



BOULDER HILLS
GOLF AND COUNTRY CLUB

Boulder Hills Golf and Country Club

is nestled in the privacy and security of a gated community.



“This will be one of the ten most photographed golf courses in the world. You can count on it.”

- Peter Harradine

Boulder Hills Golf and Country Club is a world-class leisure and residential community spread out over approximately **531 sprawling acres.**

It has been envisioned as a complete, self-contained township spread around an **18-hole championship golf course** where every home is designed to the most demanding international standards.

Developed by Emaar MGF for Emaar Hills Township (P) Limited and Boulder Hills Leisure (P) Limited [Joint Ventures between Emaar Properties & Andhra Pradesh Industrial Infrastructure Corporation], the estate is one of the **most picturesque in the country** with tree-lined streets and water bodies.



BOULDER HILLS

GOLF AND COUNTRY CLUB



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| 1 Entrance Gate | 14 Golf and Country Club |
| 2 Hyderabad Digital Greens | 15 Independent Villas |
| 3 The Mall of Hyderabad | 16 Lake |
| 4 5 Star Hotel | 17 Gachibowli Village |
| 5 Business Hotel | 18 Excelsior Towers |
| 6 Boutique Hotel | 19 Club House |
| 7 Sales Office | 20 Kids Play Area |
| 8 Independent Villas | 21 Commercial Block |
| 9 Lake | 22 Proposed High Rise Apartments |
| 10 Proposed High Rise Apartments | 23 Urdu University |
| 11 Nanakramguda Village | 24 Lake |
| 12 Golf Course Maintenance Building | 25 Commercial Block |
| 13 Driving Range | |



Home. Living in the right place can change the quality of life.





THE EXCELSIOR
BOULDER HILLS
GOLF AND COUNTRY CLUB

The **Excelsior**

Apartment Lifestyles within the Boulder Hills Golf and Country Club are the epitome of distinctive living. Quality of life within this prestigious gated community is characterised by outstanding levels of comfort, convenience and security. Truly a place to call home, The Excelsior apartments are fully integrated with all recreational and leisure amenities and offer the best in design and quality.



Town House

Step into your private paradise. The windows open to the magnificent view of rolling greens and lakes. The tracks lead to the lush greens of an 18 hole golf course. Mild scents of Jasmine and Bougainvillea fill the air. Design is one with nature. This is your address.



The Clubhouse

Hang out, chill out, work out, dine out. The Clubhouse is a recreational axis in the heart of **The Excelsior** at the Boulder Hills Golf and Country Club.



Villas at Boulder Hills



The Mall of Hyderabad

Not just a day at the mall, now enjoy a life at the mall. The Mall of Hyderabad at the Boulder Hills Golf and Country Club will be a unique blend of sophisticated retail and leisure facilities spanning 1.5 million square feet, upgrading the shopping experience into heavenly levels. It will include three hotels, several restaurants, multiplexes, supermarkets as well as showcase some of the finest luxury brands from around the world.



Digital Greens Hyderabad

Spread across 33 acres Digital Greens is Boulder Hills Golf and Country Clubs' very own Special Economic Zone. A global-standard IT park with a view to provide an internationally competitive environment, it is being developed by Emaar MGF for Emaar Hills Township (P) Limited and Boulder Hills Leisure (P) Limited [Joint Ventures between Emaar Properties & Andhra Pradesh Industrial Infrastructure Corporation].



Home Features

Standard Apartment Features

Spacious living rooms with attached balconies overlooking golf course/landscaped gardens
Grand entrance lobbies for each tower with reception and waiting area
Apartments serviced with elegant lift lobbies and elevators

Balconies

Vitrified tile flooring
Exterior emulsion paint on walls and ceilings
Duco painted mild steel railing

Bedrooms

Laminated wood for flooring
Punning with acrylic emulsion paint on the walls & ceiling
Veneered flush door shutters
Anodized/powder coated aluminium/UPVC glazing

Kitchens

Vitrified tiles for flooring
Ceramic tiles for dado
Punning with acrylic emulsion paint on walls & ceiling
Granite counter top
Stainless steel kitchen sink with double bowl
International styled modular kitchen with premium quality hob & chimney
Veneered flush door shutters
Anodized/powder coated aluminum/UPVC glazing for windows

Foyer, Living, Dining And Family Room

Imported marble flooring
Punning with acrylic emulsion paint on the walls & ceiling
Polished teakwood frame with panelled door shutters for main entrance door
Veneered flush door shutters for other doors
Anodized/powder coated aluminium/UPVC glazing for windows

Bathrooms

Master Toilet
Imported marble flooring & wall cladding
Imported marble counter
Imported Chinaware/CP fittings
Veneered flush door shutters
Other Toilets
Anti-skid vitrified flooring & wall cladding
Granite counter
Imported Chinaware/CP fittings
Veneered flush door shutters

Domestic Facilities

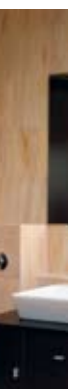
Adequate power backup
Air conditioning through split units in all bedrooms

Conveniences

Restaurant
Supermarket

Clubhouse

Fitness centre with aerobics room, gym, yoga and meditation
Swimming Pool
Exclusive Beauty parlors for gents & ladies
Basket ball (single loop)
Games Room with billiards & Table Tennis
Fully equipped Tot lots (children play area)
Jogging track
Squash Court







CREATING A NEW INDIA.

BOULDER HILLS GOLF AND COUNTRY CLUB

Manikonda Village, Gachibowli,
Hyderabad 500 032, Andhra Pradesh
Tel.: (+91 40) 6612 3456.
Fax: (+91 40) 6612 3455

EMAAR MGF

Registered Office: ECE House,
28 Kasturba Gandhi Marg,
New Delhi 110 001, India
Tel.: (+91 11) 4120 3444.
Fax: (+91 11) 4152 4619

www.emaarmgf.com
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