



EVERYTHING  
YOU'VE BEEN WAITING FOR.  
LIKE NOTHING YOU EXPECTED.



PRESENTING

NEWTOWN

YOUR HOME. YOUR RETREAT



Premium Residential Villa Plots  
at Punganur, Andhra Pradesh





NEWTOWN J

A ONE OF A KIND  
INVESTMENT OPPORTUNITY





NEWTOWNJ

## A PLACE LIKE NO OTHER

NewtownJ is one of South India's most high-end plotted development, spanning 61 acres of awe-inspiring magnificence, including 747 expansive plots, panoramic vistas, crystal-clear water, and verdant parks.

Choose from a curated selection of villa plots, all of which have been exquisitely designed to meet your every need and desire.

## KEY FACTS

NEWTOWN **J**

UNPARALLELED,  
IN EVERY SENSE  
OF THE WORD.

### PROJECT HIGHLIGHTS

Well-planned gated plotted community

Plot with varied sizes and options

2 kilometer long boundary wall for

an enclosed secure environment.

Next to Punganur-Madanapalli By-pass Road


Adjacent to World's Largest Electric Bus and

Truck Production Centre


**61**  
ACRES of  
Sprawling  
Greens

**747**  
Green  
Luxurious  
Plots

**50%**  
50 %  
Open  
Area

 2 Acre Manmade  
Lake Surrounded  
by 3 Acre Park

  
**52K**  
SFT World Class  
Clubhouse  
with 50+  
amenities

 1 Mango Tree  
in each Plot

 **RERA**  
APPROVED

 A GROWING  
**LOCATION**



## KEY FACTS

# NEWTOWN J

This beautiful development is located strategically in Punganur and features lush landscaping, plush amenities and solid infrastructure - everything that you can desire for in contemporary living and more!

Experience a carefree, personalized world at home within the safety and security of a well-planned gated community



100% Vaastu



Round the Clock Security



CCTV Cameras



Access Controlled Boom Barrier Entry & Exit



Clubhouse



Playcourts



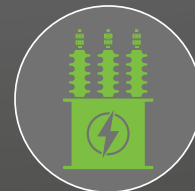
Kids Play Area



Road Signage



Street Lighting



Electricity



Developed Park



Irrigation System



Rain Water Harvesting



Water Supply



Sewrage Treatment Plant



Parking





A RESORT THAT  
FEELS LIKE HOME

A photograph of a large, rectangular outdoor swimming pool. The pool is surrounded by a paved deck with several lounge chairs and large patio umbrellas. The area is lush with greenery, including tall trees and flowering bushes with pink and red blossoms. The scene is set in a residential layout project, likely a clubhouse, in South India. The lighting suggests a bright, sunny day.

SOUTH INDIA'S LARGEST  
AND MOST LUXURIOUS  
CLUBHOUSE IN A RESIDENTIAL  
LAYOUT PROJECT

# FACILITIES AND SERVICES



Gymnasium



swimming pool



restaurant & cafeteria



Multipurpose Hall



movie theatre



Library



Billiards



Guest Rooms



Badminton Courts



Creche



Salon / Spa



Outdoor Gym



Carron & Chess



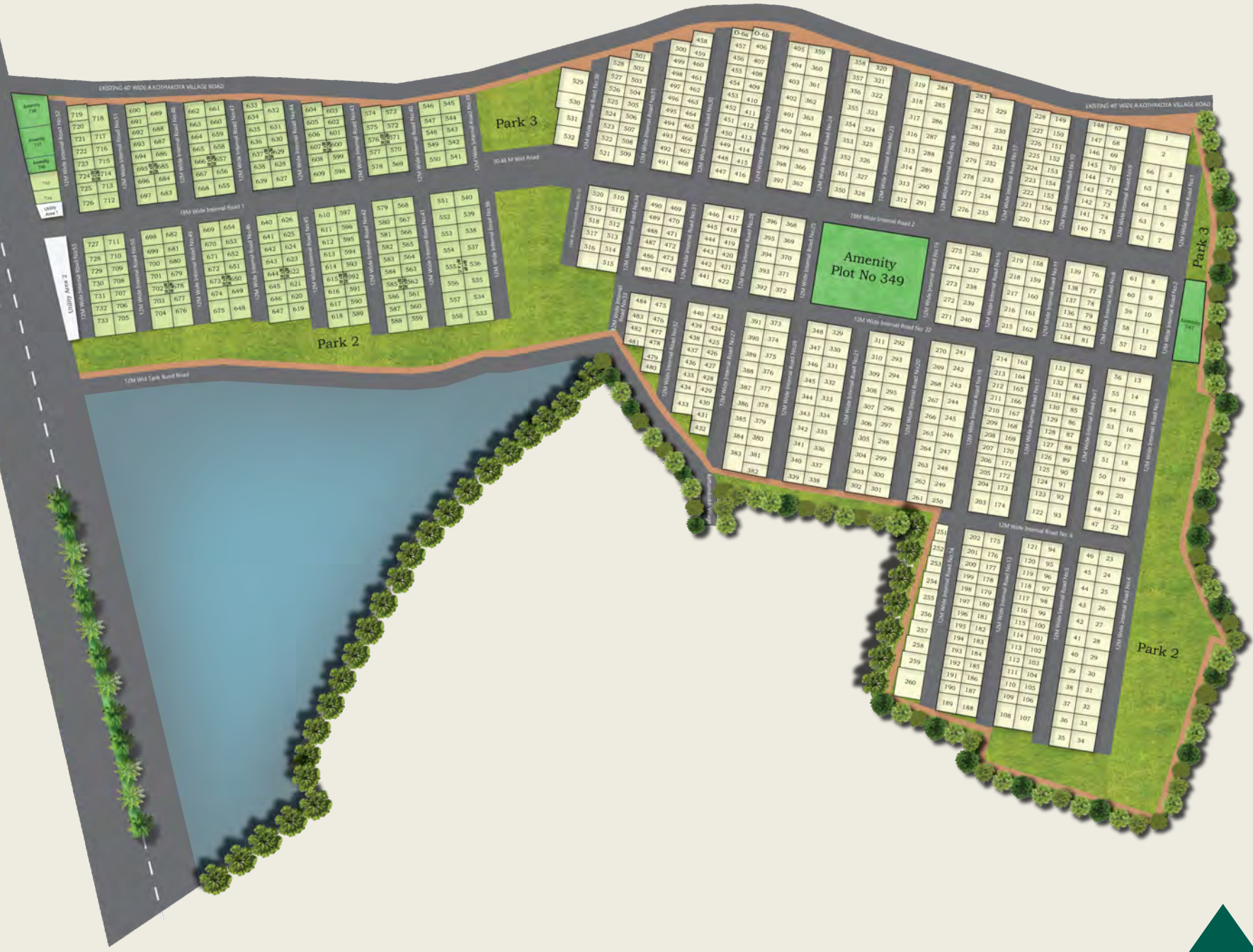
Super Market



Table Tennis

Enjoy exceptional family living at NewtownJ with state-of-the-art Clubhouse filled with top-notch recreation facilities, exciting leisure options and fascinating indoor play areas for children.

60m Wide National Highway NH-42  
Madanappalli




# NEWTOWN J

A VISION FOR THE FUTURE BEYOND YOUR EXPECTATIONS







WE HAVE  
TRANSLOCATED  
**1000** PLUS TREES  
WHICH AGE MORE  
THAN **30** YEARS

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EACH PLOT WILL HAVE  
AT LEAST 1 MANGO TREE



NEWTOWN J

# SERENE LIVING WHERE LUXURY AND NATURE UNITE

**Newtown J is a paradise where you can nurture your wellbeing, marvel at the wonders of nature every single day, and enjoy the utmost peace and privacy while indulging in unparalleled amenities.**

At Newtown J, you can enjoy all the amenities and facilities we have to offer - morning jogs along our walking tracks or even just a breath of fresh air at any of our various seating areas.

From gorgeous views of luscious greenery, glittering waterfronts and bright blue skies to limitless activities for you and your family, Newtown J will truly have you living uncommon.

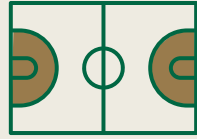


5Star Resort Amenities





Badminton court



Flexi play court



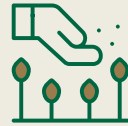
Senior citizen zone



Cycling track



Outdoor gym



Organic farming



Bamboo trail



Reflexology park



Meditation decks



Amphitheater



Walking trail



Butterfly garden



Playzone



Putting green in Japanese theme

## SPORTS AND LEISURE FACILITIES

# GREAT LOCATION WITH EASY ACCESSIBILITY



Living in **NewtownJ** keeps you connected to all of life's daily essentials. You will have easy access to a growing selection of great amenities that are conveniently located close to home.



5 minutes  
Punganur Town



10 minutes  
Railway Station



10 minutes  
Hospital



2 hours  
Bengaluru City



10 minutes  
Bus Stand

# MAN MADE LAKE





 **realtydoor**

For more information talk  
to our Property Advisor  
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