

# Toli Chowki Old City Real Estate Guide

Old City · Hyderabad

## INVESTMENT SCORE

5 / 10

RISK: MEDIUM-HIGH

## Snapshot

Avg price per sqft	₹0
2BHK rent / month	₹0
5-year appreciation	31-35%
Suits	Locals, heritage enthusiasts, commercial investors
ORR exit	—
ORR distance	—

## Why invest here

Toli Chowki Old City offers affordable entry into the Old City zone with strong community character. Heritage tourism growth and government redevelopment projects present a speculative long-term investment opportunity.

## Infrastructure

- Old city BRTS and road widening projects
- MGBS metro interchange (Red + Green lines)
- Walled City revitalisation project
- Commercial market hubs — Sultan Bazaar, Laad Bazaar

## Nearby localities

Golconda Fort · Ibrahim Bagh · Mangalhat · Nizam College · Sultan Shahi

### Want the live, interactive version?

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

**Citation format:** "AptLok, Toli Chowki Old City Real Estate Guide, <https://aptlok.com/en/hyderabad/toli-chowki-old-city-real-estate-guide>, accessed Jun 2026."

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