

LUMINOUS
Serenity



INTO TOMORROW'S
FINEST LIVING

A NEW CHAPTER OF PEACEFUL PREMIUM LIVING!

PREMIUM VILLA PLOTS

@ Mallepally, Sangareddy

**WHERE LIGHT
WELCOMES HOME**

Luminous Serenity is a DTCP Approved plotted development designed for those seeking calm, clarity, and a life closer to nature.

Just 10 minutes from Sangareddy city and 5 minutes from the proposed **RRR-Peddapur Junction**, it offers the perfect blend of peaceful living and high-growth potential. Here, every dawn feels refreshing, every breeze brings quiet comfort, and every moment connects you to a lifestyle of balance, beauty, and lasting value.



LUMINOUS
Serenity

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Serenity
@ Mallepally (V)
Sangareddy Dist.

**All Plots Demarcated /
Cordoned with Cement Blocks



A PEACEFUL LOCATION.

A POWERFUL FUTURE.

An encouraging factor for Luminous Serenity is the commencement of the northern phase of the **Regional Ring Road (RRR) Project** cleared by the **National Highways Authority of India (NHAI)**.

The RRR will eventually pass through Peddapur and Mallepally of Sangareddy, Shankarpally, Medak & Kandi. The proposed Regional Ring Road forecasts a boom in the real estate sector enhancing connectivity and boosting the real estate market in its surrounding orbit. Some surrounding developments are:

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- Industrial clusters around RRR
 - Satellite Townships
 - Government Projects
 - Factories, Offices, and IT work zones
 - Logistics Parks
 - Social Infra development like malls and commercial buildings
-

Amidst all this Luminous Serenity stands out as the right choice, unanimous and undisputed.

CHARMS THAT WELCOME YOU HOME

Luminous Serenity brings you a kind of living that's rare today — thoughtfully designed, beautifully developed, and crafted for families who dream beyond ordinary spaces.

Luminous Serenity comes with a uniqueness not found elsewhere. With well-laid black top roads and pathways, optimum street lighting, abundant water supply and sewerage system, avenue plantation and elegant footpaths, landscaped parks, sitting areas, playgrounds, etc., the development is well-planned. Perfect for people from all walks of life whose dream is to own and build homes suiting their tastes. Well, the right time has come to make the best decision of your life for a bright future, for you and your family.



MASTER PLAN LAYOUT



TLP No. 163/2022/H
RERA No. P01100004814

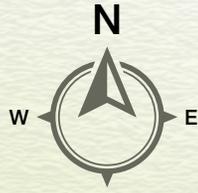


AN AUTHENTIC ALLURE

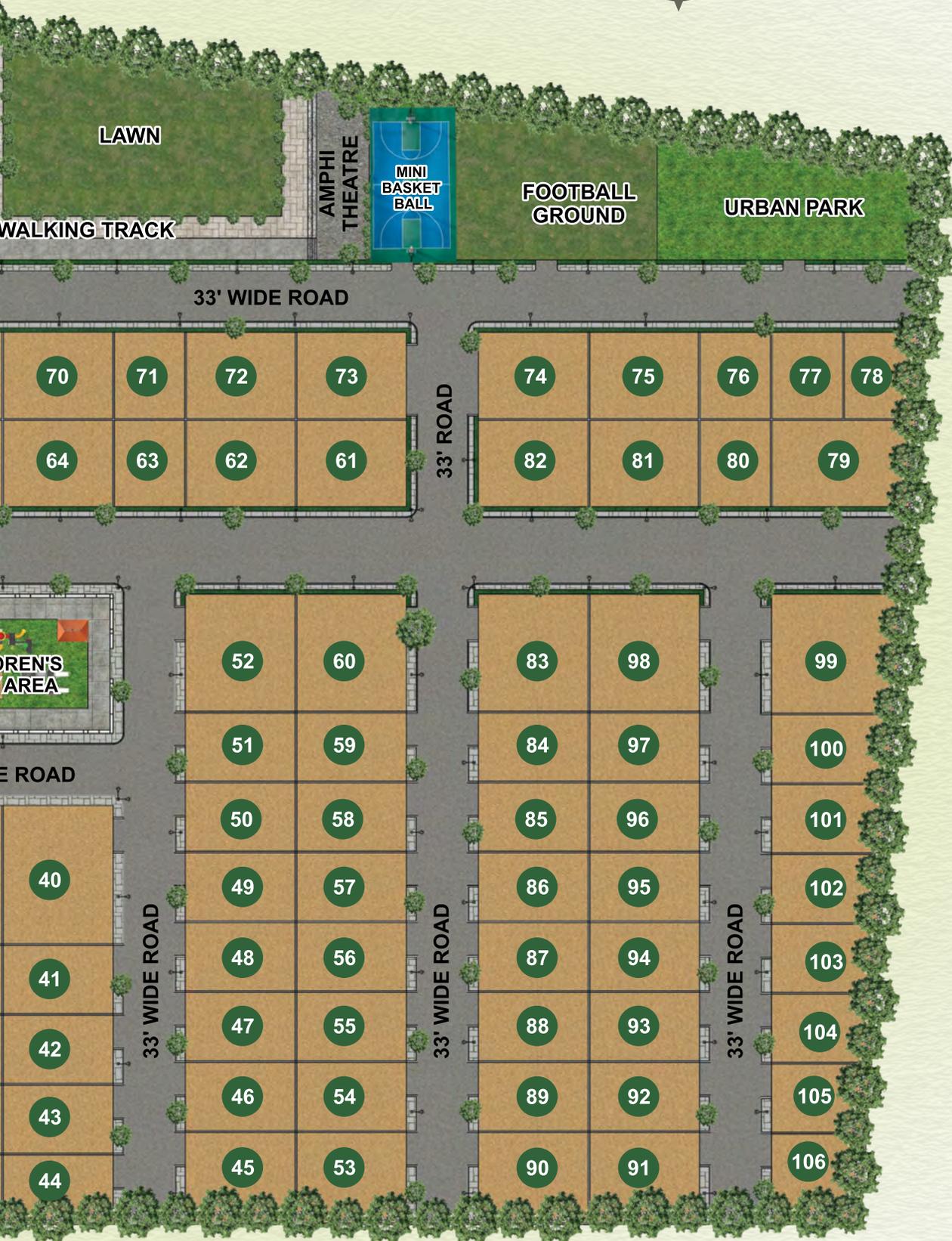
Exclusively Planned From a House of Repute

Luminous Serenity is a thoughtfully planned development offering superior infrastructure, landscaped spaces, and long-term value. Designed for discerning buyers, it's the ideal choice to build your dream home and invest in a future that grows stronger with time.





LUMINOUS Serenity



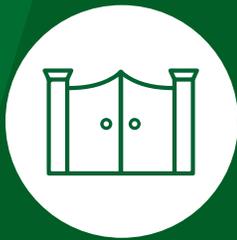
AREA STATEMENT

Area in Sq.Yds	Plot No's
147	63, 68, 71, 76-77, 80,
153	106
155	78
162	105
170	104
173	2
177	67
179	103
186	35-38, 41-49, 51, 53-57, 59, 84-97
187	102
196	101
201	3
207	8-12, 15-19, 22-26, 29-33, 100
225	61- 62, 64-65, 69-70, 72-75, 81-82
229	4, 50, 58
255	5
268	66
279	6
281	52, 60
282	7, 20-21, 34
290	79
306	13-14, 27-28
325	98, 83
359	39-40
377	1, 99

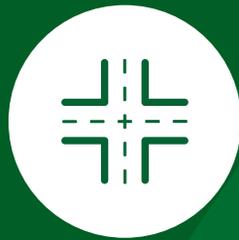
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 PS. Mallepalle G.P.

DESIGNED FOR VALUE. BUILT FOR LIFE.

PROJECT HIGHLIGHTS



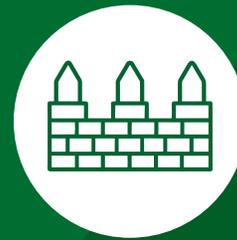
Grand
Entrance Arch



Internal Black Top
Roads 40' / 33'



Outdoor Play
Grounds & Courts



Compound
Wall



Electricity
with Streetlights



24x7
Security



Jogging
Tracks



Well planned
Drainage



Overhead
Water Tank



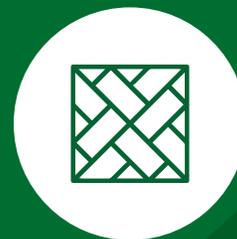
Children's
Play Area



Landscaped
Parks



Avenue
Plantation



Footpath with
Glazed Tiles

- 100% Vaastu
- Elders' Area
- Water Storage Sump

- Water Connection to Every Plot (Borewell Water)
- Underground Drainage with Septic Tank

- Demarcated & Cordoned Plots with Cement Blocks and Signage
- Pollution-Free



THE RHYTHM OF PEACEFUL
LIVING



LUMINOUS Serenity

At **Luminous Serenity**, life naturally finds its rhythm. Life is designed to keep you active, refreshed, and connected. With thoughtfully crafted spaces for sports and recreation, every age group — kids, adults, and seniors — finds a reason to move, play, and smile every day.

Cricket Ground |



| Tennis Court



| Basketball Court

AMENITIES WINNING HEARTS



Luminous Serenity is a truly outstanding and exquisitely planned plotted development where one can build the home of their dreams. Excellently connected to all parts of the city, surrounded by a blissful peace, pure nature, breath-taking views, and a range of promising future developments, the bests of life are offered here. **Luminous Serenity** is a complete and sustainable proposition for elegant living or a sure opportunity to invest. You win either way.



Street View |



Children's Play Area |



LOCATION HIGHLIGHTS

5 min drive from the proposed **RRR - Peddapur Junction**

Near by to the 12,000 Acre **NIMZ SEZ**

Near by to **Woxsen University**

6 km from **NH 65 Mumbai Highway**

8 km from **Sangareddy**

10 min drive to **Pepsico**



15 min drive to **MRF Company**

15 min from **IIT Khandi**

Near Proposed **100 ft Road**

Project on connecting road to **Malkapur - Shankarpally State Highway**

Near MNCs such as Crown and the proposed **Monin Syrup Factory**

IN THE CENTER OF ACTION

Mallepally, near **RRR-Peddapur Junction**, is a village of prominence in Sangareddy District where project Luminous Serenity is situated, a short 5 minutes away. A 10-minute drive from Sangareddy, Mallepally has become one of the **fastest-growing suburbs** in an **industrial & infra corridor** of Hyderabad. Affordability, pollution-free environment, developed amenities, and connectivity make Mallepally the desired destination and Luminous Serenity the preferred choice. The proposed RRR is an incentive to Mallepally and is going to transform Luminous Serenity into a place for living high in demand.

Surrounding Developments: Industrial Clusters, IT Work Zones, Satellite Townships, Logistics Parks, Malls and Commercial Buildings.

LOCATION PLAN



For Location



*Map showing nearby routes and the site location



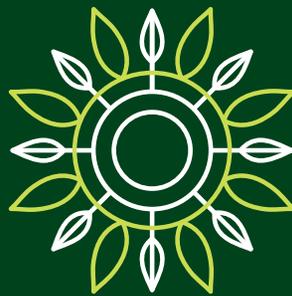
A LIFE FRAMED WITH SERENITY

At Luminous Serenity, peaceful living and thoughtful planning come together across **8.71 acres** of **DTCP-Approved** development. Surrounded by greenery and calm open spaces, this community offers a lifestyle that feels refreshingly balanced. Beautifully connected with Hyderabad yet comfortably distanced from its noise, it gives families the freedom to build homes that breathe. And with open plots in Sangareddy steadily rising in demand, **Luminous Serenity** stands as both a dream-home destination and a truly rewarding investment.

INSPIRED BY YOU, BUILT FOR YOU

Luminous Realtors and Developers, based in Hyderabad, is dedicated to crafting thoughtfully planned and excellently executed projects that stand out for their quality and convenience. Each development is designed with the best facilities and amenities, ensuring comfort and long-term value. With a vision to lead in real estate, the company strives to deliver feature-rich communities that bring customers lasting happiness, satisfaction, and true value for money.

Project Promoted By



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Note: This brochure is only a conceptual presentation of the project and not a legal offering. The promoters reserve the right to make changes in the elevation, plans and specifications as deemed fit.