



Delighted to announce that Triton EV - a leading US based Electric Vehicle company will be investing ₹ 2,100 Crores to establish an ultra-modern EV manufacturing unit at NIMZ, Zaheerabad in Sangareddy district

An MoU is signed between Triton EV & Govt of Telangana on 24th June 2021(Newspaper Article)



DECODING NIMZ

What is NIMZ?

National Investment and Manufacturing Zones (NIMZ) are mega manufacturing hubs. The government of India as part of its National Manufacturing Policy (NMP), 2011, had announced setting up of NIMZ projects to boost the share of manufacturing sector in GDP. NIMZ are greenfield projects with a minimum size of 5,000 hectares

Where is Zaheerabad NIMZ coming up?

The NIMZ at Zaheerabad was granted final approval in December 2015 and the state government is establishing it near Zaheerabad, Nyalkal and Jharasangam mandals in Sangareddy district (formerly Medak) spread over an area of 13,500 acres. The land has been demarcated into different zones for various sectors of manufacturing

Which manufacturing sectors can NIMZ attract?

Defence & aerospace, logistics, electrical equipment & electronics, food & agro processing, automobile, transport equipment and metals, among others

What is the employment and investment potential?

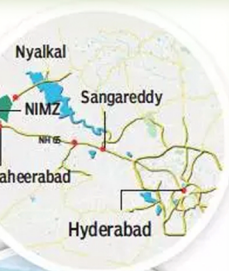
It is likely to generate direct and indirect employment of around 2.44 lakh. The project is expected to attract ₹37,740cr investment once it reaches its final phase of development with ₹96,778cr of estimated industrial output by 2040.

What is the infrastructure cost?

It would cost around ₹4,500cr for development of internal infrastructure while the total cost for external linkages is estimated at ₹6,100cr

What makes it attractive for investors?

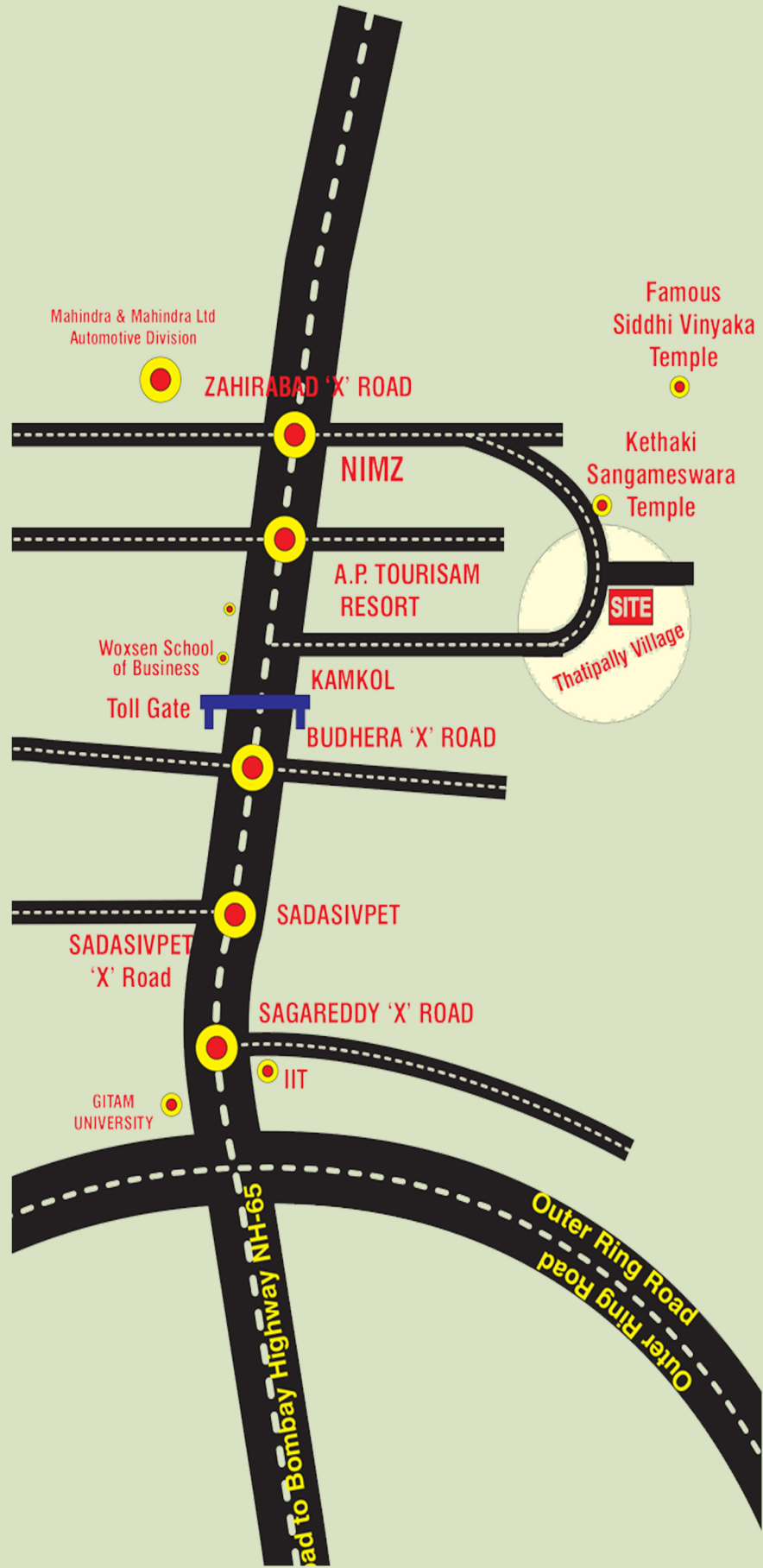
- It is located near NH-65, which connects the east and west coast ports of India
- The site is around 80km from Hyderabad, 65km from Hyderabad Outer Ring Road (ORR) and Bidar is located 10km northwest of the site
- It has two airports - Hyderabad international airport (RGIA) and Bidar airport - in its vicinity
- Major crops such as turmeric, sugarcane, onions, cotton, mangoes, cashew nuts and chillies are cultivated in the influence zone of Zaheerabad NIMZ
- Well established industries present in the influence zone, which offers scope for their expansion
- Availability of abundant talent in the region



Our country's Manufacturing Value Added (VAM) has steadily declined from 17% in 2008 to 13.7% in 2020. NIMZ is an excellent initiative to bring about focus on the manufacturing sector. We need to remember that India should not become just a manufacturing outsourcing hub but a centre for design and manufacturing innovation to increase VAM

—Professor Chandan Chowdhury | SENIOR ASSOCIATE DEAN AT THE INDIAN SCHOOL OF BUSINESS

—Source- TSIC Pre-Feasibility Report



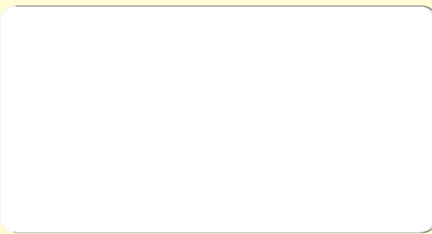
SRI CHAKRA'S SRI SAI GOLDEN PRIDE @ Thatipally Village



NEW VISION
INFRA DEVELOPERS



NEW VISION
INFRA DEVELOPERS
12-80/1/1, Plot no 46, Road No 2,
Sri Sai Nagar Colony, Malkapur
X roads, Rajampet Road,
Sangareddy, Telangana 502001



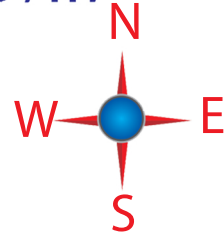
**Plan showing residential layout in
SY NO : 2/AA, 2/E 3/2 of Thatipally Gramapanchayat,
Municipally Mandal, Sangareddy Dist.**

Sy No. : 2/AA, 2/E 3/2

**C.No. 876 / 2019 / HRO/ H1
TLP No. 84 / 2019 / HRO / H1**

AREA	Sq. Yds	%
Plotted Area	12832 Sq. Yds.	60.99%
Roads Area	6103 Sq. Yds.	29.01%
Open Area	2105 Sq. Yds.	10.00%
Total Area	21040 Sq. Yds.	100.00%

Or 4 Acres 13 Guntas 107 Sq. Yds



PROJECT HIGHLIGHTS

- Well designed DTCP approved Layout
- 100 % Vaastu.
- Compound wall with Entrance Gate for entire layout
- 40" & 33" wide black top roads with curbing stones.
- Underground Drainage.
- Children Park.
- Electricity with Street Lights & Transformer.
- Avenue Plantation.
- Clear title & Immediate registration.
- Ready for Construction.

LOCATION HIGHLIGHTS

- 40 Min Drive from IIT Hyderabad.
- Near by Proposed NIMZ.
- 30 Mins Drive from MRF company.
- 50 Mins Drive from ORR.
- Fastest Growing area.
- 15 mins drive from kamkole toll Plaza.
- 10 mins drive from Mumbai National Highway - NH65
- Near to proposed RRR. (Regional Ring Road)



EXISTING HOUSES

TO NIMZ >>>

PROPOSED 100 FT ROAD

<<< TO KAMKOLE



TO PEDDALODI

EXIST. 33' WIDE ROAD

TO TATIPALLY

* This brochure is a conceptual presentation of the project and not legal offering. The promoters reserve the rights to make changes .

BOMBAY NATIONAL HIGHWAY (NH65)

<<< TO BOMBAY

TO HYDERABAD >>>