

# Gundla Pochampally Real Estate Guide

North Hyderabad · Hyderabad

**INVESTMENT SCORE****7** / 10**RISK: MEDIUM**

## Snapshot

<b>Avg price per sqft</b>	₹0
<b>2BHK rent / month</b>	₹0
<b>5-year appreciation</b>	44-48%
<b>Suits</b>	Budget buyers, long-term investors, families
<b>ORR exit</b>	—
<b>ORR distance</b>	—

## Why invest here

Gundla Pochampally benefits from the Kompally-Medchal growth corridor expansion. Proposed metro and Pharma City employment hub will significantly boost long-term appreciation in this budget-friendly zone.

## Infrastructure

- ORR North — quick access to all city zones
- Proposed Metro extension towards Kompally
- Hyderabad Pharma City on northern outskirts
- Medchal-Malkajgiri district development thrust

## Nearby localities

Mallampet · Turkapally · Hakimpet · Ramgopalpet · Thumkunta

### Want the live, interactive version?

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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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