



LEAN VALLEY

HandCrafted Homes

by Lean Infra

50
Acres Project

300
Families Only

150 Feet
Road Access

RERA
Approved

World Class
Amenities



ABOUT LEAN VALLEY

Poojitha Lean Valley is a Premium Villa/Villa Plots project located in the fast-growing Western Part of Hyderabad. It has been handcrafted for today's tech-savvy fast paced younger generation aiming to achieve both the physical & mental well-being of their family.

PROXIMITY

15 Mins
Medicover Hospital

20 Mins International Schools, ICFAI Business School

30 Mins
IIT Hyderabad,
GITAM University

35 Mins Neopolis/Kokapet

40 Mins
Financial District
Continental Hospital



MOMINPET

100 FEET

SHANKARPALLI

13 km

Park - 7
Herbal Garden

Grand Entry Arch

Park - 5
Seating Plazas

60 Feet Road

Park - 6
Kids Play Area

Clubhouse
Party Lawn
Banquet Hall
Badminton Court
Squash Court
Indoor Games

Central Park
Golf Course
Cycling & Jogging tracks
Basket Ball Course
Beach Volleyball Court
Cricket Net

Park - 2

Park - 4
Gazebos

LEAN Retreat

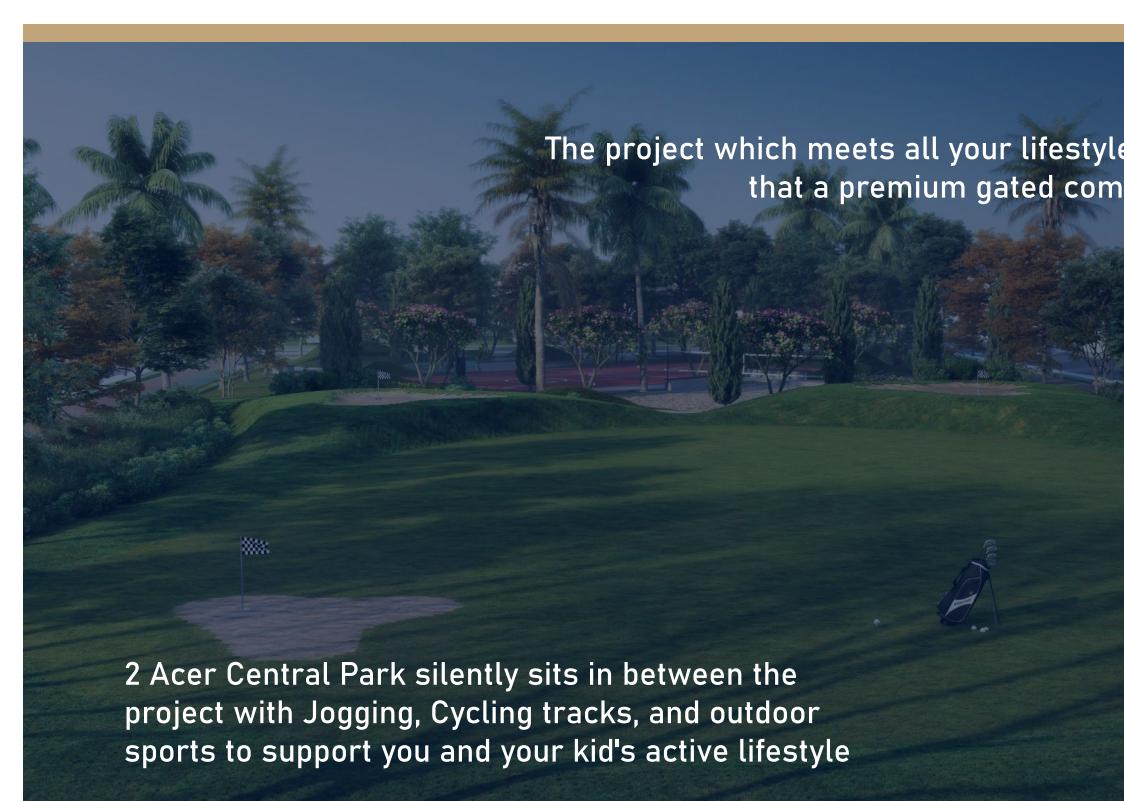




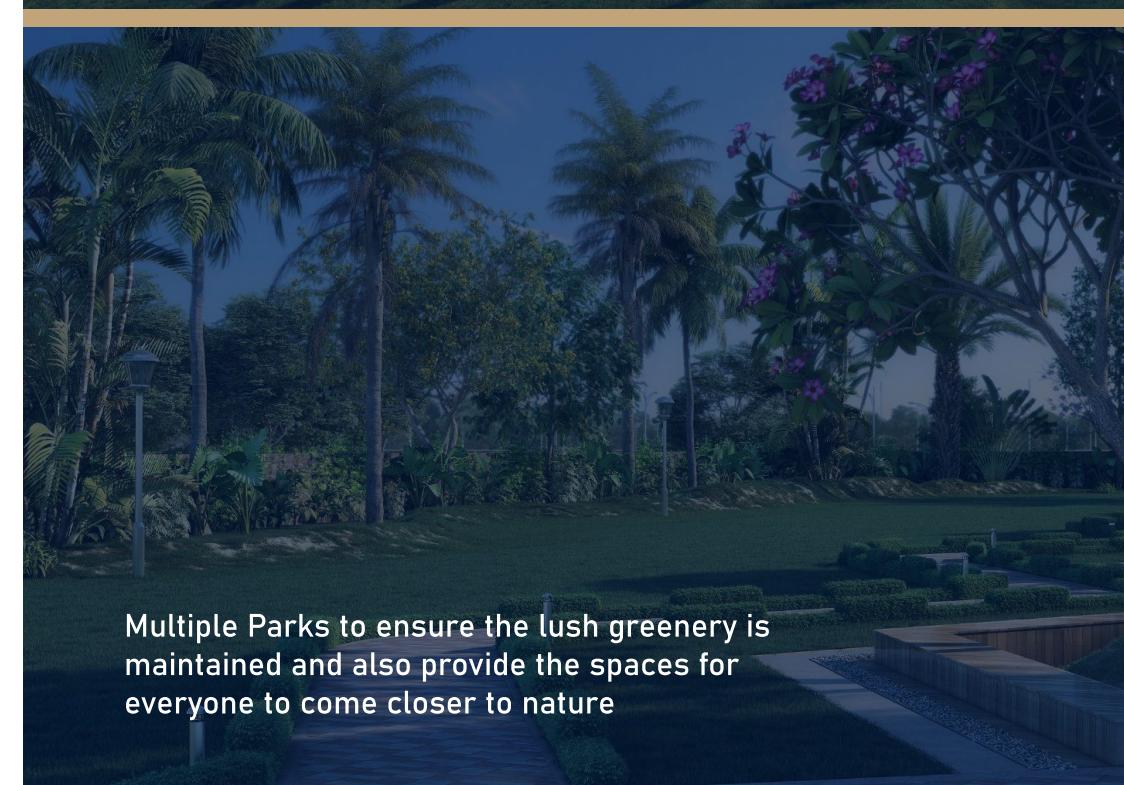
Grand Entry Arch



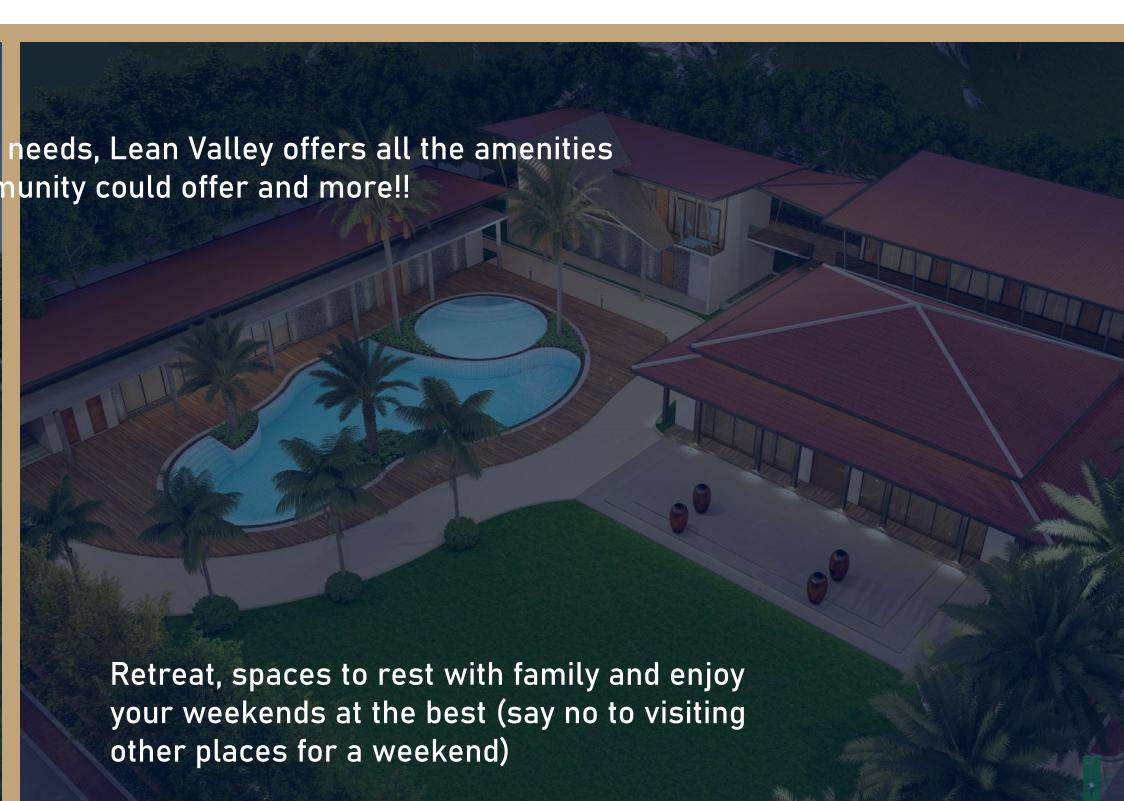
JAGADEESH LANDFORM
LANDSCAPE & ARCHI



The project which meets all your lifestyle needs, Lean Valley offers all the amenities that a premium gated community could offer and more!!



2 Acer Central Park silently sits in between the project with Jogging, Cycling tracks, and outdoor sports to support you and your kid's active lifestyle



Retreat, spaces to rest with family and enjoy your weekends at the best (say no to visiting other places for a weekend)



Multiple Parks to ensure the lush greenery is maintained and also provide the spaces for everyone to come closer to nature

The Clubhouse comes equipped with all the modern amenities



60 Feet Road



Central Park

Golf Course



Cricket Net



Basketball & Beach Volleyball



Tennis Court

A vibrant, tropical-themed seating plaza. In the center is a white gazebo with a brown, textured roof. The gazebo is surrounded by a paved walkway and a grassy area with a small soccer ball. The background is filled with lush tropical trees, including palm trees and flowering trees with pink and purple blossoms. The sky is clear and blue with a few birds flying.

Seating Plazas



Kids Play Area



Lush Green Walkways



Gazebos

A photograph of a modern resort building at dusk. The building has a dark roof and walls with vertical lighting. In the foreground, there is a paved walkway with three large, rustic-style vases. To the left, there is a pool area with a small building. The background features several palm trees against a darkening sky.

Retreat

Place to come and Revive



JAGADEESH LANDFORMS, PVT.
LANDSCAPE + ARCHITECTURE



LEAN Retreat



Pool with Sun Decks



Massive Amphitheatre



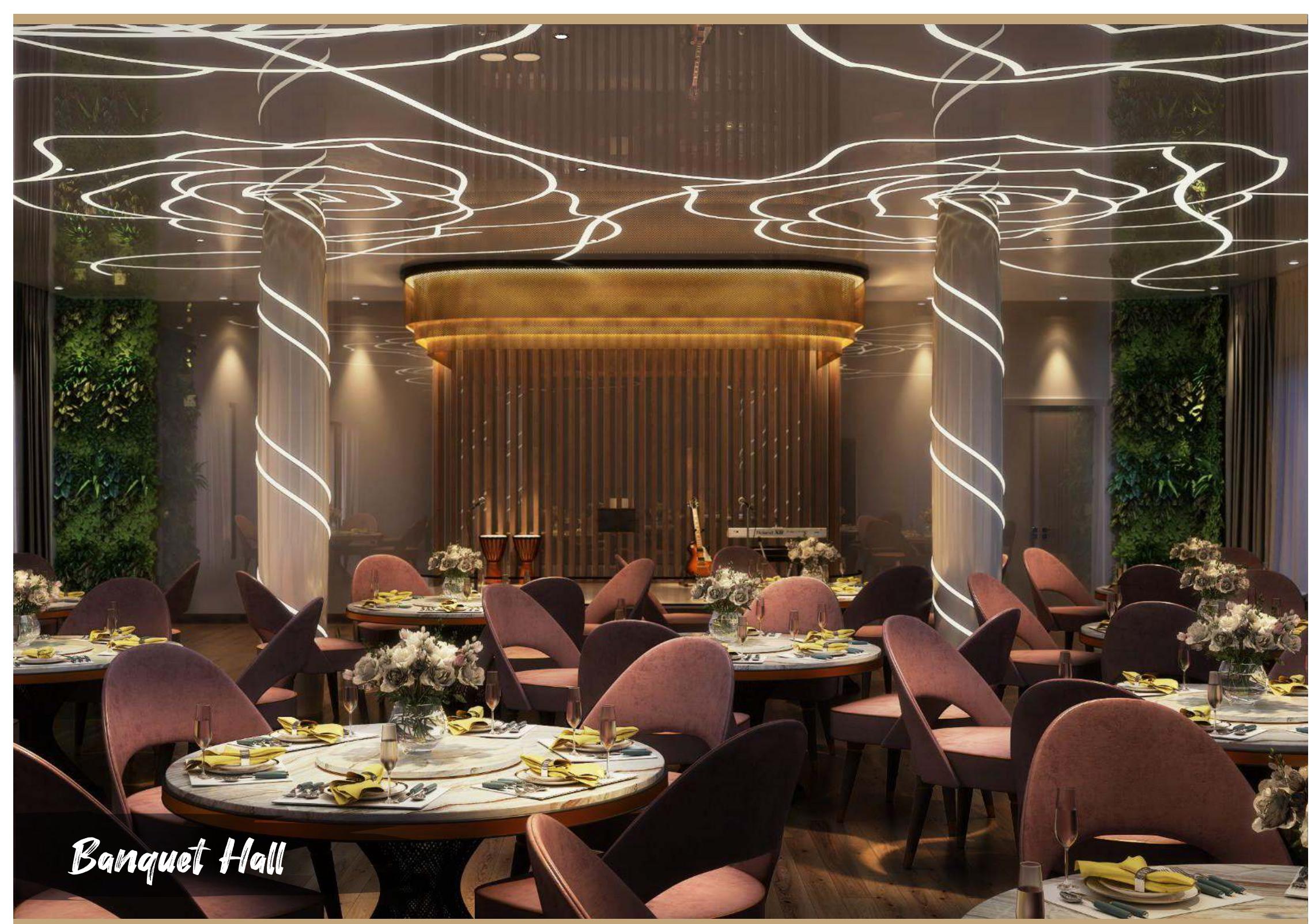
Restaurant and Dining

A modern clubhouse building at dusk. The building features a dark grey facade with large glass windows and doors, illuminated from within. A blue car is parked in front of the entrance. The building is surrounded by landscaped gardens with palm trees and colorful flowers. The sky is a deep blue, suggesting it is either dusk or dawn.

Clubhouse

Party Lawn





Banquet Hall

FLIGHT FOR

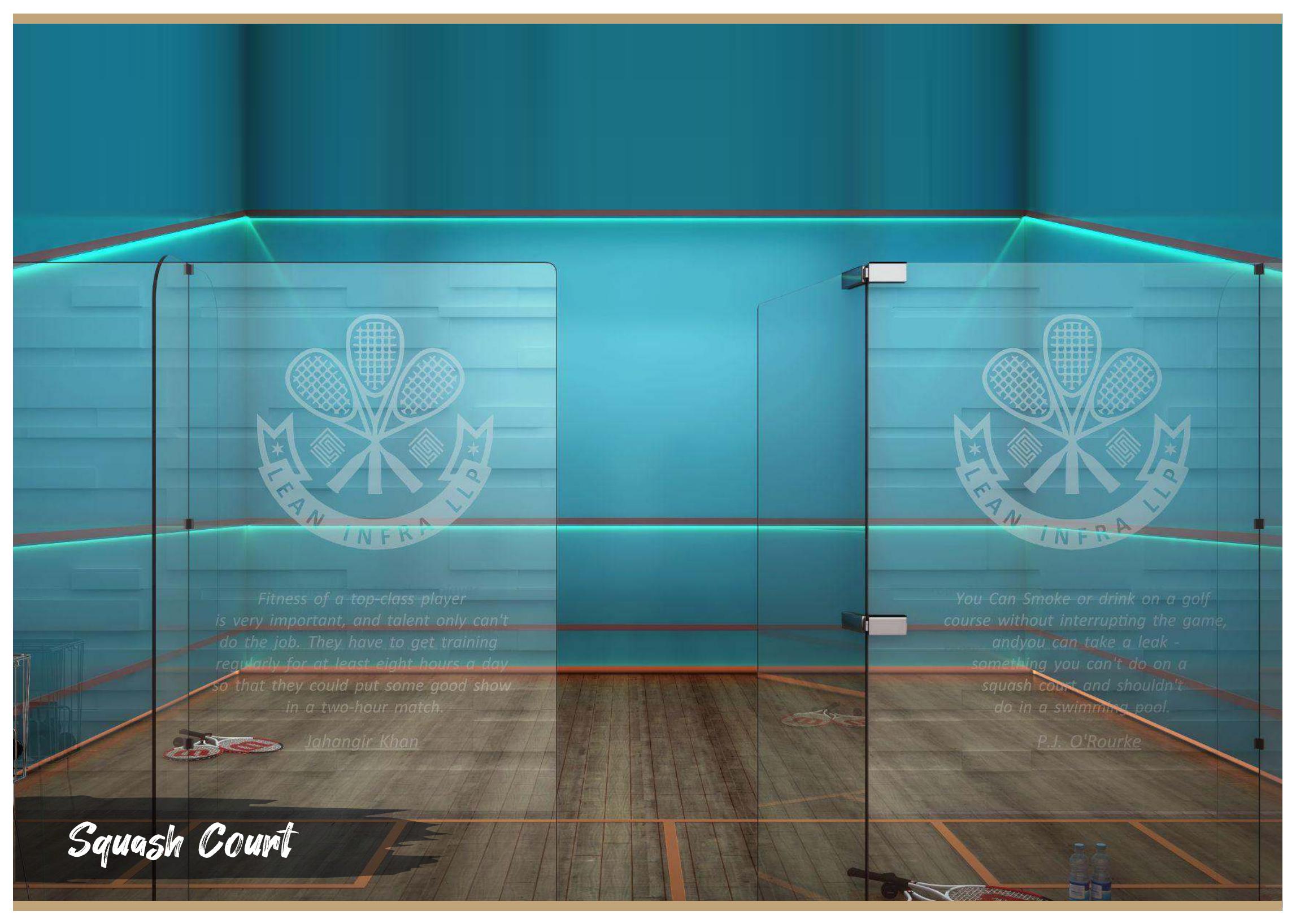


Well Equipped Gym



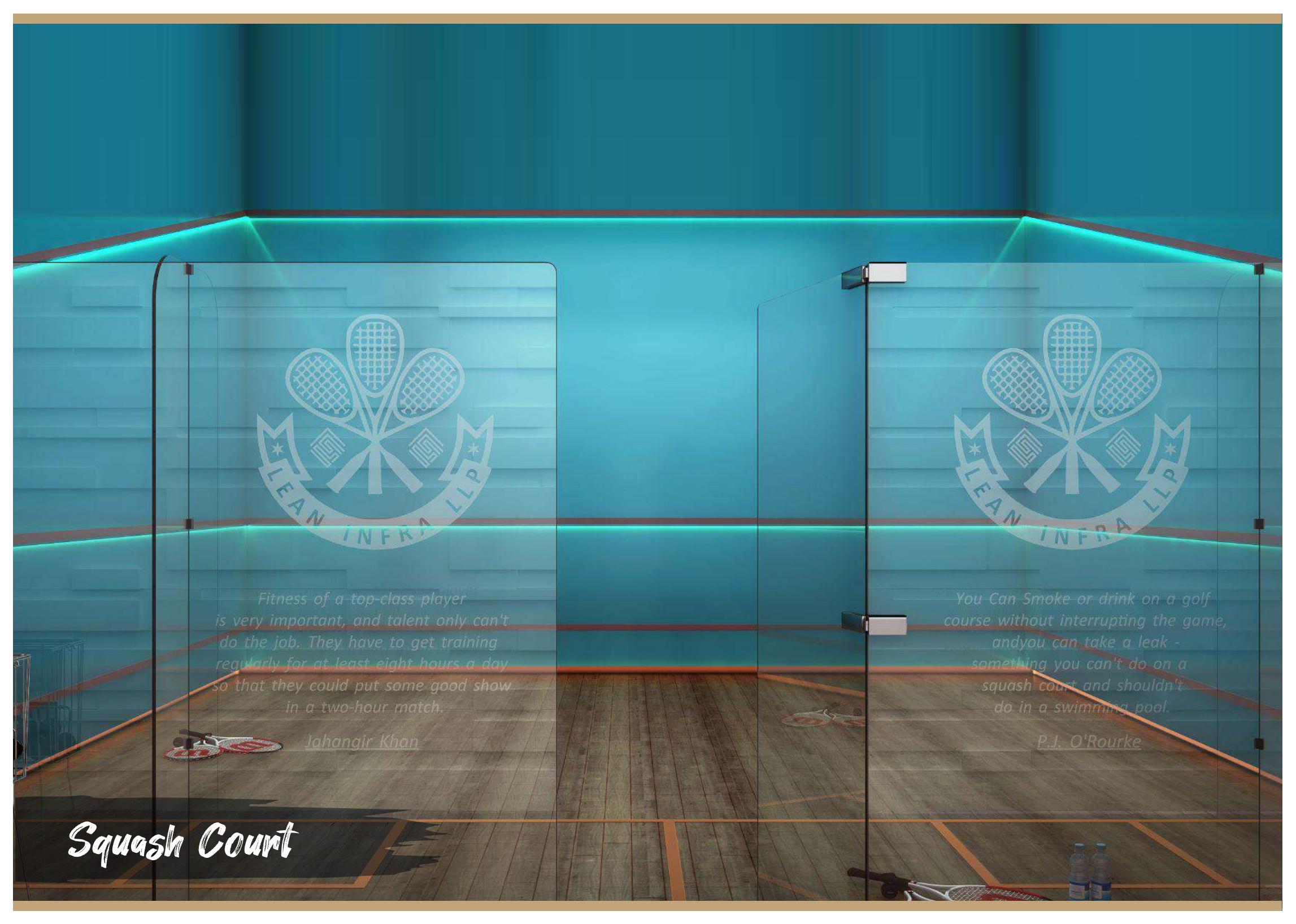
Badminton Court

Squash Count



*Fitness of a top-class player
is very important, and talent only can't
do the job. They have to get training
regularly for at least eight hours a day
so that they could put some good show
in a two-hour match.*

Jahangir Khan



*You Can Smoke or drink on a golf
course without interrupting the game,
and you can take a leak -
something you can't do on a
squash court and shouldn't
do in a swimming pool.*

P.J. O'Rourke



Indoor Games



Stunning in the day

LE VALLEY



Spectacular in the night

LEEN
VALLEY

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STUNNING IN THE DAY



SPECTACULAR IN THE NIGHT



TYPICAL FLOOR PLAN





First Floor

Built-up Area - 1579.9 s.ft.



Second Floor

Built-up Area - 1207.38 s.ft.

Living Room



Drawing Room





First Floor Corridor

Lift







Home Theater



SPECIFICATIONS

STRUCTURE

- R.C.C. framed structure to withstand Wind and Seismic Loads.
- Super Structure: 9", 6", 4.5" Red Brick/Cement Blocks for External and Internal walls as Applicable

PLASTERING

Internal: Double Coat Cement Plastering or pop punny over one coat of Cement Plastering

External: Double Coat Cement Plastering for RCC and Masonry Surface.



DOORS AND WINDOWS

MAIN DOOR

Frame: Teak Wood Main door frame of 7'6" height with premium designer hardware fittings

Shutter: Flush Shutter with Veneer on both Sides

INTERNAL DOORS

Frame: Teak Wood door frame with premium designer hardware fittings

Shutter: Flush Shutter with Veneer on both Sides

BATHROOM DOORS

Frame: Teak Wood door frame with premium designer hardware fittings

Shutter: Flush Shutter with Veneer on one Side and Laminate on other Side.

HARDWARE

Hardware in brush-finished stainless steel for all doors.

All the doors with towel bolts and a mortise lock or tubular/cylindrical lock

Magnetic/Concealed door stoppers of reputed make for the main door & the bedroom doors.

FRENCH DOORS

UPVC Sliding Doors with provision for mosquito mesh of reputed Make.

WINDOWS

UPVC Windows with provision for mosquito mesh of reputed make.

PAINTING

External: Textured finish with two coats of weatherproof acrylic exterior emulsion paint of reputed make.

Internal: Smooth putty finish with two coats of premium acrylic emulsion paint of reputed makeover a coat of primer.

Plumbing

Internal pipelines with reputed PVC pipes such as Astral/Ashirwad or equivalent.

All faucets are chrome plated and are of reputed make. Hot and cold wall mixer with shower. Provision for Geyser in all bathrooms.

Branded wash basin and EWC with flush valve of reputed make.

Kitchen

Granite platform with stainless steel sink & wall dado in glossy ceramic tiles upto 2' height.



Painting

Internal: Applying a coat of putty of reputed brand. Applying Royale emulsion paint from Asian paints with sponge finish.

External: Asian paints Ace with anti-bacterial properties.



Parking

Best Quality cement based parking tiles over PCC bed.

Electric car charging provision





TELANGANA MOBILITY VALLEY FIRST OF ITS KIND MOBILITY CLUSTER

Telangana emerges as one of the preferred destination for new mobility investment

Attracting investments from leading global R&D and manufacturing companies

CONTACT US

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