

EXPERIENCE THE EDGE

Reaching the pinnacle of success has its rewards. One of which is to enjoy the advantages of a lavish lifestyle even as you revel in the best that life has to offer. This is what you've earned and deserve and the perfect opportunity now presents itself to you...

WELCOME TO

THE
S Q U A R E

PREMIUM VILLAS @ ADIBATLA

EXPERIENCE THE EDGE OF A PRIME LOCATION

When selecting a home, its accessibility determines its desirability. On this aspect, The Square scores big.

Located at Adibatla, earmarked as the next IT, Aerospace and Defense Hub of Hyderabad, it offers excellent connectivity to academic institutions, hospitals, corporate offices, retail malls and the International Airport. Making life oh-so convenient and comfortable.



A BIRD'S-EYE VIEW OF
THE IMMACULATE LAYOUT



An aerial view of a man and a woman relaxing on modern, light-colored outdoor furniture. The man is lying back on a sofa, wearing a striped shirt and light trousers, with his legs extended onto a white ottoman. The woman is sitting on a matching sofa, wearing a white dress, with her legs also extended onto a white ottoman. A small table next to her holds a glass of orange juice. The furniture is set on a light-colored tiled patio.

13.5 ACRES
131 VILLAS

EXPERIENCE THE EDGE OF LIVING AT ITS BEST

The Square is an exclusive gated community spread across 13.5 lush landscaped acres on which 131 duplex villas majestically sit.

IRA's uncompromising quality standards and pursuit of perfection are reflected in the villas. Each one is designed with superb layout, top-of-the-line accessories, top-notch fixtures as well as a high-end home theater for those delightful movie nights.

As you can see, life is beautiful at The Square!

EXPERIENCE THE EDGE OF UNMATCHED PRIVILEGES

At The Square, thoughtful care has been lavished upon every little detail, immaculately blending aesthetics, pleasure, comfort and convenience to offer you an incomparable living experience. Rest assured that everything's been taken care of extremely professionally, so that you can relax and enjoy complete peace of mind.

HERE'S A TASTE OF WHAT AWAITS YOU

Landscaped gardens | Children's Parks Party lawns |
Half basketball court | Walking track | Kids play area
Senior citizens corner | 24x7 security | Rainwater harvesting
Wastewater management with zero discharge



WIDE,
TREE-LINED
AVENUES

THE HUB OF ALL
LEISURE & PLEASURE

**IRA SQUARE
CLUBHOUSE**



FOR THE CHOSEN FEW, LIFE DOESN'T GET BETTER THAN THIS!

EXPERIENCE THE EDGE OF A TRIPLE TREAT

Get ready to gasp in wonder at the futuristically designed, 25000 sft, 3-level clubhouse that elevates your pleasure and leisure to a whole different high. The magnificent edifice houses a plethora of facilities that places excitement, entertainment and endless hours of fun on the menu for the whole family!

Grand Lobby

Swimming Pool

Kids Pool

Banquet Hall

Badminton Courts

Gym

Multi-Purpose Room

Salon/Spa

Yoga Room

Indoor Games

Business Centre/Conference Room

Guest Rooms





MAKE A
SPLASH IN
THE POOL



CRICKET
NETS



HALF
BASKETBAL-COURT



WELL-PLANNED
BROAD DRIVEWAYS



QUIET CORNER
FOR SENIORS



BEAUTIFULLY
MANICURED
LAWNS

KIDS' FUN
PLAY AREA



PERGOLA FOR
PRIVATE MOMENTS





YOGA DECK
IN A SERENE
AMBIENCE

EAST FACING VILLA

PLOT SIZES

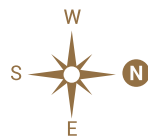
267,300,350,400,500 sq. yards

BUILT-UP AREA

3700 sft.



EAST FACING GROUND FLOOR



EAST FACING FIRST FLOOR





WEST FACING VILLA

PLOT SIZES

267,300,350,400,500 sq. yards

BUILT-UP AREA

3700 sft.

WEST FACING GROUND FLOOR



WEST FACING FIRST FLOOR





EXPERIENCE THE EDGE OF DEPENDABLE PROMOTERS

IRA has emerged as a gamechanger in the real estate business with urban communities that redefine the meaning of perfection even as the focus on transparency, ethics, quality and innovation comes like a breath of fresh air. Our commitment to deliver projects that exceed customers' expectations is your assurance of living happily ever after in an IRA home!

COMPLETED PROJECTS

RIVER EDGE VILLAS

Manchirevula -
74 villas, 5 acres

SKYILLA APARTMENTS

Narsingi 300 flats,
5 Lakh sft.

FLOATILLA APARTMENTS

Ippalguda -
282 flats, 5 Lakh sft.

BLOSSOM HEIGHTS APARTMENTS

Kollur -
160 flats, 4 Lakh sft.

LA PALOMA VILLAS

Mokila - 212 villas,
32 acres

APILA APARTMENTS

Gandipet -
475 flats, 9 Lakh sft.

RIVERA APARTMENTS

Manchirevula -
180 flats, 5 Lakh sft.

ELITE VILLAS

Kollur -
80 villas, 10 acres

40,00,000+ SFT.
DELIVERED

ONGOING PROJECTS

- 3 Highrise Residential Projects @ Kollur
- 2 IT Parks @ Financial District, Kokapet
- 100 Acre Township at @ Shamshabad
- 1 Villa Project @ Shamshabad
- 2 Highrise Residential Project @ Pocharam

ON THE ANVIL

- 200 Acre Township @ Bogapuram, Vizag
- 2mn sqft Premium Residential @ Nanakaramguda
- 3mn sqft premium residential @ Narsingi

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