

# Parade Grounds Real Estate Guide

North-East Corridor · Hyderabad

## INVESTMENT SCORE

7 / 10

RISK: LOW

## Snapshot

Avg price per sqft	₹0
2BHK rent / month	₹0
5-year appreciation	40-50%
Suits	Premium north-city buyers, defence families
ORR exit	—
ORR distance	—

## Why invest here

One of Secunderabad's greenest areas. Parade Grounds provides open space that's rare in a dense city. Premium pocket with defence cantonment heritage.

## Infrastructure

- Metro station
- Parade Grounds redevelopment potential
- Green lung of Secunderabad
- MMTS connectivity

## Nearby localities

Secunderabad East · Paradise · Mettuguda · Jbs Parade Ground

## Market intelligence

### East Corridor Price Trends (5-Yr)

### Defence & Academic Anchors

### Upcoming Growth Triggers

### Rental Demand Snapshot

## Want the live, interactive version?

<https://aptlok.com/en/hyderabad/parade-grounds-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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