



# Golden State

OWNER'S PRIDE

**Incredible India Projects Pvt. Ltd.**, an ISO 9001-2008 certified Land Development Organization that has more than a decade of experience in Real Estate sector and remains totally dedicated to the needs of its customers, adds yet another pearl to its crown **"GOLDEN STATE - Owners' Pride"** @ Gandamalla Village, Turkapally Mandal, Yadadri-Bhuvanagiri District of Telangana. It offers you a worldly experience like no other, a strategic location with multi- model connectivity to Hyderabad, Bhongir and close vicinity from Yadagirigutta; shares boundaries with Nalgonda, Suryapet, Jangaon, Siddipet, Medchal, and Ranga Reddy Districts. It is located amidst captivating natural water bodies and scenic beauty that attracts visitors to Gandamalla and is set to become a massive Tourism Hub. It is encompassed by Baswapur, Gandamalla, Kondapochamma Reservoirs, and Kaleshwaram Lift Irrigation canal, an elixir for farmers`.

Adjoining Gandamalla there is an agglomeration of various Industrial Parks, Colleges, Defence, Aviation, Sanitation, and Pharmaceutical Industries with endless resources and numerous development activities. In nearby future, it stands out to be a premier destination for many sectors and Investment opportunities as the future of living is here.

## PAYMENT OPTIONS

Rate per Square Yard ₹ 6,500/-

Minimum Square Yards : 150 Square Yards

Plot Cost : ₹ 6,500/- X 150 Square Yards = ₹ 9,75,000/-

### 99 Months EMI Scheme

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 98 Months	₹ 9,16,300/-
<b>Total payable amount within 99 Months from DOA</b>	<b>₹ 9,77,500/-</b>

### OUTRIGHT Scheme

₹ 1,00,000/- & @ 15 % Discount on balance Plot Cost within 60 days

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
Balance to be paid within 60 days from DOA	₹ 6,85,050/-
<b>Total payable amount within 60 days from DOA</b>	<b>₹ 7,46,250/-</b>

Total discount amount ₹ 2,31,250/ ( ₹ 1,00,000/- + ₹ 1,31,250/-)

### 3 to 10 Months Scheme

₹ 1,00,000/- & @ 12% Discount on Balance Plot Cost

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 10 Months	₹ 93,500/-
Balance to be paid within 10 Months from DOA	₹ 6,36,064/-
<b>Total payable amount within 10 Months from DOA</b>	<b>₹ 7,90,764/-</b>

Total discount amount ₹ 1,86,736/- ( ₹ 1,00,000/- + ₹ 86,736/-)

### 11 to 20 Months Scheme

₹ 1,00,000/- & @ 10% Discount on Balance Plot Cost

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 20 Months	₹ 1,87,000/-
Balance to be paid within 20 Months from DOA	₹ 5,66,370/-
<b>Total payable amount within 20 Months from DOA</b>	<b>₹ 8,14,570/-</b>

Total discount amount ₹ 1,62,930/- ( ₹ 1,00,000/- + ₹ 62,930/-)

### 21 to 33 Months Scheme

₹ 1,00,000/- & @ 8% Discount on Balance Plot Cost

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 33 Months	₹ 3,08,550/-
Balance to be paid within 33 Months from DOA	₹ 4,67,130/-
<b>Total payable amount within 33 Months from DOA</b>	<b>₹ 8,36,880/-</b>

Total discount amount ₹ 1,40,620/- ( ₹ 1,00,000/- + ₹ 40,620/-)

### 34 to 60 Months Scheme

₹ 40,000/- & @ 6% Discount on Balance Plot Cost

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 60 Months	₹ 5,61,000/-
Balance to be paid within 60 Months from DOA	₹ 2,96,382/-
<b>Total payable amount within 60 Months from DOA</b>	<b>₹ 9,18,582/-</b>

Total discount amount ₹ 58,918/- ( ₹ 40,000/- + ₹ 18,918/-)

### 61 to 80 Months Scheme

@ 5% Discount on Balance Plot Cost

Application Registration	₹ 2,500/-
Enrollment	₹ 9,350/-
Allotment	₹ 49,350/-
₹ 9,350/- X 80 Months	₹ 7,48,000/-
Balance to be paid within 80 Months from DOA	₹ 1,59,885/-
<b>Total payable amount within 80 Months from DOA</b>	<b>₹ 9,69,085/-</b>

Total discount amount ₹ 8,415/-

Note : Extra charges applicable if

- 60' Road (each side) Payable along with allotment ₹ 200/- per Sq. Yd.
- North East Corner Payable along with allotment ₹ 200/- per Sq. Yd.
- Any other Corner Payable along with allotment ₹ 100/- per Sq. Yd.

- Registration Expenses as applicable
- Every Scheme shall be closed on or before scheme period only with regular EMI remittances

## Salient Features

1. Proposed DTCP Layout
2. Agricultural land converted to Residential Land
3. Baswapur Project
4. Rajapet Fort
5. Abundant potable water
6. Surrounded by lush greenery

## Location Advantage

1. Surrounded by Educational Hubs
2. Biotech Sez
3. Near to Yadadri Temple
4. Near to Regional Ring Road

## Facilities

1. All Black Top 40' & 60' Roads
2. Electricity with Transformers and Street Lighting
3. Underground Drainage with Septic Tank
4. Water Pipe Lines with Overhead Tank
5. Kerbing with Footpath
6. Avenue Plantation
7. Children's Play Area
8. Round the Clock Security
9. Water Harvesting Pits



Corporate Office : # 3-6-98, 1st, 2nd, 3rd and 4th Floor, Vasavi Towers, West Marredpally, Secunderabad-500 026.

Administrative Office : # 3-6-100 B, Plot No.7, Sivaramakrishna Colony, West Marredpally, Secunderabad-500 026. Phones : 040-6633 1144, 6633 1155. Website : www.incredibleindiaproject.in. E-mail : info@incredibleindiaproject.in

Further details contact :