

# Puppalguda Real Estate Guide

Hi-Tech City Corridor · Hyderabad

INVESTMENT SCORE

6 / 10

RISK: LOW

## Snapshot

|                     |  |
|---------------------|--|
| Avg price per sqft  | ₹0   |
| 2BHK rent / month   | ₹0   |
| 5-year appreciation | 72-78%   |
| Suits               | Senior IT professionals, expats, premium investors |
| ORR exit            | —  |
| ORR distance        | —  |

## Why invest here

Puppalguda is a high-appreciation micro-market within the Hi-Tech Corridor. IT campuses, metro connectivity and premium gated communities make this a top pick for investors and senior IT professionals.

## Infrastructure

- IT SEZ expansion — Amazon, Google, Microsoft campus growth
- HITEC City & Financial District — largest IT employment cluster
- Metro connectivity — Blue Line and proposed extensions

## Nearby localities

Narsingi · Manikonda · Gopanpally · Khajaguda · Neknampur

## Market intelligence

### HITEC Belt Price Trends (5-Yr)

### IT Employment Multiplier

### Rental Yield Comparison

### Upcoming Infrastructure

## Want the live, interactive version?

<https://aptlok.com/en/hyderabad/puppalguda-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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