

**Affordable, Accessible Office Spaces
for Your Teams Within the Prestigious
IT SEZ of Visakhapatnam
@ Madhurawada**



Aesthetically Designed Offices to Enable Easy Communication and Collaboration





In the Lap of Nature, **Above the Golden Sands of Rishikonda**

On Hill No.3 Madhurawada, enveloped with serene hills, blue waters, greenery, & beautiful skies, it is bound to uplift anyone's mood!





State-of-the-Art

Office Spaces with Elegant Interiors

The interiors are modern, captivating & top-notch!
Carefully chosen colors & decor to offer you a comfortable,
fluid vibe that will fit with your corporate image.





Among the Kingpins of the IT World

This futuristic IT hub is a place to be! We have IT giants like IBM, Cyient, Conduent, IIC Technologies, E Centric Solutions and Mouritech in our neighborhood!



Redefining The Workspaces of The Future





Quick Reasons this New Office Space is a Joy to be at:

- Recreation facilities to unwind & reenergize.
- 2000+ seating capacity.
- Cafeteria to refuel and a well-equipped.
- Ample parking space.



Beauty & Convenience Together:

- Safe and hygienic environment.
- Panoramic view of the Bay of Bengal close-by.
- Access to best talent in the city.
- Plenty of food joints around.
- Peaceful & green location.



Within Your Convenient Reach:

- Apartment Complexes:** Lotus Heights, Silver Isles, Aditya Ocean Heights, etc.
- Hospitals:** GITAM, Vedanta, Dr. Adam's Hospital
- Schools and Colleges:** Silver Oaks International School, GITAM University
- Malls and Stores:** South India Shopping Mall, More, Vijetha Supermarkets
- Banks and ATMs:** Axis Bank, SBI, Allahabad Bank, ICICI Bank
- Vehicle Service Centers:** Varun Motors, Maruti Suzuki





1ST FLOOR PLUG AND PLAY

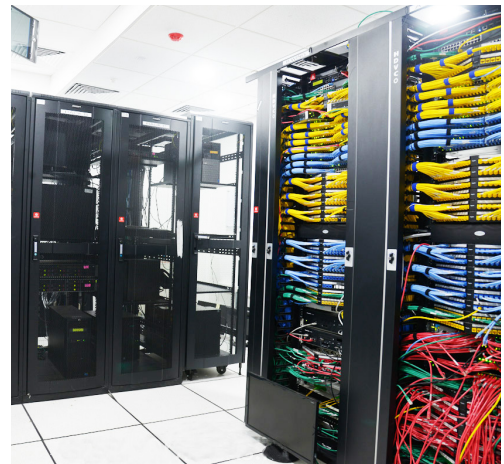
Executive Offices/Cabins	3
Manager Offices/Cabins	12
Workstations	500
Training Rooms	3
Conference Room for 4	10
Board Room for 8	3
Conference Room for 10	1
Conference Room for 12	2
Conference Room for 30	1



INFRASTRUCTURE EQUIPMENT

Firewalls	SonicWall NSA4600 with High Availability
Switches	Core Switches with Redundancy
	Distributed Switches with Redundancy
	Edge Switches with Redundancy
Wifi Devices	HP Aruba
Servers	HP Model

100% Power Back-up - With Standby Transformer



IT IS HUGE. IT IS GRAND!

Building Capacity	2000 Employees
Office Built Up Area	1,90,000 Sft.
Parking area	1,20,000 Sft.
Total Area of the Building	3,10,000 Sft.





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A Landmark Office Space to Readdress Your Brand and Your Success

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OUR NATURE RICH EXTERIORS



OUR WORLD CLASS INTERIORS



Plug-and-Play

Ready-to-move-in Office Spaces in the
1st Floor with Complete Infrastructure

Workstations - 250
Commercials - Rs.65 Per Sft.



Available Typical Bare Shell Office Space

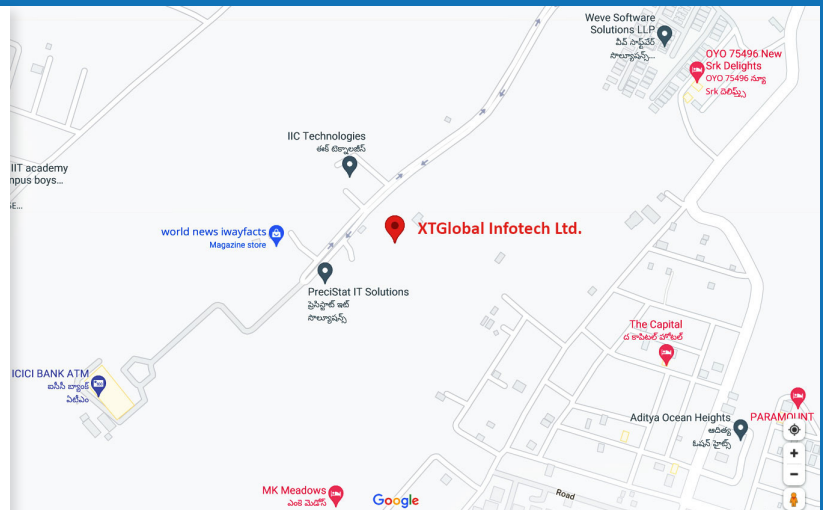


Floor	Area	Commercials
Ground	44160 Sq. ft.	Rs.40 Per Sft.
2 nd	39544.16 Sq. ft.	Rs.45 Per Sft.
3 rd	40832.72 Sq. ft.	Rs.45 Per Sft.

Locate the Office



 **XTGlobal Infotech Ltd,**
Plot No. 19, Hill No. 3, APIIC,
Madhurwada IT/ITES SEZ,
Visakhapatnam,
Andhra Pradesh – 530045.



CONTACT US

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