

Thakur Gangaram Singh Enclave

by Akshita Infra



OFFICE ADDRESS

H.No: 8-2-269/W/3, Sai Teja Apartments, 1st Floor, Women's Society,
Sagar Society, Road No. 2, Banjara Hills, Hyderabad, Telangana - 500 034
sales@akshitainfra.com | www.akshitainfra.com

TACT | +91 7731 88 44 77

Luxury 2, 3, & 4 BHK Apartments
@ New Shyampet, Hunter road,
HANUMAKONDA, WARANGAL.

A Thoughtfully
Crafted Vision
for Refined
Modern Living

WELCOME TO
AKSHITA INFRA

Akshita Infra Projects is a distinguished real estate leader, setting benchmarks in reliability, quality, and trust across Hyderabad. With a legacy of over a decade, we have emerged as one of the most respected developers in Hyderabad, driven by expertise, innovation, and a steadfast commitment to delivering exceptional value to our customers.

With strong roots in Hyderabad, Akshita Infra is now expanding into emerging growth corridors across Telangana. Our vision is to bring thoughtfully planned, premium developments backed by complete legal transparency to every location we enter—creating not just spaces, but lasting value and thriving communities.

We do the Best – We deliver the Best.

06
On Going
Projects

04
Up Coming
Projects

25+
Completed
Projects

8,000+
Happy
Customers

Where Modern Lifestyle Meets the Spirit of Warangal



Experience a lifestyle that blends contemporary comforts with the rich cultural essence of Warangal. Thoughtfully designed spaces, modern amenities and a vibrant community come together to offer a living experience that is both refined and rooted. This is where your future home reflects both progress and tradition.





A Grand Entrance That
Reflects Elegance & Grace

3.43 Acres
Project

03 Towers +
01 Clubhouse Tower

G+5
Floors

190 Luxury
Apartments

1178 - 2240 sft. Flat Sizes

12,500 sft. Clubhouse



Beautifully Planned Homes for Modern Living

Discover homes where every detail is thoughtfully crafted to enhance your lifestyle. From smart layouts to modern amenities, each space is designed to offer comfort, functionality, and a seamless living experience.

Where Every Space Celebrates Life's Best Moments

Akshita Enclave is designed as a peaceful retreat for families, blending green landscapes, open spaces, and modern amenities to create a lifestyle of comfort, connection, and happiness.

LEGEND

01.Grand Entrance/Exit | 02.Clubhouse | 03.Lawn

TOWER 01

- Pickle Ball Court
- Tree Desk Area
- Zen Garden

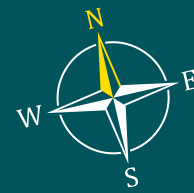
TOWER 02

- Human Chess
- Sand Pit
- Children Play Area

TOWER 03

- Raised Lawn
- Pergola
- Planting Zone

Master Layout Plan



TOWER - 01
Each Floor 13 Flats
05 Floors Each
Total 65 Flats

TOWER - 02
Each Floor 13 Flats
05 Floors Each
Total 65 Flats

TOWER - 03
Each Floor 12 Flats
05 Floors Each
Total 60 Flats

CLUB AKSHITA
G+2 Floors
Size: 12,500 Sft



Modern Architecture
with Timeless Elegance



Experience a seamless blend of modern design and classic charm. Every detail is thoughtfully crafted to create spaces that are stylish today and remain elegant for years to come.



A Masterful Balance of Privacy and Connection

Tower O2 is a blending privacy secluded with breathing, open-concept living, we've created a residence that is elegant in vision, convenient in functionality. At it's heart lies an expansive tot lot - a secure and vibrant haven, where children from the age of 1 - 15 can thrive. Here, every detail is orchestrated to foster a living that rejuvenates ones lifestyle, with joy, safety and cohesive community.

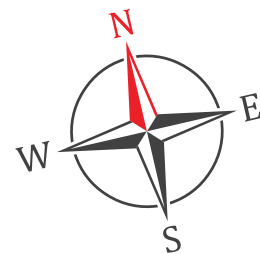
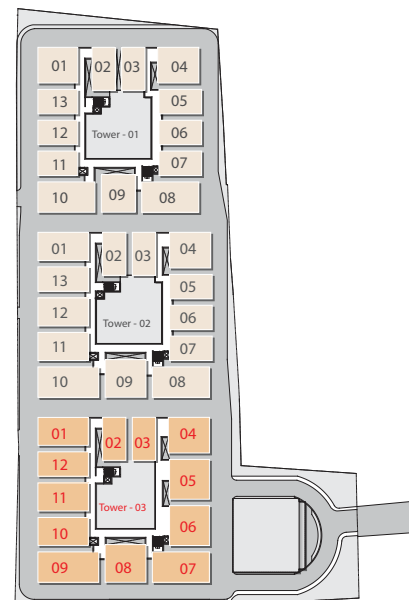


TOWER - 02
Typical Floor Plan

Flat No	Unit	Facing	Area in Sft
1	3 BHK	East	1718
2	2 BHK	West	1212
3	2 BHK	East	1212
4	3 BHK	West	1780
5	2 BHK	West	1260
6	2 BHK	West	1260
7	2 BHK	West	1260
8	4 BHK	West	2100
9	3 BHK	East	1867
10	4 BHK	East	2240
11	3 BHK	East	1718
12	3 BHK	East	1718
13	3 BHK	East	1492

Intelligently Planned Spaces for Effortless Luxurious Living

Tower 03 Crafted for individuals aged 35 and above, these spaces reflect comfort, elegance, and mindful living. Thoughtfully designed amenities create a serene and vibrant environment, offering the perfect balance of relaxation, connection, and refined everyday living.



TOWER - 03
Typical Floor Plan

Flat No	Unit	Facing	Area in Sft
1	3 BHK	East	1718
2	2 BHK	West	1212
3	2 BHK	East	1212
4	3 BHK	West	1780
5	4 BHK	West	1925
6	4 BHK	West	1925
7	3 BHK	West	2100
8	3 BHK	East	1867
9	4 BHK	East	2240
10	3 BHK	East	1718
11	3 BHK	East	1718
12	3 BHK	East	1492

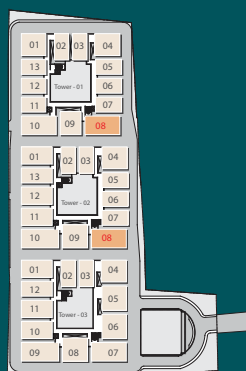




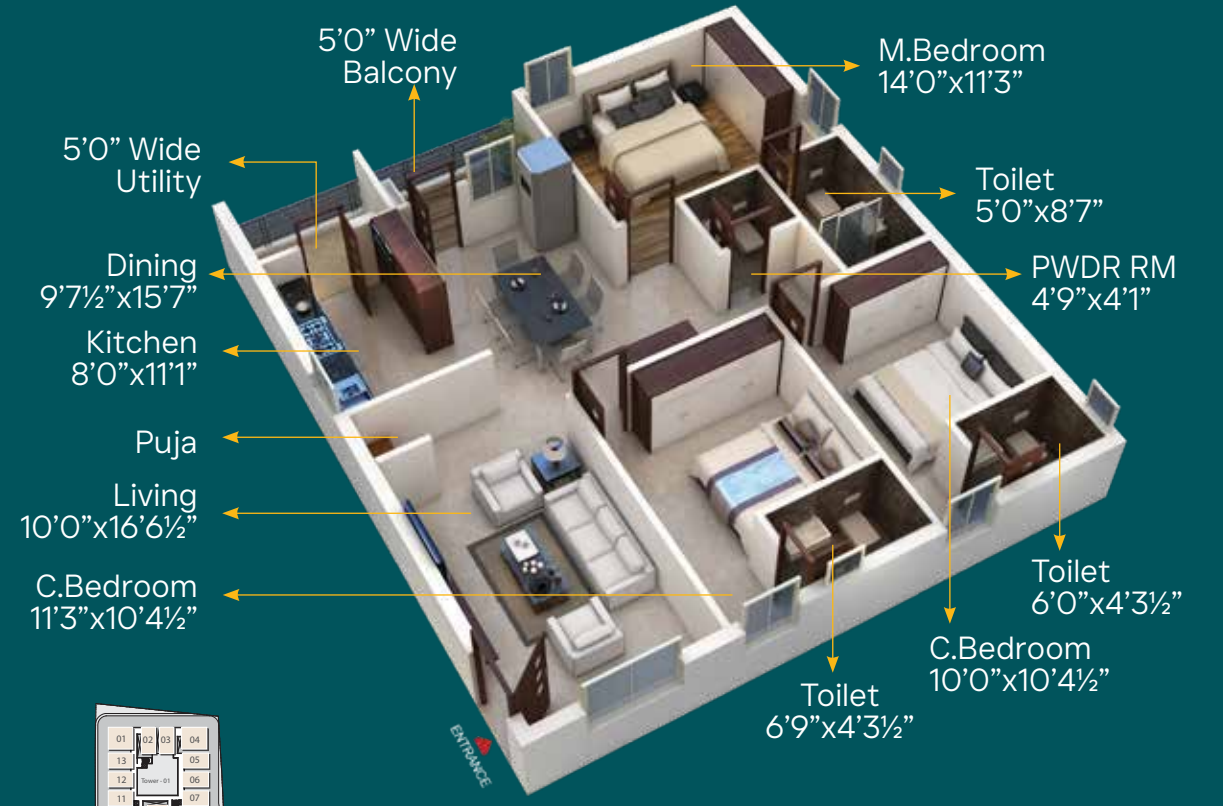


Tower: O1 & O2
 Unit No: 5, 6 & 7
 Facing: West
 Type: **2 BHK**
 Area: **1260 Sft.**

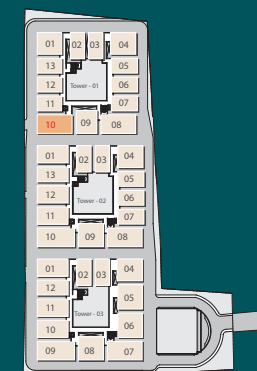
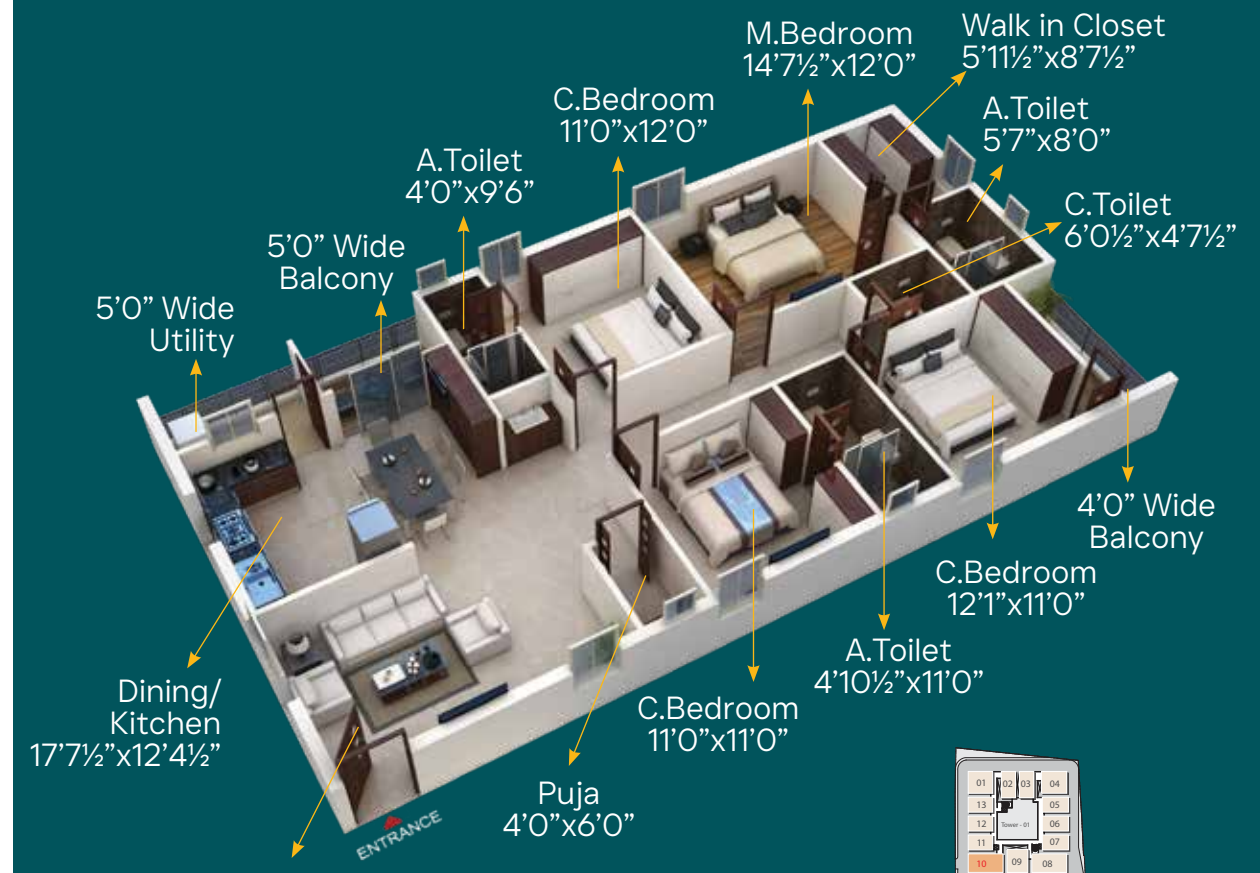
Thakur Gangaram Singh Enclave
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Tower: O1 & O2
 Unit No: 8
 Facing: West
 Type: **4 BHK**
 Area: **2100 Sft.**



Tower: O1
 Unit No: 9
 Facing: East
 Type: **3 BHK**
 Area: **1555 Sft.**



Tower: O1
 Unit No: 10
 Facing: North
 Type: **4 BHK**
 Area: **2100 Sft.**



Contemporary Architecture
Crafted with Timeless
Aesthetic Appeal



Striking elevations, premium finishes, and modern design language come together to create a landmark that reflects sophistication and architectural finesse.

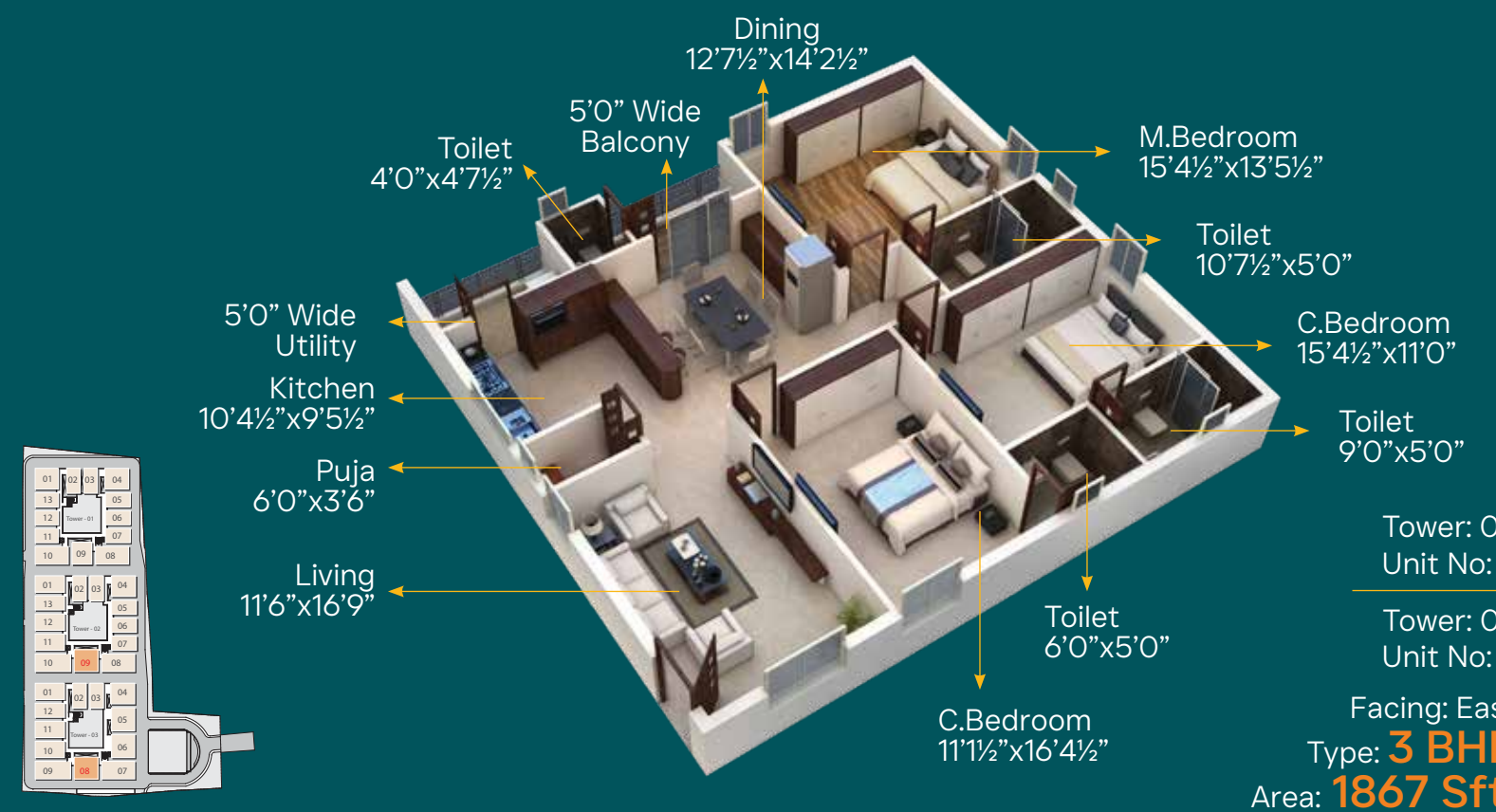




Tower: 01
 Unit No: 11, 12 & 13
 Facing: East
 Type: **2 BHK**
 Area: **1178 Sft.**



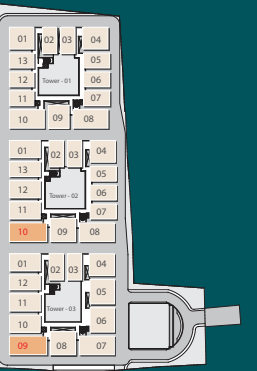
Tower: 02
 Unit No: 1, 11 & 12
 Tower: 03
 Unit No: 1, 10 & 11
 Facing: East
 Type: **3 BHK**
 Area: **1718 Sft.**



Tower: 02
 Unit No: 9
 Tower: 03
 Unit No: 8
 Facing: East
 Type: **3 BHK**
 Area: **1867 Sft.**



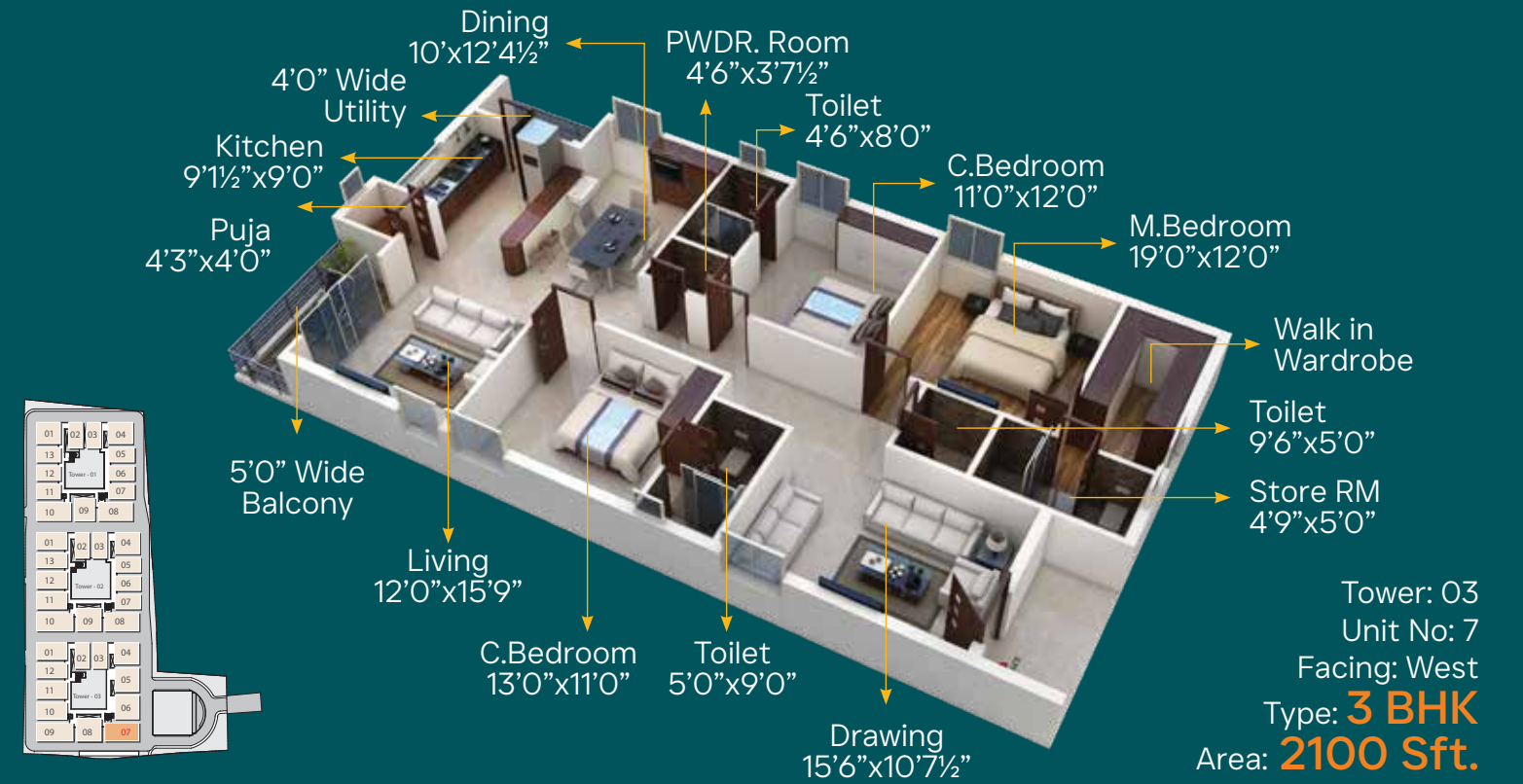
Tower: 02
 Unit No: 10
 Tower: 03
 Unit No: 9
 Facing: East
 Type: **4 BHK**
 Area: **2240 Sft.**



Calm, Comfortable Bedrooms Designed for Relaxation

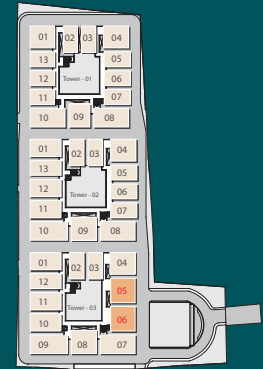
Carefully proportioned rooms, wide balconies, and utility spaces enhance the overall living experience. The designs focus on practicality without compromising on aesthetics, creating homes that feel open, balanced, and welcoming.

Tower: O2
Unit No: 13
Tower: O3
Unit No: 12
Facing: East
Type: **3 BHK**
Area: **1492 Sft.**



Tower: O3
Unit No: 7
Facing: West
Type: **3 BHK**
Area: **2100 Sft.**

Tower: O3
Unit No: 5 & 6
Facing: West
Type: **4 BHK**
Area: **1925 Sft.**




**Thakur Gangaram
Singh Enclave**
by Akshita Infra

Built with quality construction and intelligent planning, these homes offer more than just space they deliver a lifestyle that combines practicality, elegance, and enduring comfort for years to come.



Thakur Gangaram
Singh Enclave
by Akshita Infra

A Luminous Landmark Defining Prestige After Sunset Hours

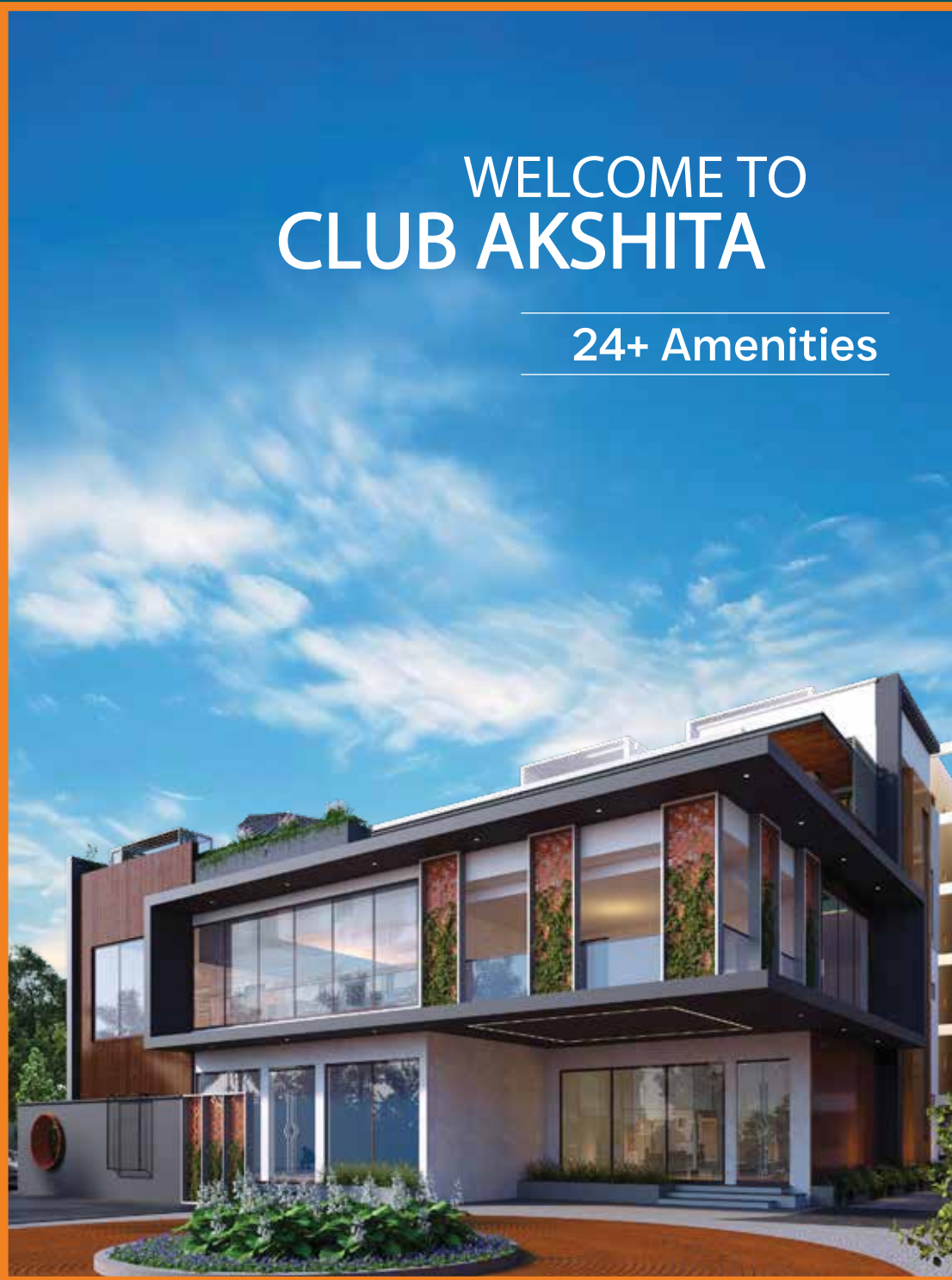
As evening sets in, Akshita Infra transforms into a glowing architectural landmark. Thoughtfully designed lighting enhances its modern facade, creating an atmosphere of elegance, safety and quiet sophistication throughout the night.



An Exclusive Clubhouse Dedicated to Leisure & Wellness

WELCOME TO CLUB AKSHITA

24+ Amenities



12,500 SQ. FT.
Dedicated to refined living

Club Akshita is designed as an extension of luxury living. With spaces dedicated to fitness, recreation, and social interaction, the clubhouse offers residents a vibrant lifestyle within the comfort of their own community.

Club Amenities



Swimming Pool



Gym



Banquet Hall



Guest Rooms



Yoga Room



Indoor Games



Covered Lawn



Creche Room

Pre Function Hall | Waiting Hall | Reception | Kitchen | Store/Pantry
Work-Out Zone | Co-Working Space | Balcony | Lounger | Changing Rooms



CLUBHOUSE GROUND FLOOR



Thoughtfully Curated Spaces Designed for Social and Wellness Living

Portico | Waiting Hall | Reception | Lift | Lobby | Toilets
Green Room | Banquet Hall & Stage | Pre Function Hall
Store/Pantry | Kitchen | Covered Lawn

Every space within the clubhouse is thoughtfully designed to elevate everyday living—from wellness zones and banquet halls to serene relaxation areas—fostering connection, rejuvenation and celebration.





CLUBHOUSE FIRST FLOOR

Balcony | Co-Working Space | Lift | Toilets | Senior Citizen Room | Yoga
Indoor Games | Creche Room | Gym | Work-Out Zone | Trainer's Rooms

**Thakur Gangaram
Singh Enclave**
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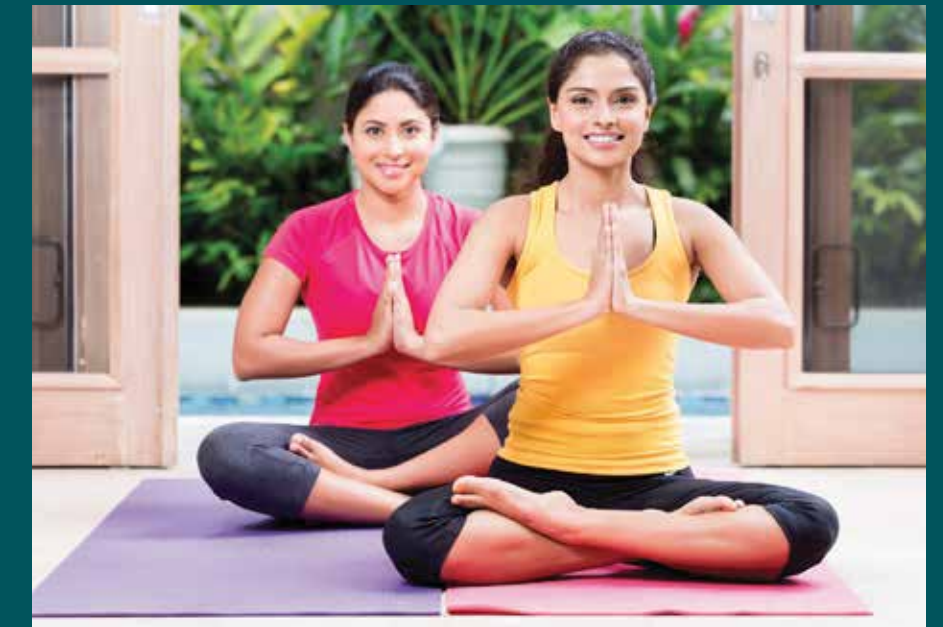
CLUBHOUSE SECOND FLOOR

Adult & Baby Swimming Pool | Deck Area | Bar Counter | Lift
5-Guest Rooms | Lobby | Toilets | Changing Rooms
Linen Room | Filtration Room



Curated Amenities Designed to Enrich Everyday Living Experiences


**Thakur Gangaram
Singh Enclave**
by Akshita Infra



Akshita Infra offers a carefully curated selection of amenities that cater to wellness, recreation, and leisure. These thoughtfully designed spaces enhance everyday living, creating opportunities for relaxation, fitness and community bonding.

SPECIFICATIONS

Premium Specifications That Reflect
Quality, Trust and Longevity



RCC FRAMED STRUCTURE

RCC framed structure with superior grade of concrete and TMT steel.



SUPER STRUCTURE

Walls Construction with Red Bricks.



PLASTERING

Internal Wall: Plastered with sponge finish, including ceilings.

External Wall: Sand faced cement plastering.



DOORS

Main Door: BT framed/Veneer/Teak wood

Internal Door: Normal Teak wood frame and skin panel/flush Doors spray Enamel painted with Branded Hardware.



WINDOWS/VENTILATOR/FRENCH DOORS

UPVC Frame with Float Glass.



KITCHEN/UTILITY

Black granite kitchen platform with stainless steel sink, 2 ft tile dado above the counter, and provision for both municipal and bore water connections.



PAINTING

External: Textured finish with 2 coats of Asian paint or equivalent.

Internal: Putty finishing with 2 coats of Asian paint or equivalent.

Ceiling: Putty finish with in the flat.

Parking area: Finished with waterproof cement paint and oil paint over a suitable base coat of primer.



FLOORING

Drawing/ Living/ Dining/ Kitchen/ Puja:

Double Glazed vitrified (2'x4') Rak/Johnson/Somany/CERA Tiles or equivalent.

Corridors: Granite floorings or Tiles.

Balconies: Anti-skid designed tiles (2'x2').

Staircase: Granite or Tiles as per architect design with SS Railing.



BATHROOM

CP Fittings: All bathrooms are equipped with hot and cold single-lever concealed wall diverters of a reputed make.

Sanitaryware: Floor-mounted EWC and washbasins from a reputed brand.

Tiles: Ceramic wall tiles (2'x4') up to 8 ft height; anti-skid flooring tiles (2'x2') of reputed make.



ELEVATOR

Each tower is equipped with 3 Elevators
2 Passenger Elevators
1 Service Elevator
(Schindler / KONE or equivalent).



BORE WATER

Bore water softening plant will be provided.



MEDIA & ENTERTAINMENT

Provision for Cable TV connectivity in both the Living Room and the Master Bedroom, ensuring seamless entertainment throughout the home.



ELECTRICAL

Wiring & Switches: Concealed copper wiring of a reputed make with elegant switches from premium brands.

Kitchen Power Hub: Dedicated power points for a cooking range, chimney, refrigerator, microwave, mixer/grinder & water purifier.

Utility & Laundry: Provision of adequate power points for a washing machine in the utility area.

Power Supply: Reliable Three-phase power supply for every unit to manage heavy loads efficiently.

Safety Features: Each distribution board is equipped with Miniature Circuit Breakers (MCB) of the highest safety standards.



GENERATOR/POWER BACKUP

Common Areas: 100% backup for lifts and all common area lighting.

Residential Units: One light and one fan point in each room.

One light point in each bathroom.



LANDSCAPING

Aesthetically designed landscaping will be provided in the setback areas and other common spaces, wherever feasible, to enhance the overall greenery and visual appeal of the project.



COMPOUND WALL

A secure compound wall will be constructed around the entire perimeter, integrated with solar fencing for enhanced safety.



LIGHTING

Landscaped Areas: LED light posts with accent lighting to highlight greenery and architectural features.

Common Areas: Complete lighting for all staircases and corridors to ensure safety and visibility.



SECURITY

24/7 Security: Sophisticated, round-the-clock security monitoring.

Solar Fencing: Perimeter protection with integrated solar power fencing.



CCTV

24/7 surveillance with CC cameras installed at all strategic locations, including the entrance gate, driveways, and common areas.



RAINWATER HARVESTING

Integrated on-site recharge wells to efficiently capture rainwater & replenish groundwater levels.





Parking Layout Plan



Designed for Ease, Planned for Flow, Crafted for Everyday Comfort

Designed to simplify everyday living, the parking plan ensures easy access, organized spaces, and safe movement across the community. With ample parking and clear pathways, it offers comfort and peace of mind for every resident.



Ample
Parking



Smooth
Circulation

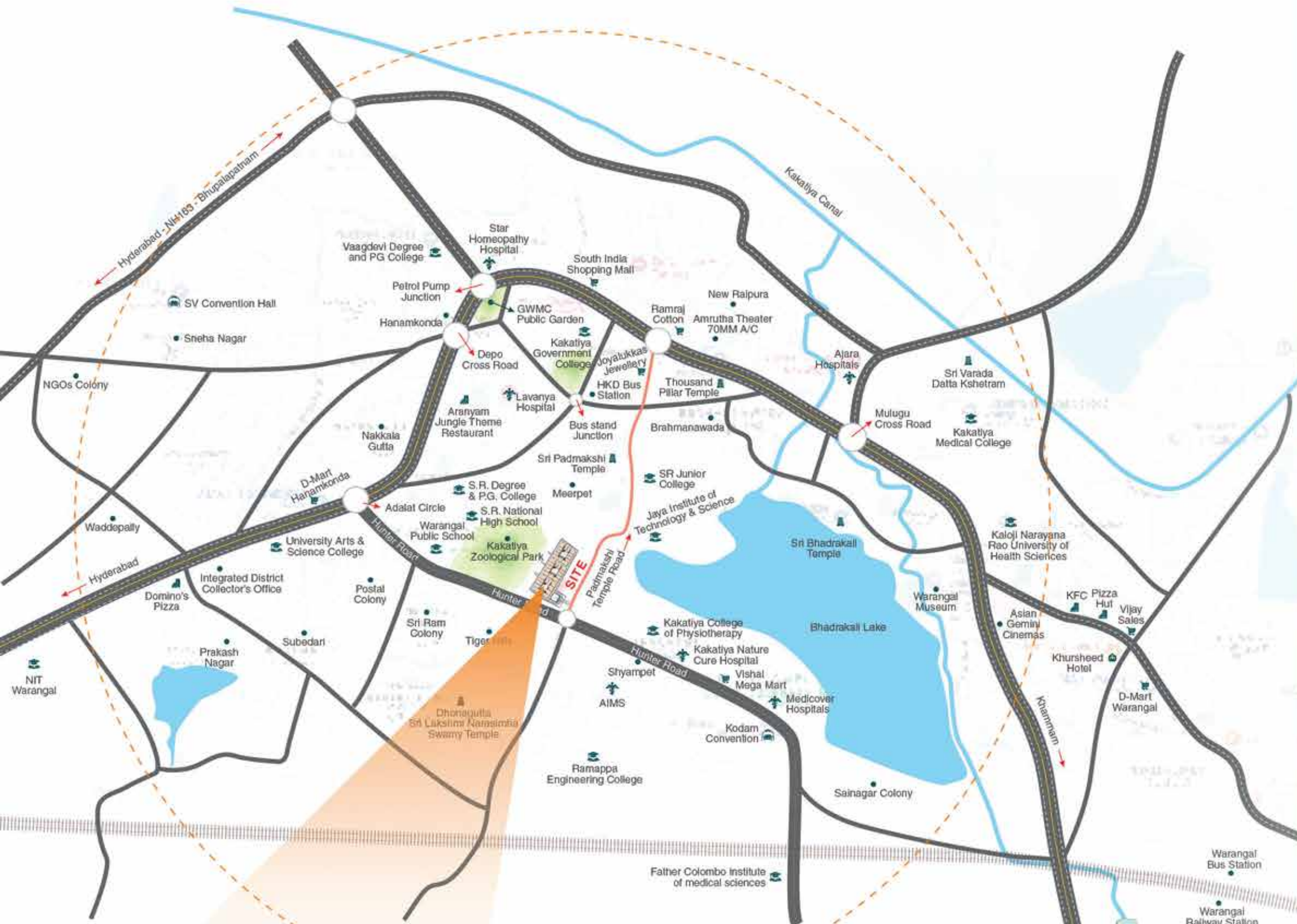


Safe
Movement



Pedestrian
Friendly





Scan QR Code for Location

Location Map
(not to scale)

PROXIMITY

- EDUCATION**
- New Science Degree College - 2mins
 - Kakatiya University PG College - 3mins
 - Kakatiya Government College - 5mins
 - NIT Warangal - 10mins
 - Lal Bahadur Degree College - 10mins
 - Kakatiya University - 12mins

- HOSPITAL**
- Kakatiya Nature Cure Hospital - 2mins
 - Medicover Hospitals - 4mins
 - MGM Hospital Warangal - 12mins

- SHOPPING MALLS**
- D-MART Hanamkonda - 3mins
 - DLA Felicity Mall - 3mins
 - Warangal City Centre - 10mins

- TEMPLE**
- Sri Padmakshi Temple - 6mins
 - Thousand Pillar Temple - 8mins
 - Sri Bhadrakali Temple - 8mins

- CONNECTIVITY**
- Hanamkonda Depot 'X' Road - 5mins
 - Warangal Railway Station - 10mins
 - Kazipet Railway Station - 12mins
 - Warangal Airport - 15mins

- OTHER**
- Kakatiya Zoological Park - 2mins
 - Warangal Collector office - 3mins
 - Jawaharlal Nehru Outdoor Stadium - 5mins
 - Amrutha Theater - 5mins
 - Fort Warangal Park - 15mins



Thakur Gangaram Singh Enclave
by Akshita Infra

RESIDENTIAL

COMPLETED PROJECTS

AKSHITA HEIGHTS-1

35 Units
2 BHK Apartments
@ Alwal, Hyderabad.

AKSHITA HEIGHTS TWO

1 Acres | 83 Units
2, 3 BHK Apartments
@ Kondapur, Hyderabad.

Akshita Heights 3

1.09 Acres | 90 Units
2, 3 BHK Apartments
@ A.S. Rao Nagar, Hyderabad.

HEIGHTS 4

0.68 Acres | 62 Units
2, 3 BHK Apartments
@ Kompally, Hyderabad.

AKSHITA HEIGHTS 6

1.8 Acres | 120 Units
2, 3 BHK Apartments
@ Malkajgiri, Hyderabad.

ONGOING PROJECTS

AKREYA

30 Acres | 238 Villas
4 BHK Luxury Villas
@ Shamirpet, ORR Exit 7, HYD.

PLOTTING

ONGOING PROJECTS

VISIONARY CITY

90 Acres Project
Premium Villa Plots
@ Maheshwaram, Hyderabad.

Eastern Meadows

170 Acres Township
Premium Villa Plots
@ Ghatkesar, Hyderabad.

Natures Nest

6.17 Acres | 77 Plots
Premium Villa Plots
@ Adraspally, Shamirpet, HYD.

MAH POLIS

13 Acres | 168 Plots
Affordable Open Plots
@ Maheshwaram, Hyderabad.

COMPLETED 13 PROJECTS
400+ ACRES DEVELOPED

A Prestigious Project by



CORPORATE OFFICE ADDRESS

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LAND MARK:

Thakur Gangaram Singh Enclave, Padmaskamma Temple Lane, New Shyampet Circle, Hunter Road, Warangal.

Strategically Located for
Seamless Connectivity
and Serene Living

Akshita Infra enjoys a prime location that offers excellent connectivity to major destinations while maintaining a peaceful residential ambiance. It is the perfect balance of accessibility and tranquillity, designed for effortless modern living.

For more details contact us:

+91 702 60 33 777

sales@akshitainfra.com | www.akshitainfra.com