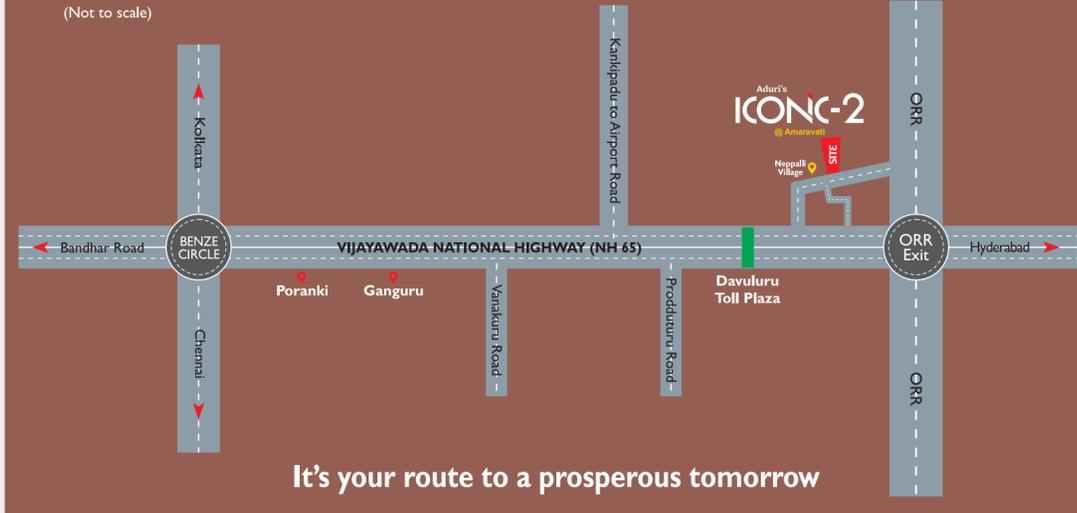


Location Plan
(Not to scale)



It's your route to a prosperous tomorrow



Promoter: **S. Niranzan Kumar & others**
Marketed by: **Aduri Group**

ADURI GROUP

- Corporate Office** : 3rd Floor, Plot No.14, Lodha Road, 5th Phase, KPHB, Hyderabad - 500072.
 - KPHB Branch** : 1st, 2nd & 4th Floors, Plot No.14, Lodha Road, 5th Phase, KPHB, Hyderabad - 500072.
 - Banjara Hills Branch** : Plot No.77/4, 2nd Floor, MB Towers Road No. 10, Banjara Hills, Hyderabad - 500034.
 - LB Nagar Branch** : Plot No.6, H.No. 3-4-242, Srikari Heights, SBH Colony, Landmark: LB Nagar Metro Station, LB Nagar, Hyderabad - 500074.
 - Amaravati Branch** : 1st Floor, Trendset Mall, Benz Circle, Vijayawada, Andhra Pradesh - 520010
 - Visakhapatnam Branch** : 1st & 2nd Floor, Double Road, Sector 3, MVP Colony, Visakhapatnam, Andhra Pradesh - 530017
- e-Mail: info@adurigroup.com Website: www.adurigroup.com

అమ్మలాంటి నమ్మకం, నాన్నలాంటి భరోసా...

HYDERABAD | AMARAVATI | VISAKHAPATNAM | BANGALORE | COORG | OOTY | DUBAI
MAHABUBNAGAR | KHAMMAM | VIZIANAGARAM | SRIKAKULAM | PRAKASAM | KURNOOL

Note: This brochure is only a conceptual presentation and not a legal offering. Images are also artistic impression. The promoter reserve the right to make changes in the layout and specifications as deemed fit.

ADURI GROUP



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Aduri Infra Pvt. Ltd.
A strong foundation for tomorrow.
అమ్మలాంటి నమ్మకం, నాన్నలాంటి భరోసా...



Aduri's
ICONC-2
Ultimate Villa Plots @ Amaravati



TLP No.:
1168/0248/LP/KNKPDU/2025

Mwanjoja Designing | 9949056622

OPEN PLOTS | VILLAS | HIGH-RISE APARTMENTS | INFRASTRUCTURE | RESORTS
ANDHRA PRADESH | TELANGANA | KARNATAKA | TAMILNADU



ADURI GROUP

Aduri Infra Private Limited (**Aduri Group**) is a South Indian property development Company founded in the year 2002 which is operating from Hyderabad.

The company develops land and sells open plot ventures in the outer landscapes of metropolitans. The company has taken up restoration of lands in the past few years that have been critically acclaimed.

The company has developed various projects in Hyderabad and has ongoing projects in Amaravati, Visakhapatnam, Araku, Kurnool, Ooty, Bangalore and Coorg.

Aduri's
ICONC-2
@ Amaravati

Where Your Prosperity Begins

Welcome to Aduri's Iconic-2, an exclusive plotted development designed for those who see land not just as property, but as opportunity. Every square foot here is an investment in growth, security, and long-term value. This is your chance to own land that appreciates with time and rewards early decisions. Act now - because the best returns always belong to the first movers.

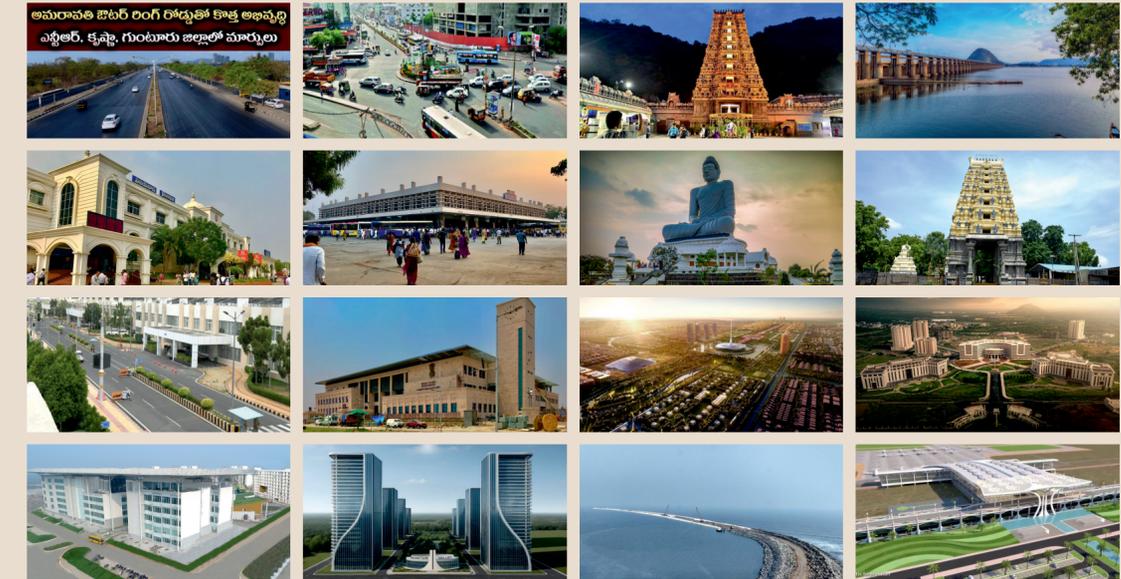
The Golden Layout of Tomorrow

Strategically located near ORR, Neppalli Village Road, and Bandar Highway, Aduri's Iconic-2 places you at the heart of rapid development and seamless connectivity. Thoughtfully planned with wide internal roads, vastu-compliant plots, green buffers, and leisure zones, this layout is built to attract both lifestyle seekers and smart investors. Every element is designed to enhance value - today and tomorrow.

Premium Living. Powerful Investment

At Aduri's Iconic-2, you don't just buy a plot - you secure a future. Set in a fast-growing corridor, this premium community offers the perfect balance of comfort, convenience, and capital appreciation. Wide roads, open green spaces, and smart planning come together to create a lifestyle that grows richer with time.

Choose early. Gain more. Grow faster.



LOCATION ADVANTAGES:

- + Close to Machilipatnam 6 Line Highway (NH-65)
- + Amaravati 140 Meters (470 ft.) wide ORR close to our site
- + Site from ORR (inside) - just 1.3 km
- + Krishna River & BEL Company just 6 km
- + 20 min. drive to Benz Circle Ramavarappadu
- + 20 min. drive to Gannavaram International Airport
- + 20 min. drive to Machilipatnam Port
- + 30 min. drive to Amaravati Capital
- + 30 min. drive to Vijayawada Bus stand & Railway station

EDUCATION:

- + Visva Santhi International School
- + St. Mary's School
- + Sri Chaitanya Techno School
- + Sri Chaitanya Jr. College
- + HMK Public School
- + Blooming Dale School
- + Bhashyam Blooms School
- + Akunuru Degree College
- + DhaneKula Institute of Engg. College
- + Siddhartha Engineering College
- + Sri Vidyalaya Olympiad
- + Vikas High School
- + Nalanda School

HOSPITALS: + Arogyamata Hospital + Capital Hospital + Nagarjuna Hospital + Time Hospital + Kamineni Hospital