APTLOK · HYDERABAD REAL ESTATE INTELLIGENCE

Bandlaguda Jagir Real Estate Guide

South Hyderabad · Hyderabad

INVESTMENT SCORE

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RISK: MEDIUM

Snapshot

Avg price per sqft	₹5.6K - ₹6.6K
2BHK rent / month	₹14K - ₹20K
5-year appreciation	46-51%
Suits	Budget first-time buyers, long-term investors
ORR exit	Hayathnagar Interchange
ORR distance	~7 km km

Why invest here

Bandlaguda Jagir is an affordable residential locality in South Hyderabad with strong commuter connectivity. The LB Nagar metro corridor and growing commercial ecosystem support steady value appreciation.

Infrastructure

- LB Nagar metro terminal — Red Line
- ORR connectivity to Shamshabad Airport
- Warangal Highway upgrades (NH-163)

Nearby localities

Badangpet · Karmanghat · Is Sadan · Appa Junction · Ibrahimpatnam

Market intelligence

South Zone Price Trends (5-Yr)

ORR & Infrastructure Impact

Long-Term Investment Case

Rental Demand Snapshot

Want the live, interactive version?

https://aptlok.com/en/hyderabad/bandlaguda-jagir-real-estate-guide

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Methodology: Investment score is computed from 6 weighted factors — price appreciation (25%), infrastructure pipeline (20%), rental yield (15%), connectivity (15%), supply pipeline (15%), and social infrastructure (10%). Full methodology at https://aptlok.com/methodology.

Data sources: HMDA layout database, Telangana RERA portal, sub-registrar transaction records (IGRS), Telangana Roads & Buildings Department, on-ground verification by AptLok analysts.

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