

n.  
eo



The One Above All



## Story Above The Rest

Sometimes, you step into a place and you know this is where you belong, a space designed to feel right for you, after the hustle, after the noise and after the need to prove.

A home that moves at your rhythm.

A home that's simply for you, for the life you have grown into, quietly. completely.

*Welcome to NEO.*

# An Icon Above All

4.36

Acres

An open expanse with space  
and stillness in harmony.

3 & 4

BHK Homes

With private lobbies, maid  
rooms, and home theatres.

2

Iconic Towers

Planned for privacy, light, and  
uninterrupted views.

2,235 - 4,565

Sq. Ft. Homes

Deeply functional, effortlessly  
maintainable & sustainably built.

57

Storeys

One of the tallest residential  
experiences with a lake view.

1,04,000

Sq. Ft. Amenities

A realm of indulgence, where life  
and leisure find balance.



WHY  
NEO?



# Neopolis India's Fifth Avenue

A city within a city, for those who live ahead of time.  
Step into a complete world, where life becomes  
wholesome.



# The Most Iconic Address In Neopolis

Perched on the edge of Neopolis across 4.36 acres,  
closer to nature, NEO rises above the skyline with  
light, air and panoramic lake views.



# Design That Works For You

Every home features functional, one-of-a-kind layouts designed for modern living. From 3.3m floor heights to spacious lobbies, maid rooms, and home theatres, every inch is crafted for you.



# Live Above The Everyday



## Stilt

### Ground

- Walking Track
- Open Air Amphitheatre
- Tot Lot
- Lakeview Corner
- Fitness Strip
- Tennis Court
- Pickleball Court
- Box Cricket
- Pet Park
- Half Basketball Court
- Open Bar Counter
- Elevated Walkway
- Yoga Deck

### Tower A

- Creche
- Kids Play Area
- Arts & Crafts
- Clinic
- Grocery
- Pharmacy
- ATM
- Huddle Room

### Tower B

- Amphitheatre
- Badminton Courts (2)
- Squash Court
- Arts & Crafts
- Huddle Room

Experience Life  
Above Limits

# Club NEO



## Ground

- Multi-Purpose Hall
- Pre-Function Hall
- Cafe

## 2<sup>nd</sup> Floor

- Preview Theatre
- Table Tennis (2)
- Indoor Board Games Room
- Bank
- Bank Locker Room
- Billiards Lounge

## 4<sup>th</sup> Floor

- Gym
- CrossFit
- Aerobics
- Dance Studio

## 6<sup>th</sup> Floor

- Party Halls (2)
- Yoga/Meditation Hall

## 1<sup>st</sup> Floor

- Senior Citizens Lounge
- Business Lounge
- Conference

## 3<sup>rd</sup> Floor

- Salon
- Spa
- Study Center
- Tuition Rooms (2)

## 5<sup>th</sup> Floor

- Guest Rooms (6)
- Executive Suite Room (1)
- Lounge

## Terrace

- Infinity Pool
- Kids Pool
- Party Lawn
- Open Cafe

# Work Above The Ordinary

Levels 48 & 49

  
Private  
Meeting Pods

  
Open Sky  
Co-Working Areas

  
Boardrooms

  
Plug-And-Play  
Workstations


  
Executive  
Office Suites





# Ascend Above The Sky

## Level 59

  
Open Air  
Amphitheatre

  
Telescope  
Points x 3

  
Surya Namaskar  
Lawn

  
Star-Map  
Deck

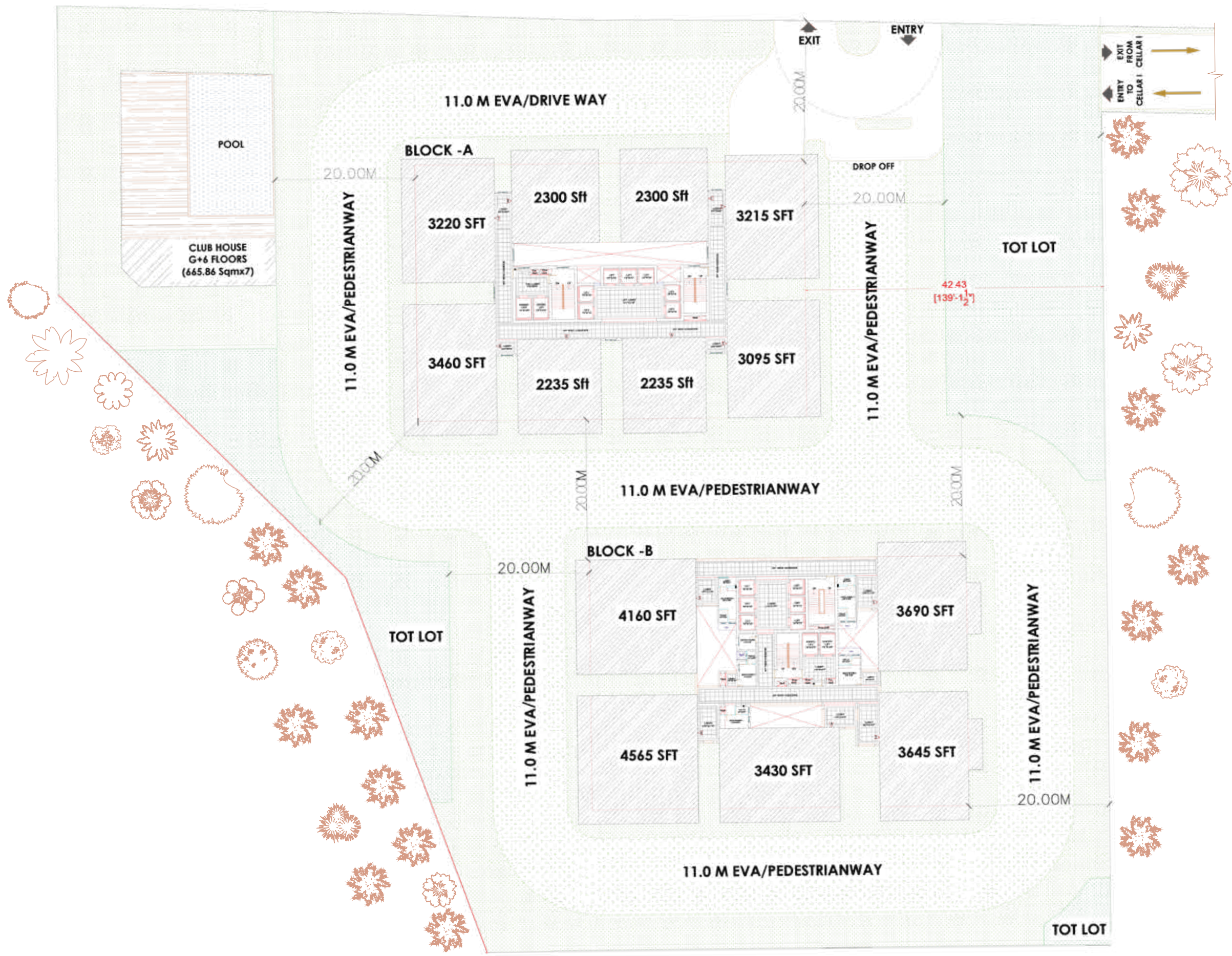
  
Sky  
Trail

  
Sky  
Gym

  
Fragrance  
Garden

  
Sky  
Café

# A Master Vision Above All



# Layout Above Excellence

• Tower A



# Design Above Compromise



# Connectivity Above Expectations

- **Education 10-22 mins**

Oakridge International School  
Delhi Public School (DPS), Khajaguda  
Rockwell International School

- **IT Parks & Business Hubs 15-25 mins**

Financial District, Gachibowli  
HITEC City IT Park  
MindSpace IT Park

- **Retail & Lifestyle 20-25 mins**

Inorbit Mall  
Sarath City Capital Mall  
IKEA Hyderabad

- **Healthcare 15-25 mins**

AIH Hospitals, Gachibowli  
Care Hospitals, HiTech City  
Rainbow Children's Hospital

- **Connectivity 1-30 mins**

Rajiv Gandhi International Airport  
ORR Exit 1A  
Proposed Neopolis Metro

- **Leisure & Recreation 10-20 mins**

Gandipet Lake (Osman Sagar)  
Khajaguda Rock Formations  
Hyderabad Golf Club



You  
are  
here

# Standards Above The Norm



## STRUCTURE

- RCC framed structure with shear walls to withstand wind and earthquakes (zone-2)
- Floor-to-floor height: 3.3 m



## KITCHEN & UTILITY

- Provision for municipal bore water, water purifier, chimney, and hot & cold mixer
- Utility: Provision for washing machine and dishwasher



## WALLS & CEILING

- External walls: Textured finish with weatherproof emulsion paint
- Internal walls: Putty finish with premium emulsion paint



## BATHROOMS

- All sanitary and CP fittings of reputed make like Kohler, TOTO, Villeroy & Boch, Grohe, Hansgrohe, or equivalent
- Vanity wash basin, EWC, single-lever mixers, geyser provision, ventilators



## GENERATOR

- 100% DG backup with AMF and acoustic enclosure



## ELECTRICAL & CONNECTIVITY

- Concealed wiring, modular switches, power outlets for AC, geyser, kitchen/utility outlets
- Three-phase supply with provision for VRV outdoor unit
- Internet/cable in living and bedrooms



## CLADDING & DADOING

- Bathrooms: Large-format GVT tiles up to grid
- Utility: Large-format GVT tiles up to 4 ft
- Maid toilets: GVT tiles up to 6 ft



## DOORS & WINDOWS

- Main/Internal: 8 ft teak frame, veneered finish, PU polish, premium hardware
- Utility: UPVC door
- Sliding: Aluminium alloy frame, clear panelled sliding doors, mosquito mesh
- Windows: Aluminium frame, clear float glass, mosquito mesh provision



## PARKING

- Adequate capacity, smooth circulation, car wash facility (chargeable)



## FLOORING

- Lobby/Entrance: Large-format vitrified tiles, false ceiling in the lounge
- Living/Dining/Kitchen/Bedrooms: Large-format vitrified tiles with 3" skirting
- Bathrooms: Acid-resistant, anti-skid vitrified tiles, PVC spacers, epoxy grout
- Balconies & Utility: Anti-skid tiles
- Staircases: Granite flooring up to the 1st floor, remaining with tandoor stone



## SECURITY & BMS

- 24x7 security, CCTV, panic buttons, intercom, solar fencing, gas leak detection
- BMS with prepaid electricity monitoring system



## FIRE & SAFETY

- Fire hydrants, sprinklers, alarms, PA system, control panel



## LIFTS

- High-speed passenger lifts with V3F and a rescue device of a reputed make



## ACCESSIBILITY

- Ramps and reserved parking for differently-abled



## LPG/PNG

- Piped gas with a meter



## WATER & WASTE

- Treated water via softening plant, hydro-pneumatic system
- Sewage treatment plant of adequate capacity as per norms
- Rainwater harvesting pit



## BILLING SYSTEM

- Automated billing for water, power, gas, DG, and maintenance



## SOLAR POWER

- As per norms

# Above All The Finest Minds



Master Vision



Structural Consultants



Engineering Legacy



Execution Partners



MEP Experts



Technical Review



Mobility Expertise



Landscape Consultants



Climate & Wind Consultants



Branding Consultants





**Head Office**

Yula Group  
Unit-5, Block-B, Vaishnavi's Cymbol,  
Nanakramguda, Hyderabad,  
Telangana, - 500089

**Site Address**

Plot no 11, Neopolis, Kokapet,  
Gandipet, Telangana - 500075.

 **Neopolis**

Disclaimer: This information booklet is a conceptual presentation intended solely for general informational purposes. This mini-brochure provides an overview and does not include all project details. For complete and updated information, including detailed floor plans, specifications, and statutory approvals, please refer to the official sales team and sanctioned documents.