years in ICICI Prudential as an Associate Regional Manager, he started Googee Properties Private Limited in 2017. Throughout his career, he has been consistently recognized and has received many awards for his leadership and entrepreneurial accomplishments.

GOOGEE PROPERTIES PVT. LTD. reflects the image of a trusted brand with a philosophy of creating value for its customers every step of the way. Our vision is to demonstrate our leadership in real estate development through design innovation, superior craftsmanship, sensitivity and responsiveness to the needs of our customers. With this vision, we plan to fulfill our customers' dreams without wavering from our philosophies.

GOOGEE PROPERTIES PVT. LTD. is determined to bring to you superior quality of life and an excellent standard of living with the help of technologically and architecturally sound real estate structures. Whether you are a first-time property buyer or a regular investor with a diverse investment portfolio, you can find what you want in our unique property collections.



A Premium Residential Development
at **BALANAGAR**

62
ACRES
PREMIUM
RESIDENTIAL
PLOTS

KCR Meadows offers its residents a comfortable, charming and captivating lifestyle experience.

Welcome to Googee KCR Green Meadows- a mega 62-acre residential development envisioned to create a comfortable living habitat.

Located at Balanagar, Googee KCR Green Meadows will be developed over exquisite landscape. It will have well-developed plots, the plots are of various sizes to suit individual residential needs.

Strategically located opposite to Mahboobnagar IT PARK, this well-executed project has premium education facilities, health care centres, commercial hubs, entertainment complexes and much more in the near vicinity.

Spread over pollution-free acres of land, venture- comprises a well-developed green space of thoughtfully demarked plots connected by well-laid BT roads. Conceived to be a

vibrant gated community with multiple amenities for recreation & leisure, it offers world-class pursuits for you and your family to experience. The Landscape gardens, Cycling track, Children play area, Badminton and jogging track - something is exciting for every member of the family.

The localities surrounding the project has been well-developed due to its proximity to the various proposed projects. Googee KCR Green Meadows assures its residents of excellent infrastructure facilities and unparalleled connectivity to prominent localities and upcoming IT parks. With multi-faceted growth and necessary approvals in place, investing in plots at Googee KCR Green Meadows is bound to yield assured returns.

“AN IDEAL INVESTMENT
OPTION HAVING THE PERFECT
INGREDIENTS FOR ASSURED
RETURNS.”

PRANITHA SUBHASH
Brand Ambassador



LP No. 3050/2015/15/H

PREMIUM FEATURES

Entrance Arch
Compound Wall
Black Top Roads
Overhead Water Tank
Park With Landscaping
Avenue Plantation
Transformer And Electricity
Water Pipelines
Underground Drainage
Street Lighting
Electricity Lines
Rain Water Harvesting Pit
Round The Clock Security
Pollution-free Surroundings

PROJECT HIGHLIGHTS

Approved DTCP Project
Bank Loans Available
100% Clear Title
100% Vaastu
Premier School
(Nursery & Primary School)



A Premium Residential Development
at **BALANAGAR**



A home filled with
Satisfaction & Serenity.

Welcome to Googee KCR Green Meadows, a magnificent 62-acre residential development designed to provide a delightful environment.

Googee KCR Green Meadows will be developed across 62 acres of prime terrain in Balanagar. It will have thoughtfully segregated plots, top-class amenities, developed infrastructure, a fully functional kindergarten and elementary school on its premises.

The plots come in a variety of sizes to facilitate the different needs and lifestyles of its residents.

Placed strategically opposite Mahboobnagar IT PARK in a pollution-free environment, this well-developed venture includes quality education facilities, health care centres, commercial hubs, entertainment complexes, and much more nearby.

Location Advantage



CLOSE TO

- ♦ 0.3 km rapidly growing Hyderabad-Bangalore National Highway
- ♦ 5 Min from 1600 Acres Polepally Green Industrial SEZ - NMIMS University, L&T, Hetero, Mylan, Ashok Leyland Etc.
- ♦ 15 Min from NRSC (ISRO)
- ♦ 15 Min from 300 Acres Divitipally IT Park SEZ
- ♦ 30 Min from P & G, Johnson & Johnson & Amazon's biggest ware house
- ♦ 30 Min from ORR
- ♦ 40 Min from International Airport
- ♦ Near the 300-feet Regional Ring Road

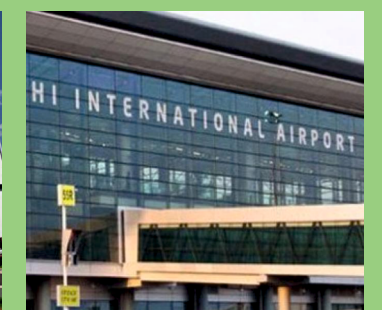
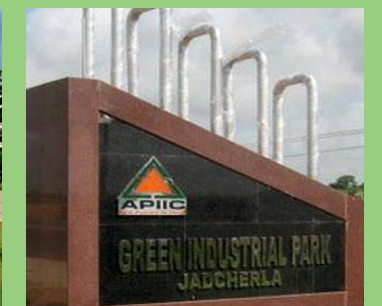
EDUCATIONAL INSTITUTIONS

- ♦ Heritage Valley
- ♦ Noor Collage of Education
- ♦ Cyberabad Institute of Technology
- ♦ TATA University of Social Technology
- ♦ Symbiosis University
- ♦ Burgula ISO Institute
- ♦ SVKM's University

A perfect crux of natural splendor & urban conveniences.

Balanagar is an attractive investment opportunity and an excellent place to invest in your future. Everyday essentials are all within walkable distance. This charming neighbourhood is conveniently accessible to all prime localities and has good connectivity to public transportation, restaurants, marketplaces, premier hospitals, educational institutions, markets, banks, ATMs, and more. P&G, Johnson & Johnson, NATCO, Amazon warehouse, and many corporate giants are nearby.

Balanagar is poised for the future. It has modern infrastructure and utilities, such as water supply, drainage, solid waste management, health and sanitation, and commute-easing highways, among other things, to satisfy the resident's needs in the coming years.





Avenue Plantation



Water Harvesting Pit



Badminton

Googee KCR Green Meadows offers its residents a bouquet of amenities that come together to make a truly luxurious life.

Quality is what drives the way forward for Googee KCR Green Meadows. Innovative features with modern day amenities are the hallmark of our project. You can relax, refresh and unwind in grandiose surroundings and cherish each moment in your own piece of royalty and feel empowered to take on the world.

Googee KCR Green Meadows promises a fulfilling lifestyle which is a combination of luxurious living, state-of-the-art architectural technology, recreational facilities and excellent infrastructure. These elegant homes ensure that every resident experiences a tranquil life and yet be connected to the city.



60, 40 & 33 Feet Wide BT Roads



Children Play Area



Over Head Tank



Street Lights

Project Highlights

- 100% Vasthu Compliant
- Avenue Plantation
- Approved Layout
- 100% Clear Title
- Flourishing Location
- Fool-proof Security
- Residential Neighbourhood



Amenities that merge a fine balance between elegance and convenience

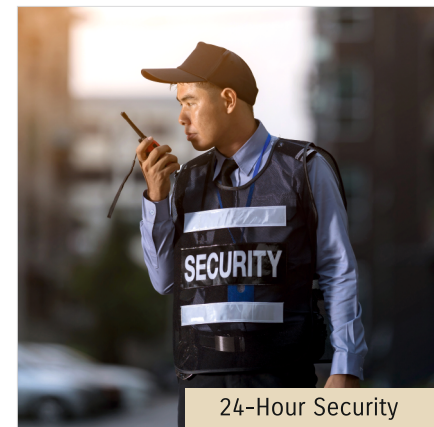
Googee KCR Green Meadows is a magnificent property that offers deluxe residential plots in a prestigious neighbourhood. This project will radiate refinement and grandeur from every perspective, with a larger-than-life ambience. Its prestigious address allows you to live a comfortable and welcoming life.

Googee KCR Green Meadows offers you the finest of everything, whether you choose to stroll around the lush landscaped gardens or enjoy a game with your loved ones. The exclusive clubhouse will have a variety of top-notch amenities that ensure your exercise, recreation, and entertainment requirements will be addressed.

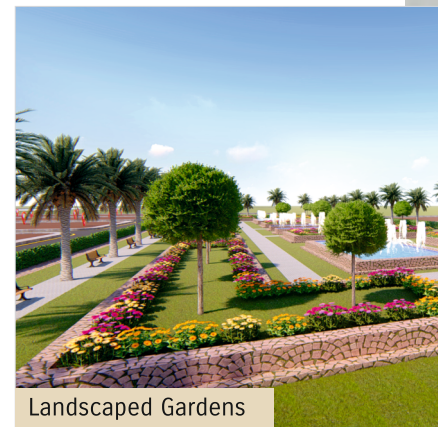
At Googee KCR Green Meadows, immerse yourself in the world of the extraordinary.



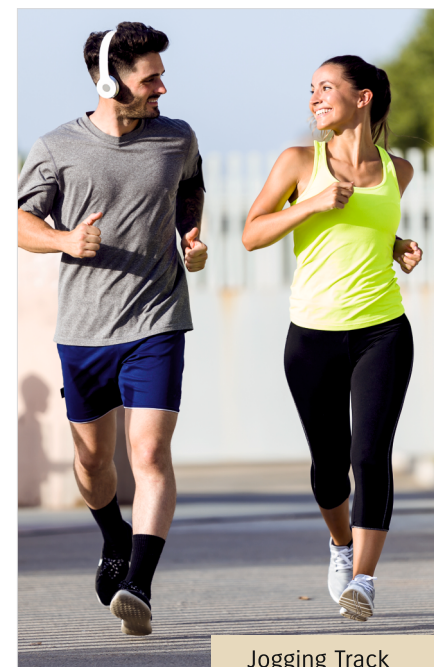
A Premium Residential Development
at **BALANAGAR**



24-Hour Security



Landscaped Gardens



Jogging Track



Cycling Track



GOOGEE PROPERTIES

Premium Homes 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 beneficial customer-centric approach.

The strength of our group lies in our immensely experienced and knowledgeable team of architects, engineers, and landscaping consultants. We have set a benchmark for delivering projects in 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 well-timed 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.



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OUR BRANCHES :

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