



R E S I D E

Life is a quest.

We all run along every day of our life like other living things, seeking ways and means to keep our lives comfortable and peaceful. Like birds, we too leave our dwellings to take care of our vocations so that the future of our family and ours is safe and secure.

'The Perch' makes all your efforts and sweat fruitful and purposeful. It bonds you to your family; it makes you exclusive because it is exclusive.

The Perch @ Tellapur is a well-planned and passionately designed luxurious gated community in the rapidly developing growth corridor of Hyderabad.

The Perch is not just a dwelling or a house. It is a symbol of your attitude, lifestyle and your personality. It is your family nest!





Life is an answer to your prayers.

The Perch is a cozy and luxurious gated community with just 50 villas. It is a self-contained project that offers you and your family a peaceful, serene and relaxing atmosphere.

Several prestigious residential projects, IT SEZs, financial district, malls, hospitals, schools and colleges dot the access to this gated community; making it as one of your best Investments for life.

Many a time, we pray for an ideal lifestyle. Like the birds that never fly far away from the nest at any point in the day, we too crave to be close to our home at all times. This filial bonding and the concern for the family draws us to our nests every evening. The Perch is an answer to the prayers of the fortunate few with all the luxurious and aesthetically designed facilities one could pray for.



Life is smooth with planning.

Spread over a vast area of land in idyllic surroundings, 'The Perch' is an outstanding venture of independent residential villas to promote peace, harmony, health and smooth living comfort for all the residents. It is a self-sufficient gated community combining the best international style and state-of-the-art facilities in an aesthetic environment.

Unique Speaking Points:

- Cozy gated community with 50 Villas
- All villas are designed as per Vastu
- Ideally designed to suit the demands of all groups
- Tree-lined 40ft access road and 30ft inner road
- Clubhouse with all modern amenities
- Underground service lines
- Electronic security surveillance





Life is about following the right direction.

When one is sure about the goal and the purpose, the direction and the path becomes clear. Every Villa at 'The Perch' is designed and built with care.

The East and West facing villas are an ideal example of planning for ample ventilation and free flow of breeze to lead a healthier life. The layout is planned in such a way that space gets a true meaning.

The Perch holds the key to two worlds, one - your own world that you enjoy within the cozy environs of your home and the other world - that comprises of others like you, who live in the community making it a world of one big family.



East Facing Villas Area Statement

Plot Area - 214 sq. yds
Ground Floor - 1355 sft
First Floor - 1337 sft
Total Area - 2692 sft

West Facing Villas Area Statement

Plot Area - 214 sq.yds
Ground Floor - 1355 sft
First Floor - 1337 sft
Total Area - 2692 sft



Special attention has been given while planning the project to offer you the best possible world comprising lush green environments, open spaces, avenues, kids play area, pebble paths, recreation facilities, clubhouse utilities and so on.

Life is about enjoying every moment.

Every moment of life is to be cherished and enjoyed.

The birds are always enjoying every moment of their life, chirping, hopping from one branch to the other perching and sharing their joy. At 'The Perch' there is something for everyone to look upto and always something to cherish.

Every corner of 'The Perch' has been designed with care to suit your personality.

The interiors define the classy lifestyle of the residents while every bit of the facilities foster bonds that in turn yield the mutual fortes.

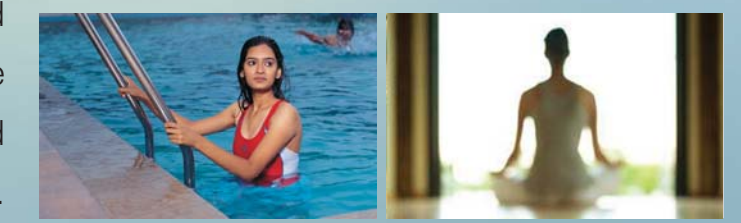




Life is about seeing
behind before
moving ahead.

'The Perch' has exclusive and artistically designed multilevel Clubhouse that perfectly matches the standards of your premium lifestyle. The specially designed value added facilities and amenities in and around the Clubhouse are icing on the cake that one would expect of such a classy venture.

The exclusive Clubhouse would be the hub of socializing and the ambience would be relaxing and soothing, where everyone can unwind and relieve their stress.



Features of Clubhouse:

- Well furnished clubhouse designed in two levels
- Swimming pool with an attached toddlers pool
- Coffee shop and barbeque overlooking the pool
- Large multipurpose party lounge
- Health Club with multi-station fitness equipment
- Indoor games room with health club
- Office space with Wi-fi connectivity



Life is about Cohabitation.

Many varieties of birds co-exist in the same surroundings. They share the nature's bounty and care for each other in many ways. 'The Perch' will be a resident's paradise in harmony. Every care is taken to ensure that every individual enjoys the luxury living within and out of homes with their peers in a holistic way. Every moment spent here becomes memorable.





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Life is standing the test of time.

The strength of the nest is in how it faces the vagaries of the weather. The bird builds its nest based on the need and location taking into account the adverse weather conditions and the predators and so on.

The Perch has been designed to last.

The emphasis on quality and commitment is in-built in the project.

Whether it is the design, raw materials or the construction, the team of professionals working in the project is committed to give uncompromising quality standards for a superior value.

Crafted to perfection without a compromise, the villas at The Perch offer value that the most prestigious of projects will be hard put to match.



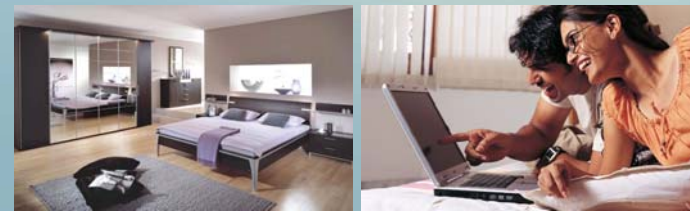
Life is about creating an identity.

Each species has its own style of building the nest.

The needs are different, the designs are different and therefore the size, shape and appearances are different. The Perch understands the specific needs of every customer

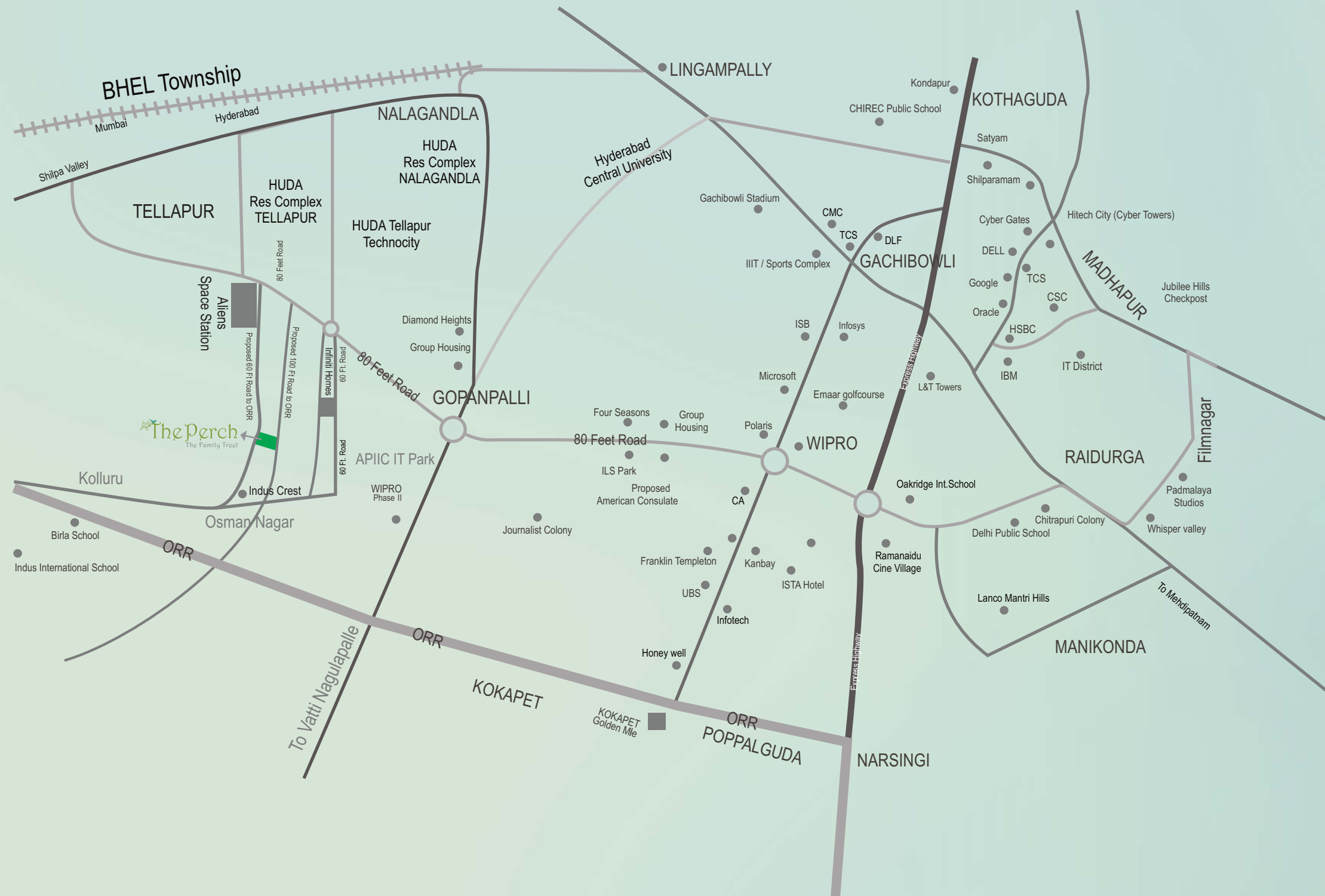
and designs the villa accordingly. The Perch is associated with reputed interior designers and architects to design the interiors for the residents.

The customer will have various options to choose a designer and the team of people to execute the same to their taste and budget.



Route Map

Not to scale



Life is about living the dream.

The Perch @ Tellapur in true sense, unearths a lifetime of idyllic existence for you to rejoice and cherish. It is a dream venture as it has all the advantages that one would dream of in an ideal venture. The project is ideally located at a distance of just 10 mins from financial district of Hyderabad and 15 mins drive to the IT hub of Gachibowli, Kondapur and corporate corridor emerging in Madhapur.

The project is crafted to beguile a change in the way you live. It encompasses every feature that triggers the joy centers of your body and soul.

Life brings people together.

About the Team and Consultants behind 'The Perch'.

A Project Initiative of



Architect & Engineering Consultants



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'The Perch' is like the thread that has brought many individuals closer woven like a garland. It is indeed a classic example of how a team of like-minded individuals from diverse professional backgrounds can come together and build magic. Each one of them bring to the table their enthusiasm, ideals and their dreams with a common thread called commitment, determination, dedication and discipline to make 'The Perch' a dream home for some like minded families.



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