

# ello inn

STUDIO APARTMENTS



**A GOLDEN**  
COMMERCIAL  
INVESTMENT  
OPPORTUNITY



**MONTHLY  
RENTAL  
INCOME**

@Renigunta Road, Tirupati.



## AMENITIES

**CLUB HOUSE (15,000 SFT)** Swimming Pool | Coffee Lounge  
Dedicated Veg & Non-Veg Restaurants | CCTV Surveillance Systems  
Gymnasium | Conference Hall | Travel Desk | Multi-Purpose Hall | SPA.

## BENEFITS

- Property Appreciation
- Easy Resale & Liquidity
- Property with UDS Registration
- Fully Furnished Property

## FEATURES

- 3C+G+1+1+12
- 450 sft, 600 sft
- 2 Towers
- 1 Acre

FREE STAY  
**7 DAYS**

IN A YEAR

EVERY  
**3 YEARS**  
RENTAL VALUE  
INCREASES BY 15%.



**Air:** 22 flights daily,  
50,000 passengers/month



**Rail:** 50,000-60,000  
daily passengers



**Road:** 75,000-100,000  
daily bus passengers

## PROJECT ADVANTAGES

- Greater Rental Income Than Normal Apartments
- Save Tax (80c & 24) Upto Rs.2 Lakhs P.a.
- The property value increases by about 20% every year

## VARIANTS

**450 sft - 44 L<sub>FIXED</sub>**

Until 40th month - 15k  
(Construction Period)

After Construction - 30k

**600 sft - 58 L<sub>FIXED</sub>**

Until 40th month - 20k  
(Construction Period)

After Construction - 40k



## LOCATION ADVANTAGES

4 KM	2 Star to 4 Star Hotels in Tirupati
1 KM	Padmavathi Puram (new) Railway Station
5 KM	Tirupati Railway Station
5 KM	Renigunta Railway Station
2 KM	Tiruchanoor Temple
0.5 KM	IIT Tirupati
0.5 KM	Chadalawada Engineering College
0.5 KM	Chadalawada Dental College
9 KM	International Airport
8 KM	Hardware It Park
9 KM	Gajulamandam Industrial Estate
3 KM	Esi Hospital
10 KM	Amara Raja Batteries
9 KM	Amara Raja Hospital
0.5 KM	Narayanadri Hospital
5 KM	RTC Bus Stand
6 KM	Shilparamam

**AADITRI**  
CREATING LIFESTYLE  
www.aaditrigroup.com

**Amaravati Regional Office :**  
**GUNTUR**  
4th Floor Trends upstairs,  
Gujanagundla, Guntur,  
Andhra Pradesh - 522 006.

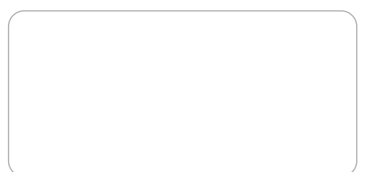
**South Regional Office :**  
**TIRUPATI**  
19-3-13(m), Hero Showroom Upstairs,  
3rd Floor, Renigunta Road,  
Tirupati - 517 501.

**North Regional Office :**  
**VISAKHAPATNAM**  
3rd Floor, K.V.R Complex,  
Beside Port Stadium, Narasimha Nagar,  
Visakhapatnam - 530 013.

**Regd. Corp. Office :**

**HYDERABAD**  
Pravitti Bhavan, H.No: 8-2-293/82/A/233,  
3rd&4th Floor, Rd No: 36, Beside  
Jubilee Hills Checkpost Metro Station,  
Jubilee Hills, Hyderabad-500 033

**North Zonal Office :**  
**VISAKHAPATNAM**  
2nd Floor, Sri Sai Villa Grand,  
Near Panthulu Gari Meda,  
Gajuwaka, Visakhapatnam.



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