



**Spanesta**

Unique Luxury Villas

Live Like A **KING**  
with-in Municipality Limits



A Mega Villa Project In  
**East Hyderabad**

 **Bacharam**



**Spanesta**

Unique Luxury Villas

## Discover Luxury Living in Nature - East Hyderabad

Jagathswapna now welcomes you to your dream destination of living in the luxury of nature yet conveniently modern, with vibrant indoors and lively outdoors. **"SPANESTA"** the Luxury Nature Villas for Smart Living Generation

East Hyderabad is rapidly becoming a preferred destination for discerning homebuyers. The location offers unparalleled convenience, with the **Pocharam IT SEZ just a 10-minute drive away, ensuring a seamless work-life balance for IT professionals. Additionally, the project is only 5 Min Drive From ORR, 13 km from Uppal Metro Station and 8 minutes from DMart, providing easy access to transportation and daily necessities.**

Investing in a villa in this project is not just about acquiring a home; it's about securing a lifestyle that offers luxury, convenience, and long-term value.





**SpanestA**  
Unique Luxury Villas

**Dream Villas in East Hyderabad  
Now at the Best Prices**

~~Rs. 7299/- per Sft~~

**Rs. 6999/- per Sft**

(Valid Upto - 15/12/2024)

**Low Investment, High Returns**

**Grab Your Dream Villa  
Before Prices Go Up**





# Swimming Pool

## With Every Villa

Experience the epitome of **luxury living** with our meticulously crafted floor plans. From expansive layouts to exquisite details, every element is designed to elevate your lifestyle. Discover a harmonious blend of elegance and functionality that exceeds your expectations. Explore our collection of premium residences tailored to suit your discerning tastes. Unlock the door to your dream home and embrace a life of unparalleled luxury



## Healthy & Stress-free Lifestyle

### Spacious Indoor Games

Live a healthy and stress-free lifestyle in our venture with the excellent indoor games we offer. Engage in activities like **Badminton, Basketball, Cricket Nets, Table Tennis**, etc., to boost your physical fitness and mental well-being, allowing you to stay active while having fun. Regular participation in these sports improves cardiovascular health, enhances coordination, and fosters social connections. By incorporating these enjoyable indoor activities into your routine, you can achieve a balanced and fulfilling life, filled with wellness and relaxation within our community.

### Open Space For Meditation

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### Open Gym & Play Area









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## 200.90 Sq. Yrds (East)

Ground Floor : 1033.00 Sq. Fts  
First Floor : 913.00 Sq. Fts  
Second Floor : 154 Sq. Fts  
Total : 2100.00 Sq. Fts



## 189.60 Sq. Yrds (West)

Ground Floor : 1018.00 Sq. Fts  
First Floor : 828.00 Sq. Fts  
Second Floor : 154 Sq. Fts  
Total : 2000.00 Sq. Fts





# Spanesta

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Your dream home meticulously crafted with **superior architectural engineering**, designed to offer every family a haven of luxury and lavish lifestyle. This exquisite residence blends cutting-edge design with unparalleled comfort, creating an environment where elegance meets functionality.





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Unique Luxury Villas



**Triplex Villa  
West Facing  
2700 Sq. Ft.**



**Triplex Villa  
West Facing  
5500 Sq. Ft.**

**Experience the  
pinnacle of  
luxury living  
with unmatched comfort  
and elegance**





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Unique Luxury Villas

A well-equipped gym, and various sports amenities  
await you at your spacious **Club House.**

Access is reserved exclusively for clubhouse members only.





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## 21 Acres | 219 Villas

- Splendid Entrance Arch with Gate Grand Photo Shoot Frames
- Open Decles for Nature's View
- Excellent Landscaping all over Layout Parks
- Underground Electrification system with Cables
- Underground Drainage System
- 30ft and 40ft wide Internal Roads
- 150ft wide Master Plan Road
- Trendy Street Lights for Abundant Lighting
- Avenue Plantation on either side of Roads
- Channelization of Rain water to Landscaping & Harvesting Pits
- State of The Art Buddha Statue surrounded by Landscaped Park
- CC Cameras for common areas
- Walking and Jogging Track
- Open Space for Meditation
- Open Gym and Play Area
- Power backup for common Areas
- Badminton courts, Basket ball, cricket ball stop nets
- Amphitheatre
- Children's play area





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Unique Luxury Villas

## 5 Min Drive From ORR

Near To Vijayawada & Warangal Highway  
& Close To International Schools

**5 Min. Drive**  
Pocharam IT SEZ



**High Re-sale Value**  
Near To Dmart & Shopping Malls



**Time to Buy**  
Now or Never Offer



**13Kms From**  
Uppal Metro Stn.



**25 Min. From**  
Shamshabad Airport





**Spanesta**  
Unique Luxury Villas

**Enjoy Happy Moments By  
Saving More Money**

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**12 Months NO EMI**

Book Your Site Visit Today & Feel The Difference

A Project By



Sri  
**JAGATHSWAPNA**

realtors pvt. ltd. | infra projects | lifestyle builders

A dream home is a once-in-a-lifetime opportunity,  
built with unparalleled quality and unwavering commitment

