APTLOK · HYDERABAD REAL ESTATE INTELLIGENCE

Lal Darwaza Real Estate Guide

Old City · Hyderabad

INVESTMENT SCORE

6 / 10

RISK: MEDIUM-HIGH

Snapshot

Avg price per sqft	₹3.7K - ₹4.6K
2BHK rent / month	₹9K - ₹14K
5-year appreciation	30-34%
Suits	Locals, heritage enthusiasts, commercial investors
ORR exit	—
ORR distance	—

Why invest here

Lal Darwaza has deep commercial and cultural roots in Hyderabad's historic core. While appreciation is moderate, steady rental demand from traders, businesses and residents ensures reliable income.

Infrastructure

- MGBS metro interchange (Red + Green lines)
- Walled City revitalisation project
- Commercial market hubs — Sultan Bazaar, Laad Bazaar

Nearby localities

Pathergatti · Purani Haveli · Begum Bazaar · Mir Chowk · Talabkatta

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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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