



# GOLFEDGE

## RESIDENCES

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LUXURY REDEFINED



WINNER OF  
“BEST RESIDENTIAL PROJECT”  
IN THE LUXURY SEGMENT - HYDERABAD CITY  
AWARDED BY CNBC AWAAZ

READY FOR  
POSSESSION



Golf Edge is a one-of-its-kind residential offering in the Financial District of Hyderabad where a new, evolved lifestyle awaits you. Golf Edge, the 30-floor High-Rise, consists of 487 exclusive units that have been designed to global benchmarks setting a new standard for premium living. A 40,000 Sft. Clubhouse, 30,000 Sft. Sky Lounges, Housekeeping, Room Service, Laundromat and many more... make life here ultra-modern and luxurious.



## FULLY SERVICED LIFESTYLE

Dining, Sweeping, Bedroom Cleaning, Dishwashing, Washroom / Bathroom Cleaning, Car wash and more, at the press of a button.



# PROJECT HIGHLIGHTS

**Land Area:** 5 Acres

**No. of Blocks:** 2

**No. of Flats:** 487

**Flat Sizes:** 1034 to 3625 Sq.ft.

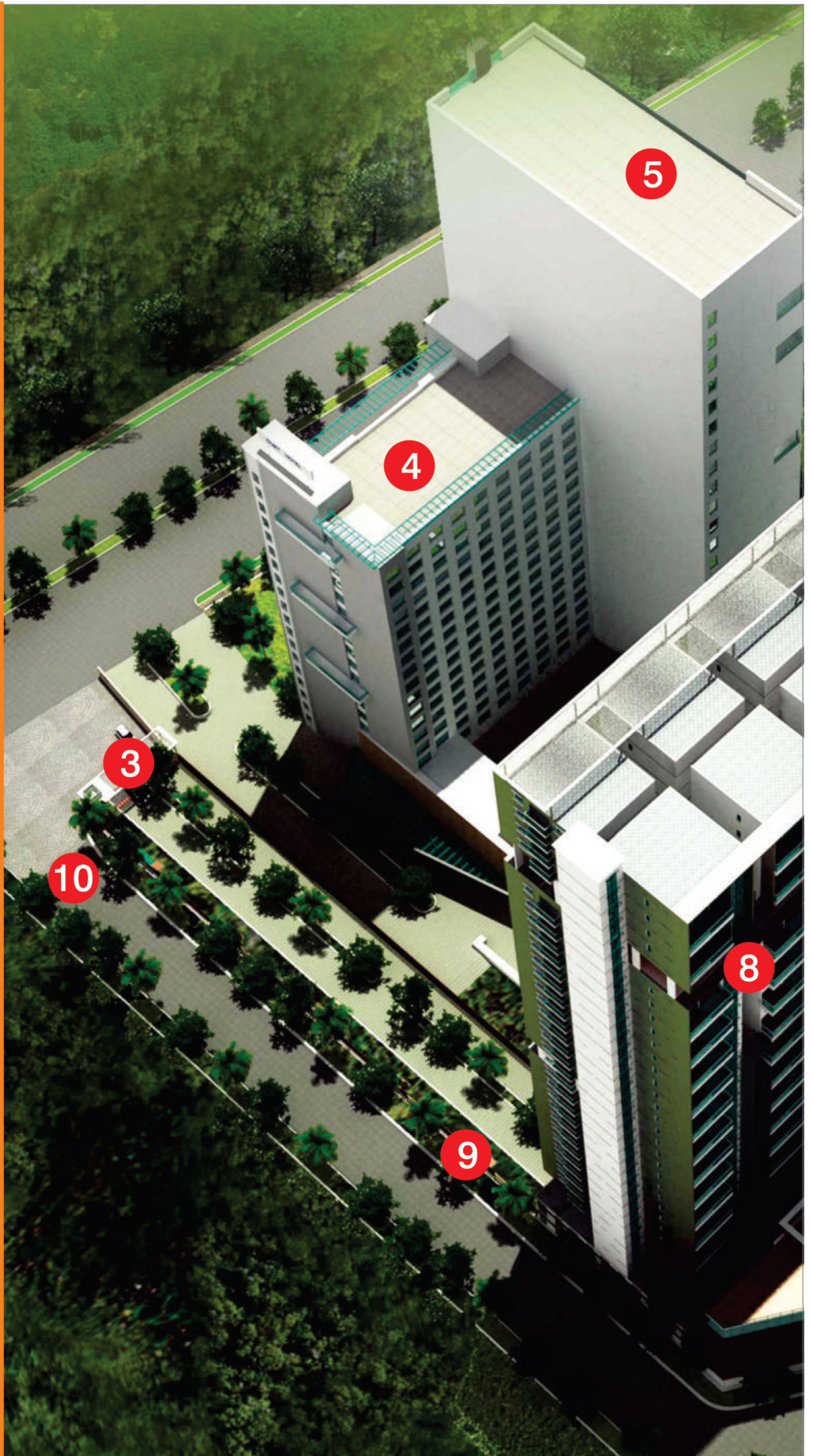
**Clubhouse:** 40,000 sft

**Parking:** 3 Levels

**Sky Lounges:** 30,000 sft

21<sup>st</sup> and 22<sup>nd</sup> floor (Tower 1) &

25<sup>th</sup> and 26<sup>th</sup> floor (Tower 2)



## AMENITIES

- Multiple levels of Club House with Sky lounges , Infinity Pools, Squash Courts, 2 Mini theaters, Gyms and Coffee Shops - Supported by Internationally Branded Star Hotel owned by Duet India Hotels (Hyderabad) Private Limited within the Campus
- Landscaped greens, Children's play area and Jogging track
- Access controlled entry /exit
- Home automation systems
- Data and voice cabling in living room and every bedroom
- Metro water supply
- 100% DG Back Up
- Vaasthu compliance
- Grocery Store / Convenio
- Laundry services
- Quarters for in-house housekeeping teams
- Janitor rooms and Garbage chutes in each floor
- Helipad
- Piped gas connection
- Pharmacy





# LEGEND

- 1. Tower – A
- 2. Tower – B
- 3. Golf Edge Entrance Gateway
- 4. Holiday Inn Express
- 5. IT Office Space
- 6. Landscape-sitout
- 7. Club House & Swimming Pool
- 8. Sky lounges
- 9. Landscape
- 10. Deloitte Entrance
- 11. Children Play Area
- 12. Golf Course



2 BHK: 1034, 1428 & 1480 Sq. Ft.



2.5 BHK: 1717 Sq. Ft.



# FLOOR PLANS



3 BHK: 1838, 1890, 1901, 1953 & 1955 Sq. Ft.



3 BHK: 1961 & 2018 Sq. Ft.



3 BHK Duplex: 3434 Sq. Ft.



3BHK Duplex: 3198, 3410 Sq. Ft.





# CONNECTIVITY

Golf Edge's location is prime and happening. It is located right in the heart of the pivotal IT center in Hyderabad, Gachibowli. The area is arterially connected to all parts of the city ensuring accessibility 24/7. There are a host of reputed work places, schools, world-class hospitals, entertainment facilities, malls and multiplexes and more... even the ORR is just a stone's throw away! While you enjoy your luxurious stay at Golf Edge, be driven by connectivity to do more with your life.

## Living at Golf Edge instantly connects you to:

- Corporate Work spaces and the IT hub
- Schools
- Colleges
- World-class super-specialty hospitals
- Entertainment zones
- Malls and multiplexes
- Outer Ring Road



**Phoenix Living Spaces Pvt. Ltd.**

**Site Office:** Near Wipro Circle, Gachibowli, Hyderabad,

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Note: This Brochure is purely conceptual and is not a legal document. Phoenix Living Spaces Pvt. Ltd. reserves the right to add/modify any terms and conditions, amenities/facilities, specifications and plans mentioned herein.