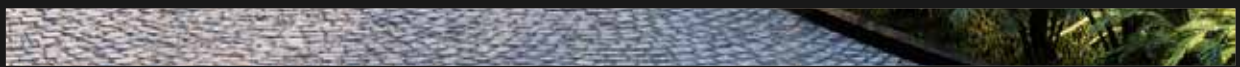


LIVE WHERE
LIFE HAPPENS



PRAGNA
HILL
COUNTY

Approvals



P R A G N A
HILL
COUNTY

AT
BHONGIR,
HYDERABAD

BEING A PART OF SOMETHING MAKES A PLACE, A COMMUNITY

Human connection is the need of the hour. The more we're drawn apart and isolated, the more our souls are affected. Human connections create positive energy between people and is one of the most rewarding emotions in life: to meet new people and greet old faces.

Hill County, the new residential development from Pragna, is such a place and Bhongir makes an excellent location where enduring connections can be fostered.

145

ACRES OF SERENITY

WITH PLOTS OF MANY SIZES,
EXPANSIVE COMMUNAL AREAS,
OPEN SPACES AND WELL-APPOINTED
AMENITIES, HILL COUNTY RECREATES
DOWNTOWN LIVING IN HYDERABAD.

A GRAND ENTRANCE

A home should be many
things, primarily safe.



REVIVING COMMUNITY LIVING FOR THE FUTURE

Blank smiles, laughter, giggles, curious stares, sugar rushes, coffee pangs, nostalgia, new connections... all of these create a warm feeling inside our bodies.

The sprawling township has been designed to make chance encounters and connections, an everyday ritual. Made up of interlinked nodes, streets, pathways, parks, tracks and meeting points, everyday can be the start of something great. You will find plots of many sizes, expansive communal areas, green spaces and well-appointed amenities all to offer new opportunities, new faces and a new lease of life.



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PLOT SIZES RANGING FROM **180-1400** SQ. YARDS



MASTER PLAN

FORGING A DEEP CONNECTION WITH NATURE

This is the place where destinies are fulfilled.

The township has been split into five sectors, each representing a different facet. Each sector is connected by nodes or veins that run throughout the township. Covered by trees and green spaces, you'll find the temperature cooler and the air crisper. Each sector also has a designated colour theme and features street landscaping, green areas and amenities, all adhering to the theme. Every sector has its purpose: to keep you connected and in the loop.



Sector 1
Ivory

Plants found here:
Tabebuia roseo-alba/
white trumpet

Sector 2
Glow

Plants found here:
Tabebuia aurea/
golden trumpet

Sector 3
Blush

Plants found here:
Tabebuia rosea/
pink trumpet

Sector 4
Bliss

Plants found here:
Jacaranda mimosifolia/
black poui

Sector 5
Desire

Plants found here:
Delonix regia/
gulmohar



SAFER,
COMFORTABLE
AND CONNECTED

Imagine taking an afternoon stroll all by yourself when you chance upon your neighbours or new people and not trees, bins or other obstacles in the footpath.



Be it a stroll on your own or catching up with your friends, you can get the most of it on the roads of Hill County.



Wide footpaths



Strategic placement of street furniture & trees



Thematic street landscaping



Clear wayfinding

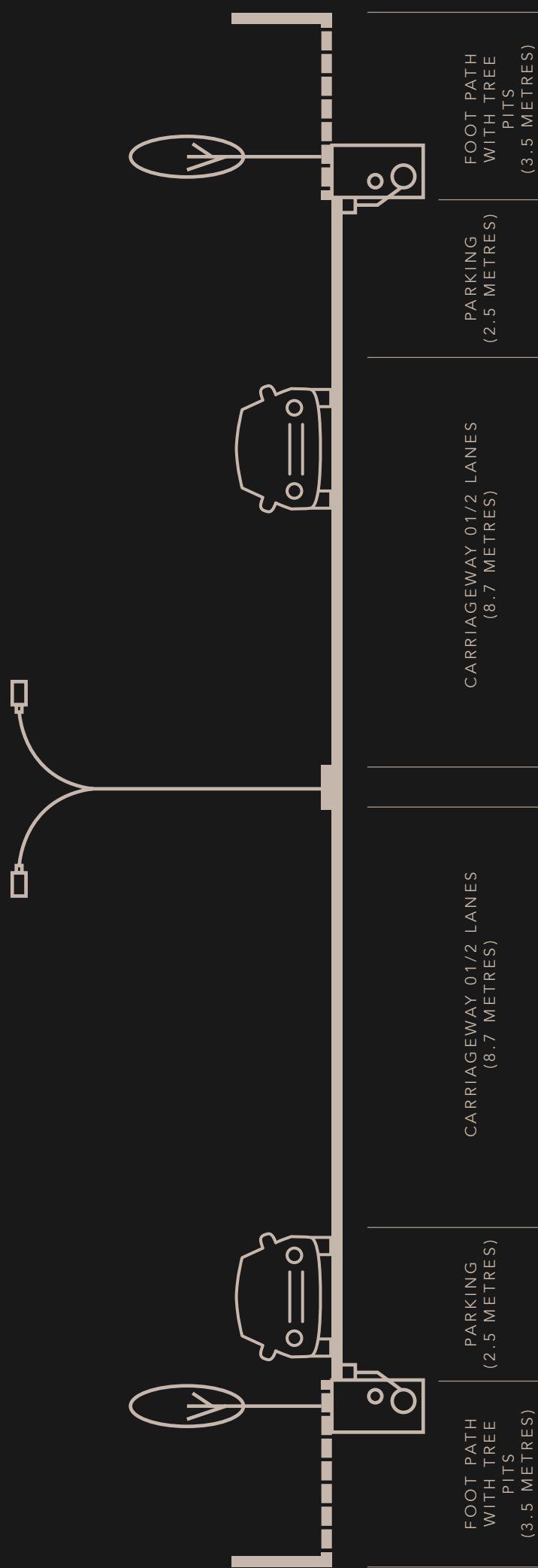


Smart poles



A well-mapped road system makes for easy and quick drives inside the 145-acre township. Moreover, a myriad of parallel roads and sharp turns enable a seamless flow of traffic. The carriageway has ample space for moving and parked vehicles. There are very few dead ends and cul-de-sacs, and many turns and circles, that allow you to drive at the peak of comfort inside Hill County.

With roads of various sizes - some with dual carriageways and parking spaces, some with wider footpaths and medians - all roads at Hill County are connected in such a way that they will lead to your home. On foot, Hill County's interlinked nodes and wide roads are a setting for chance encounters and spirited interactions.



Wide footpaths

Strategic placement of street furniture & trees

Thematic street landscaping

Clear wayfinding

Smart poles

ALLURING,
ENDURING
& ABOVE ALL,
MESMERISING

In a city that's starved for open spaces, the multiple-themed landscaping at Hill County is designed to offer you five unique experiences, one in each of the five sectors. You will find open green spaces, tree-lined roads and a diversity of bushes and plants that make interactions with nature a daily routine. What's more, you can also visit the pond and have a quiet and intimate time while children can have fun, frolicking in the sun.





The Tread

Don't look any further than the humble roads and street corners to find a spot to charge up your creativity or to just unwind and relax. Full of flowering trees and plants, Hill County will stay colourful throughout the year so that you can enjoy the magnificently unique views each sector has to offer.

The Frolic Bay

Frolic? That's right, Frolic. And now there's a place for it. At the Frolic Bay, no one's a stranger. A space for light activities, the Frolic Bay is the best place for a lazy afternoon lounge or a brisk evening chat.





THE CLUB

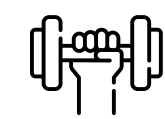
The Club, the official clubhouse of Hill County is an imposing beauty to behold.

With an array of sporting and fitness facilities at Hill County, you'll never be bored again. The Club is a convergence of minds, of tastes and of styles. Build conversations, build muscles or build your mind at the Club.

5000 SQ. FT. CLUB-HOUSE

Built on 3 acres of land, the clubhouse offers a wide range of activities for you to choose from.

Indoor amenities



AC gym



Multi cuisine restaurant



Cafeteria



Indoor games



Banquet hall



Indoor badminton court



Guest rooms

Outdoor amenities



Swimming pool



Volleyball court



Badminton court



Cricket practice nets



Tennis court



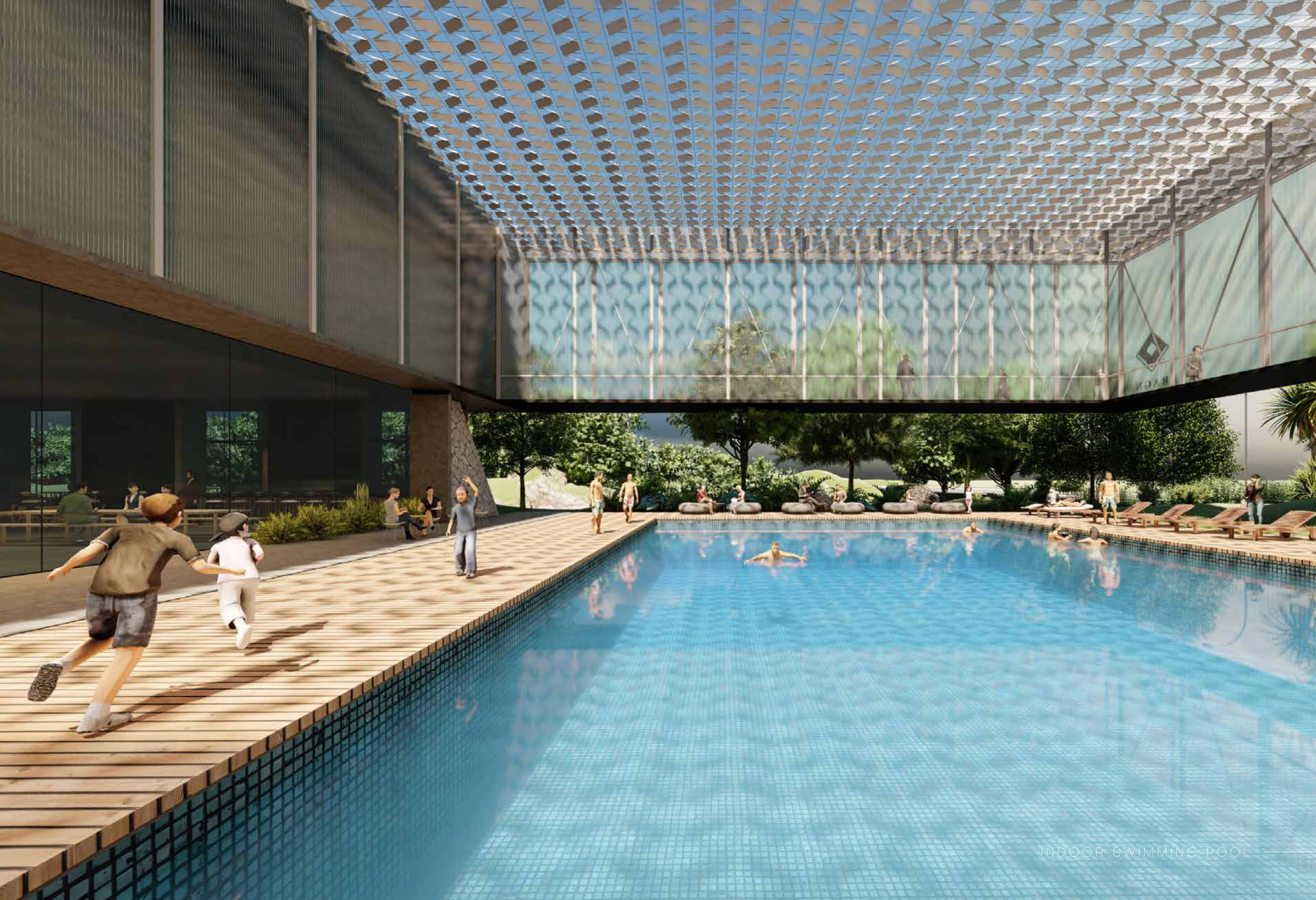
Cycling tracks



Amphitheatre



Open gym



INDOOR SWIMMING POOL





KIDS PLAY AREA

PLAY IT TO THE FINISH

Sweat it out with your buddies over a stimulating game at the ground while the little ones bond with their buddies at the kids play area.

SPLASH AROUND

There's nothing better than hitting the pool on a sunny day. Come, make a big splash with your friends and loved ones.



THE POND



THE TREAD

A WALK IN THE PARK

It's as easy as it sounds. We've developed a park big enough to do whatever you please. Be it a brisk walk or a lazy stroll, the park at Hill County will leave you wanting for more.



THE HIKER'S DECK



THE FROLIC BAY



AT THE ROOT OF ALL CONNEC- TIONS

Bhongir is situated close to a six-lane national highway, an outer ring road and an upcoming regional ring road, all of which make the drive to Hyderabad quick and easy. The town is also home to the Yadadri Temple which is fast becoming one of the most popular pilgrimage destinations in India.



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BHONGIR – THE NEW DOWNTOWN

With SEZs, colleges, schools and hospitals not too far away, Bhongir was already a town with access to a wealth of facilities. The state government's landmark project, the Yadadri Temple, is a major pilgrimage and tourist destination.

From roads to schools, hospitals and business centres, a number of buildings are cropping up near Bhongir. Being developed on par with Tirupathi, Bhongir is one of the major hubs of growth in the country.



YADADRI TEMPLE



A seminal investment

The Telangana government has invested Rs. 18,000 crores to develop the town of Bhongir into a formidable destination.



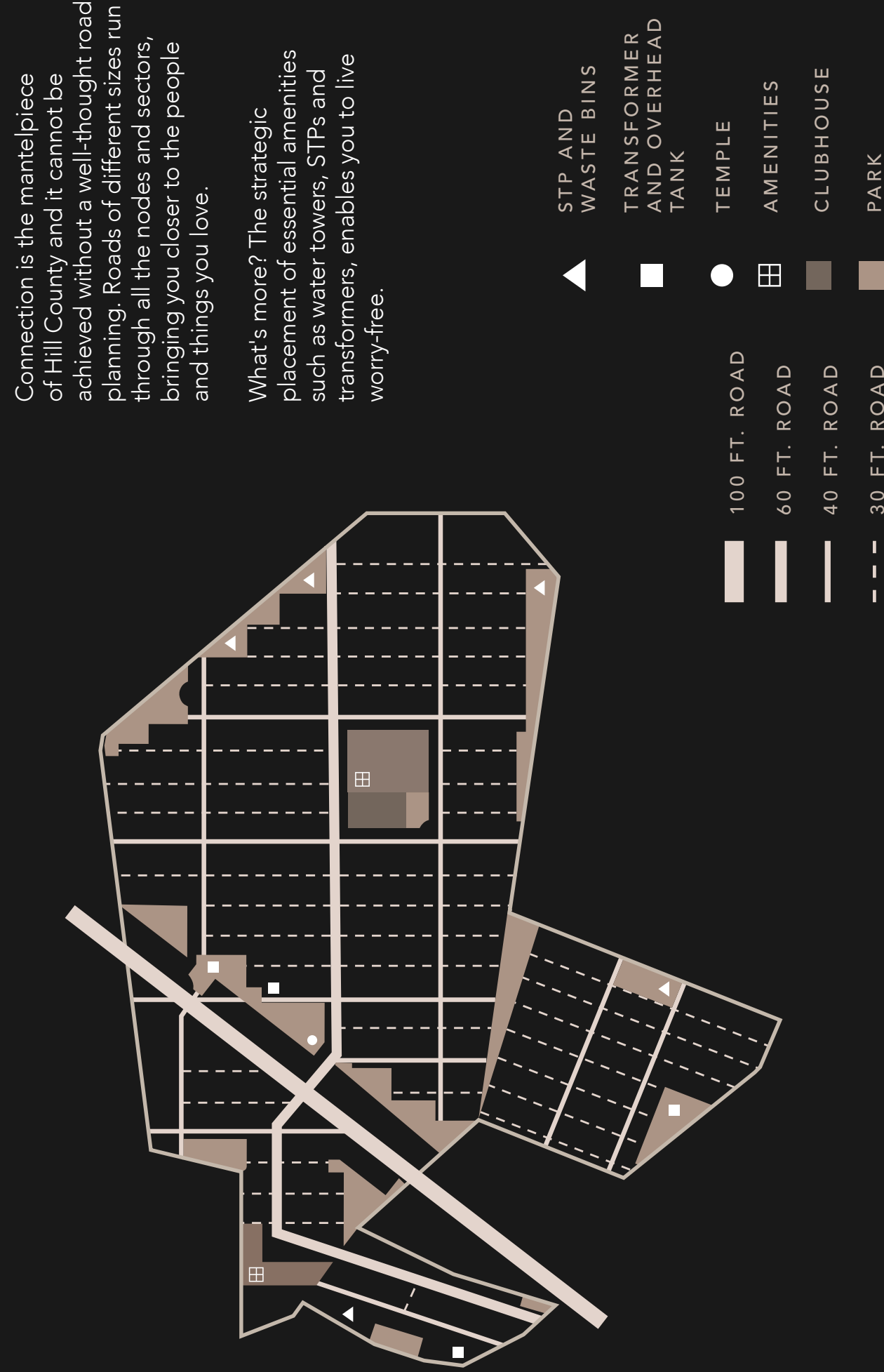
Get a bus without a fuss

The transport board is bringing more bus stops to Bhongir. What's more, you can find other modes of transport from auto rickshaws to taxis at ease.

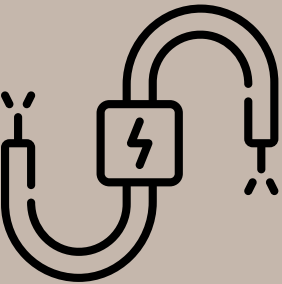


STRATEGICALLY PLACED FOR BETTER ACCESS

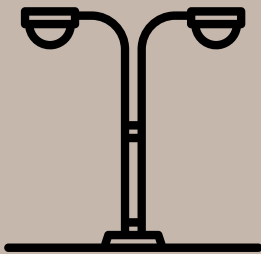
The inner roads and amenities at Hill County.



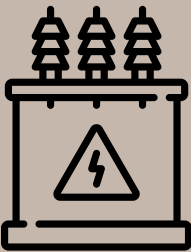
Every plot has been conceived to give equal importance to mechanical, electrical and plumbing design. Right from the planning stage, resources have been allocated to each plot, ensuring that you get the best of technology and craftsmanship inside your house.



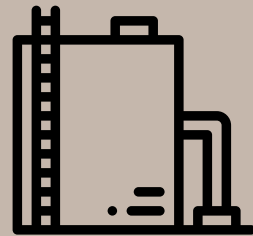
At Hill County, electric cables will be placed underground to ensure uninterrupted transmission of electricity during rains or floods. Underground cables are also safe and environmentally sensitive.



There are multiple street lamps on every road to ensure that roads, footpaths and surroundings are well-lit and visible.



There are four transformers inside Hill County to provide a seamless flow of electricity into homes and other amenities.



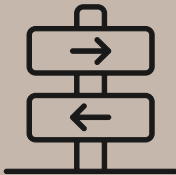
Overhead water tanks are an important part of Hill County's infrastructure. There are four water tanks inside Hill County.



Well-built and spacious inner roads that connect you to every part of the township.



Every footpath is planned to make walking a breeze. Trees and other street furniture are placed out of the way to ensure that you get to enjoy the full stretch.



Hill County is designed to make navigation a piece of cake. Our wayfinding network will enable you to know where you are and help you get to where you want to be.



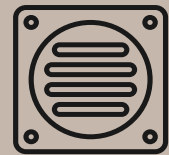
Avenue plantations help keep the temperatures low and air crisp all across Hill County.



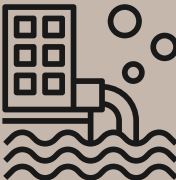
There are several surveillance cameras installed all across Hill County to ensure the safety of its residents and property.



Every plot at Hill County will have rainwater harvesting so that you get more water for your buck.



Underground drainage ensures that there's no backlog on the surface and in coordination with the STPs. Both drainage and sewage will be out of your sight.



There are multiple STPs placed around Hill County to ensure a smoother and quicker flow of sewage.



All overhead water tanks are connected to the borewell which ensures a quicker flow of water to all plots and amenities, and an abundance of clean corporation water.

ABOUT PRAGNA

Life. Lasting. Legacy.

Pragna is led by a goal to elevate the experience of living. Four visionaries with decades of real estate expertise came together to make this dream a reality. For the past decade, Pragna Group has been adorning Bangalore and Hyderabad with numerous properties that are remarkably unique in terms of design, construction standards and locations.

At Pragna, we keep a firm eye on developing trends and understand the need for these trends. With a proven track record in setting new international benchmarks, we create exceptional places to live, work and play. From development and construction to customer relationship, we have a diverse team of experts who get the most out of every project giving you more returns on your investment.

DISCLAIMER: This brochure is conceptual in nature and by no means a legal offering. The developer reserves the right to change, delete or add any specification, amenity or plan mentioned herein. All images shown here are indicative only.



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