



SOBHA

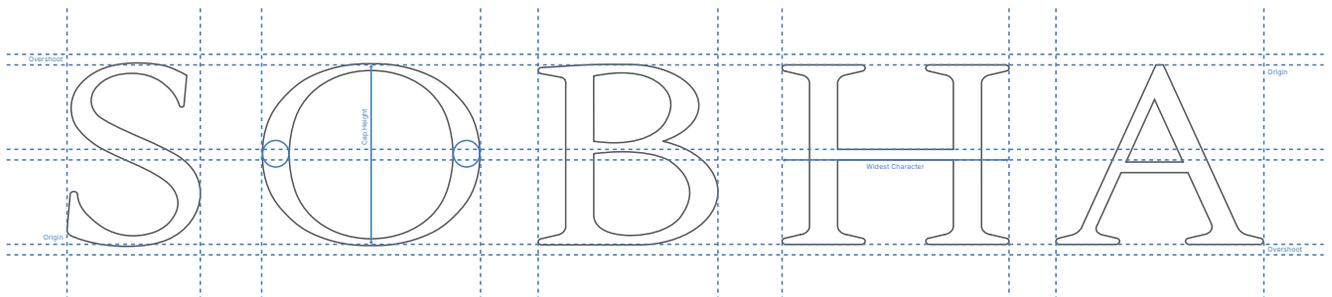
PASSION AT WORK



SOBHA
WATERFRONT
TRUE-BLUE LUXURY

Passion.
Inked with Perfection.

Estd.
19
95



SOBHA has crafted over 500 iconic projects in the residential & commercial spaces spread over 120 million sq. ft., by paying minute attention to detail – in systems, processes, and design. With a steadfast approach to deliver impeccable quality, SOBHA performs 1,456 quality checks before handover.

27 Years of
Passion at Work

Over 200
Prestigious Awards

Strong Workforce
10,000+ Employees

National Footprint
27 Cities in 14 States

A Portfolio of Excellence.



**Delivered 150
Residential Projects**
Spread across 59 million sq. ft.



**Delivered 332
Contractual Projects**
Spread across 57 million sq. ft.



**Delivered 19
Commercial Projects**
Spread across 4 million sq. ft.

Pioneering Self-reliance.

SOBHA introduced the concept of backward integration in the real estate industry, allowing us to provide unmatched quality to customers.

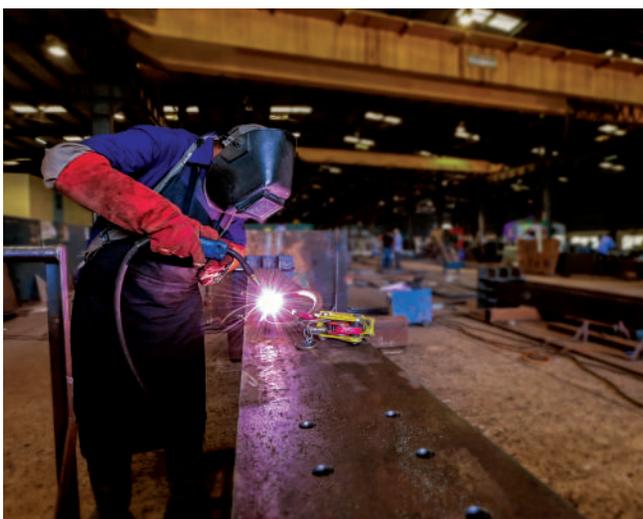
SOBHA's manufacturing verticals



Concrete Products Division
Spread across 55,000 sq. ft.



Interiors Division
Spread across 3,75,000 sq. ft.



Glazing & Metal Works Division
Spread across 1,00,000 sq. ft.



Precast Facility
Spread across 73,000 sq. ft.

SOBHA in Hyderabad, Since 2001.



INFOSYS Campus - Gachibowli

Spread across 18.7 lakh sq. ft.

INFOSYS Campus - Pocharam

Spread across 32.8 lakh sq. ft.

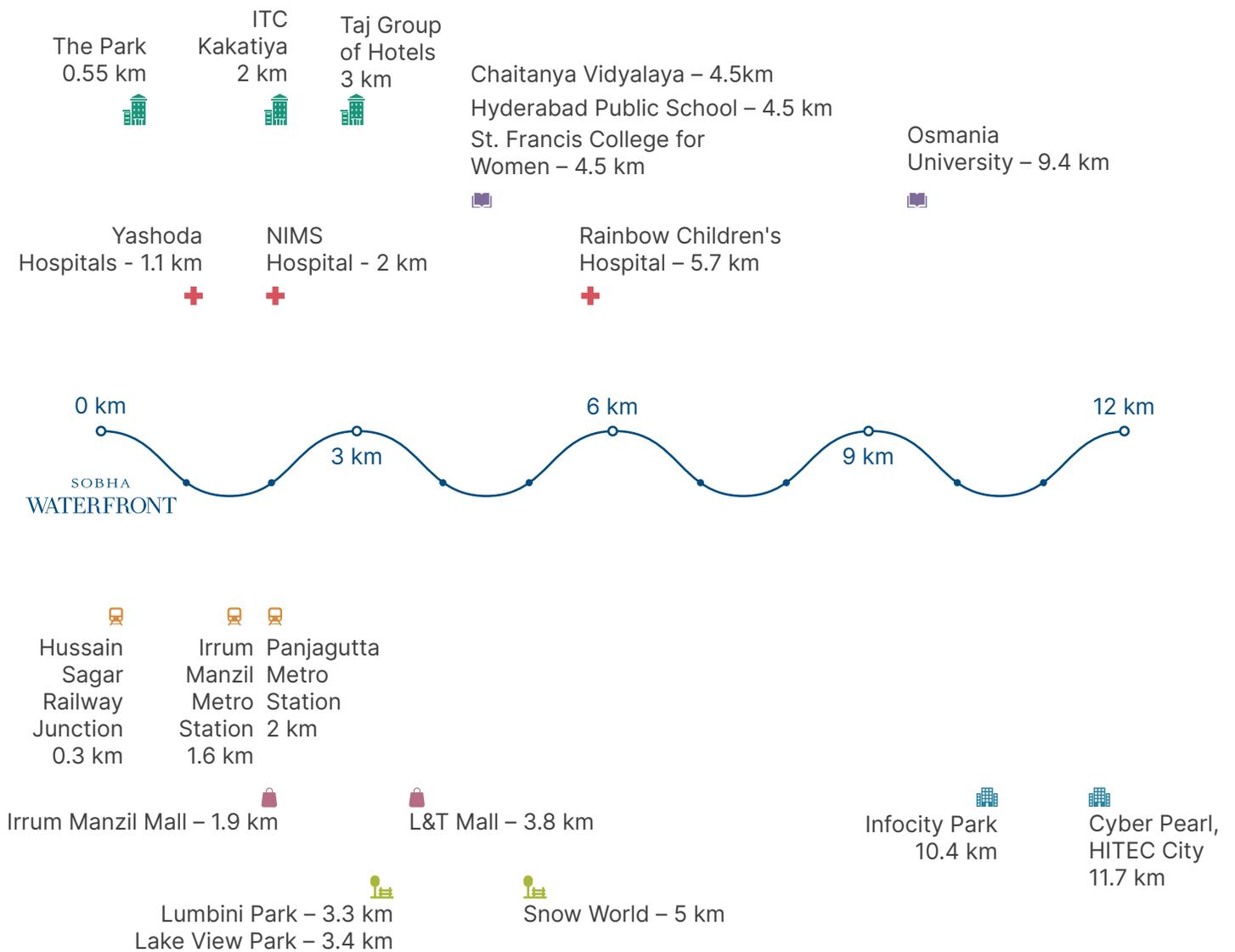
Launching SOBHA's First-ever Residential Project in Hyderabad.

SOBHA marked its entry in Hyderabad with its contractual projects for Infosys. In over two decades, SOBHA has delivered more than 51.5 lakh sq. ft. for Infosys campuses in Gachibowli & Pocharam.



A Classy Neighbourhood, A Great Lifestyle.

Somajiguda is home to Hyderabad's renowned hospitals, schools, and colleges. The locale has malls, entertainment zones, and IT Parks in close proximity. It also offers easy connectivity to metro stations and the airport.



Meticulously Designed Master Plan.

Amenities

01. Entry / Exit
02. Waterfall Drive
03. Rooftop Lakeview Deck
04. Patio
05. Corner Park
06. Harbour Plaza
07. 680m Jogging / Cycling Path
08. Cycle Station
09. Pedestrian Entry
10. Splash Pool
11. Galleria Bay
12. Yoga / Meditation Pods
13. Kids' Climbing Wall
14. Outdoor Fitness Corner
15. Multipurpose Sports Court
16. Canyon Cove
17. Seniors' Cabana
18. The Peninsula Club
19. Linear Garden
20. Serenity Podium



Meticulously Designed Master Plan.

Maximum Space: With just four units per floor, there is ample space between towers.

Vaastu Compliance: The main entrance, residential units, and important facilities are Vaastu-compliant.

Utmost Privacy: Placement of the towers has been planned with no balconies facing each other.

Enhanced Safety: Traffic movement allowed only in a specific area (marked with red dotted line in the master plan).

Project Overview

Project Area	4.1 acres
Number of Residences	238
Number of Towers	4
Number of Floors	2 Basements + 2 Stilts + 15 Floors
Clubhouse	6-storeyed Standalone Tower

Unit Dimensions

Unit Type	No. of Units	SBA (sq. ft.) (sq. ft.)	Carpet Area (sq. ft.)
3 Bedroom Residence	58	1949-2188	1283-1437
3.5 Bedroom Residence	15	2825	1839
3.5 Bedroom Residence with Domestic Help Room	75	2690-2885	1701-1878
4 Bedroom Residence with Domestic Help Room	90	3045-3287	1963-2173

A Towering Architectural Feat.



The grand entrance flanked by waterfalls gives you a first impression of what is to come. The façade, designed in fluid form, renders the project a modern profile. The towers are positioned in a way that most homes have a view of the Hussain Sagar Lake.

Harbour Plaza



Lush green lawn, ornamental shrubs, meandering streams, and well-planned seating arrangements - here is a place to relax.

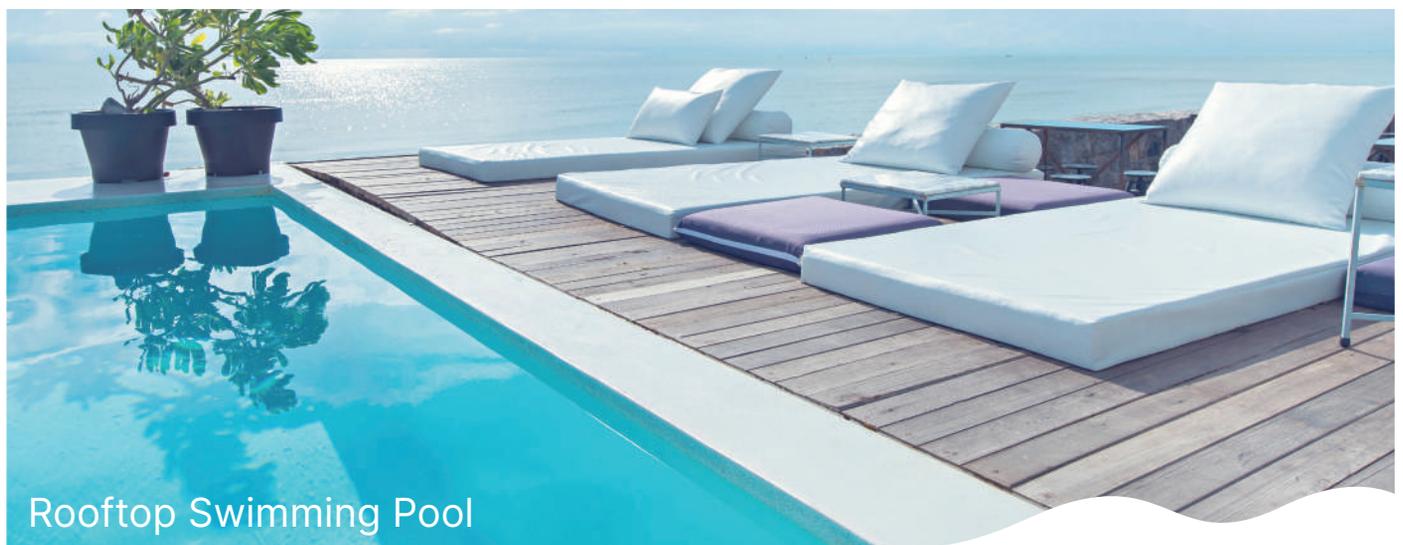
6-storeyed Peninsula Club



Gym



Badminton Court



Rooftop Swimming Pool

Elegantly designed, the Peninsula Club is well-equipped with a plethora of amenities.

- Grand Entrance Lobby
- Multipurpose Hall
- Sports Lounge
- Indoor Games
- Kids' Playroom
- Gym
- Yoga / Aerobics Room
- Badminton Court
- Rooftop Swimming Pool

Rooftop Lakeview Deck



The Rooftop Lakeview Deck, comprising a garden and alfresco seating area, is that perfect place to enjoy splendid views of the Hussain Sagar Lake.

Canyon Cove



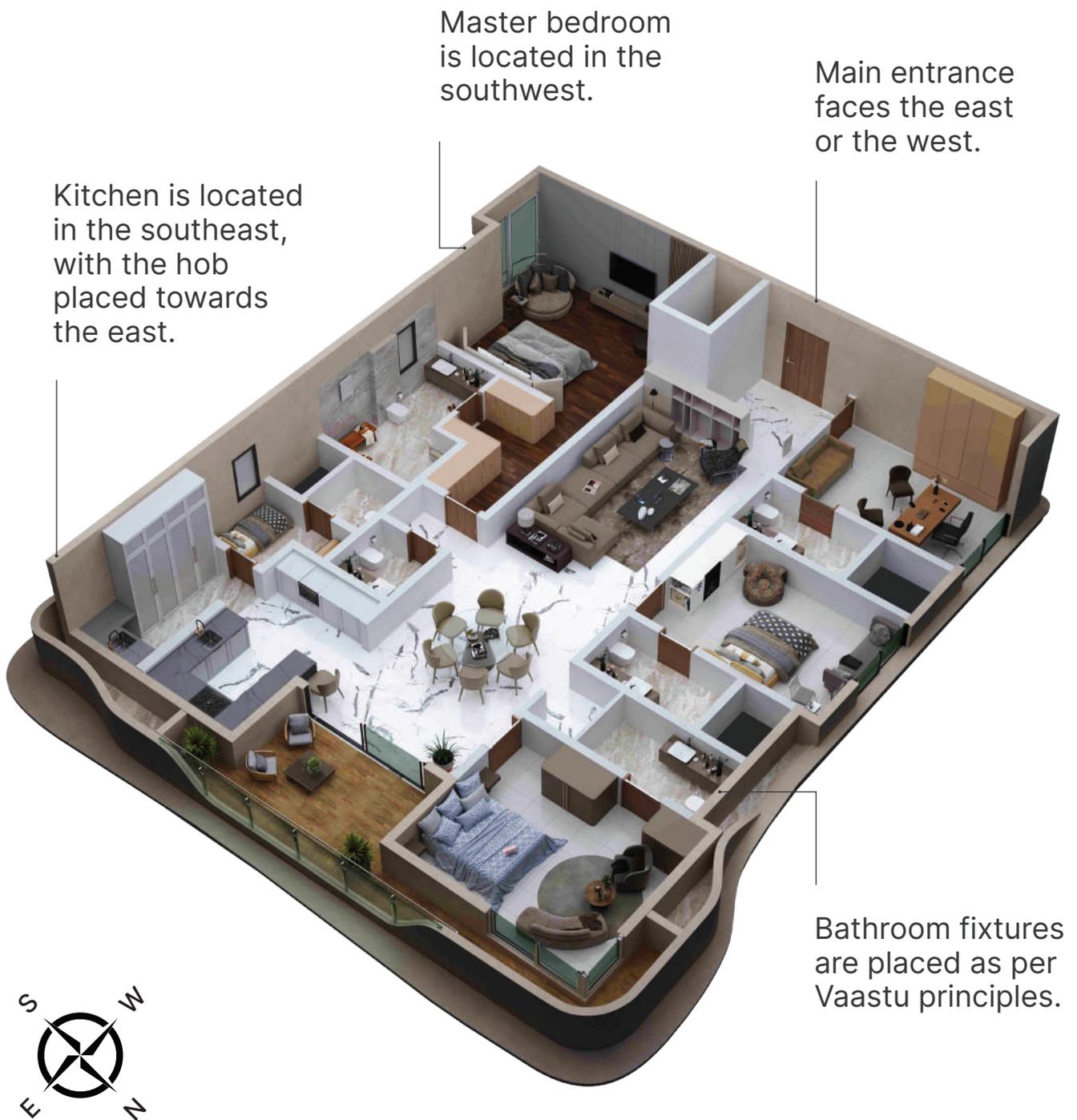
The Canyon Cove, a sunken playground for kids and toddlers, has a sand play area, wall climbing activities, and play platforms.

Well-designed Living Spaces.



Functional, and aesthetically pleasing,
the spacious interiors exude warmth.

Vaastu-compliant Layout.



These meticulously crafted homes are completely Vaastu-compliant.

Living Room. Unparalleled.



The living and dining area
is spacious enough to host
a party for 20-25 people.

Rest. Assured.



The large corner window in the thoughtfully designed bedrooms ushers in light and air, and offers panoramic views.

Cook.
Contentedly.



The kitchen, well-planned
to ease your chores, is enabled with
gas leak detectors for safety.

Bathe.
Reenergise.



Designed to pamper, your private paradise is equipped with a rain shower and has provision for a bench.

Crafting Your SOBHA Home.

Discover the intricate measures we take to ensure that a SOBHA home lasts for many generations.



Wall Finishing & Flooring

A multilayered wall ensures a seamless surface, aesthetic finish, and longevity.



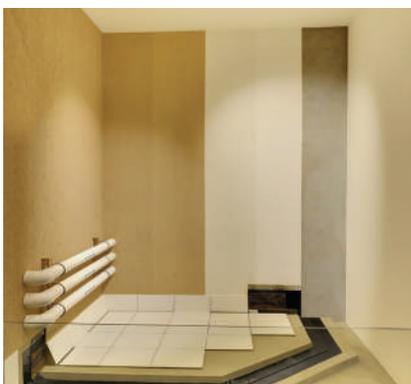
Seepage-free Bathrooms

With clearly marked wet & dry areas, your bathroom is built for easy maintenance.



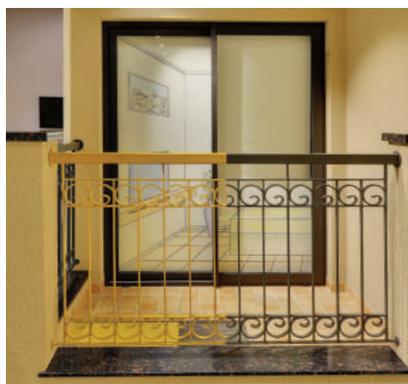
Well-designed Lawns

Meticulously laid grass, with systematic & extensive waterproofing.



5-layered Exterior Walls

Tough and textured surfaces yield an aesthetically superior, crack-free wall.



Safe & Robust Balconies

A rust-proof rail of safety backed by stone coping & high quality sliding doors.



Efficient Parking Spaces

Tyre-friendly flooring and a wide driveway assist in efficient navigation.

A Few of our Marquee Residential Projects Across India.

26,000+ Happy Families are Living the SOBHA Life.



SOBHA Sentosa, Bengaluru



SOBHA Victoria Park, Bengaluru



SOBHA Royal Crest, Bengaluru



SOBHA Nesara, Pune



SOBHA Dream Heights, Gujarat



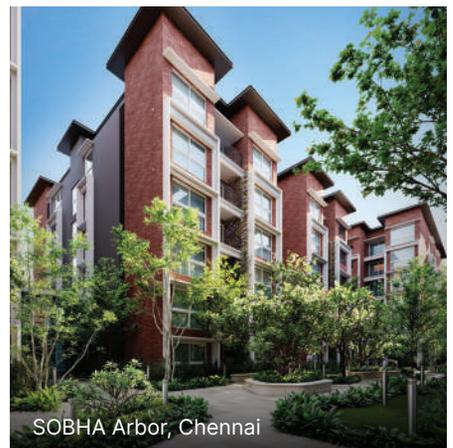
SOBHA Avalon, Gujarat



SOBHA Bela Encosta, Kozhikode



SOBHA Atlantis, Kochi



SOBHA Arbor, Chennai



SOBHA Meadows, Thiruvananthapuram



SOBHA Silver Estate, Thrissur



SOBHA Verdure, Coimbatore

Testimonies of Excellence.



Mr. Faizal & Family,
Marina One,
Marine Drive, Kochi

The main reason we were drawn to Marina One was SOBHA's reputation for quality, the location of the property, and the attractiveness of the future community. Kudos to the team for making our buying experience memorable!



Mr. Anupam & Family,
SOBHA City,
Sector 108, Gurugram

The quality of the construction shown to us during our visit is exactly what we got. The company goes to great lengths to showcase their work. It gave me the confidence to go ahead and buy my SOBHA home.

Testimonies of Excellence.



Mr. Kamal & Family,
SOBHA Malachite,
Jakkuru, Bengaluru

Living in Bengaluru since 1984, we owned our first home in SOBHA Malachite. We have been living here for over 17 years. Even today we appreciate the quality and finish with which even the smallest details were carried out.



Mr. Avinash & Family,
SOBHA Nesara,
Kothrud, Pune

After searching for more than two years, we chanced upon SOBHA Nesara in Kothrud. SOBHA's quality of work convinced us to book our dream home here. The location and the value for money offered by them are incomparable.

RERA No: P02500005580
rera.telangana.gov.in

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Somajiguda, Hyderabad, Telangana 500082

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