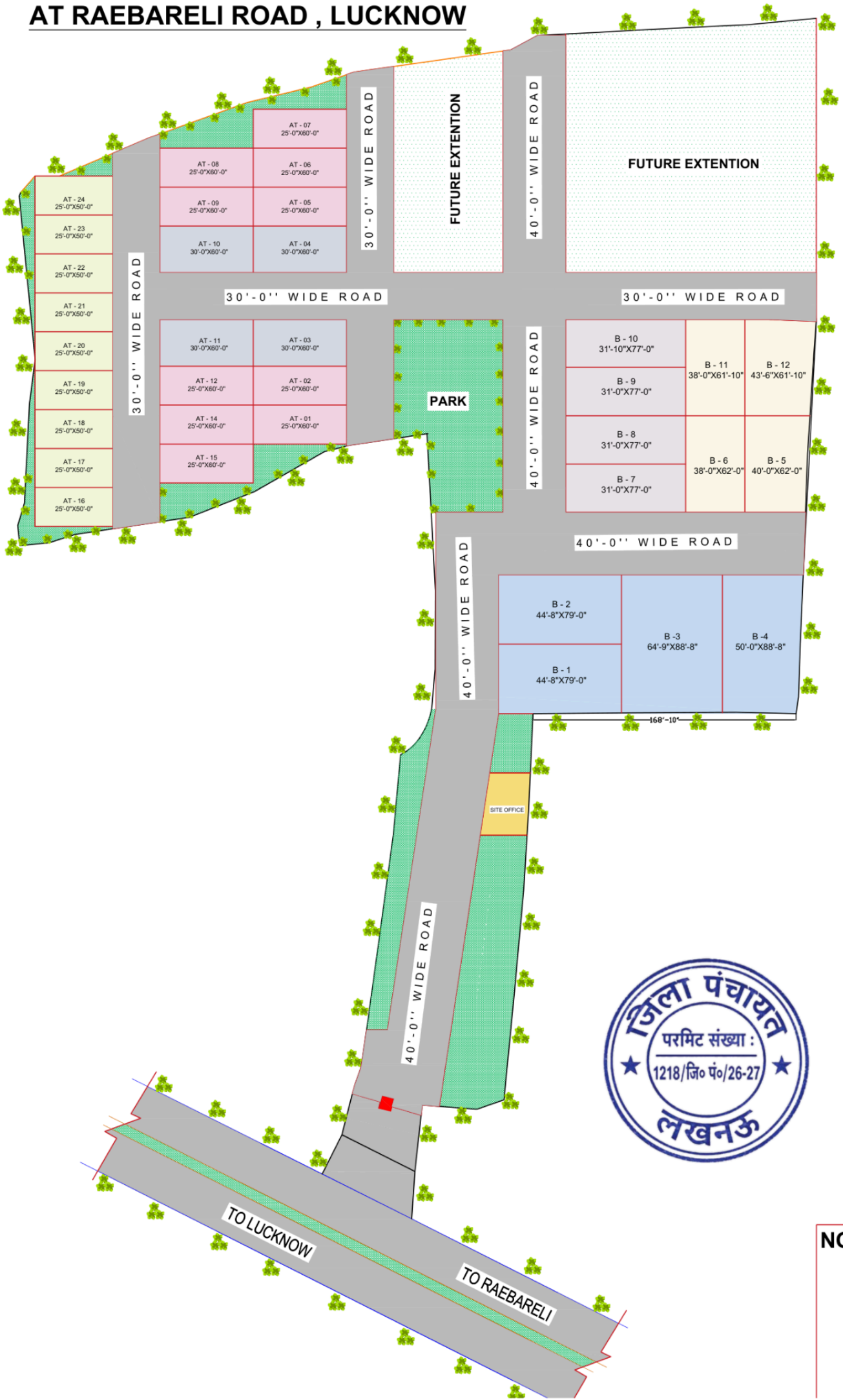
PROPOSED LAYOUT PLAN OF TERRA GARDEN
AT RAEBARELI ROAD , LUCKNOW



जिला पंचायत
परमिट संख्या :
1218/जि० पं०/26-27
लखनऊ

NORTH:-

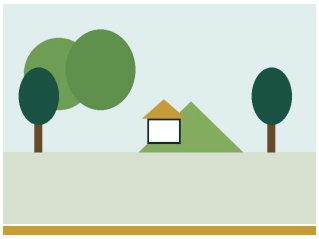
TERRA GARDEN

INVEST TODAY. RISE TO INFINITY.

PROJECT FACILITIES

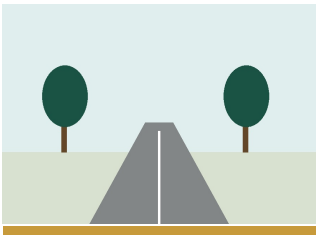
PREMIUM PLOTTED DEVELOPMENT • NH-30, LUCKNOW–RAEBARELI ROAD

₹1,799 / SQ.FT.



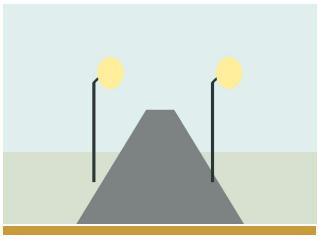
Beautiful Park

Green and serene environment for a healthy lifestyle



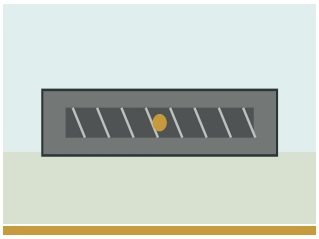
Wide Internal Roads

40 Ft. & 30 Ft. wide roads as per layout plan



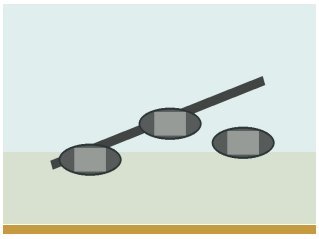
Street Lighting

Well-lit streets for safety and convenience



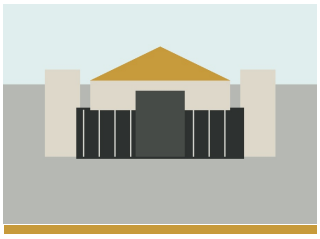
Underground Drainage

Proper drainage system for a clean and hygienic society



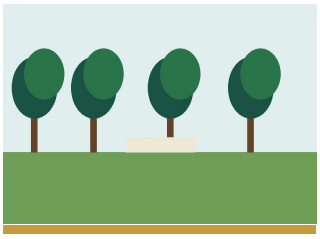
Sewer Line

Modern sewerage system for better living



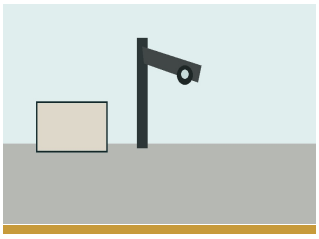
Gated Society

Secured entry & exit with boundary wall



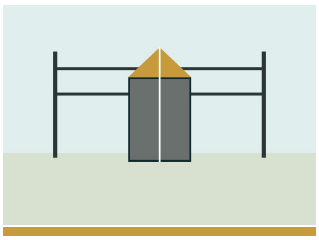
Landscaping & Greenery

Lush green surroundings with planned plantation



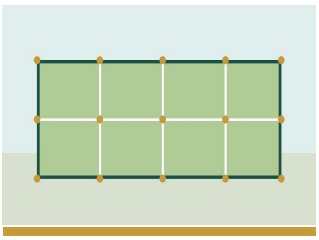
24×7 Security

Peace of mind for you and your family



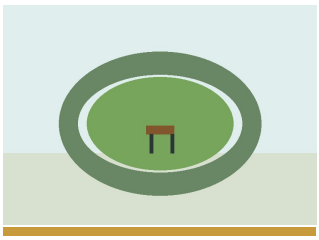
Electricity Provision

Proper electrification in the entire project



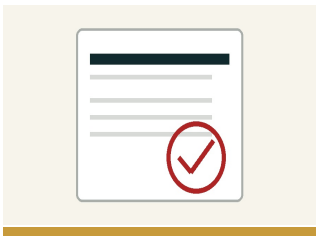
Proper Plot Demarcation

Clearly marked, well-planned rectangular plots



Walking Track & Sitting Area

Dedicated walking track with sit-out spaces



Zila Panchayat Approved

Legally approved project as represented in the source

PARK-FACING OR CORNER PLOT

10% EXTRA

CORNER + PARK-FACING PLOT

15% EXTRA

Applicable over the base plot rate of ₹1,799 / SQ.FT.

TERRA GARDEN

INVEST TODAY. RISE TO INFINITY.

KEY LOCATION ADVANTAGES

STRATEGIC LOCATION • A CONNECTED FUTURE

₹1,799 / SQ.FT.

1 STRATEGIC NH-30 LOCATION
On Lucknow–Raebareli Road corridor with high visibility and strong growth potential.

2 DIRECT CONNECTIVITY
Seamless connectivity towards Lucknow and Raebareli.

3 HIGHWAY-FACING DEVELOPMENT
Excellent visibility, easy accessibility and premium location advantage.

4 LALPUR–NIGOHAN GROWTH CORRIDOR
Emerging residential and commercial development hub.

5 NIGOHAN MARKET NEARBY
Daily needs, shops and essential services within easy reach.

6 NIGOHAN RAILWAY CONNECTIVITY
Additional transportation option strengthening regional access.

7 MOHANLALGANJ GROWTH BELT
Part of a rapidly developing residential and infrastructure zone.

8 CLOSE TO LUCKNOW METROPOLITAN AREA
Right balance of accessibility and peaceful surroundings.

9 CONNECTED TO SOUTHERN & EASTERN UP
Via NH-30 and wider highway network including Purvanchal Expressway.

10 WITHIN UP STATE CAPITAL REGION
Part of the notified UP-SCR area, driving future development.

11 PLANNED REGIONAL ROAD NETWORK
Upcoming infrastructure to improve connectivity between Lucknow and surrounding districts.

12 PROPOSED ~300-KM UPSCR OUTER RING ROAD
Enhanced regional connectivity across the State Capital Region (proposed / planned).

13 PROPOSED RING-RAIL CONNECTIVITY
Planned regional rail connectivity to improve movement between Lucknow and surrounding areas.

14 INDUSTRIAL, LOGISTICS & ECONOMIC GROWTH
Supported by upcoming industrial and logistics ecosystems, creating strong employment

15 STRATEGIC LONG-TERM INVESTMENT POTENTIAL
Combines connectivity, infrastructure, local market growth and regional development for high

KEY DESTINATIONS WITHIN EASY REACH

SGPGI	25–30 min	Medanta Hospital	30–35 min	Lucknow Airport	35–40 min	Charbagh Railway Station	40–45 min
Lulu Mall	35–40 min	Phoenix Palassio	35–40 min	Ekana Stadium	35–40 min	Gomti Nagar	40–45 min
Nigohan Market	5–10 min	Nigohan Railway Station	5–10 min	Mohanlalganj	15–20 min	Purvanchal Expressway	35–40 min

Kisan Path	20–25 min
BBAU (University)	30–35 min
Raebareli	35–40 min

TERRA GARDEN • LOCATION MAP

