

# Borabanda Real Estate Guide

West Hyderabad · Hyderabad

INVESTMENT SCORE

8 / 10

RISK: LOW

## Snapshot

|                     |   |
|---------------------|---|
| Avg price per sqft  | ₹0  |
| 2BHK rent / month   | ₹0  |
| 5-year appreciation | 57-61%  |
| Suits               | First-time buyers, IT professionals seeking value |
| ORR exit            | —   |
| ORR distance        | —   |

## Why invest here

Borabanda is an emerging pocket in West Hyderabad with steadily improving infrastructure. Growing retail, schools and road projects are driving appreciation while prices remain budget-friendly.

## Infrastructure

- Proposed Regional Ring Road (RRR) — boosts peripheral connectivity
- Road widening and flyover projects underway
- Growing retail & commercial ecosystem along NH-65

## Nearby localities

Hyder Nagar · Mothi Nagar · Sanjeeva Reddy Nagar · Chintal · Suraram

## Market intelligence

### West Corridor Price Trends (5-Yr)

### RRR & Metro Impact

### Rental Demand Snapshot

### Who Buys Here

## Want the live, interactive version?

<https://www.aptllok.com/en/hyderabad/borabanda-real-estate-guide>

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**Methodology:** Investment score is computed from 6 weighted factors — price appreciation (25%), infrastructure pipeline (20%), rental yield (15%), connectivity (15%), supply pipeline (15%), and social infrastructure (10%). Full methodology at <https://www.aptllok.com/methodology>.

**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, Borabanda Real Estate Guide, <https://www.aptllok.com/en/hyderabad/borabanda-real-estate-guide>, accessed May 2026."

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