



MADHUVAN VATIKA

OWN LAND. GROW A FOREST. BUILD A LEGACY.

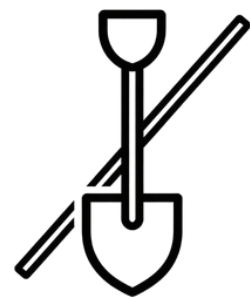
Managed Farmland from ₹125 / sq ft*

A thoughtfully planned farmland ownership experience for people who want to own land without the complexity of managing it themselves. Your land. Our stewardship. A farm that grows with time.



The Reality of Farmland Ownership

Finding the right land, verifying documents, planning irrigation — owning farmland sounds simple, but the process is anything but straightforward.



The Work Behind The Land

Preparing the soil, planting trees, managing labour, protecting the property — and maintaining it year after year. The reality is very different.

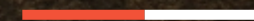


What You Own

🌳 Agroforestry landscape 🍎 Fruit-bearing trees
🌱 Productive farmland 🏠 Weekend retreat
👨👩👦 Family memories
🌿 Long-term legacy asset

Farmland Ownership, Without The Hassle

Madhuvan Vatika takes care of the complexity so that you can enjoy the ownership.





FROM LAND TO
LIVING FARM



WHAT WE TAKE CARE OF

Land & Documentation

Helping establish the foundation for responsible farmland ownership. Farm access, basic infrastructure and common farm requirements.

Plantation

Agroforestry planning, tree selection, planting and ongoing care for a thriving living farm.

Water & Irrigation

Planning and maintaining irrigation systems appropriate for the farm. Routine maintenance, labour coordination and seasonal activities.

Security & Stewardship

Looking after the farm even when you are away, with dedicated stewardship and on-ground presence.

Invest Before the Growth

Defence Aerospace Development

A 15,000 Cr project announced by Defence Minister Rajnath Singh, set to transform Penukonda into a major aerospace hub with thousands of high-skilled jobs.

Automobile & Industrial Growth

Automobile parts supplier networks are rapidly building up near KIA Motors, and the Hindupur Industrial Area is expanding, driving sustained demand for land and housing.

Bharat Electronics & NACIN Projects

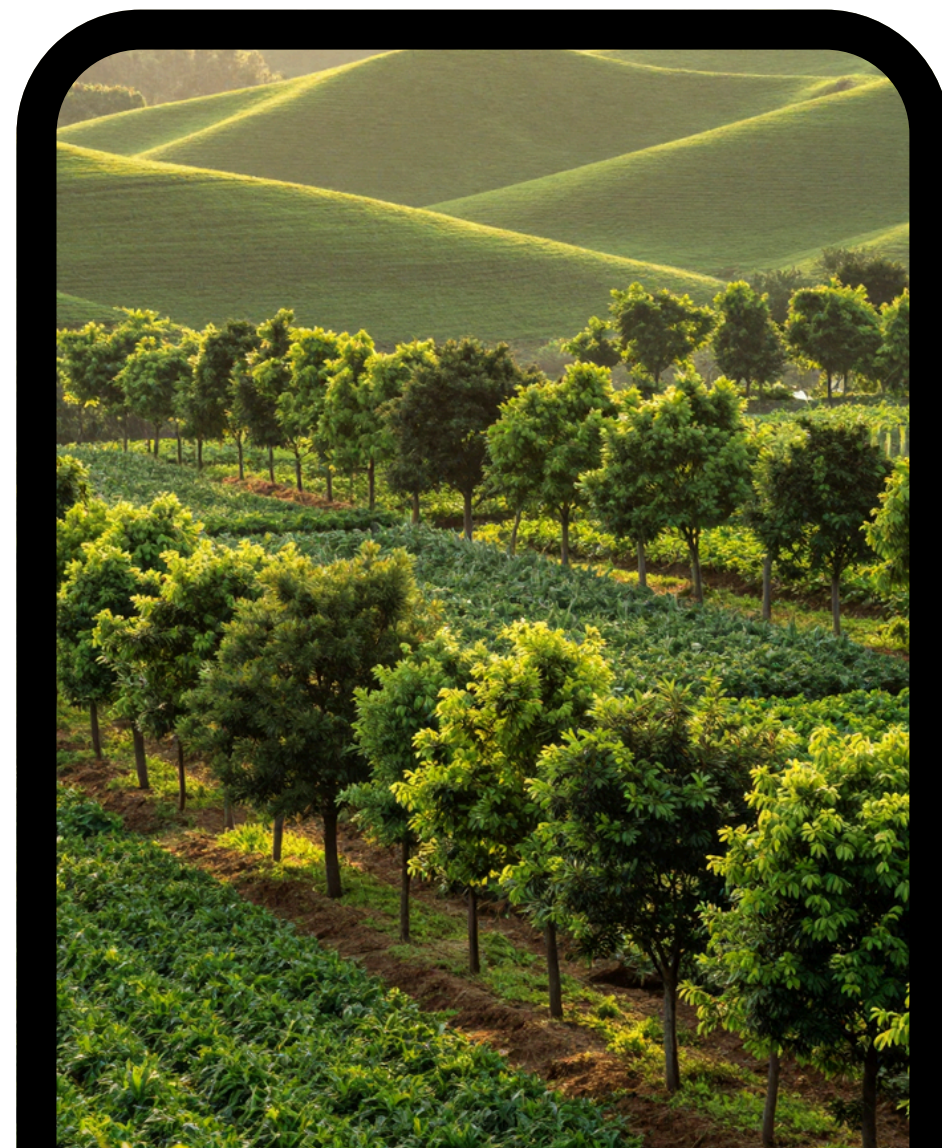
Bharat Electronics Project for Airforce (384 Cr) and National Academy of Customs, Indirect Taxes & Narcotics (1,500 Cr) are bringing government investment and institutional growth.

Nandi Medical College & Research

Nandi Medical College and Research Institute brings healthcare infrastructure, educational institutions, and a growing population of professionals to the region.



YOUR FARM CAN GROW WITH YOU The Agroforestry Journey



YEAR 1 — Plant

Young trees establish their roots.

YEARS 2–3 — Grow

The landscape begins turning green.

YEARS 4–5 — Thrive

Trees mature, shade develops and the ecosystem becomes increasingly alive.

YEARS 7–8+ — Mature

Selected timber species may begin reaching meaningful maturity. The objective isn't simply to maintain land — it is to leave it better than we found it.

A Teak Tree Is More Than a Tree



1

Sapling → Tree → Forest → Timber Asset

2

Imagine planting a teak plantation today

3

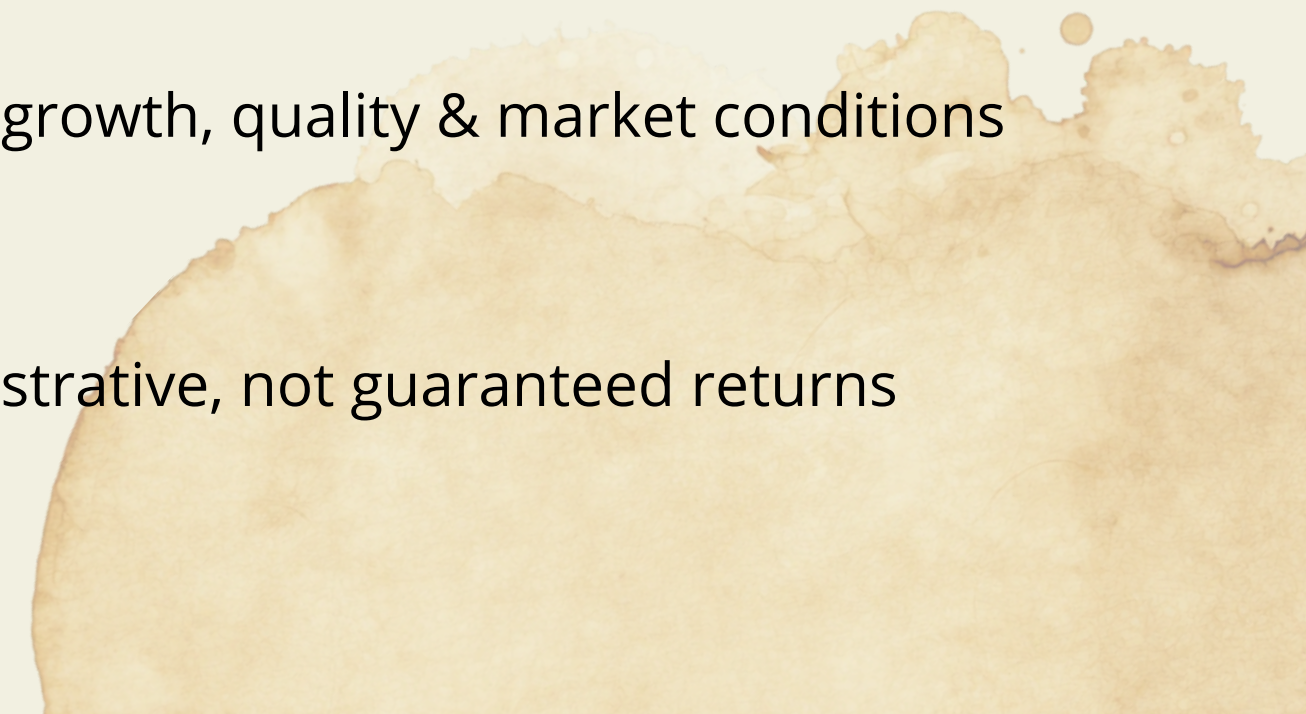
As the trees grow, so does your farm's character

4

Value depends on growth, quality & market conditions

5

Projections are illustrative, not guaranteed returns



Value Dimensions

Value That Goes Beyond Money

LAND — Potential long-term appreciation.
TREES — Growing timber and fruit-bearing assets.
FARM — An actively managed agricultural ecosystem.

LIFESTYLE — A place to escape the city.
COMMUNITY — A network of like-minded families.
LEGACY — Something tangible to pass to the next generation.

Weekend Vision

Imagine Your Weekends

Instead of another weekend indoors...
Walk through your own orchard. Pick fruit from a tree you planted. Bring your children to the farm. Watch the sunrise. Have lunch under the trees.
Return home knowing that while you were away, someone was taking care of your farm.

Some investments change your finances.
Some change your lifestyle. The best ones can do both.

More Than A Farm

Farm-to-Home

Trials for growing vegetables and eventually creating a direct farm-to-home supply chain, bringing the freshest produce straight from our fields to your table.

Agroforestry

Combining timber, fruit-bearing and other suitable species to create productive, biodiverse landscapes that enrich the soil and support long-term farm health.

Native Cattle

Introducing indigenous *Bos indicus* cattle as part of a regenerative farm ecosystem, restoring natural balance and supporting sustainable land management.

Farm Cottages

A future opportunity to experience the farms as a weekend destination, offering guests a peaceful retreat immersed in nature and farm life.





Your Own Micro-Cluster



Bring Your Circle

Friends. Parents. Siblings. Children.
Your closest circle.



Build Neighbouring Farms

We believe farmland is better when
shared with people you know.



Create Memories Together

Celebrate harvests, plant trees,
and build a life side by side.

Why Madhuvan Vatika?

A limited opportunity to become part of a community built around productive, living land — managed for you, grown for generations.

➤ **Owner-Led**

➤ **Long-Term**

➤ **Managed**

➤ **Living Land**

Starting from ₹125 / sq ft*
OWN THE LAND.
WE'LL NURTURE THE LIFE.

