



# Your Dream Plot Awaits!

Ready to build your dreams without the wait?

Our ready-to-build plots provide the immediate canvas for your vision.



**TOWARDS VIJAYAWADA HIGHWAY-LAKKARAM, CHOUTUPPAL.**





**Land Avenues** was founded on the conviction that transparency is the fastest route to trust. We develop only fully sanctioned layouts, backed by partners with over 20 years of experience in land banking, engineering, and real estate law. Every client enjoys instant digital access to title documents, on-the-spot registration assistance, and lifetime post-sale support—ensuring every investment is clear, compliant, and future-ready.

**NBY Smart City:** Your Gateway to Modern Living in Choutuppal. Smart City is latest offering—a sprawling 10-acre, **HMDA & RERA** approved masterpiece perfectly situated within Choutuppal town on the bustling Hyderabad-Vijayawada Highway. Each plot enjoys the unique advantage of being besides existing residential houses and walkable to the highway, blending the tranquility of a community with exceptional connectivity. With a beautifully constructed temple thoughtfully integrated within the site, and ready-to-build plots, Smart City empowers owners to convert land into income or their dream home from day one. Smart City places you at the intersection of immediate access, proven compliance, and enduring growth.

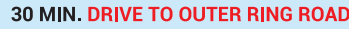
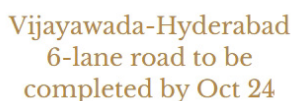
## AMENITIES

- BT Roads
- Underground Drainage
- Electricity Supply
- Kids' Play Area
- Grand Entrance Arch
- Avenue Plantation
- Sports Arena
- Rainwater Harvesting
- Footpaths
- Overhead Water Tank
- Jogging Tracks
- Compound Wall





DISCOVER THE PERFECT SPOT WHERE CONVENIENCE MEETS LIFESTYLE

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46 black spots have been identified on the Hyderabad-Vijayawada road, and measures

- రాష్ట్ర ప్రాజెక్టులకు అనుమతిపొందండి
- లింగంపల్లిలో మేయర్ గౌరవకులు ముఖ్యమంత్రికి లింగంపల్లి కమిటీ ప్రారంభించారు - కమిటీయందు సునంద్ పిల్లగొండపేట నగరపంచాయితీ సర్పంచికర్త పాల్గొన్నారు ఆమెనుగౌరవించి
- ప్రారంభించారు-రాష్ట్రవ్యాపకంగా లింగంపల్లి కమిటీ అనుమతిపొందండి
- ఎమ్మెల్యే, మిర్జాపూర్ పార్లమెంటు నియోజకవర్గం ముఖ్యమంత్రి కుమార్తె
- ముఖ్యమంత్రి కుమార్తె కలిసి కమిటీ చేర్చి

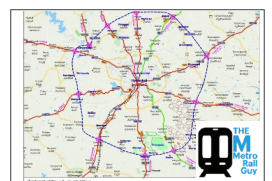
## Infrastructure, Real Estate, and Business Hubs are reshaping the Landscape.



## Adani keen to set up dry port at Chityal

Just like Gujarat and Maharashtra, the youngest state of Telangana will be a destination for huge investments from India's one of the largest companies Adani group. The group has come forward to invest in the state on a large scale. The company has already proposed to set up a dry port on the Hyderabad Vijayawada national highway linking the coastal states of Tamil Nadu and Andhra Pradesh to boost business in South India.

- [thehansindia.com](http://thehansindia.com)

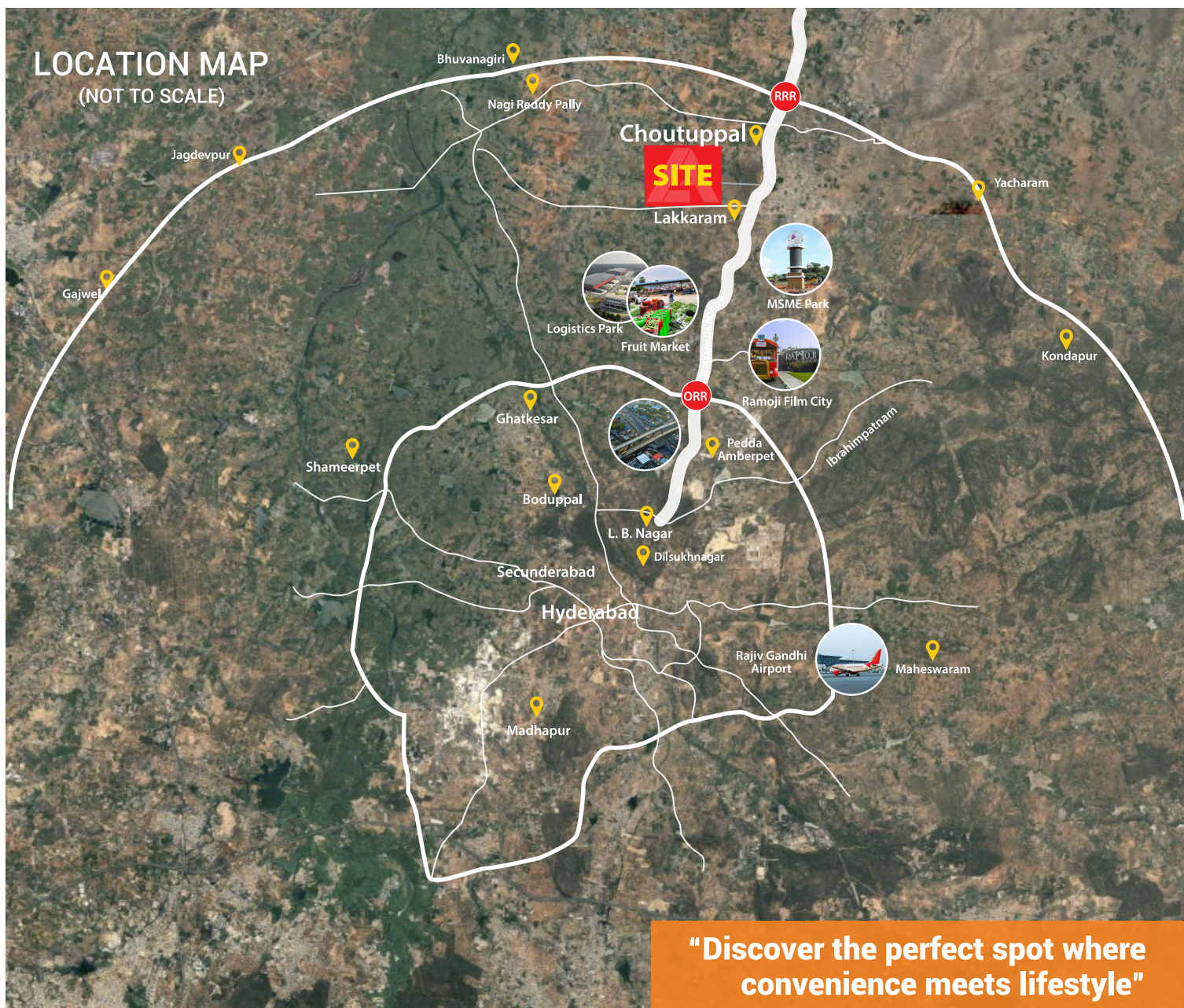


## Hyderabad Regional Ring Road – Information & Status

340 km Hyderabad Regional Ring Road (RRR) expressway project by NHAI is a proposed 4 lane access-controlled road connecting the towns of Sangareddy, Toolpan, Choutuppal, Amangal, and Shankarpally. This new greenfield expressway in Telangana will be developed in 2 parts (northern & southern) under the government's Bharatmala Pariyojana (BMP) Phase-I program. Telangana Government plans to bear 50% of its land acquisition cost and allocated Rs. 750 crore towards it in its 2021-2022 budget.







TS RERA Regd. No. A02400000234

**LAND AVENUES**

— A Vision for Your Life —

H.No. 11-13-479, Plot 21, Road No. 15, Alkapuri, Kothapet, Hyderabad-35.  
www.landavenues.com | email: landavenues@gmail.com