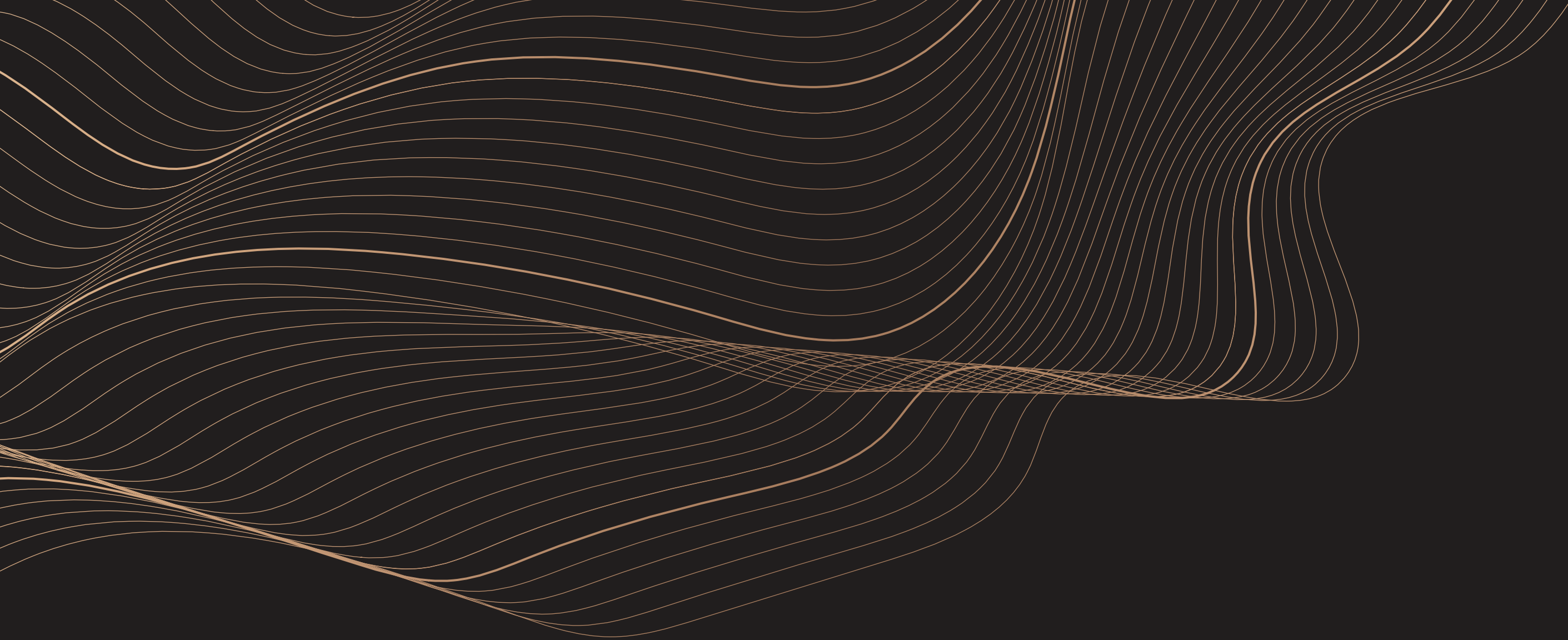




Corporate Address

 **ABDS Infra**
F.no.603, Izeal Infra-2,
Madhapur, Hyderabad
500081.

Project Address

 **The Avant Garde**
2-56/33/105,
KPHB-Hitech City Rd,
Madhapur, Hyderabad-500081.

Architects



Structure Consultants

MSA

MEP Consultants

STRD

Digital Partner

THEORIES
www.theories.consulting

NOTE: This brochure is for conceptual presentation only and does not constitute a legal offer. All areas stated are tentative, and the final completed area of the commercial project may vary. The developer reserves the right to revise the elevation, plans, specifications, and other project details as deemed fit.





Where Vision

BECOMES ADDRESS

Whether it's a premium retail outlet
or a high-end office, the design
ensures flexibility, efficiency, and
a strong brand presence.





Timeless

DESIGNED FOR PRESENCE

Architecturally refined and visually distinctive, the project is conceived to deliver presence from every angle and permanence in every impression.



G + 7

Floors Of Modern
Commercial
Workspace

80+

Dedicated
Parking
Spaces

2L+

Sq. Ft. Premium
Commercial
Space

100%

Power Backup
And Smart
Infrastructure



Where

LUXURY BEGINS.

An arrival experience
designed to impress.





Workspace

ABOVE THE
ORDINARY.

PROJECT HIGHLIGHTS



Iconic Presence

- Grand Arrival Experience
- Flexible Work Environments
- Expansive Floor Plates
- Abundant Natural Light

Safety & Sustainability

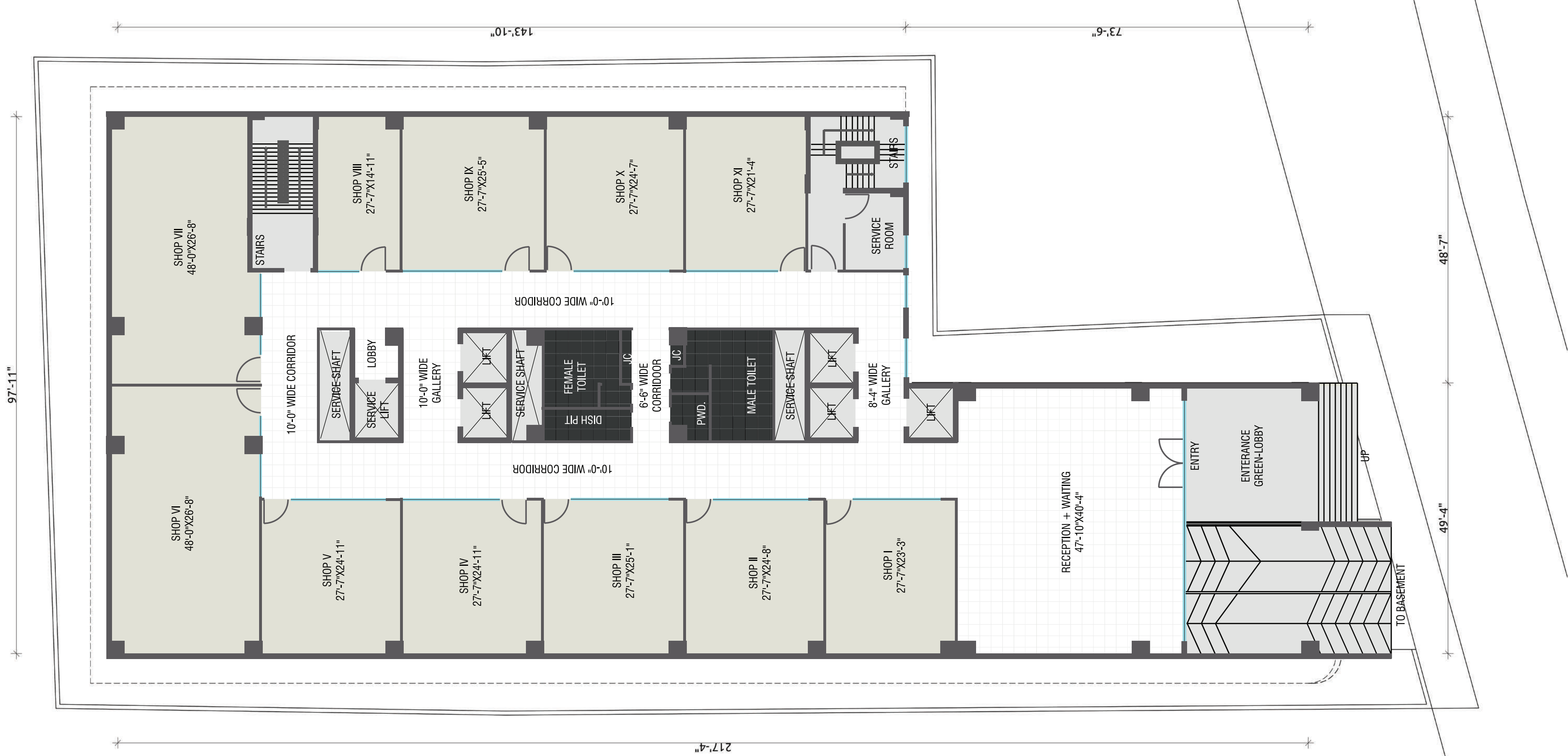
- Advanced Fire Safety Systems
- 24/7 Security Systems
- Striking Exterior Architecture
- Green Entrance & Lobby Design
- High-Quality Material Finishes
- Seamless Connectivity

Amenities & Experience

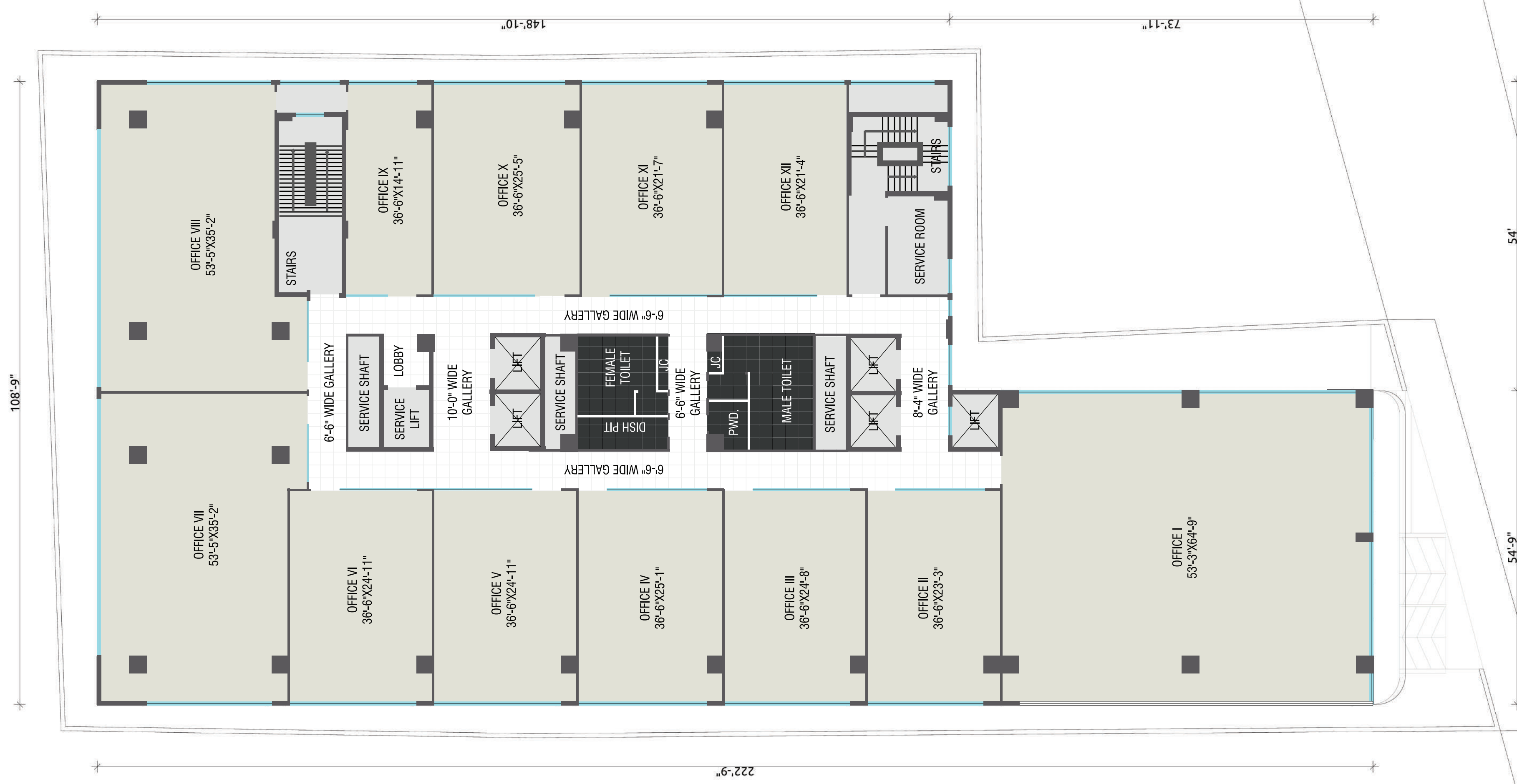
- Employee Wellness Zones
- Ample Parking Facilities
- Mixed-Use Integration
- High-Speed Elevators
- Premium Common Facilities

Technology & Infrastructure

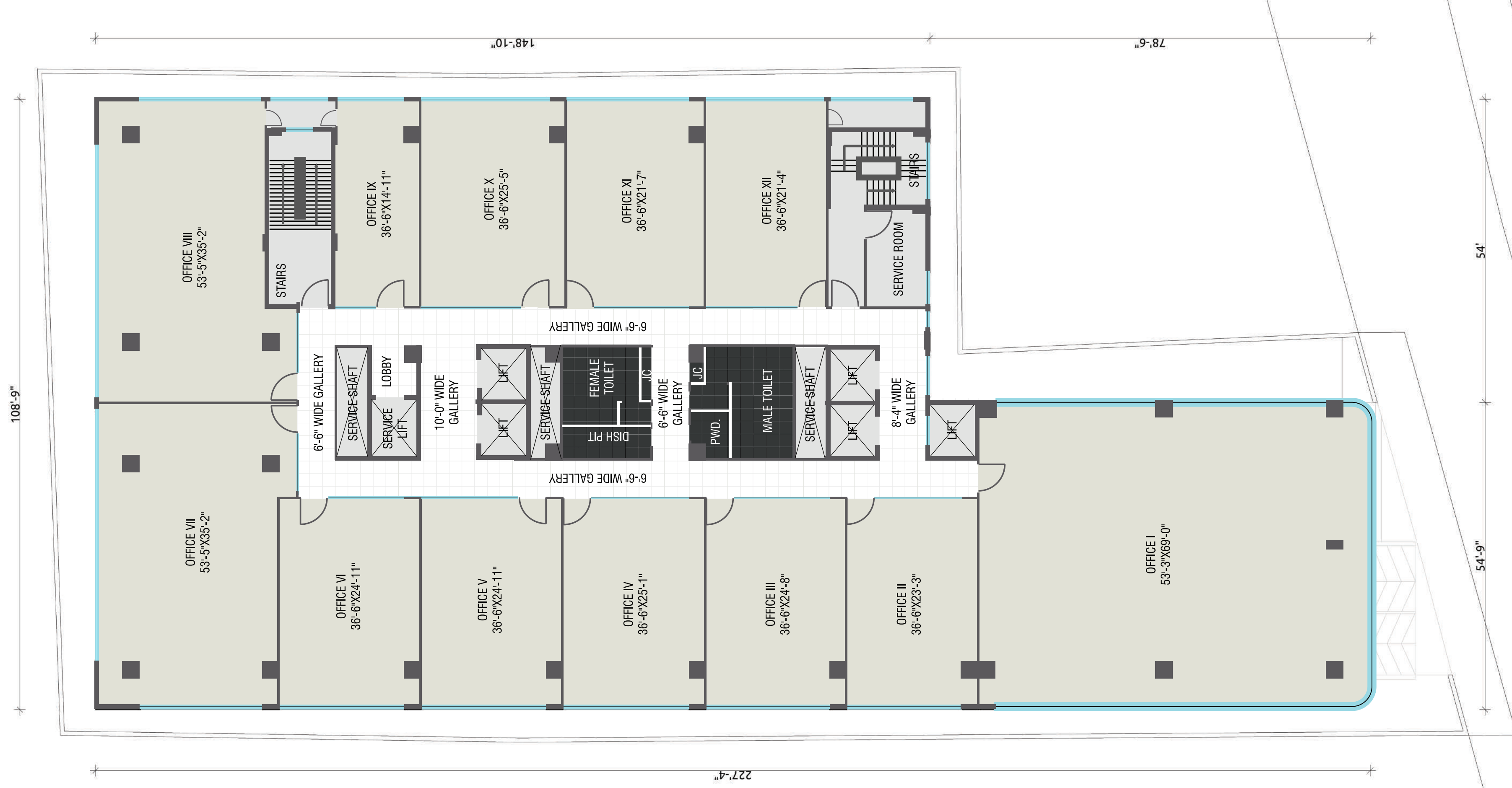
- Smart Building Systems (BMS)
- High-Speed Internet Connectivity
- Advanced HVAC & Air Quality
- 100% Power Backup
- EV Charging Infrastructure



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN



02 Min

Hitec City
Metro Station

15 Min

Outer Ring Road
(ORR)

20 Min

Financial
District

45 Min

Rajiv Gandhi
International Airport



AN ADDRESS
THAT LEADS
FORWARD.