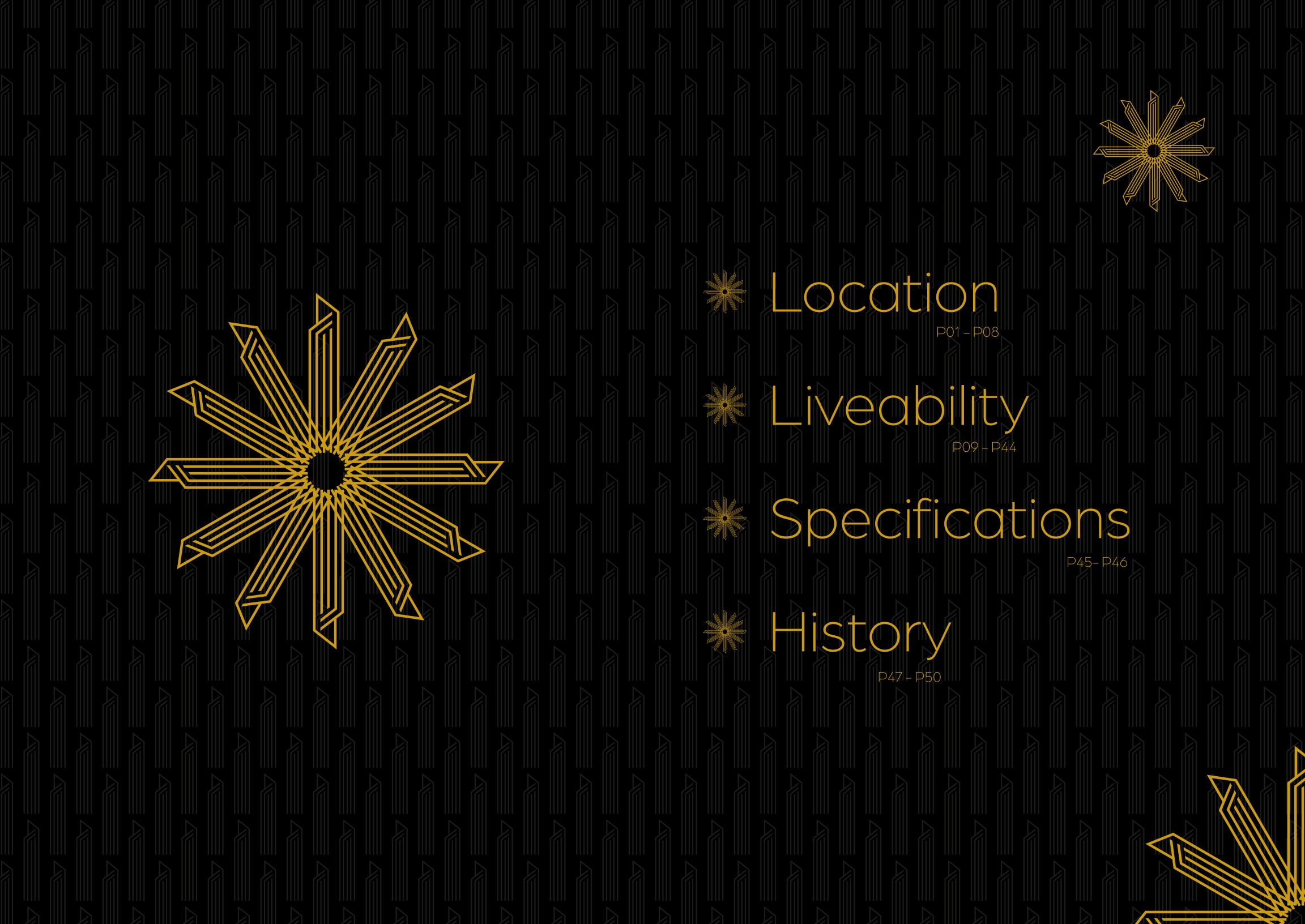


A masterpiece, scaled to the sky.















Kondapur's Tallest Skyscraper. A Hallmark of Legacy.

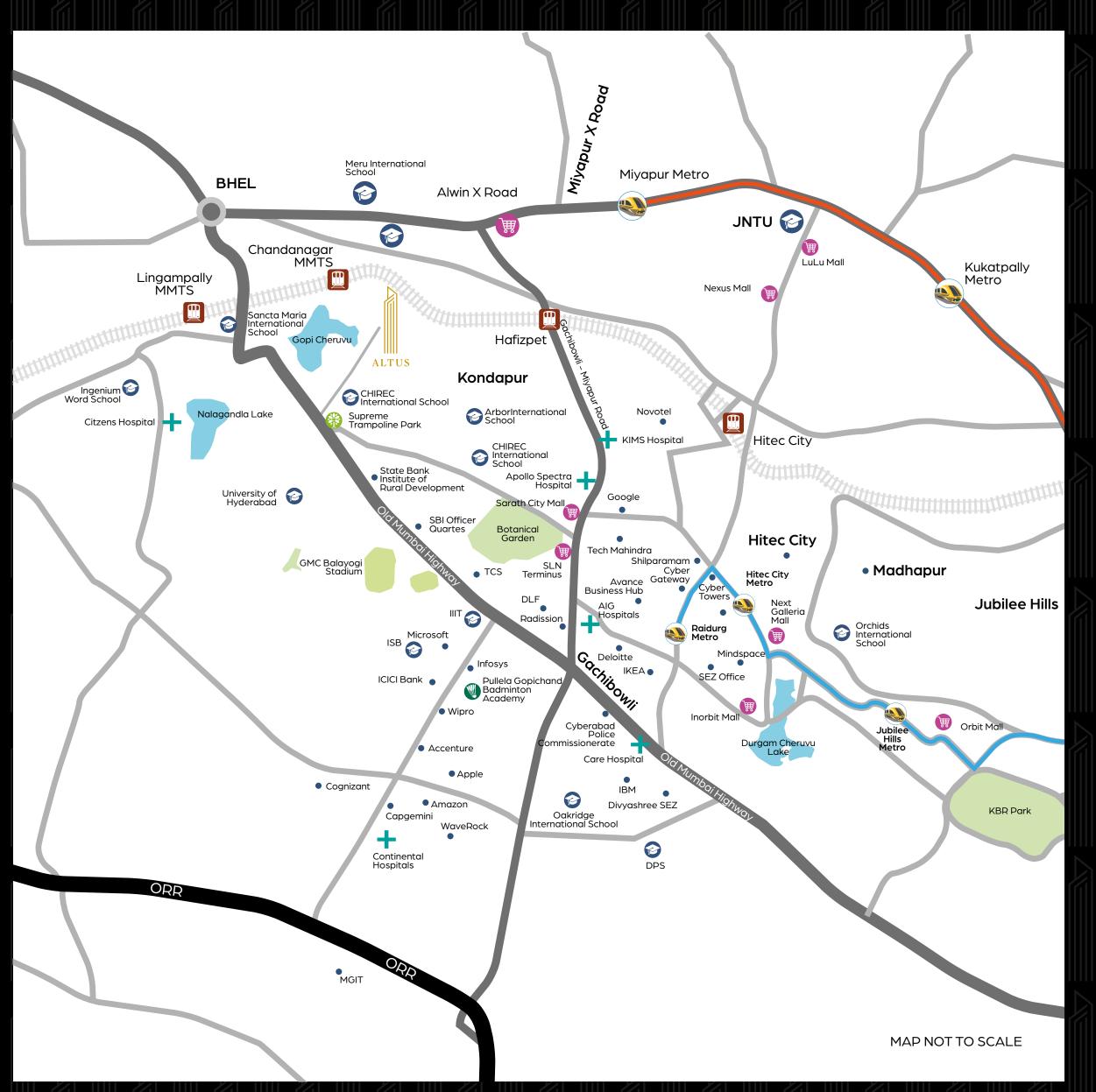
Altus by Hallmark soars above Kondapur, not merely as the tallest tower in the skyline, but as a bold expression of vision, brought to life with impeccable craftsmanship.

Nestled in the heart of Hyderabad's western corridor, Altus stands as a modern icon Altus, its graceful silhouette and commanding presence redefining urban sophistication.

Strategically located just minutes from HITEC City, Gachibowli, Sarath City Mall, and the city's top educational and healthcare institutions, Altus offers unmatched connectivity. But it's true essence transcends location, Altus is a legacy in the making, a landmark for those shaping Hyderabad's future.

At Altus, your home is more than just a residence. It's a statement of lifestyle, a reflection of identity, and a space where aspirations rise into achievements.

Where You Live, Where It All Comes Together.



Premier Hotspots

RAINSPORTATION.		EDUCATION
Lingampalli Railway Station	3 KM	* CHIREC In
Raidurgam Metro Station	8.6 KM	* University
Gachibowli ORR	9.8 KM	⋆ EuroKids I
RGI Airport	38 KM	* IIIT Gachik
		⋆ ISB Hyder

LIFESTYLE & RECREATION:

⋆ Pala Pitta Cycling Park	5 KM
⋆ Sarath City Capital Mall	5.8 KM
* Botanical Gardens	6.1 KM
⋆ SLN Terminus	7.6 KM
* Shilparamam	8.6 KM
* IKEA	9.8 KM
* Inorbit Mall	10 KM

HOTELS:

∗ Le Meridien Hotel	7.2 KI
⋆ Radisson Blu Hotel	8 KI
* Sheraton Hyderabad Hotel	8.9 KI
⋆ Trident Hotel	11 KI
⋆ ITC Kohenur	12 KI

HOSPITALS:

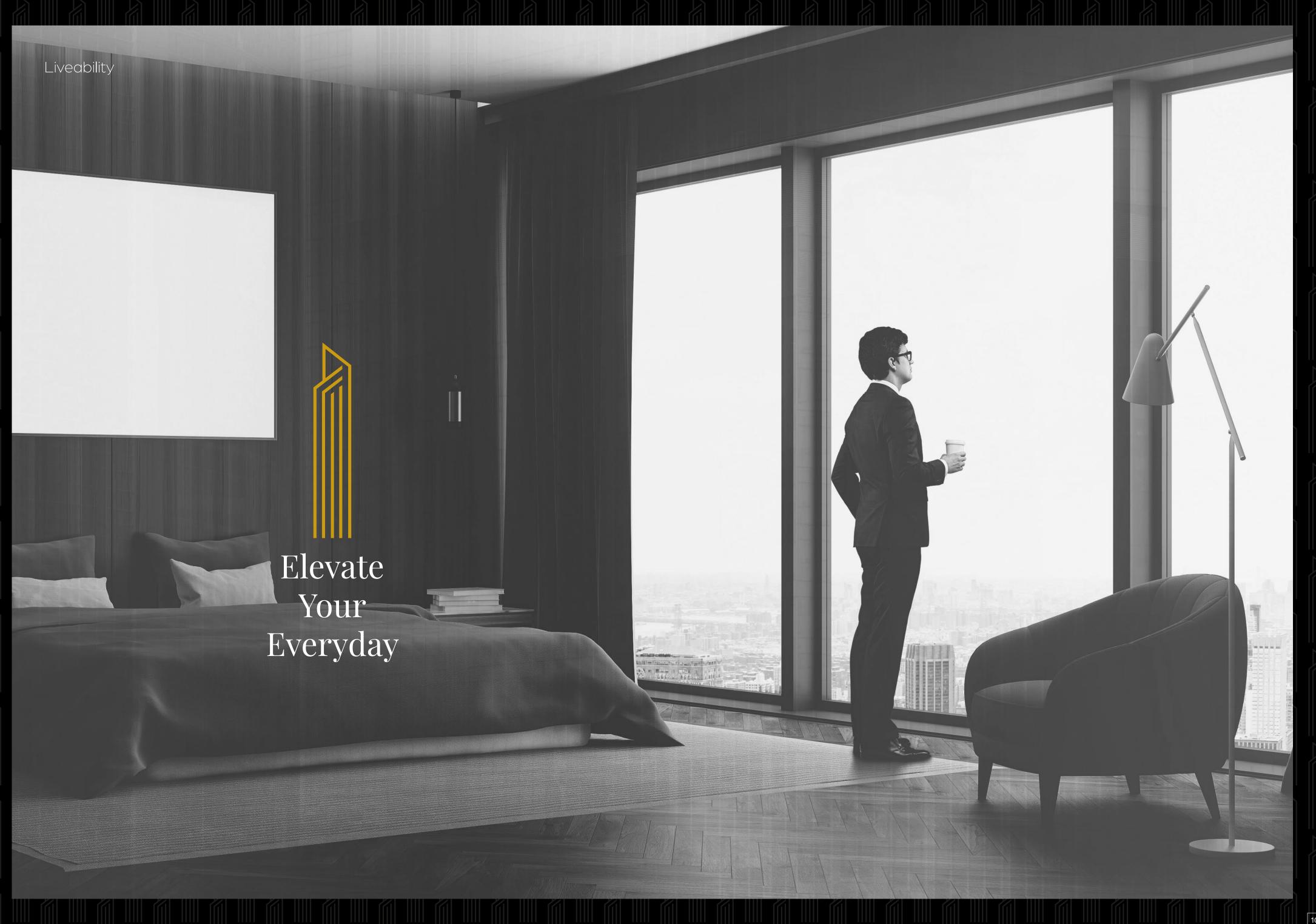
⋆ Citizens Speciality Hospital	5.2 KM
* KIMS Hospitals Kondapur	5.5 KM
* AIG Hospitals	8.7 KM

EDUCATION:

* CHIREC International School	1.1 1/11/1
⋆ University of Hyderabad	2 KM
⋆ EuroKids Preschool	3.2 KM
⋆ IIIT Gachibowli	4.5 KM
⋆ ISB Hyderabad	5.4 KM
* NIFT	8 3 KM

OFFICES:

+TCS	5.2 KM
∗ Google	5.6 KM
⋆ Microsoft	6.4 KM
* Infosys	7.1 KM
⋆ Deloitte	7.9 KM
* Wipro	8.7 KM
* ICICI	8.9 KM
* Amazon	9.4 KM
* Wells Fargo	12 KM



An Entrance That Sets the Tone

The grand entrance sets the stage for an elevated lifestyle, where thoughtful design, refined elegance, and a true sense of arrival come together in perfect harmony.





Above the Skyline, Beyond Expectations.

With impressive slab heights: 12 feet in Block A and 11 feet in Block B, Altus redefines vertical living.

These expansive ceilings invite abundant natural light, enhanced ventilation, and create a remarkable sense of openness, transforming everyday luxury into architectural brilliance.







More Space. More Peace. More Life.

Altus offers an expansive 1.3 lakh+ sq. ft. of thoughtfully designed amenity spaces, seamlessly integrated across four elevated zones:

Stilt-Level Retreat | 50,000 sq. ft.

A peaceful sanctuary designed for movement, mindfulness, and meaningful moments.

Clubhouse | 50,800 sq. ft.

A vibrant hub where wellness, work, and leisure come together in perfect sync.

Sky-Borne Terraces | 20,000 sq. ft.

Bask in sunset views, host open-air gatherings, or find solitude under the sky.

Environment Deck | 10,000 sq. ft.

An immersive green space for leisure, lifestyle, and tranquil escapes amid nature.

At Altus, every square foot is intentionally designed to enrich your lifestyle with balance, purpose, and enduring beauty.





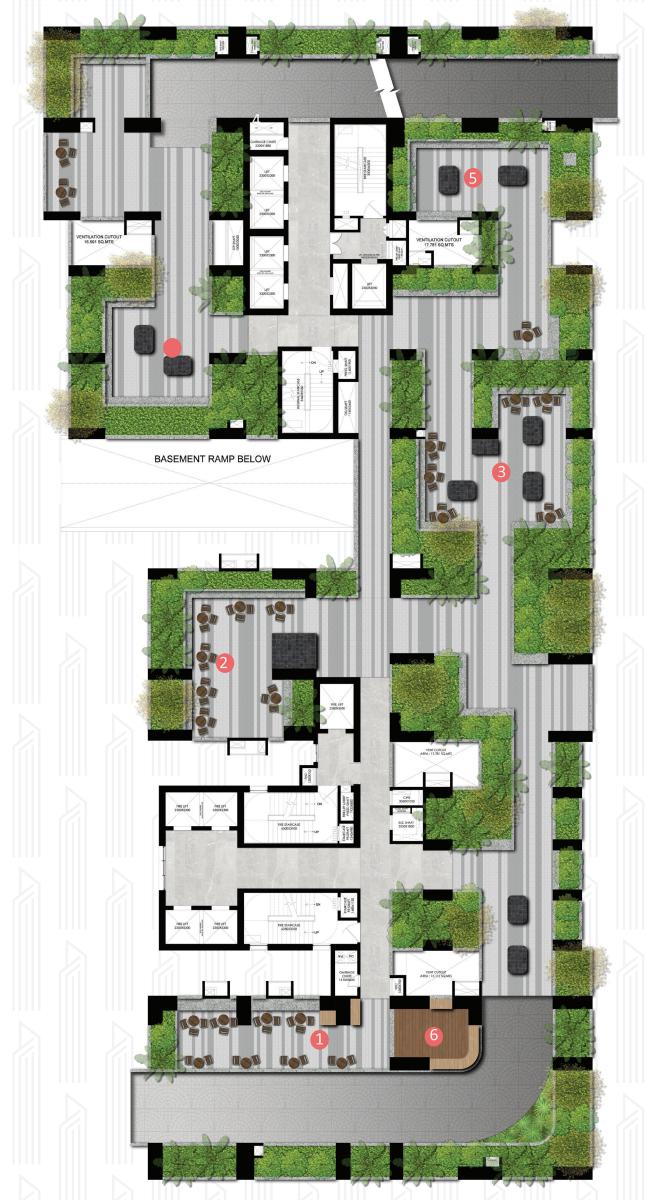
Functionality, Refined for a Life Well-lived

Podium Amenities

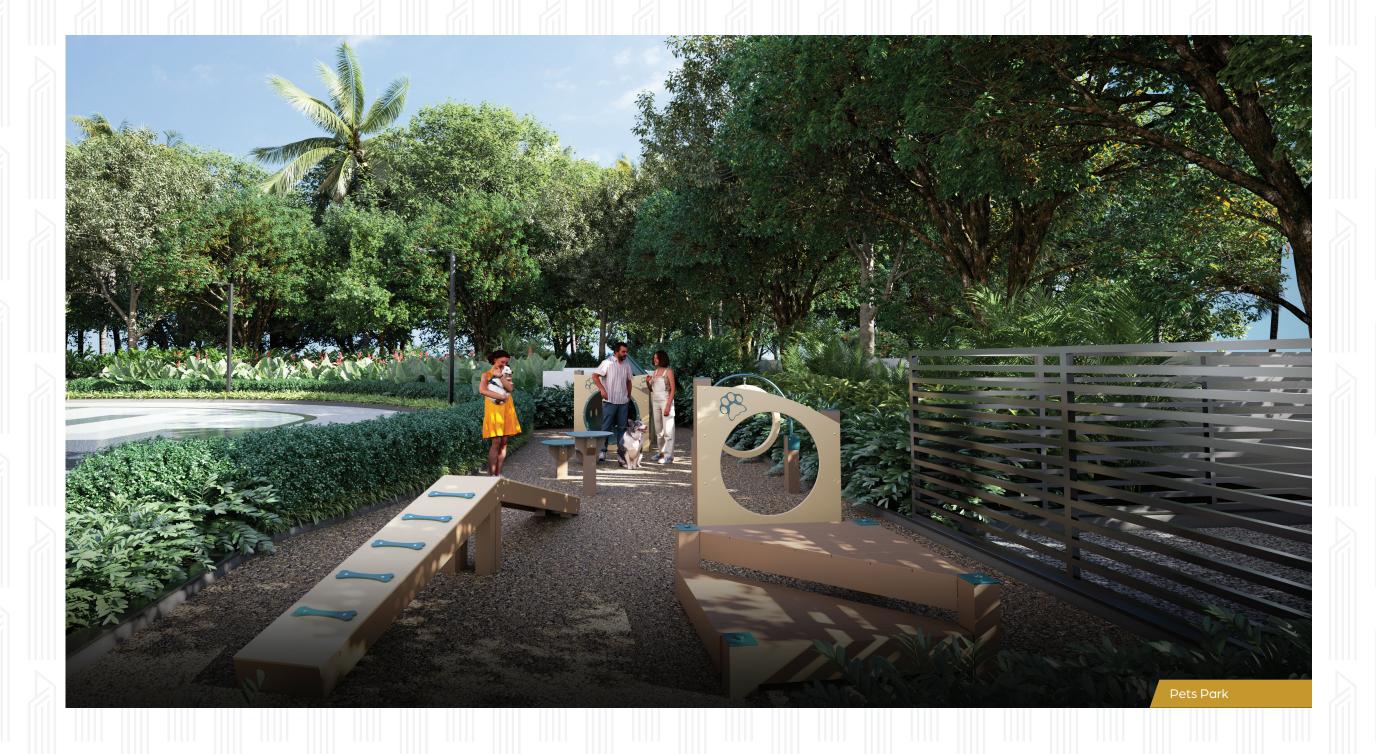
- 1. Grand Entry & Exit Boulevard
- 2. 24*7 Security Plaza
- Central Pavilion
- 4. Access Drive with Grass Pavers
- 5. Jogging Trail
- 6. Reflecting Pool & Water Feature
- 7. Designated Pick-Up & Drop-Off Zone
- . Multi-age Play Zone
- 9. Children's Play Area with Sand Pit
- 10. On-Site Daycare Facility / Creche
- 11. Open-Air Fitness Zone
- 12. Multipurpose Hall
- 3. Table Tennis Lounge
- 14. Senior Citizens' Social Area
- 5. Zen Meditation Garden
- 6. Tropical Plantation Garden
- 17. Community Amphitheatre
- 18. Outdoor Sit-Out
- 19. Lounge deck with Pergola
- 20. Party Lawn
- 21. Tennis Court
- 22. Half-Court Basketball Arena
- 23. Skating Rink
- 24. Landscaped Green Lawn
- 25. Seating Plaza
- 26. Terraced Landscaping
- 27. Practice Cricket Nets
- 28. Dog Walking Park
- 29. Pickle Ball Court
- 30. Grand Entrance Lobby

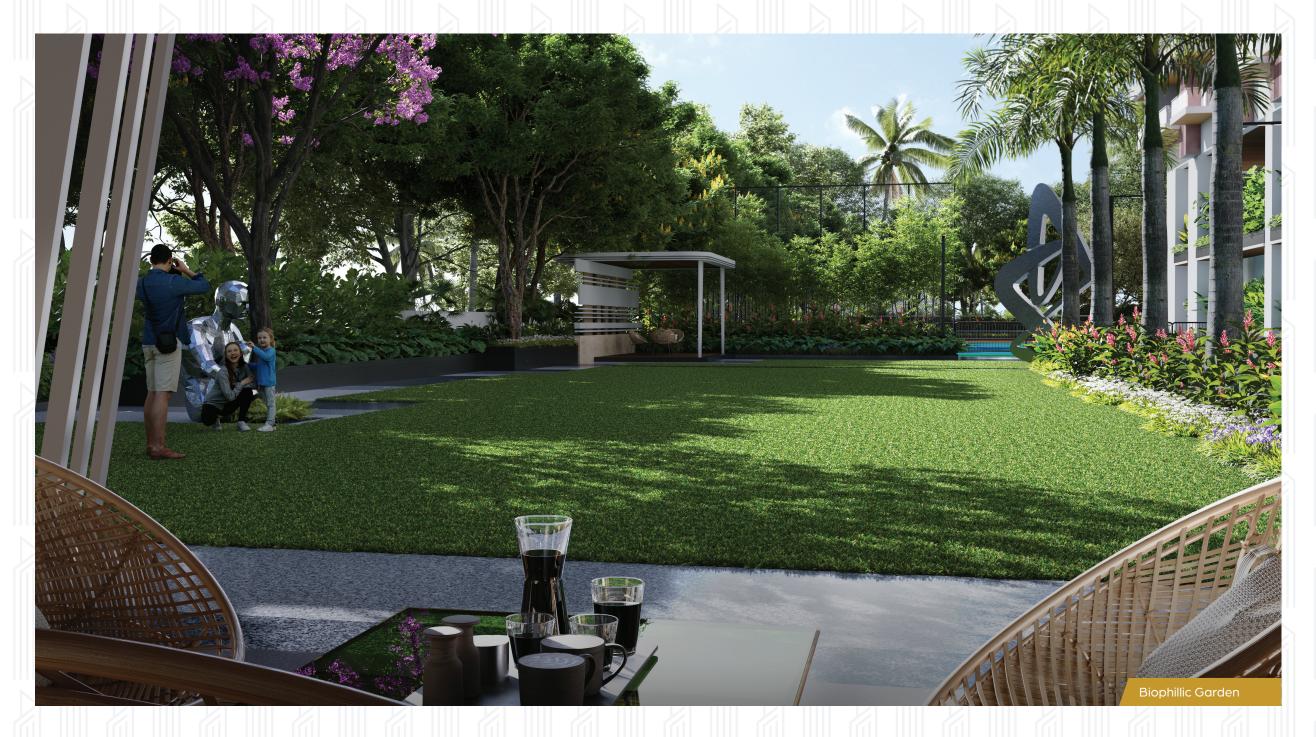
Nature-Framed Corners for Every Mood

Stilt Amenities

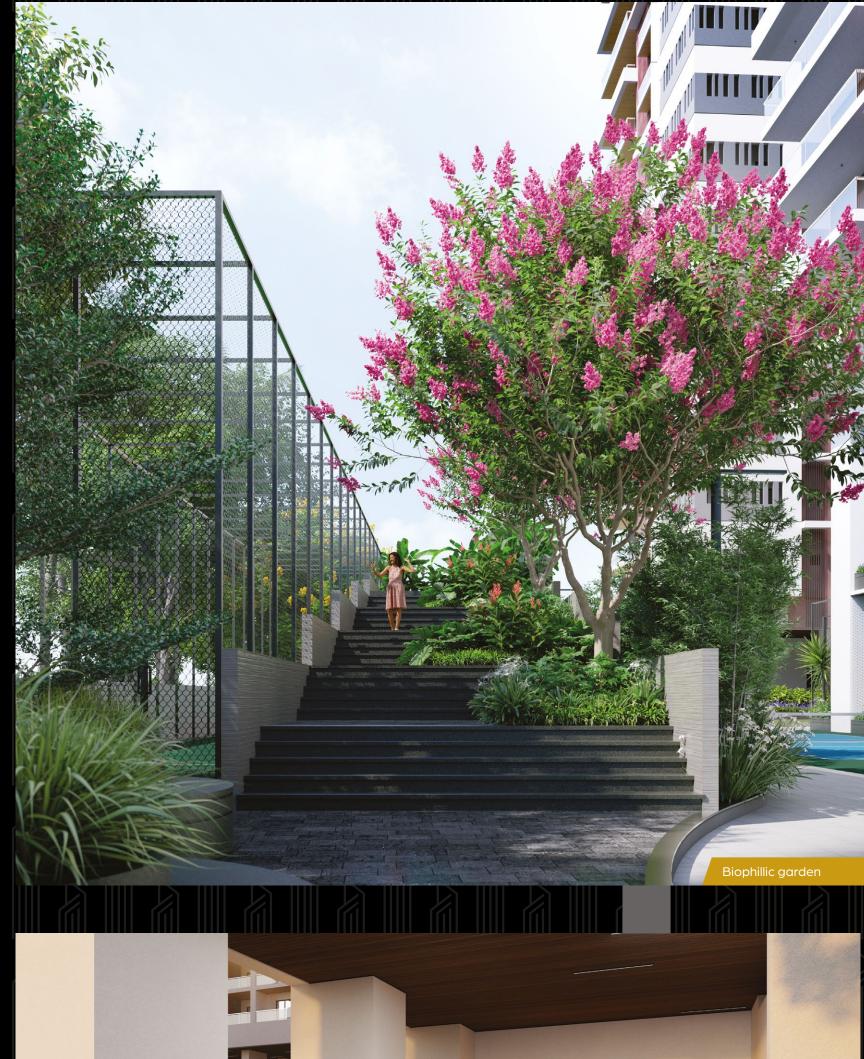


- Library
 Nest & nook
- 2. Chess area5. Biophillic garden
- 3. Co-Working space
- 6. Deck





Where Heights Redefine Living.

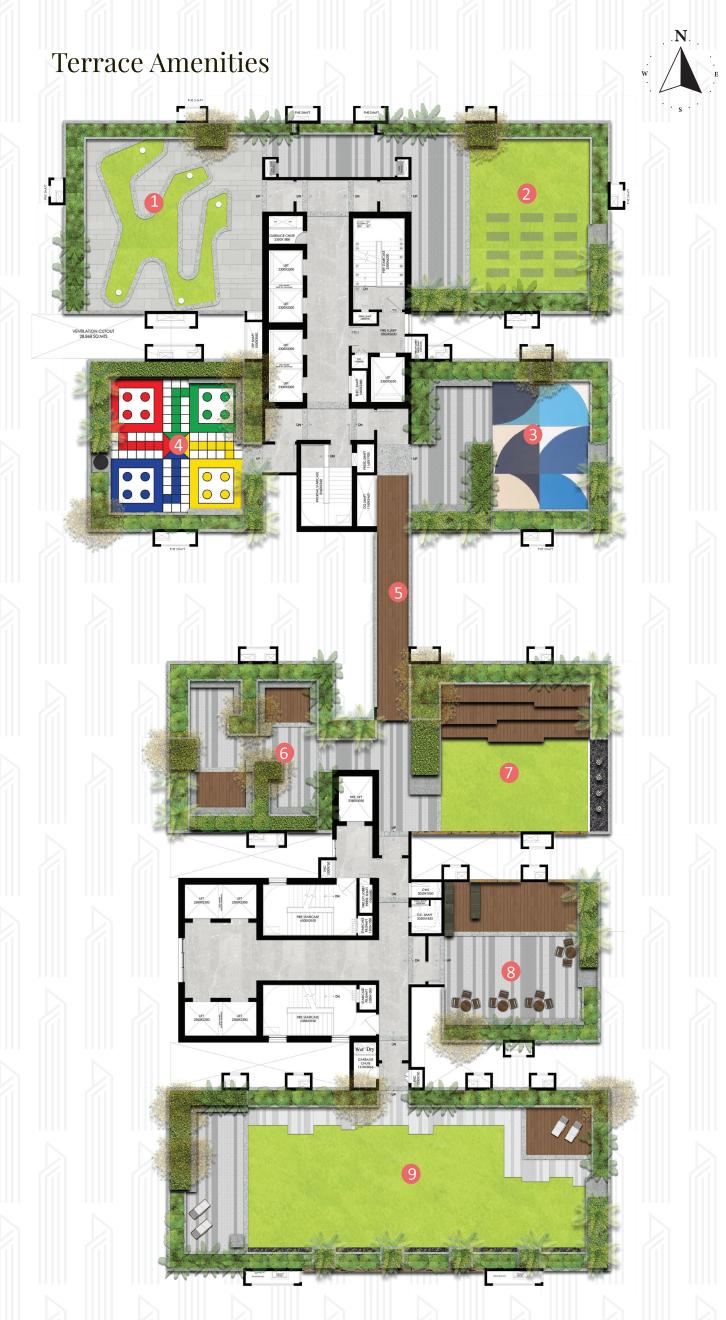




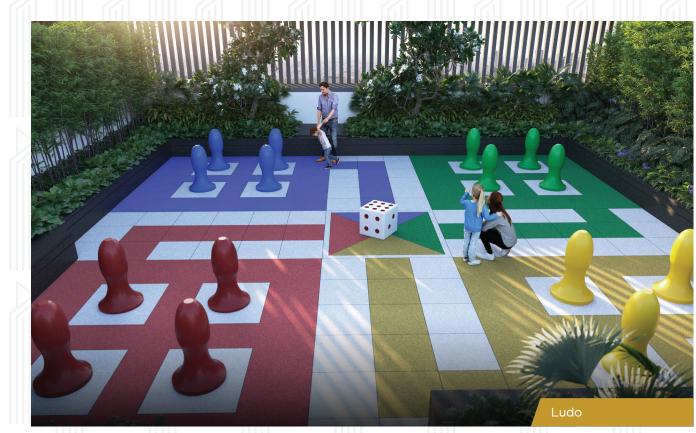




Open Spaces for Unscripted Moments.

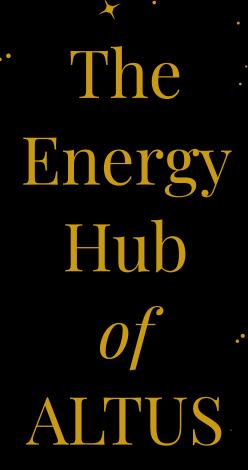


- Mini golf
 Ludo
- 7. Rooftop theatre
- 2. Yoga & Meditation
- 5. Elevated walkway
- 8. Barbeque
- 3. Aerobics
- 6. Sky garden
- 9. Party lawn











Indulge in the pinnacle of luxury at the Altus Clubhouse, an exclusive haven designed for those who live life king-size.



Experience the Center of It All

- Badminton Courts
- Squash Courts
- Viewing Gallery
- Main Lobby
- Air Hockey
- Foosball
- Multi-Purpose Hall
- Waiting Lounge
- Fcc Room
- Guest Rooms
- Aerobics
- Dance
- Zumba Studio
- Indoor Games
- Billiards
- Preview Theatre
- Service Counter
- Music Room

- Karaoke Room
- Café
- Social Gathering Area
- Reading Lounge
- Gym
- Senior Citizen Lounge
- Conference Room
- Meeting Rooms
- Business Lounge
- Co-Working Spaces
- Spa
- Physio Clinic
- Swimming Pool
- Ride Pool
- Shallow Pool
- Relaxation Lounge
- Club Room
- Icebreaker

The Layout of Leisure

Carefully curated spaces come together in a seamless floor plan that makes room for all things indulgent. At the Altus clubhouse, every zone is thoughtfully placed for comfort, connection, and community.

Ground Floor



1St Floor



2nd floor

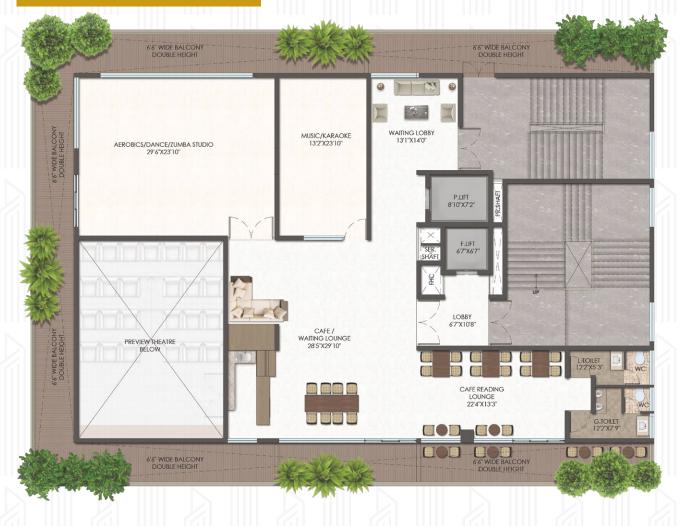


3rd Floor





4th Floor



6th Floor



8th Floor



5th Floor



7th Floor



Terrace Floor



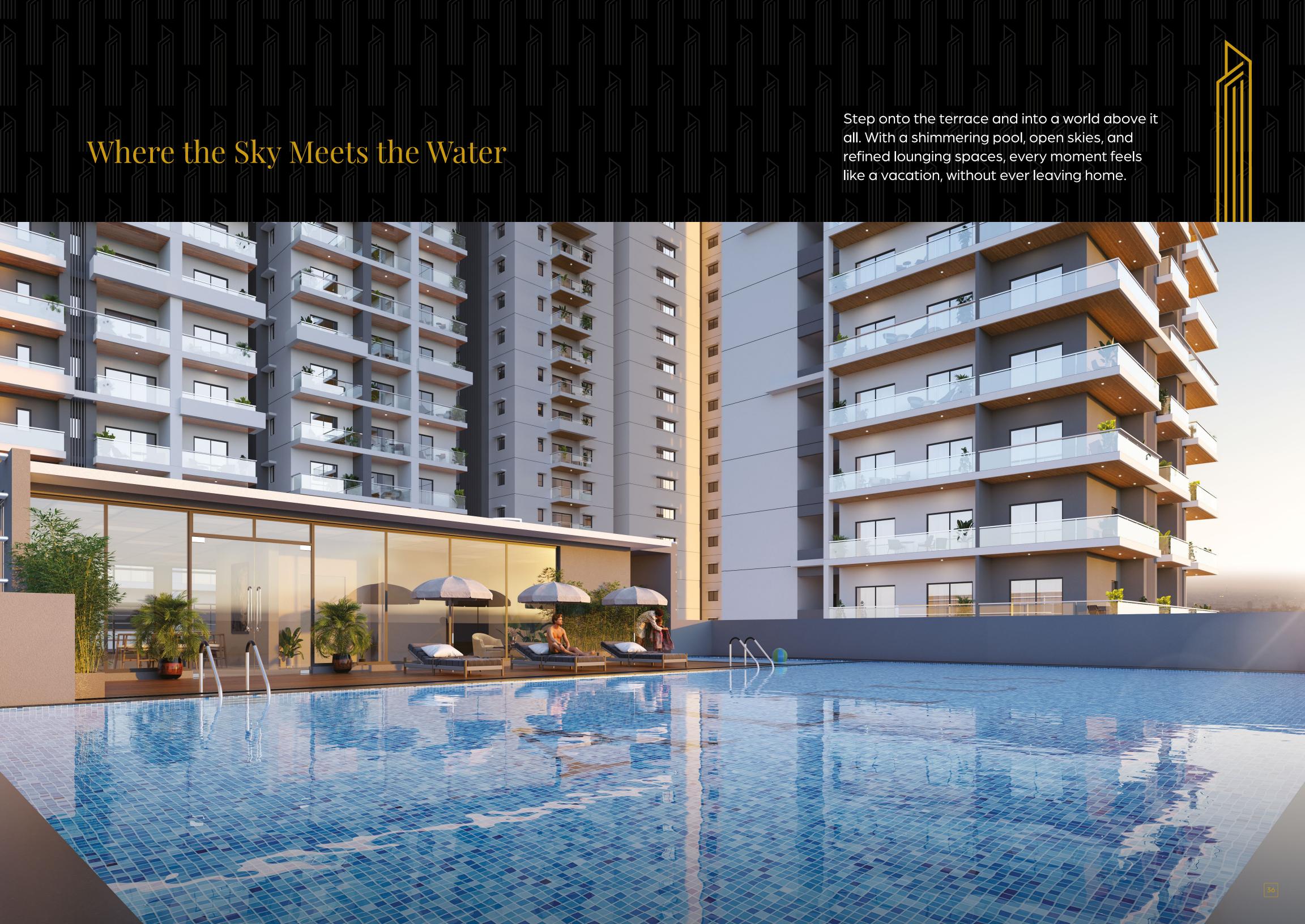
The Art of Arrival, Celebration & Stillness

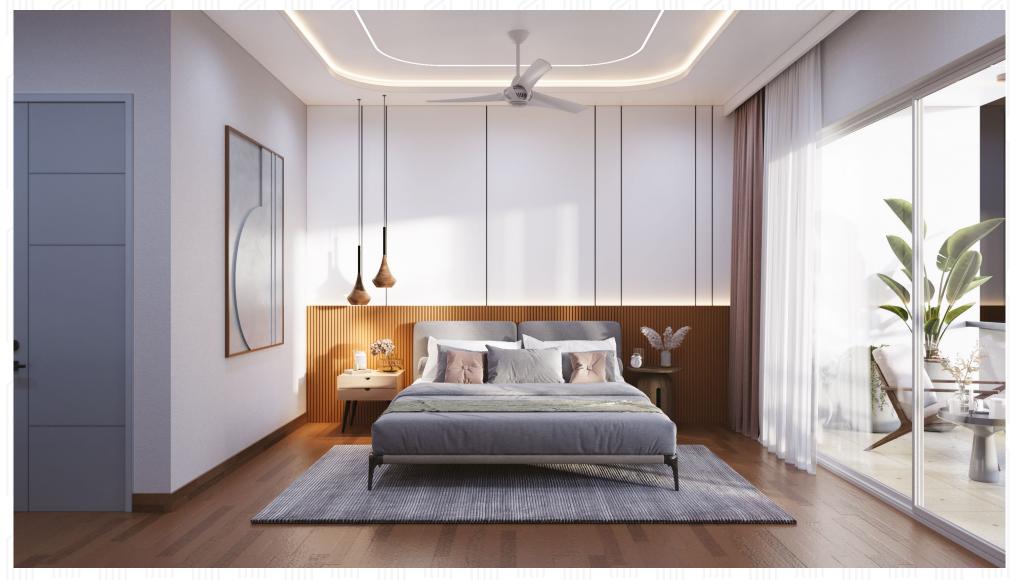






A thoughtfully designed lobby, an elegant banquet hall, and a serene yoga room, the Altus Clubhouse embodies a lifestyle that harmonizes energy and ease.





A Clubhouse That Hosts, Entertains & Impresses.

From screening your favourites in the preview theatre to welcoming loved ones in elegant guest suites, Altus ensures your hospitality goes beyond the expected.











Block B







The Art of Everyday Living

Altus brings form and function together with living, dining, and drawing spaces that exude refined aesthetics. Spacious, sunlit, and thoughtfully laid out, these areas elevate every moment at home.







SPECIFICATIONS

SUPER STRUCTURE

* RCC shear wall framed structure, resistant to wind and earthquake.

WALLS

- +INTERNAL WALLS: Reinforced shear wall.
- +EXTERNAL WALLS: Reinforced shear wall.

DOORS

+MAIN DOOR:

★ Designer Main Door Frame and Shutter of 8'height with premium designer hardware fittings.

+INTERNAL DOORS:

- ★ BLOCK-A: Designer Internal Door Frame and Shutter of 8'height with premium designer hardware fittings.
- ★ BLOCK-B: Designer Internal Door Frame and Shutter of 7'height with premium designer hardware fittings.

WINDOWS AND FRENCH DOORS

+WINDOWS:

 Aluminium frame with toughened glass with provision for mosquito mesh.

+FRENCH DOORS:

★ Aluminium frame with toughened glass with provision for mosquito mesh.

FLOORING AND WALL CLADDING

+DRAWING, LIVING, DINING AND KITCHEN:

★ Italian Mable with 4" inch Skirting for Block-A

+BED ROOMS:

★ Premium vitrified tiles with 4" inch Skirting for Block-A

+DRAWING, LIVING, DINING, ALL BEDROOMS AND KITCHEN:

★ Premium vitrified tiles with 4"inch Skirting for Block-B

+BALCONIES:

★ Premium anti-skid vitrified tiles.

+BATHROOMS:

★ Acid-resistant and anti-skid premium, vitrified tiles and wall cladding up to door height.

+UTILITY:

Anti-skid tiles and wall cladding up to 4' feet.

+STAIRCASES:

★ Granite/Tandoor

+FIRE STAIRCASE:

* Tandoor / Kota Stone.

+CORRIDOR & ELEVATOR LOBBIES:

* Vitrified tiles combination as per architect design.

PAINTING

+EXTERNAL:

★ Textured finish with 2 coats of external emulsion paint of reputed make.

+INTERNAL:

★ Pumbing finish with 2 coats of Premium acrylic emulsion paint of reputed make over a coat of primer.

+SIT-OUTS:

★ Weather-proof paint of reputed make over external putty finish at utility/sit out walls and ceiling.

RAILING

+BALCONY: Glass railing

PLUMBING

+BATHROOMS:

- * All CP fitting and sanitary fixtures of premium make.
- * Wash basins in all the toilets except servant toilet.
- ★ Wall-mounted EWC with flush valves and health faucets in all Bathrooms.
- * Rain Shower in Master bathroom and Overhead shower in all bathrooms.

+KITCHEN:

- ★ Provision for fixing of water purifier.
- ★ Provision for washing machine and dish washer in utility area.

ELECTRICAL

- ★ Elegant designer modular electrical switches of legrand/ schneider/ equivalent make.
- ★ Concealed copper wiring of Premium make.
- ★ Power outlets for geyser and exhaust fan in all bathrooms
- ★ Plug points for TV in drawing, living and all bedrooms.
- ★ Power plugs for cooking range chimney, refrigerator, microwave oven, mixers / grinders, and water purifier in kitchen.
- ★ Power plugs for washing machine and dishwasher.
- ★ Three-phase power supply for each unit.
- ★ Miniature Circuit Breakers (MCB) for each distribution boards of reputed make.

COMMUNICATION

+TELECOM:

★ Telephone point in drawing room Intercom facility to all units connecting Security, Club House and Maintenance Office.

+CABLE:

★ Provision for DTH /cable connection for TV in drawing, living and all bedrooms.

+INTERNET:

- ★ Wired internet provision in drawing room and master bedroom.
- ★ Wi-Fi internet within the community and clubhouse.

GENERATOR

★ 100% DG set backup with enclosure and AMF panel for all apartments and common areas.

ELEVATORS

★ High-speed automatic passenger elevators with rescue device and V3F for energy efficiency of Mitsubishi / Fujitec / OTIS equivalent make.

WTP / STP

- ★ Fully treated bore water made available through exclusive water-softening and purification plant of reputed make.
- ★ Sewage treatment plant of adequate capacity as per norms will be provided.
- ★ Treated sewage water will be used for landscaping and flushing purposes.

RAINWATER HARVESTING

* Rainwater harvesting through recharge wells on site to improve ground water level.

WATER SUPPLY

 Pneumatic pumps will be used for supply of freshwater and treated water to individual apartments.

CAR WASH FACILITY

* Provision for car wash facility in all basement areas.

EV CHARGING STATION

★ Electrical vehicle charging stations to fuel the next generation vehicles.

RFID VEHICLE MANAGEMENT SYSTEM

★ Provides accurate and reliable information to manage and control the movement of vehicles.

SECURITY & BMS

- ★ Sophisticated round-the-clock security system.
- * Boom barriers at entry gate with mechanical operation.
- ★ Panic button and intercom is provided in the lift that is connected to security room.
- ★ CC cameras will be provided at all common areas as per consultant design.

LPG

★ Provision for piped gas from centralized gas bank to all kitchens with individual gas meter.

FIRE & SAFETY

- ★ Fire hydrant and re sprinkler system on all floors and in basements as per Fire Department norms.
- ★ Fire alarms, smoke detectors in all apartments as per Fire Department norms.
- ★ Public address system in all floors and parking areas (basements), control panel at main security as per Fire Department norms.

WASTE MANAGEMENT

★ Garbage Room/Chutes with separate bins to collect dry waste and wet waste is provided in every floor.

COMPOUND WALL

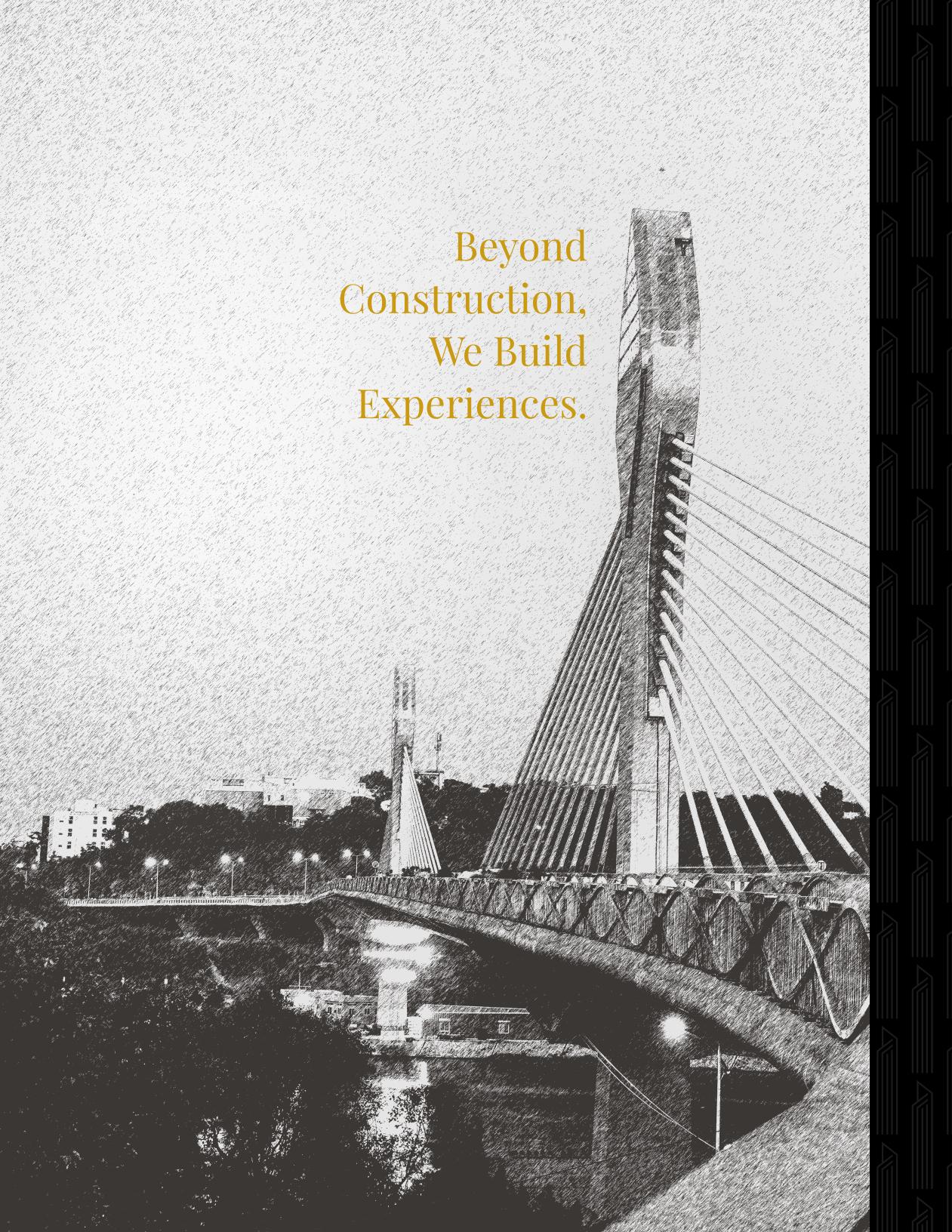
 ★ Aesthetically designed compound wall shall be constructed all around the project with solar fencing.

LIGHTING

- ★ LED lighting for all common areas including indoors and outdoors with
- ★ Lighting Management System (LMS).

GREENERY & LANDSCAPE

★ LED lighting for all common areas including indoors and outdoors with Lighting Management System (LMS).





For over 15 years, Hallmark has been shaping skylines with excellence, innovation, and trust. Since our establishment in 2008, we've built a reputation for delivering super-luxury, ultrapremium, and premium residences, each showcasing impeccable craftsmanship and thoughtful design.

At Hallmark, we don't just build homes; we create experiences.

Each project is a seamless blend of quality, innovation, and timeless appeal, designed to turn dreams into reality.

We are dedicated to designing spaces that inspire and uplift. With a customer-first approach, we craft homes that nurture happiness, comfort, and a true sense of belonging.

With every project, we aim to enrich lifestyles, deliver lasting value, and build homes where memories are made.



From the House of Hallmark

Apartments



Hallmark Treasor
G +29 Ultra Luxury Apartments
Kokapet



Hallmark Skyrena G +14 Ultra Premium Flats Narsingi



Hallmark Sunnyside
G+9 Luxury Apartments
Manchirevula



Hallmark Pinnacle
G +14 Premium Apartments
Pati, Off Kollur

Villas



Hallmark Nature Nest G+2 Ultra Premium Villas Pati, Off Kollur



Hallmark Floresta
G+2 Ultra Luxury Villas
Pati, Near Patancheru



Hallmark Oakshir G +2 Ultra Luxury Villas Tukkuguda



Hallmark 5A
G +2 Ultra Modern Boutique Villas
Velimala. Off Kollur

Commercial



Hallmark 4Drive
G+7 Retail & Office Spaces
Narsinai



Hallmark Affare
G+11 Retail & Office Spaces
Kokapet, Near Neopolis

With a legacy of excellence and a drive for innovation, Hallmark Builders has redefined Hyderabad's skyline through groundbreaking developments. Altus is a testament to that vision—seamlessly blending sophisticated design, superior specifications, and a lifestyle that rises above the ordinary.

Completed Projects









Hallmark Tranquil (2017)
G+5, 158 Modern Apartments
@ Puppalaguda

Hallmark Silvanus (2018)
G+5, 240 Modern Apartments
@ Manikonda

Primera (2019)
G+5, 84 Modern Apartments
@ Puppalaguda

Empyrean (2020)
G+ 5, 245 Modern Apartments
@ Puppalaguda







Hallmark Vesta (2024) G+5, 222 Premium Apartments @ Pati, Kollur

Our Consultants

Architect

vision>**tra**nsform



SYNERGY infra

CONSULTANTS PVT. LTD.





Landscaping Consultant



Rrbun Shapes Pvt. Ltd.





TG RERA No. P02400008439

Hallmark Altus, Narne Estate Rd, Narne Estates, Kondapur, Serilingampalle (M), Telangana 500084



491 98888 93939



DISCLAIMER: All dimensions are in square feet, and measured from finish-to-finish excluding construction tolerances. All materials, dimensions are approximate only. Information is subject to change without notice, at developer's absolute discretion. Actual area may vary from the stated area. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.