

GOLDEN LIFE

A Life Defined By Timeless Luxury

MEGHA
GOLDEN
VILLAS

PREMIUM LIFESTYLE VILLAS
@ BONGLOOR, ADIBATLA.



The



GOLDEN
LIFE

THE GOLDEN PHILOSOPHY

LUXURY IS NO LONGER
DEFINED BY WHAT YOU OWN,
BUT BY HOW YOU LIVE.

AT GOLDEN VILLAS, EVERY EXPERIENCE IS GUIDED BY FIVE
TIMELESS PILLARS THAT DEFINE EXCEPTIONAL LIVING.

| TIME. PEACE. NATURE. FAMILY. LEGACY. |

TOGETHER, THEY CREATE MORE THAN A VILLA COMMUNITY.

THEY CREATE ONE GOLDEN LIFE.



GOLDEN ELEGANCE

Elegance is not defined by luxury alone. It is found in timeless design,
thoughtful living and moments that grow more valuable with time.
Welcome to Golden Villas, where elegance becomes a way of life.



The

MEGHA
GOLDEN
VILLAS

DESIGNED BEYOND ARCHITECTURE.

GOLDEN VILLAS IS ENVISIONED AS
A DESTINATION WHERE ARCHITECTURE,
LANDSCAPE AND LIFESTYLE EXIST
IN PERFECT HARMONY.

Every space has been thoughtfully crafted to create a timeless
community that celebrates elegance, privacy and exceptional living.

MEGHA
GOLDEN
VILLAS





◆ **181** —◆
PREMIUM VILLAS

◆ **24.19** —◆
ACRES MASTER
PLANNED
COMMUNITY

◆ **4** —◆
BHK VILLAS
4401 TO 6,057 SFT & ABOVE
BUILT-UP AREAS

◆ **38,000 +** —◆
SQ. FT.
GRAND CLUBHOUSE

AN AVENUE OF ELEGANCE

MEGHA
GOLDEN
VILLAS

ESSENTIAL
INFRASTRUCTURE

- ◆ Vastu-compliant Planning
- ◆ 24x7 Pneumatic Water Supply
- ◆ Premium Landscaped Avenues & Amphitheatre
- ◆ 40' & 30' Wide Cement Concrete Roads
- ◆ High-capacity Power Infrastructure



CURATED
COMMUNITY

- ◆ Grand Entrance Boulevard
- ◆ Yoga & Meditation Pavilion
- ◆ Ample Visitor Parking
- ◆ Rainwater Harvesting System
- ◆ Underground Electrical Network
- ◆ Exclusive Elders' Park
- ◆ Tree-lined Avenues
- ◆ Ambient Landscape Lighting



- ◆ Eco-conscious Green Spaces
- ◆ Dedicated Pet Park
- ◆ Signature Lifestyle Amenities
- ◆ 24x7 Gated Security
- ◆ 100% Generator Backup For Common Areas
- ◆ DG Backup Provision For Villas & Street Lighting

THE FOUNDATIONS
OF EXCEPTIONAL LIVING

ACTIVE
OUTDOORS

- ◆ High-speed Optical Fibre Connectivity
- ◆ Integrated Voice, Video & Data Network
- ◆ Public Address Communication System
- ◆ Lush Green Work Spaces



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THE GOLDEN CLUBHOUSE

THE HEART OF
THE GOLDEN LIFE.

More than a clubhouse, it is a destination for wellness, celebration, recreation and meaningful connections. Every space has been thoughtfully curated to bring families together while offering the comforts of a world-class lifestyle.



MEGHA
GOLDEN
VILLAS



Visitor
Lounge



Provision
for Spa
& Salon

Swimming Pool with
Changing Rooms
Poolside Party Lawn
Workstation for Residents
Indoor Games Room
Meditation / Yoga Room
2 Suite Rooms
Air-Conditioned Gym
Banquet Hall with
Dining & Kitchen



EVERY AMENITY. EVERY EXPERIENCE.

Designed to enrich everyday living with
wellness, leisure, recreation and spaces
that inspire every generation.

MEGHA
GOLDEN
VILLAS

MASTERFULLY
PLANNED

A TRULY EXCEPTIONAL
COMMUNITY BEGINS WITH
THOUGHTFUL PLANNING

At Golden Villas, every boulevard, landscape and residence has been carefully positioned to maximise space, privacy and natural surroundings. The result is a master plan where movement feels effortless, open spaces become destinations, and every home enjoys a timeless sense of balance.

VILLA NO'S	PLOT AREA (in sqyds)
1	615
2-5, 8-14, 80-82, 83-89, 92-98, 100-105, 108-110, 118-119, 121, 124-127, 130, 133, 136, 139, 142, 145, 148, 179, 180	238
6	338
7, 112, 150	263
16-20, 23-27, 32-36, 39, 41-48, 51-58, 61-68, 71-78, 111, 151, 154, 157, 160, 162-167, 170, 173, 176-177	356
15, 28, 31	514
21	833
22, 37, 38	853
29, 56	428
30	806
40, 59, 60, 79	711
99	446
49-50, 69-70, 152-153, 158-159, 168-169, 174-175	498
90-91, 106-107, 122-123, 128-129, 146-147	327
113	297
114	273
115, 138	215
116	630
117	400
120, 131	220
131, 132	196
134, 135, 140-141, 144	286
137, 178	227
143	190
149	316
155	326
161	475
171	462
172	405
181	312





CRAFTED FOR MODERN LIVING

Every floor has been thoughtfully planned to create a seamless flow between private and shared spaces. Intelligent zoning, generous room proportions and effortless circulation ensure every home is functional, elegant and designed for **modern family living**.



MEGHA
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VILLAS

EAST
FACING
VILLA

355
SQ.YDS



AREA
STATEMENT

GROUND FLOOR	2165
FIRST FLOOR	2152
SECOND FLOOR	1740
TOTAL AREA IN SQ.FT	6057



- 2 CAR PARKINGS
- 4 BED ROOMS
- HOME THEATER
- TERRACE
- MAID ROOM



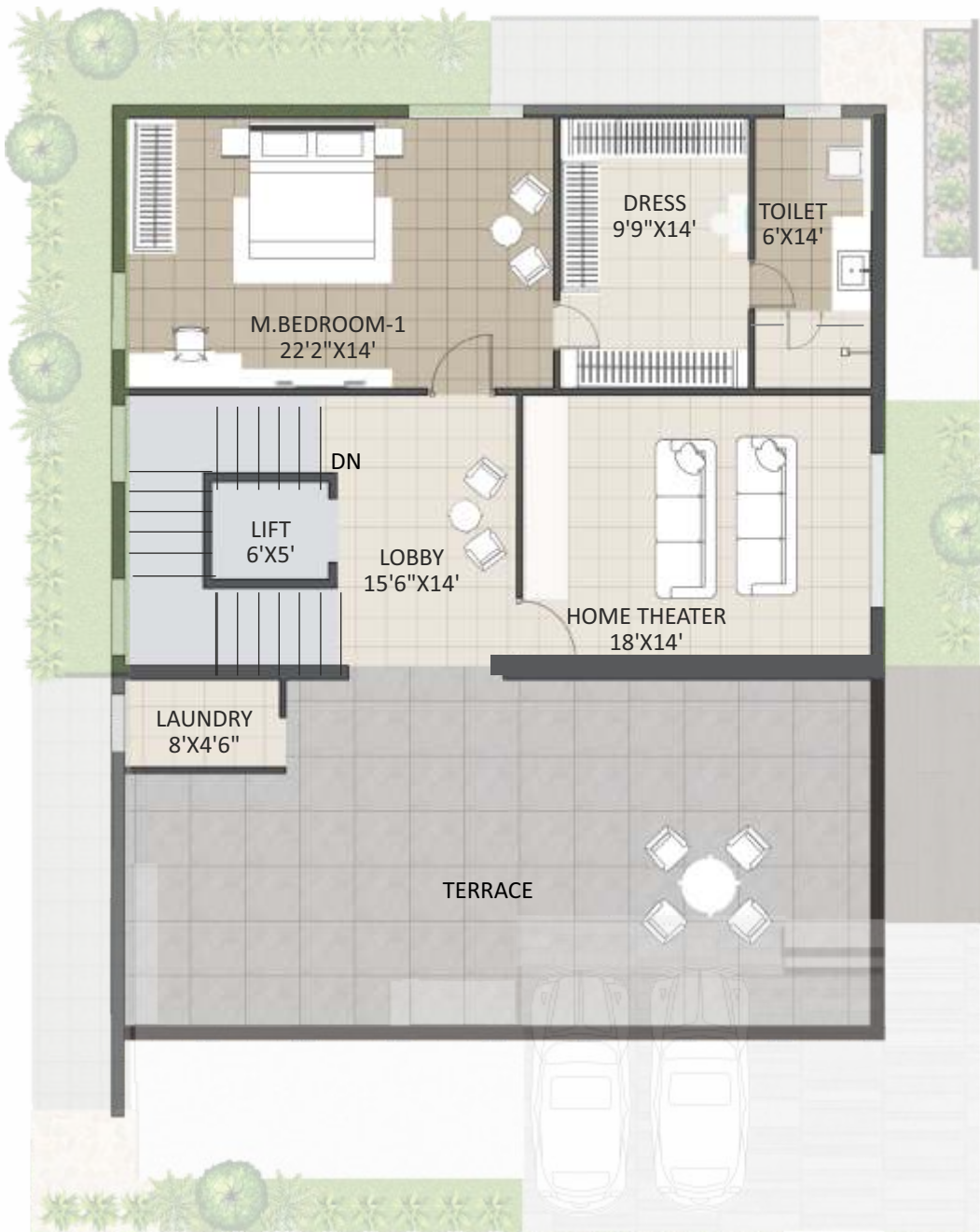
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



EAST
FACING
VILLA

238
SQ.YDS



AREA
STATEMENT

GROUND FLOOR	1573
FIRST FLOOR	1569
SECOND FLOOR	1259
TOTAL AREA IN SQ.FT	4401



- 2 CAR PARKINGS
- 4 BED ROOMS
- HOME THEATER
- TERRACE
- MAID ROOM



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



WEST
FACING
VILLA

355
SQ.YDS



AREA
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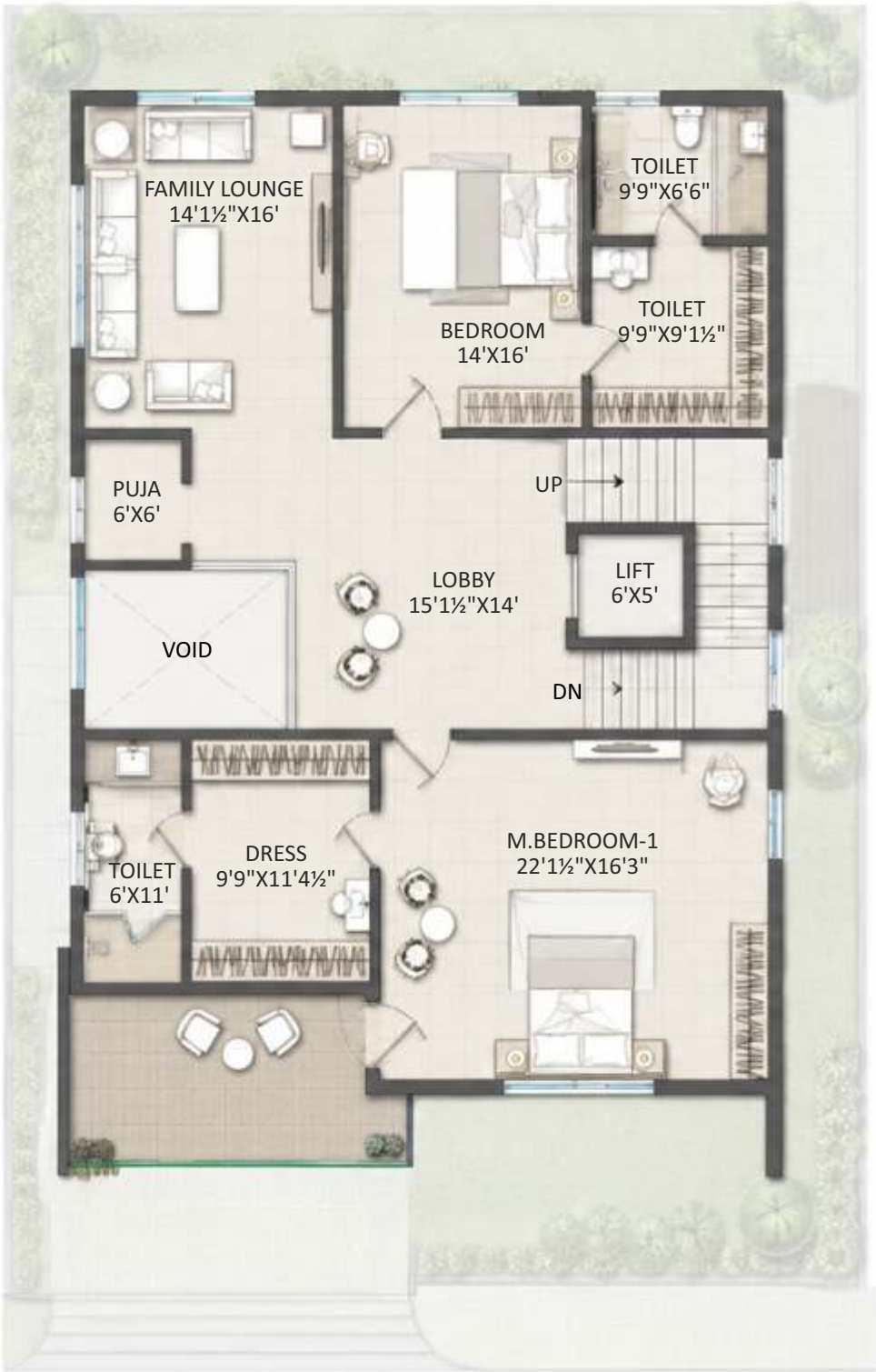
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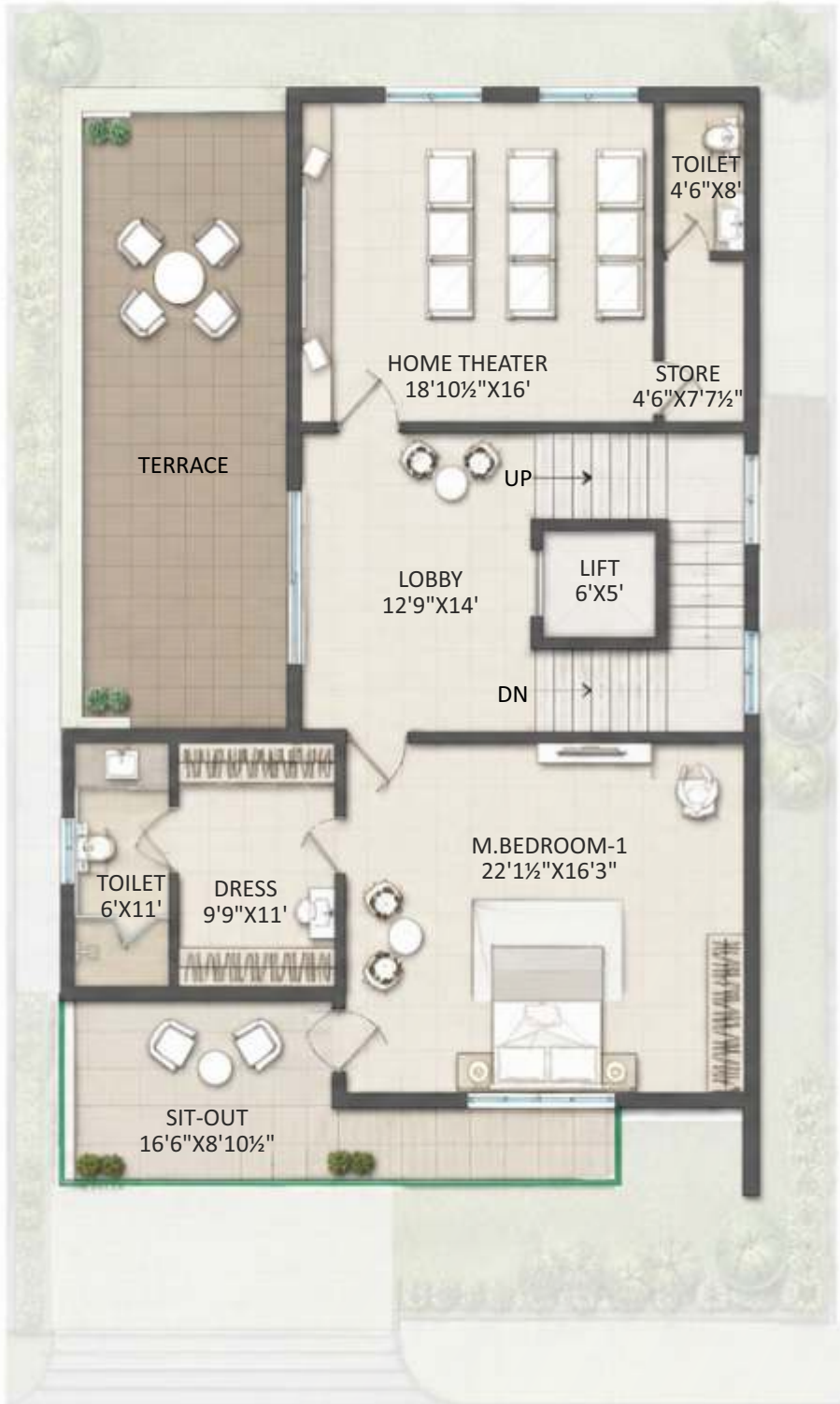
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



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FACING
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GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



The

STRUCTURE

- ♦ RCC framed structure designed to withstand wind and seismic loads.

SUPER STRUCTURE

- ♦ High-quality AAC Blocks / Fly Ash Bricks used for external and internal walls, ensuring superior strength, thermal efficiency, and durability.

DOORS & WINDOWS

Main Door

- ♦ 8 ft. high engineered door frame and shutter.
- ♦ Aesthetically designed.
- ♦ Premium smart lock and hardware of reputed make.

Internal Doors

- ♦ 8 ft. high engineered frame and shutter.
- ♦ Premium hardware fittings of reputed make.

French Doors & Windows

- ♦ uPVC / Aluminium sliding windows and French doors.
- ♦ Provision for mosquito mesh track.

FLOORING & TILE CLADDING

Living | Dining | Bedrooms | Kitchen

- ♦ Large-format vitrified tiles of reputed make.

Master Bedroom / Home Theatre

- ♦ Engineered wood flooring or premium vitrified tiles.

Bathrooms & Utility

- ♦ Acid-resistant, anti-skid ceramic tiles of reputed make.

Staircase

- ♦ Granite flooring.

Balcony

- ♦ Anti-skid porcelain / ceramic tiles of reputed make.

PLASTERING

- ♦ Sponge finish plastering.

PAINTING & CLADDING

Exterior

- ♦ Textured finish with two coats of premium acrylic exterior emulsion.

Interior

- ♦ Two coats of premium emulsion paint over putty and primer finish.

RAILINGS

- ♦ Balcony railings as per architectural elevation.

KITCHEN

- ♦ Provision for treated and sweet water connections.
- ♦ Provision for water purifier and chimney / exhaust fan.

PLUMBING

- ♦ PVC / CPVC / UPVC pipes of reputed make.
- Individual metered water supply for every villa.

GOLDEN SPECIFICATIONS

ELECTRICAL

- ♦ Concealed copper wiring of reputed make.
- ♦ Geyser and exhaust fan points in all bathrooms.
- ♦ Power outlets for cooking range, chimney, refrigerator, microwave, mixer & grinder.
- ♦ Television points at designated locations.
- ♦ Distribution boards and MCBs of reputed make.
- ♦ Premium modular electrical switches.
- ♦ Air-conditioner power points in the living room and all bedrooms.

TELEPHONE

- ♦ Telephone points in designated rooms.

CABLE TV

- ♦ Provision for cable TV connections in living room and bedrooms.

INTERNET

- ♦ Provision for internet connectivity in every villa.

POWER BACKUP

- ♦ 100% power backup for common areas.
- ♦ Metered backup for selected loads in each villa.

Crafted with premium materials, trusted brands and superior engineering, every detail reflects our commitment to lasting quality, comfort and exceptional living.

CP & SANITARY FITTINGS

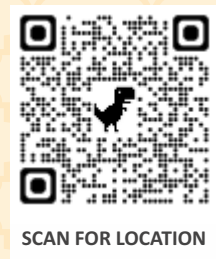
- ♦ Premium polished chrome CP fittings.
- ♦ Premium sanitary ware from reputed brands such as American Standard, Vitra and Grohe.
- ♦ Western commodes in all toilets.
- ♦ Hand shower in the master bathroom.
- ♦ Wall mixer-cum-shower fittings in maid's room.

EV CHARGING

- ♦ Provision for EV charging.

LIFT

- ♦ Provision for lift.



A LOCATION THAT CONNECTS LIFE

Golden Villas enjoys a strategic location that brings every essential destination within easy reach. From business hubs and educational institutions to healthcare and entertainment, everything you need is just minutes away. Excellent road ensures effortless travel while keeping you close to the city's future growth corridor.

CLOSE TO CONNECTIVITY

Airport – 20 mins
ORR – 5 mins
Adibatla – 10 mins
Gachibowli – 40 mins

WORK SPACES

TCS
Tata Advanced Systems
Foxconn
Hardware Park

EDUCATION

Aga Khan Academy
Symbiosis University
TISS Hyderabad
Sreenidhi International School

HEALTHCARE

Sri Balaji Hospital
Kamineni Hospitals
Apollo DRDO Hospital

SHOPPING & ENTERTAINMENT

Wonderla Hyderabad
Ramoji Film City
Airport Retail Zone

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OFFICE ADDRESS

MEGHA MM RESIDENCY
3rd and 4th Floor , Plot No.118,
Near Uppal Metro Station, Uppal,
Hyderabad- 500039

SITE OFFICE

Megha Golden Villas, Sy.No. 104,
105, 109,110,111, 112, 113,
114, 115, 116, 117 Bongloor
Village Ibrahimpatnam, Mandal
Rangareddy District. 501510

Mob.: +91 9032 494949

Email: meghadevelopers090@gmail.com

TEAM



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LANDSCAPE DESIGN



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3-1/3 Amar Co-Operative
Society, Jubilee Hills,
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BRANDING



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