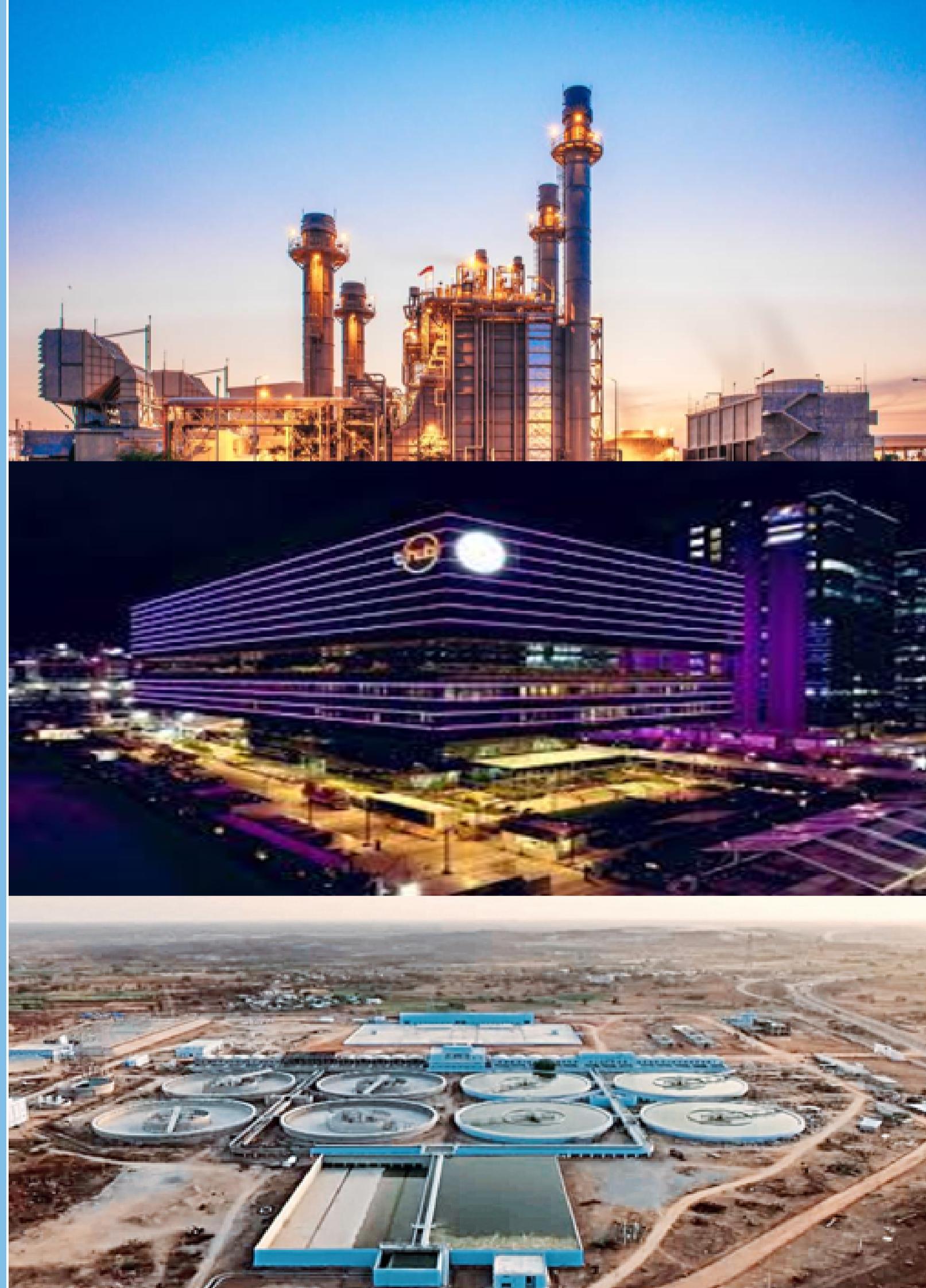


Telangana Growth Analysis



The current government in Telangana has implemented several significant policies and initiatives to enhance economic growth, investments, and employment. Some of them include:

- 1. Industrial Policy:** The government introduced the Telangana State Industrial Project Approval and Self-Certification System (TS-iPASS) to streamline and expedite the process of obtaining clearances for setting up industries. This policy aims to attract investments, promote ease of doing business, and create employment opportunities.
- 2. T-Hub:** T-Hub is a startup incubator and innovation hub established by the government to support and nurture the startup ecosystem in Telangana. It provides infrastructure, mentorship, funding, and networking opportunities to startups, fostering innovation, entrepreneurship, and job creation.
- 3. Mission Bhagiratha:** This initiative aims to provide safe drinking water to every household in Telangana. By ensuring access to clean water, the government aims to improve the health and well-being of the population, which in turn contributes to economic growth and productivity.



- 4. Telangana State Industrial Infrastructure Corporation (TSIIC):** TSIIC plays a crucial role in developing industrial infrastructure in the state. It develops industrial parks, special economic zones (SEZs), and industrial clusters, providing a conducive environment for industries to thrive and generate employment.

- 5. Telangana State Innovation Cell (TSIC):** TSIC promotes innovation and entrepreneurship by supporting research and development activities, fostering collaboration between academia and industry, and providing funding and mentorship to innovative startups and projects.

These policies and initiatives demonstrate the government's commitment to creating a favorable business environment, attracting investments, promoting innovation, and generating employment opportunities in Telangana.

HYDERABAD



As the capital city, Hyderabad offers a robust business ecosystem, with a diverse range of industries and a skilled workforce. It has excellent connectivity, modern infrastructure, and a favorable investment climate, attracting both national and international businesses.



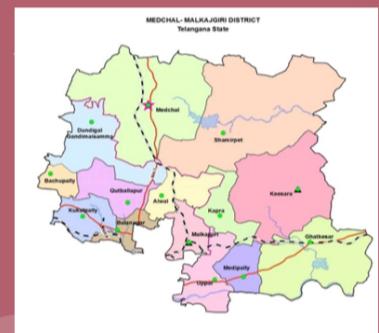
RANGAREDDY

It is Located adjacent to Hyderabad, Rangareddy district benefits from its proximity to the capital city's economic opportunities. It offers a strategic location, well-developed industrial parks, and good transportation networks, making it an attractive choice for commercial investments.



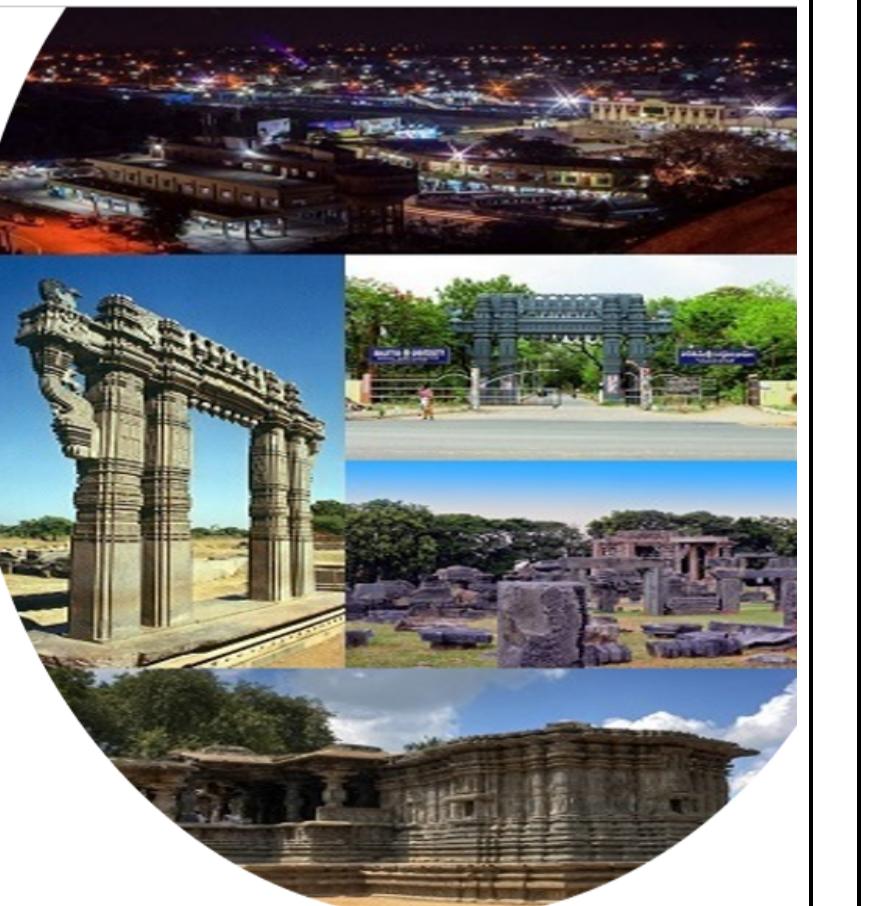
MEDCHAL-MALKAJGIRI

This district has witnessed significant growth in recent years, with the development of industrial zones and infrastructure projects. It offers a favorable business environment, proximity to Hyderabad, and easy access to major transportation routes, making it an emerging commercial hotspot.



WARANGAL URBAN

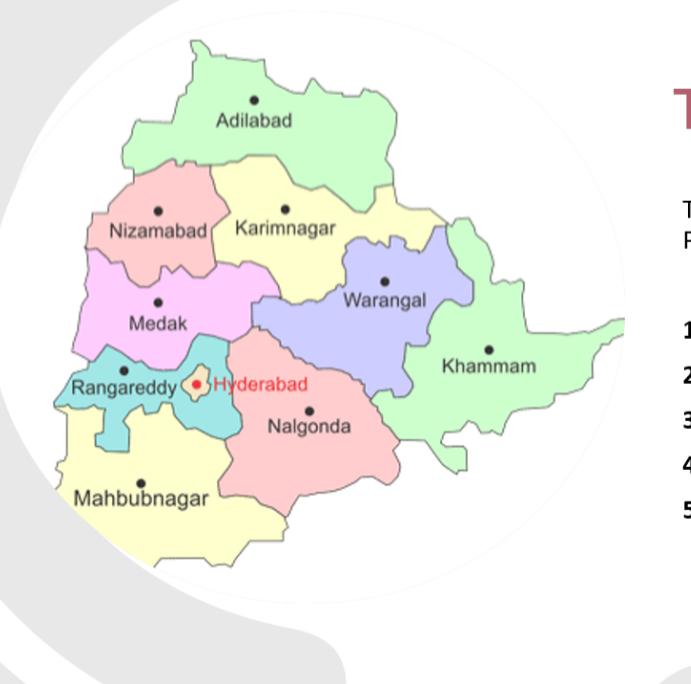
With a strong industrial base and a focus on technology and innovation, Warangal Urban district presents opportunities for commercial ventures. It has established industrial parks, educational institutions, and a supportive government, fostering a conducive environment for businesses.



TOP 5 DISTRICTS

THE TOP 5 DISTRICTS TO BUY COMMERCIAL PROPERTIES IN TELANGANA ARE →

- 1) HYDERABAD
- 2) RANGAREDDY
- 3) MEDCHAL-MALKAJGIRI
- 4) WARANGAL URBAN
- 5) KARIMNAGAR



KARIMNAGAR

Karimnagar district has a thriving agricultural and industrial sector, contributing to its economic growth. It offers a strategic location, good connectivity, and a growing consumer market, making it an attractive destination for commercial investments.



How does the revenue generated from document registration vary across districts in Telangana? List down the top 5 districts that showed the highest document registration revenue growth between FY 2019 and 2022.

Total_E-Stamp_Revenue

221bn

Total Document_Revenue

295bn

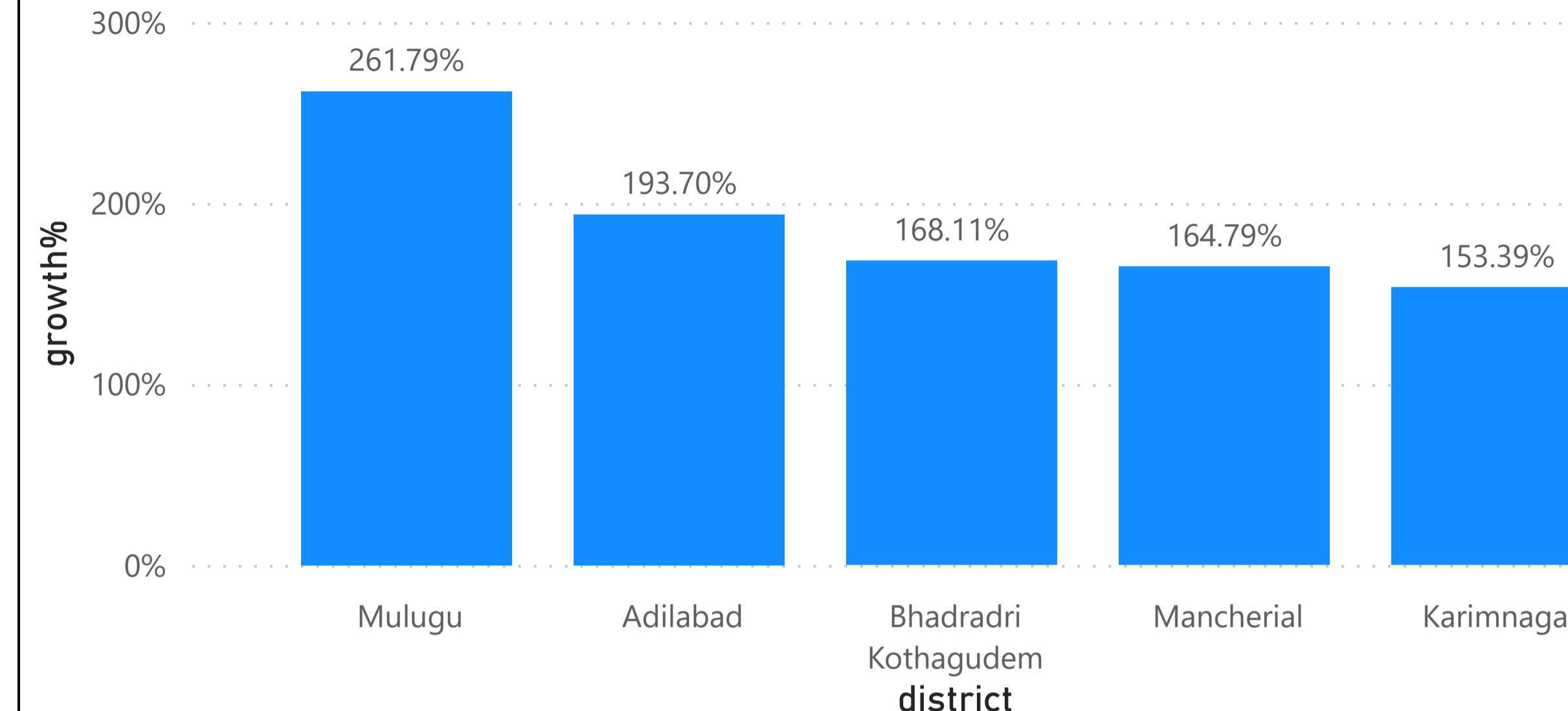
Sum of documents_registered_cnt

5M

Sum of estamps_challans_cnt

3M

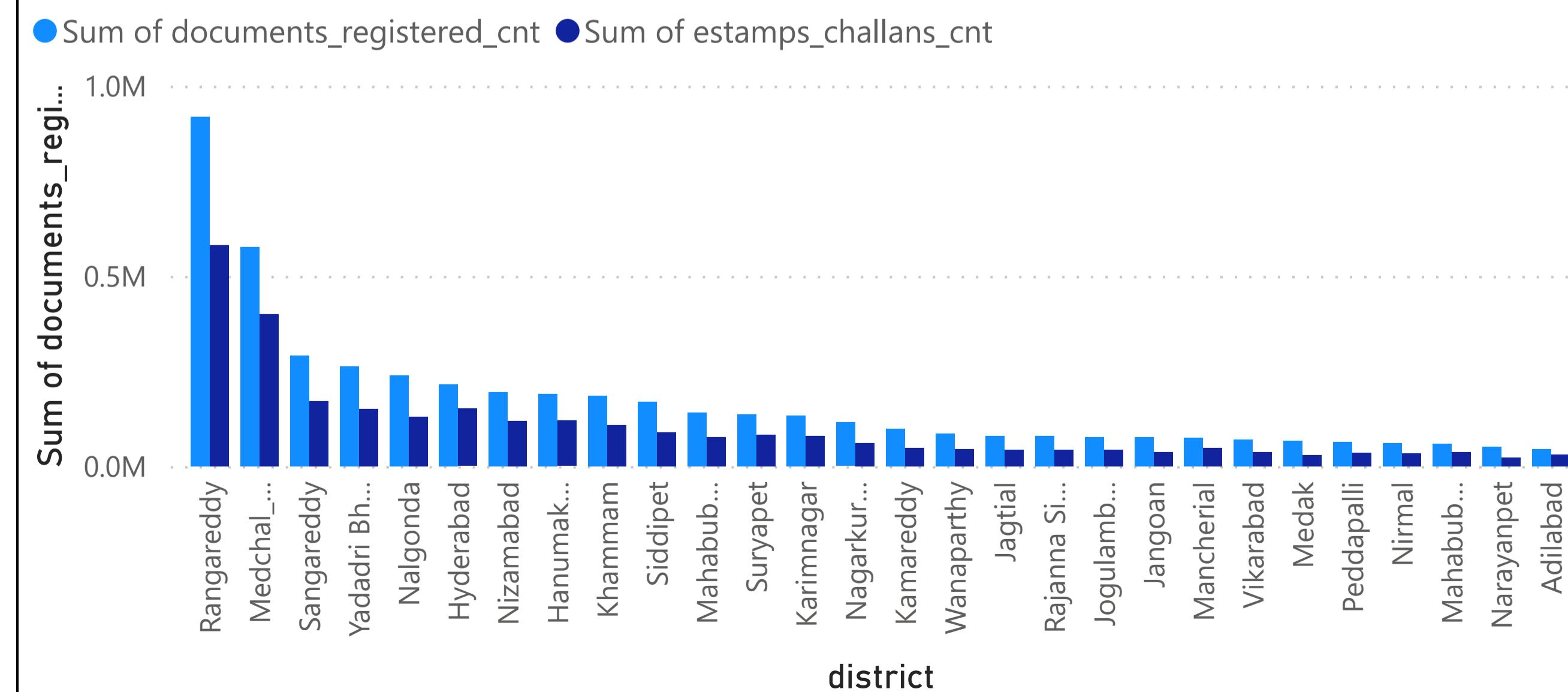
growth% by district



The districts of Mulugu, Adilabad, Bhadrakoti, Kothagudem, Mancherial and Karimnagar were the districts that showed the maximum growth in revenue from document registration between 2019 and 2022.

It can be seen that the western states of Telangana had more revenue in comparison to other parts.

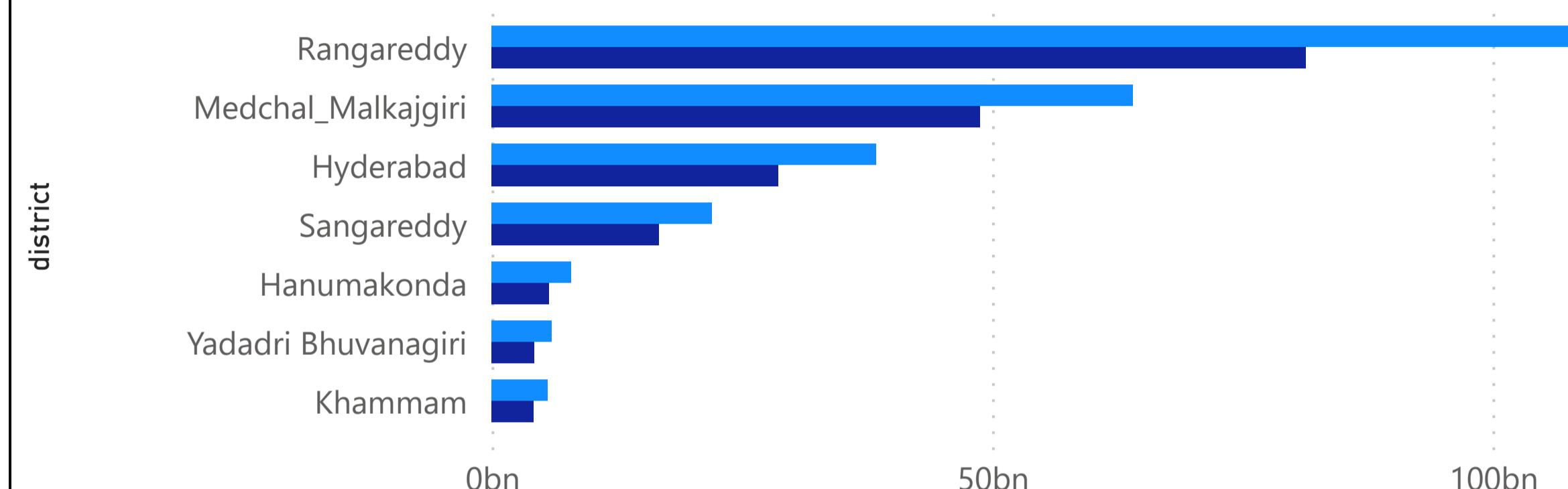
Sum of documents_registered_cnt and Sum of estamps_challans_cnt by district



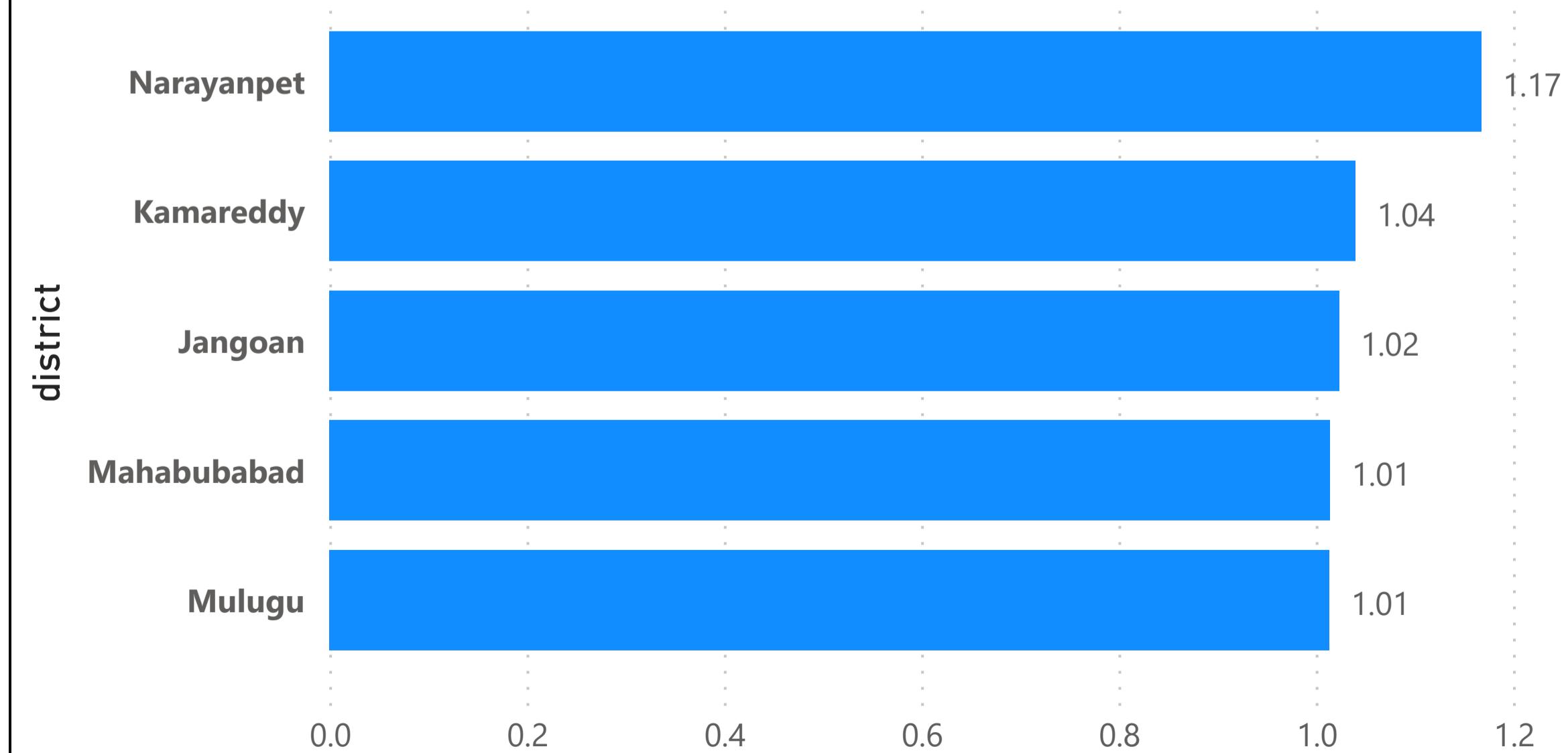
How does the revenue generated from document registration compare to the revenue generated from e-stamp challans across districts? List down the top 5 districts where e-stamps revenue contributes significantly more to the revenue than the documents in FY 2022?

Sum of documents_registered_rev and Total_E-Stamp_Revenue by district

● Sum of documents_registered_rev ● Total_E-Stamp_Revenue



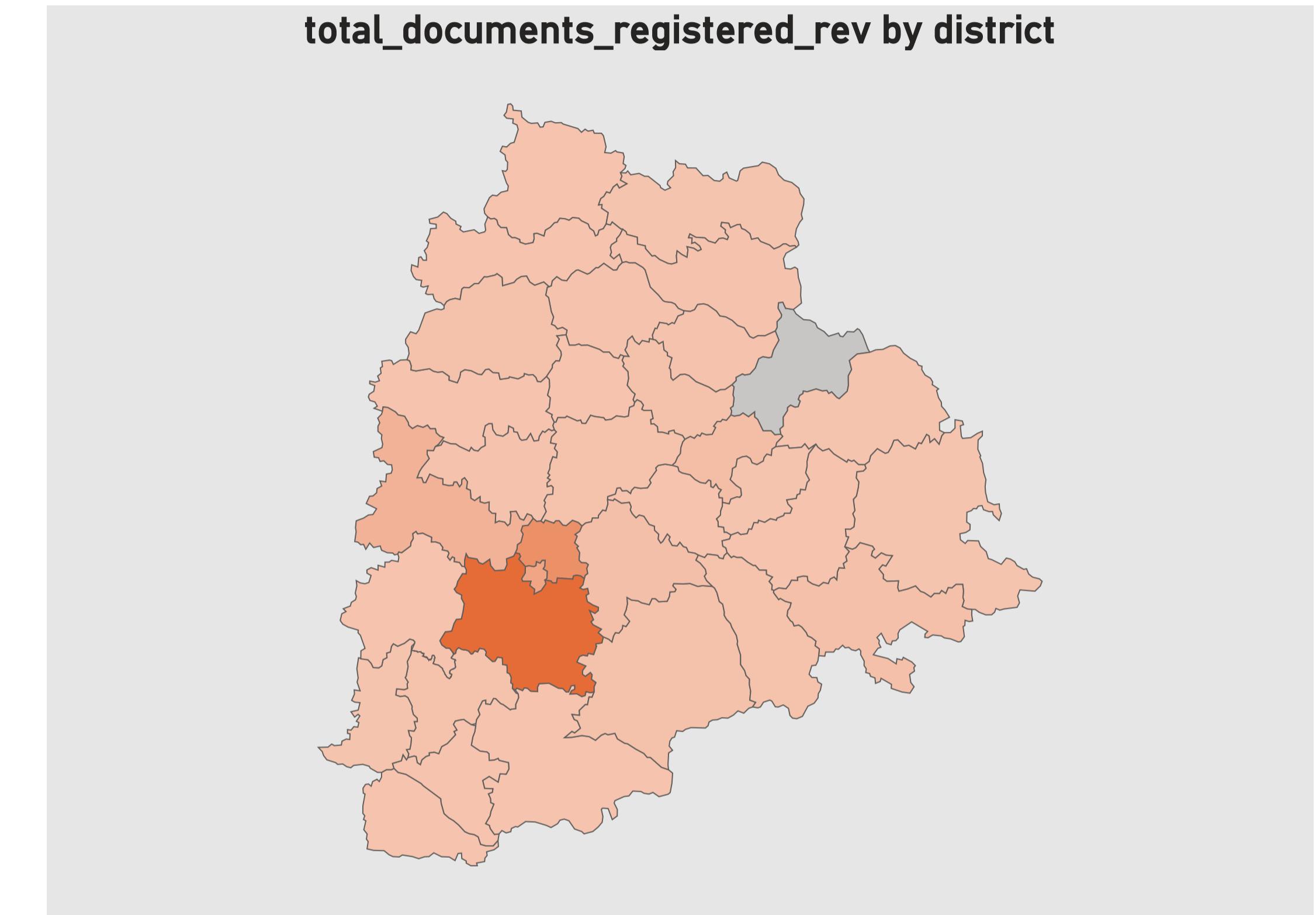
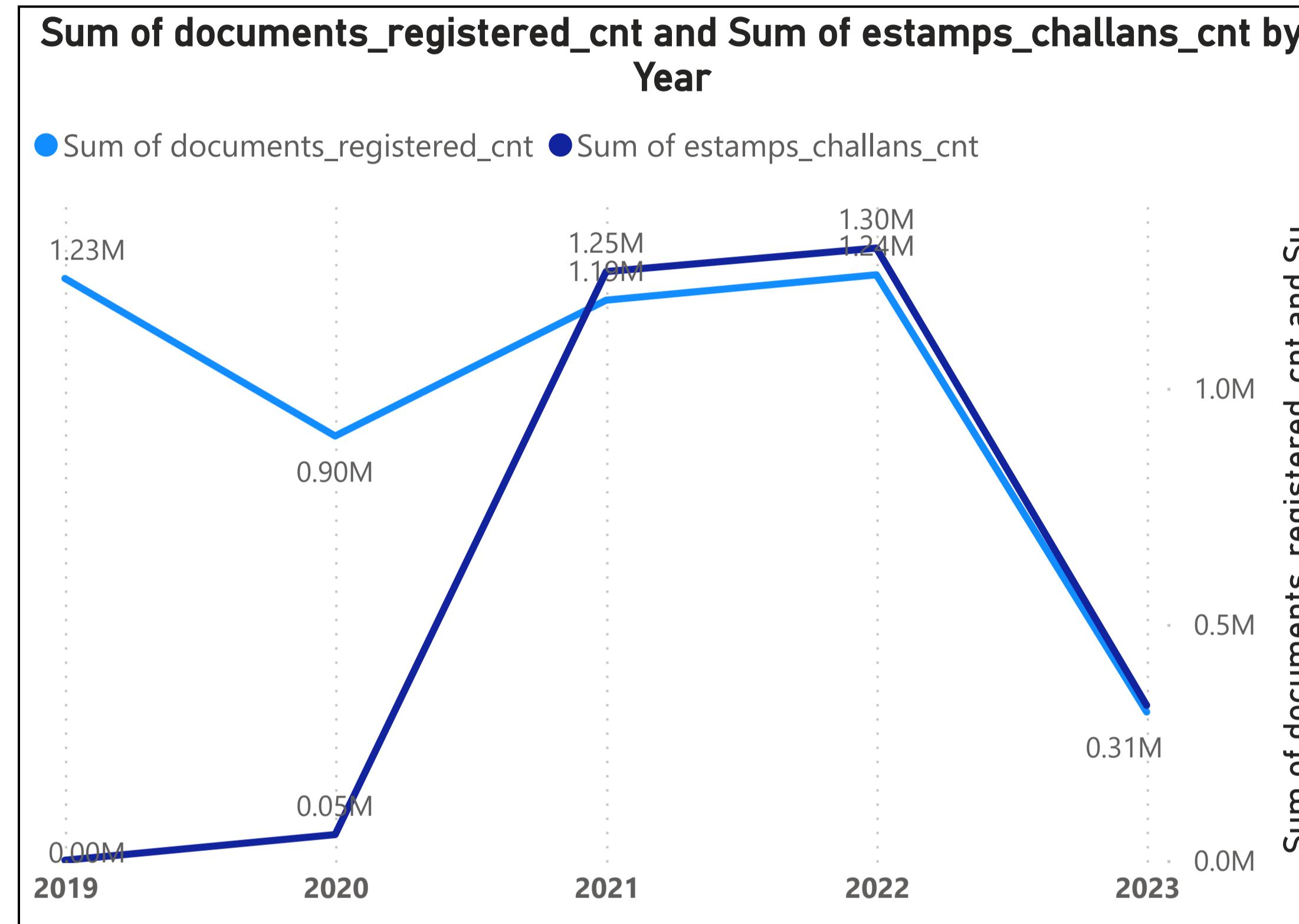
E-Stamp% by district



Although the revenue from traditional documents has historically been slightly higher across districts due to its longstanding presence, the introduction of e-Stamps in Dec 2020 has led to significant growth, and it is anticipated that in the upcoming years, e-Stamps revenue may surpass that of traditional documents.

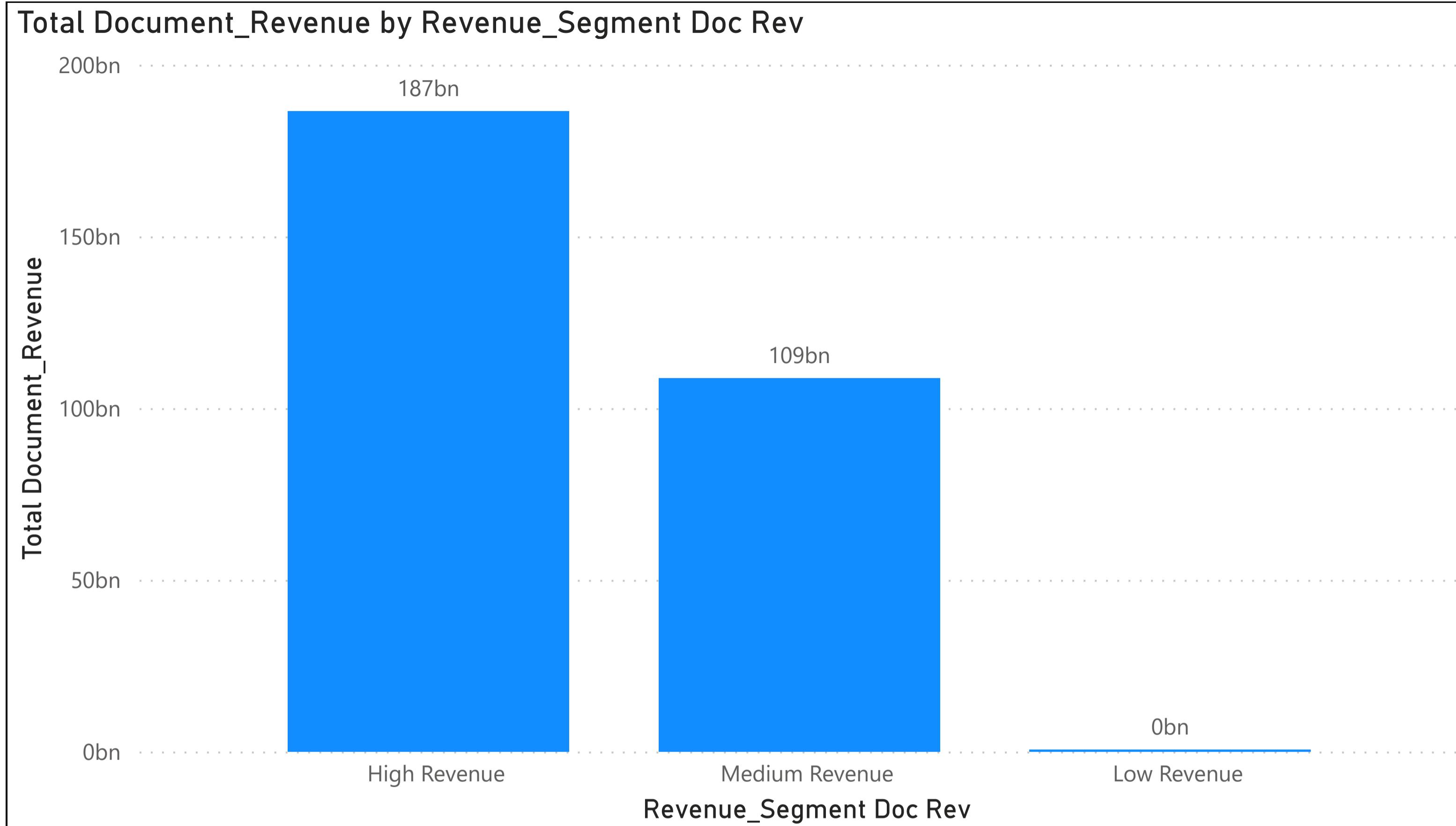
Narayanpet district exhibited the most substantial revenue contrast between e-Stamps and traditional documents, with Kamareddy and Jangoan districts following behind in terms of the revenue difference.

Is there any alteration of e-Stamp challan count and document registration count pattern since the implementation of e-Stamp challan? If so, what suggestions would you propose to the government?



Since the introduction of e-Stamps in December 2020, there has been a significant increase. It is anticipated that the e-Stamp count will grow substantially. Government should consider focusing on strategies to further promote the e-Stamps by creating awareness campaigns, streamlining and simplifying the e-Stamp process, and introducing online payments.

Categorize districts into three segments based on their stamp registration revenue generation during the fiscal year 2021 to 2022.

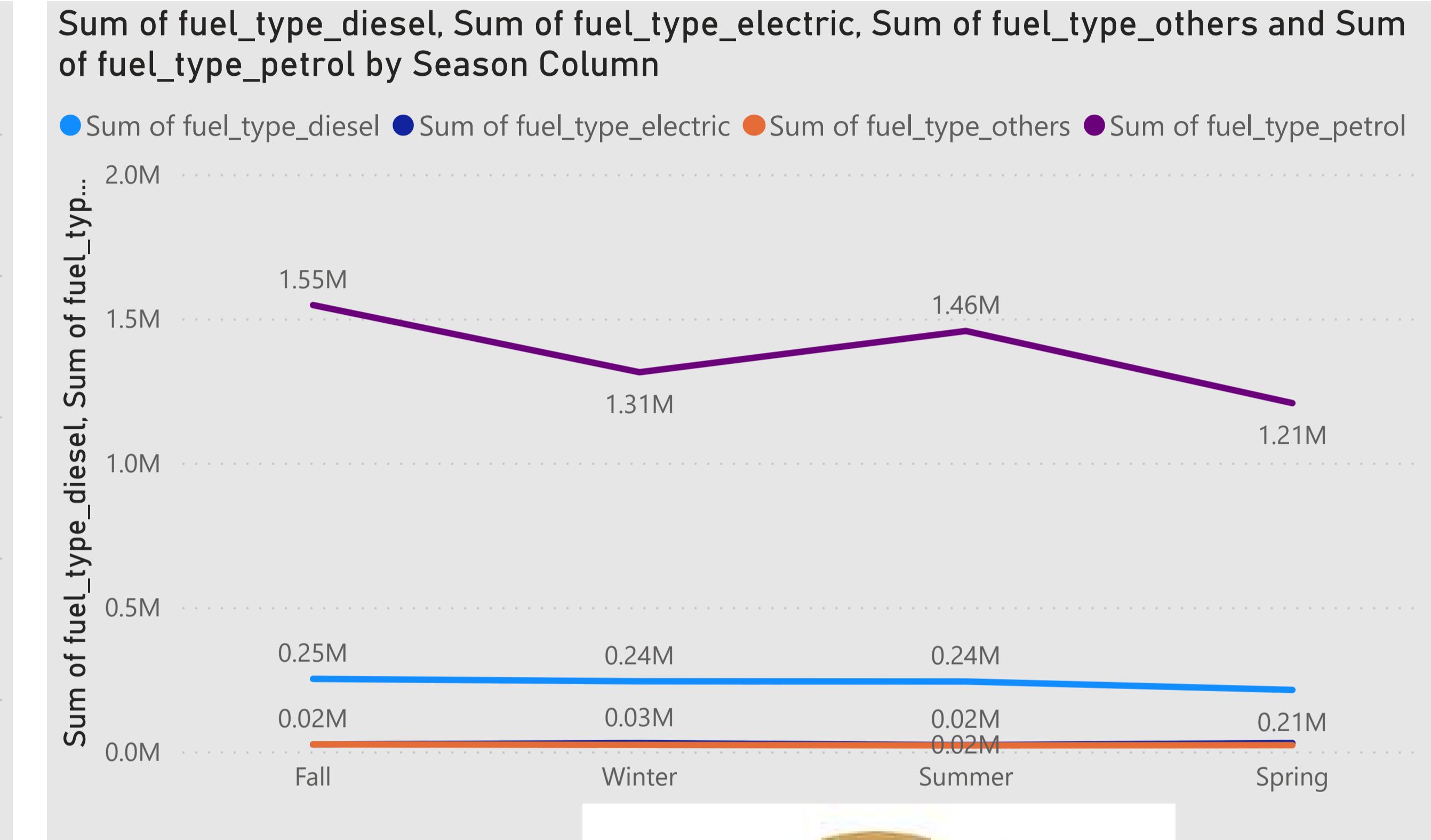
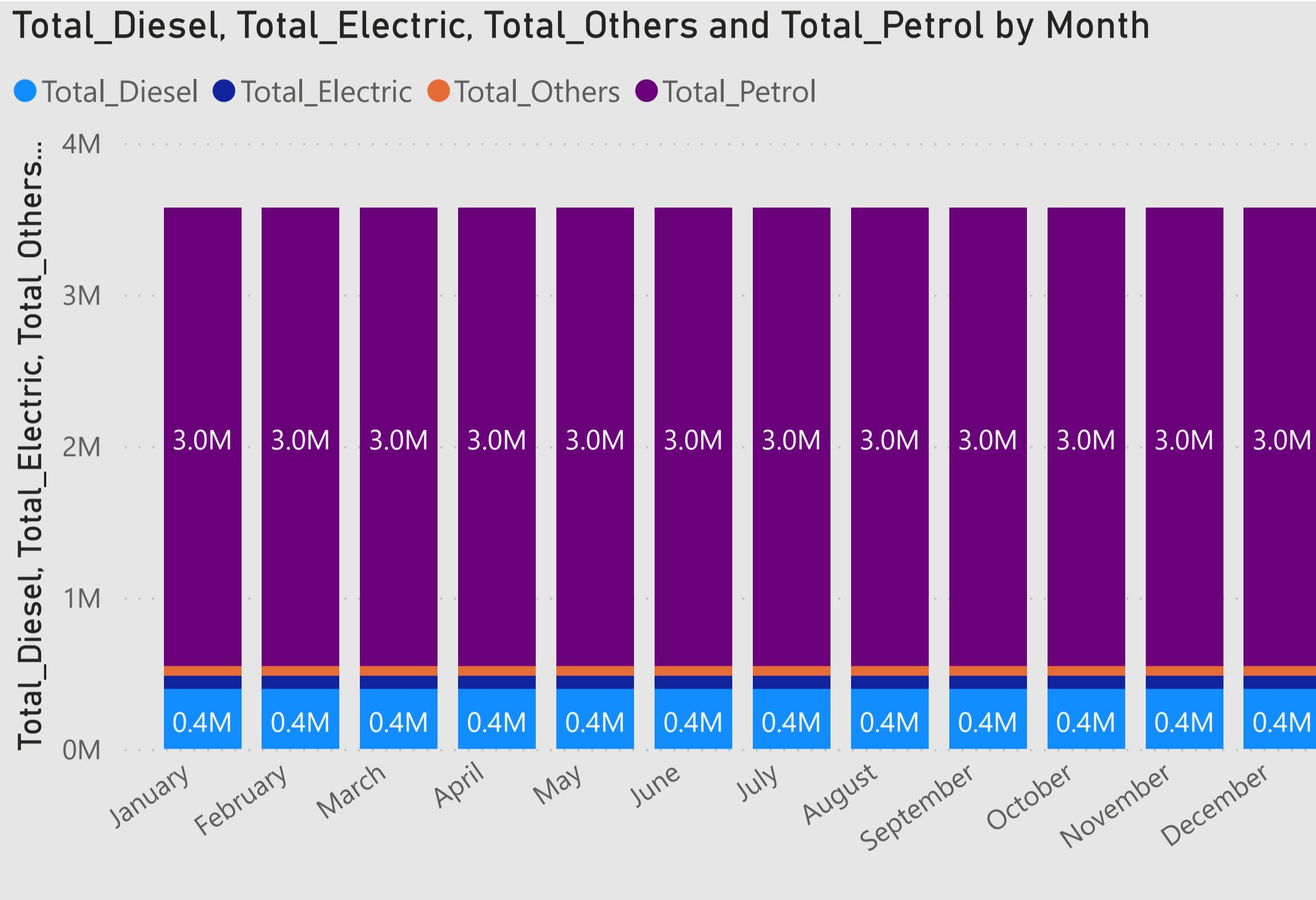


The three districts Malkajgiri, Hyderabad, and Sangareddy – surpassed a revenue of 10 Billion, while the majority of districts fell within the range of 1 to 10 Billion.

Districts like Mulugu, Warangal, and Narayapet reported the lowest revenue figures.

Revenue_Segment Doc Rev	Total Document_Revenue
High Revenue	187bn
Rangareddy	107bn
Medchal_Malkajgiri	57bn
Hyderabad	23bn
Medium Revenue	109bn
Sangareddy	22bn
Hyderabad	16bn
Hanumakonda	8bn
Medchal_Malkajgiri	7bn
Yadadri Bhuvanagiri	6bn
Khammam	6bn
Nalgonda	5bn
Nizamabad	4bn
Karimnagar	4bn
Mahabubnagar	3bn
Suryapet	3bn
Siddipet	3bn
Medak	2bn
Peddapalli	2bn
Mancherial	2bn
Jagtial	2bn
Rangareddy	2bn
Kamareddy	1bn
Vikarabad	1bn
Nagarkurnool	1bn
Jangoan	1bn
Rajanna Sircilla	1bn
Wanaparthy	1bn
Adilabad	1bn
Mahabubnagar	1bn
Total	295bn

Investigate whether there is any correlation between vehicle sales and specific months or seasons in different districts. Are there any months or seasons that consistently show higher or lower sales rate, and if yes, what could be the driving factors? (Consider Fuel-Type category only)

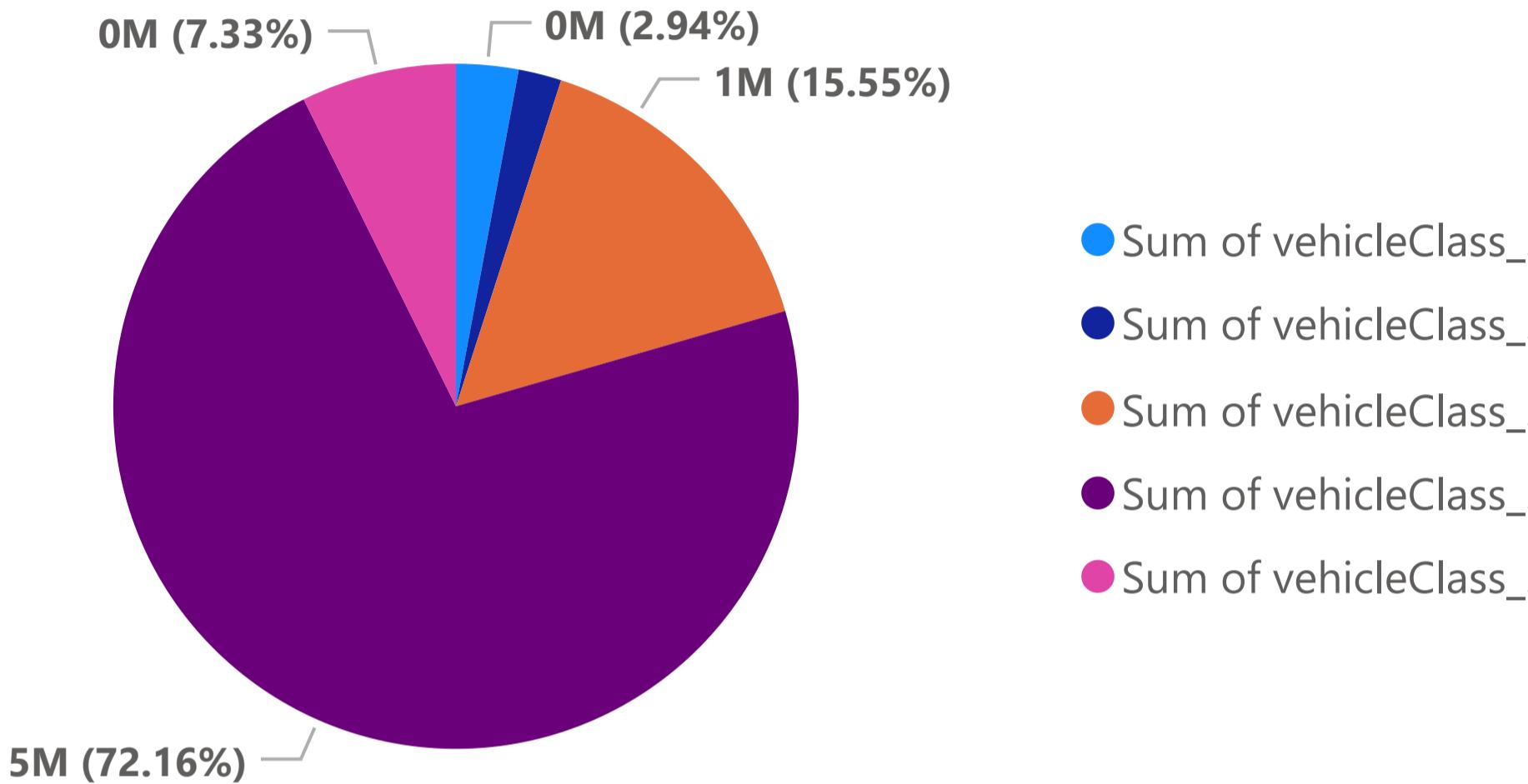


It can be observed that the highest sales occur in the month of October, while April and May consistently exhibit the lowest sales figures throughout all the years. The heightened sales in October may be attributed to the festive season, like Dusshera, diwali during which numerous vehicle sales promotions and offers are typically launched, stimulating consumer demand. However, the lower sales in April and May could be linked to the commencement of the financial year, potentially affecting consumer purchasing patterns.



How does the distribution of vehicles vary by vehicle class (MotorCycle, MotorCar, AutoRickshaw, Agriculture) across different districts? Are there any districts with a predominant preference for a specific vehicle class? Consider FY 2022 for analysis.

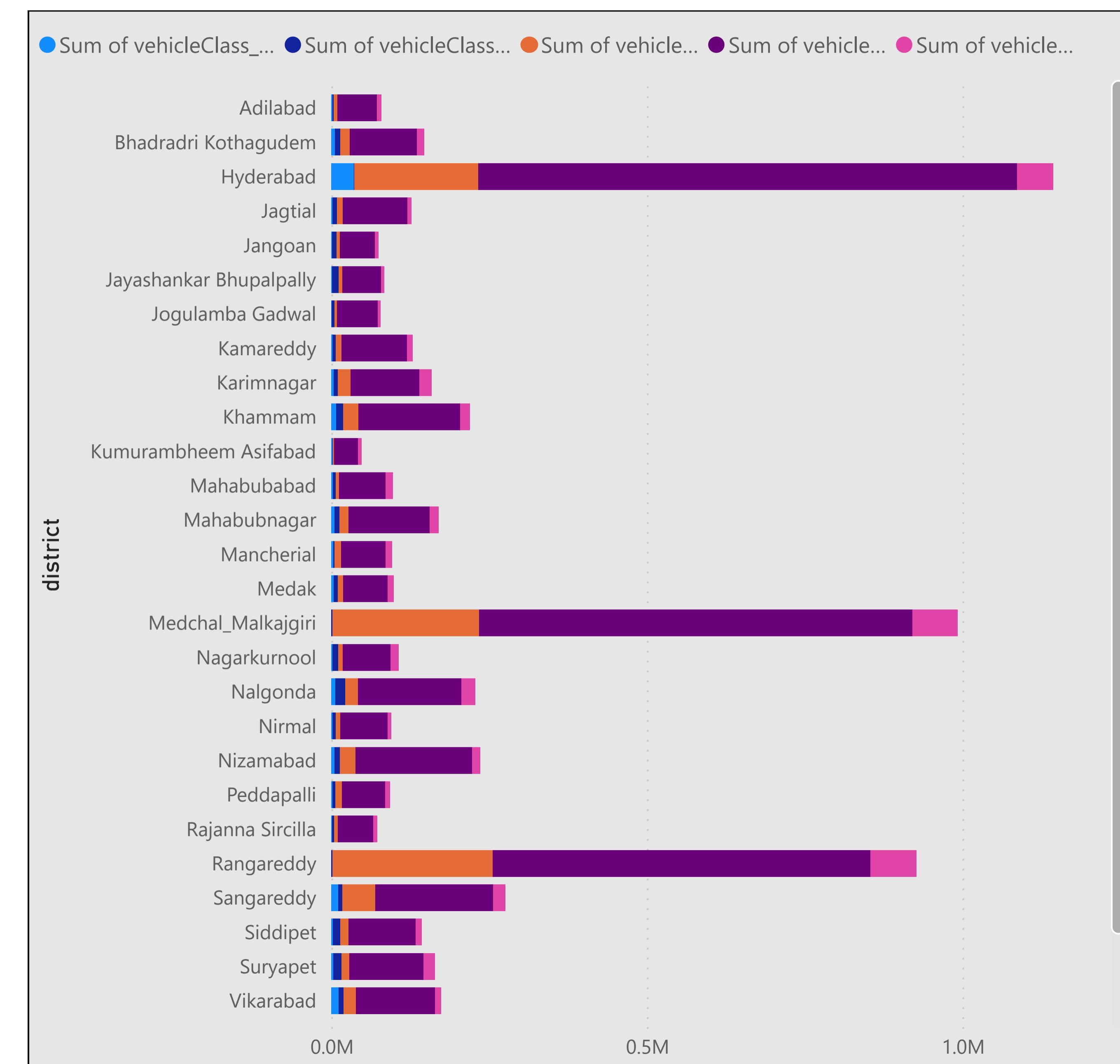
Sum of vehicleClass_Agriculture, Sum of vehicleClass_AutoRickshaw, Sum of vehicleClass_MotorCar, Sum of vehicleClass_MotorCycle and Sum of vehicleClass_others



MotorCars are notably higher in the districts of Rangareddy, Malkajgiri, and Hyderabad compared to other districts.

AutoRickshaws are more prevalent in the district of Hyderabad. However, the standout preference across various districts appears to be for Motorcycles, which seem to be the preferred vehicle class among the majority of people.

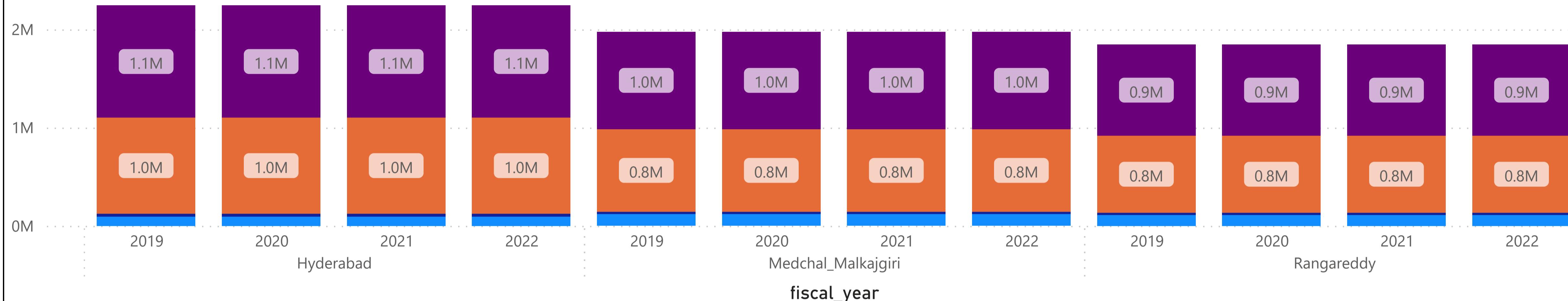
On the contrary, the Agricultural vehicle class is considerably low in terms of numbers across the districts, and in specific districts like Rangareddy, Malkajgiri, and Hyderabad, the presence of Agricultural vehicles is extremely limited.



List down the top and bottom 3 districts that have shown the highest and lowest vehicle sales growth during FY 2022 compared to FY 2021?

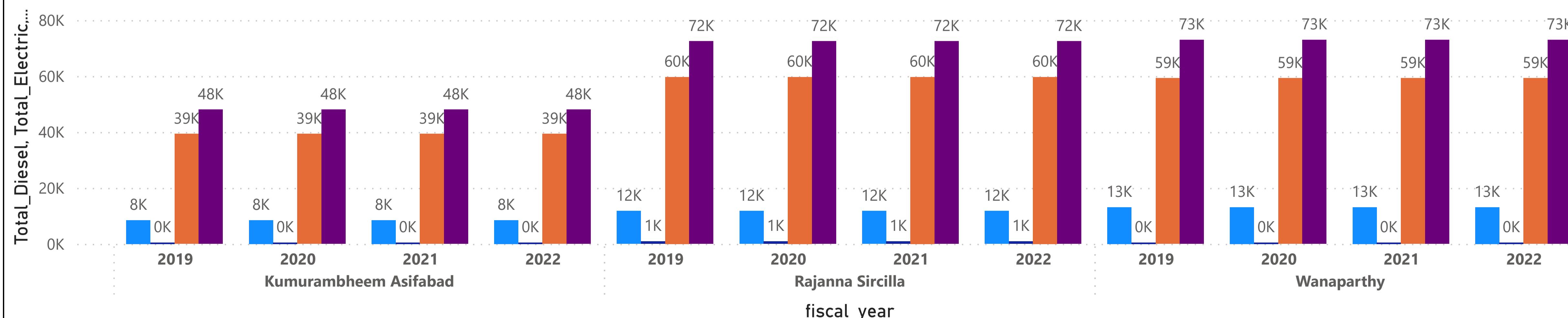
Total_Diesel, Total_Electric, Total_Petrol and TotalSales_Vehicles by district and fiscal_year

● Total_Diesel ● Total_Electric ● Total_Petrol ● TotalSales_Vehicles



Total_Diesel, Total_Electric, Total_Petrol and TotalSales_Vehicles by district and fiscal_year

● Total_Diesel ● Total_Electric ● Total_Petrol ● TotalSales_Vehicles

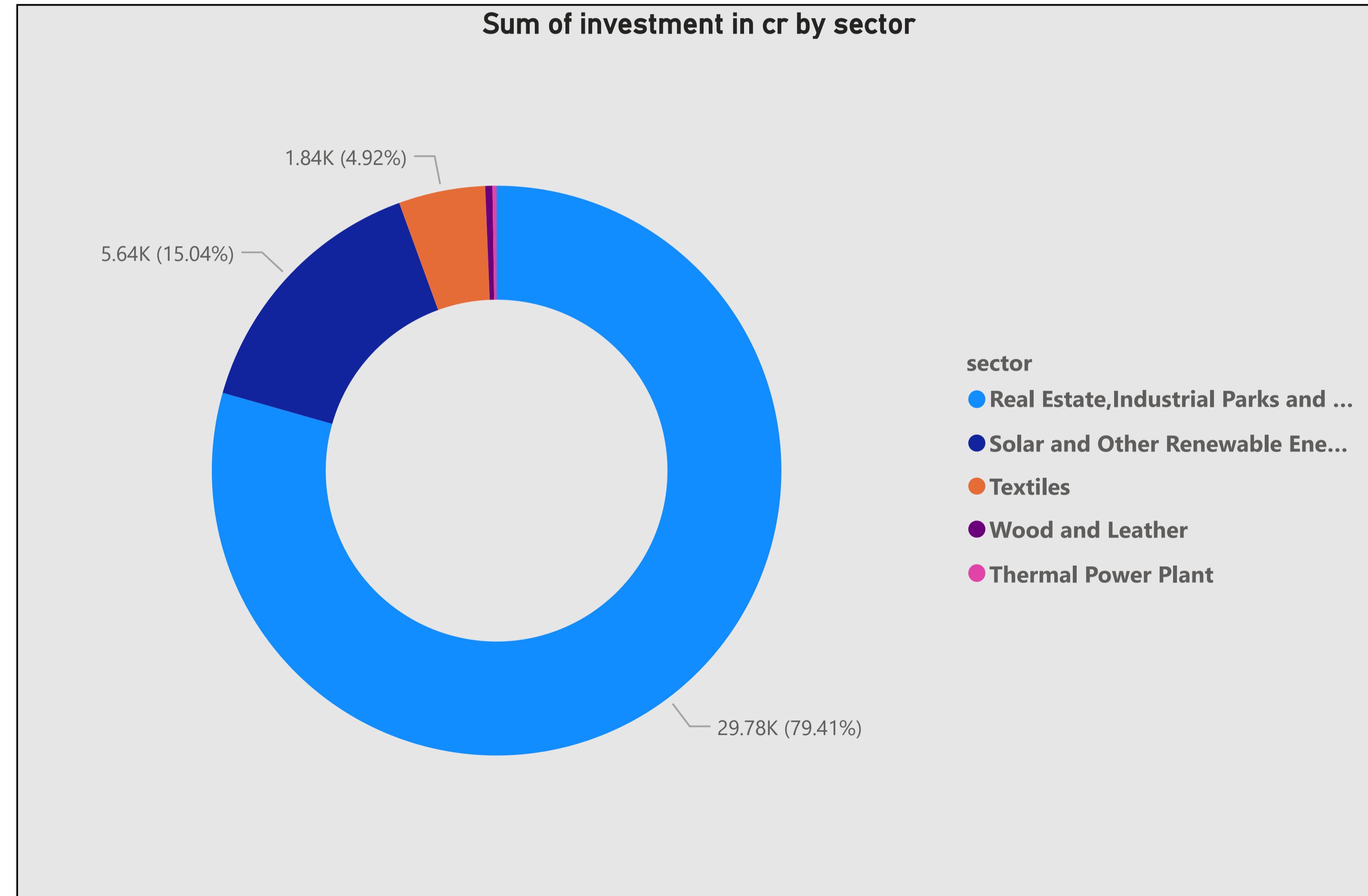


List down the top 5 sectors that have witnessed the most significant investments in FY 2022.

List down the top 5 sectors that have witnessed the most significant investments in FY 2022.

In 2022, the Real Estate, Industrial Parks, and IT Buildings sector secured the most significant investments, followed by the Plastic & Rubber Sector and the Pharma & Chemicals Sector.

The Solar and Renewable sector, along with the Beverages sector, also attracted noteworthy investments during the year.



List down the top 3 districts that have attracted the most significant sector investments during FY 2019 to 2022? What factors could have led to the substantial investments in these particular districts?

The districts that have attracted the most significant sector investments during FY 2019 to 2022 are Rangareddy, Medchal Malkajgiri, and Sangareddy.

These substantial investments can be attributed to:

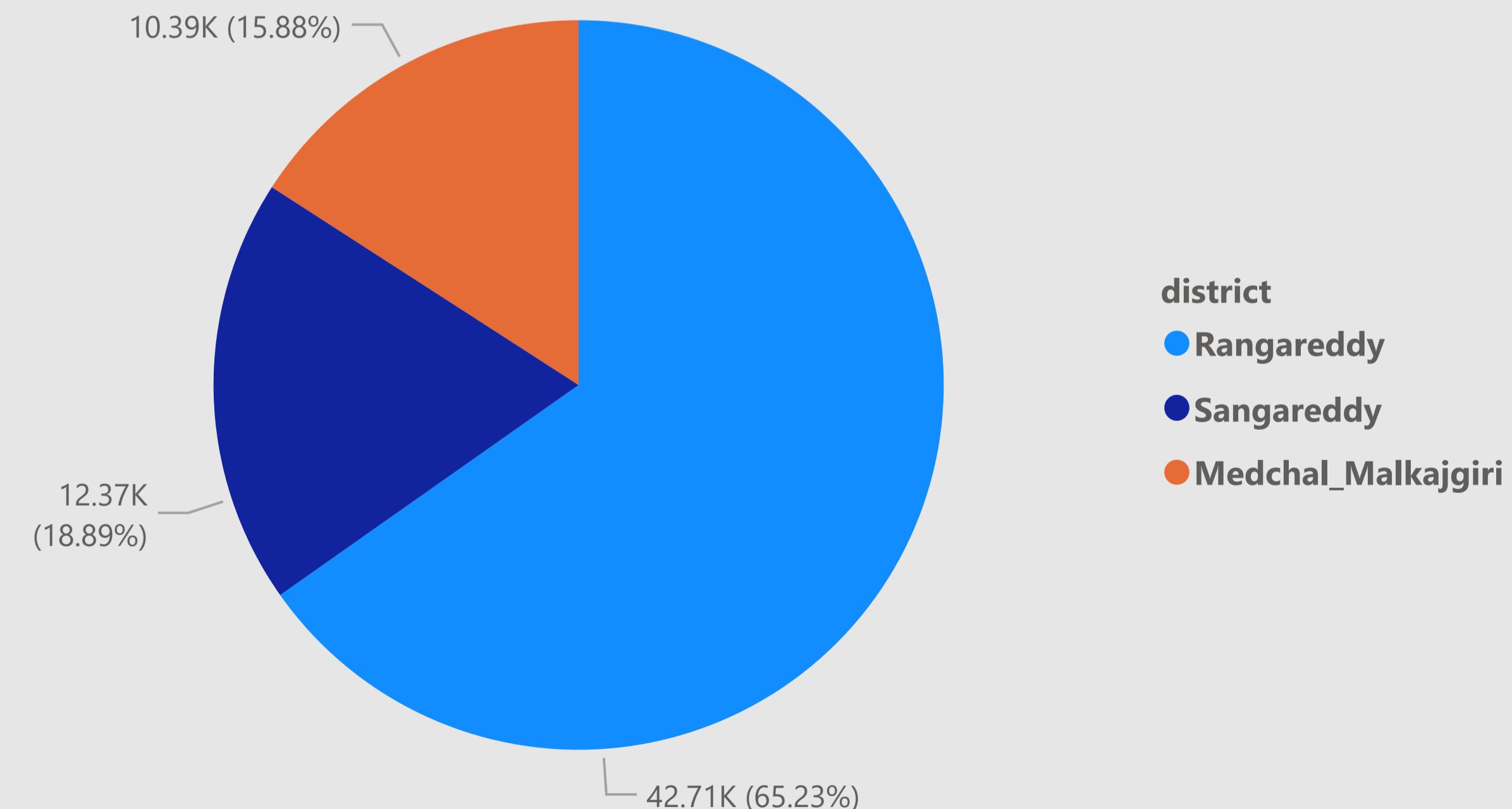
Proximity to Hyderabad: These districts' close proximity to Hyderabad, a major hub for various industries, offers businesses access to resources and infrastructure.

Infrastructure: Well-developed road connectivity, industrial parks, and educational institutions in these districts make them attractive for investment.

Government Policies: Investor-friendly policies in Telangana, including incentives and single-window clearance, simplify the investment process.

Special Economic Zones (SEZs): Hosting SEZs that provide tax benefits and incentives for companies encourages investment

Total_Investment and Total_Investment by district



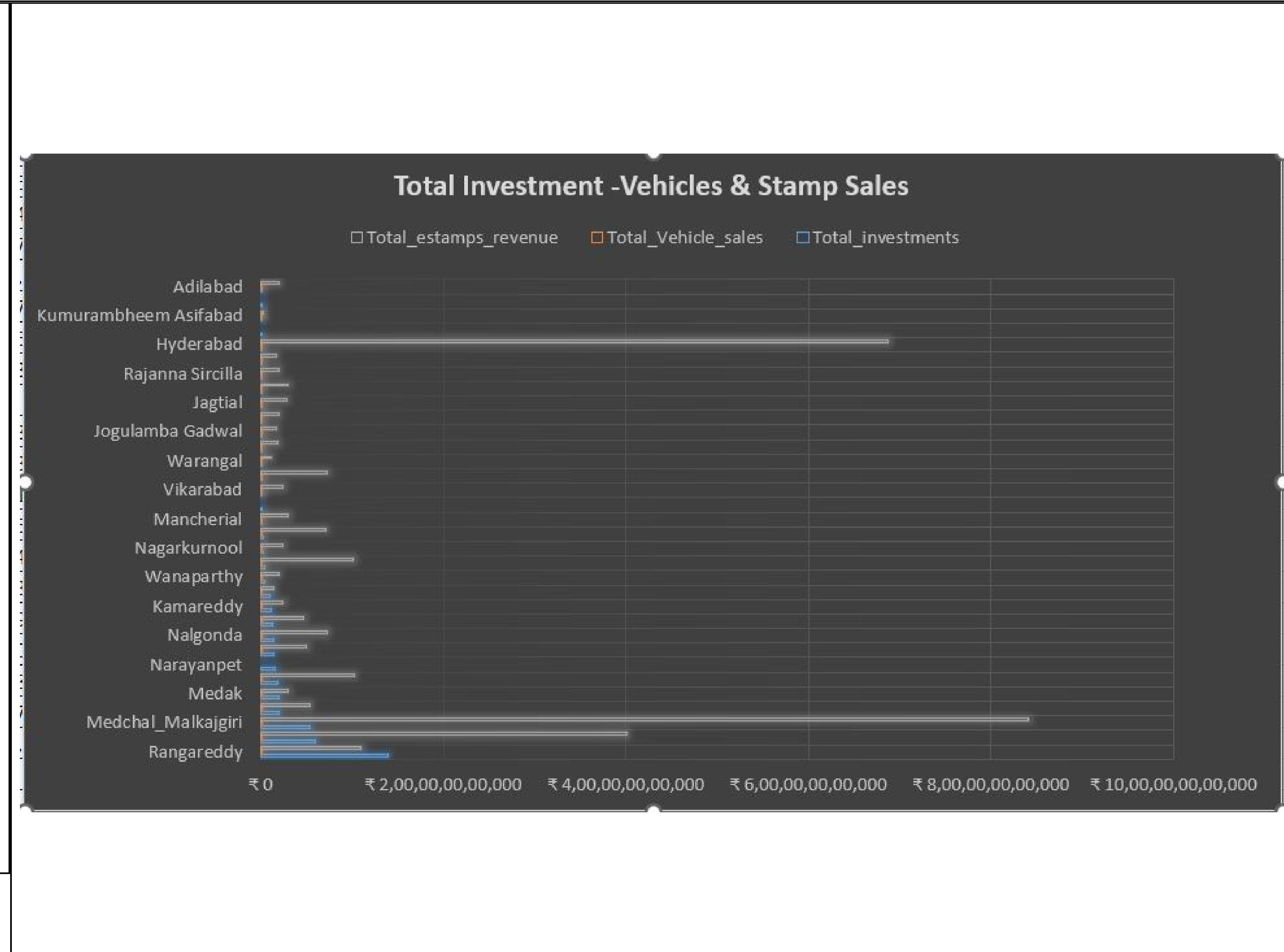
Is there any relationship between district investments, vehicles sales and stamps revenue within the same district between FY 2021 and 2022?

Data shows that there is a relationship between investments, vehicle sales, and stamps revenue within the same district.

Districts with higher stamps and vehicle sales revenue show significant investments. However, there are also exceptions noted for cities like Hyderabad and Rangareddy.

Despite having higher stamps and vehicle sales revenue, Hyderabad received comparatively low investments. and Rangareddy, with substantial vehicle sales revenue and limited stamps revenue, managed to secure the highest investments.

This suggests that while there is a general correlation between revenue streams and investments within districts, other factors do influence the investment patterns in certain regions, leading to exceptions like those seen in Hyderabad and Rangareddy.

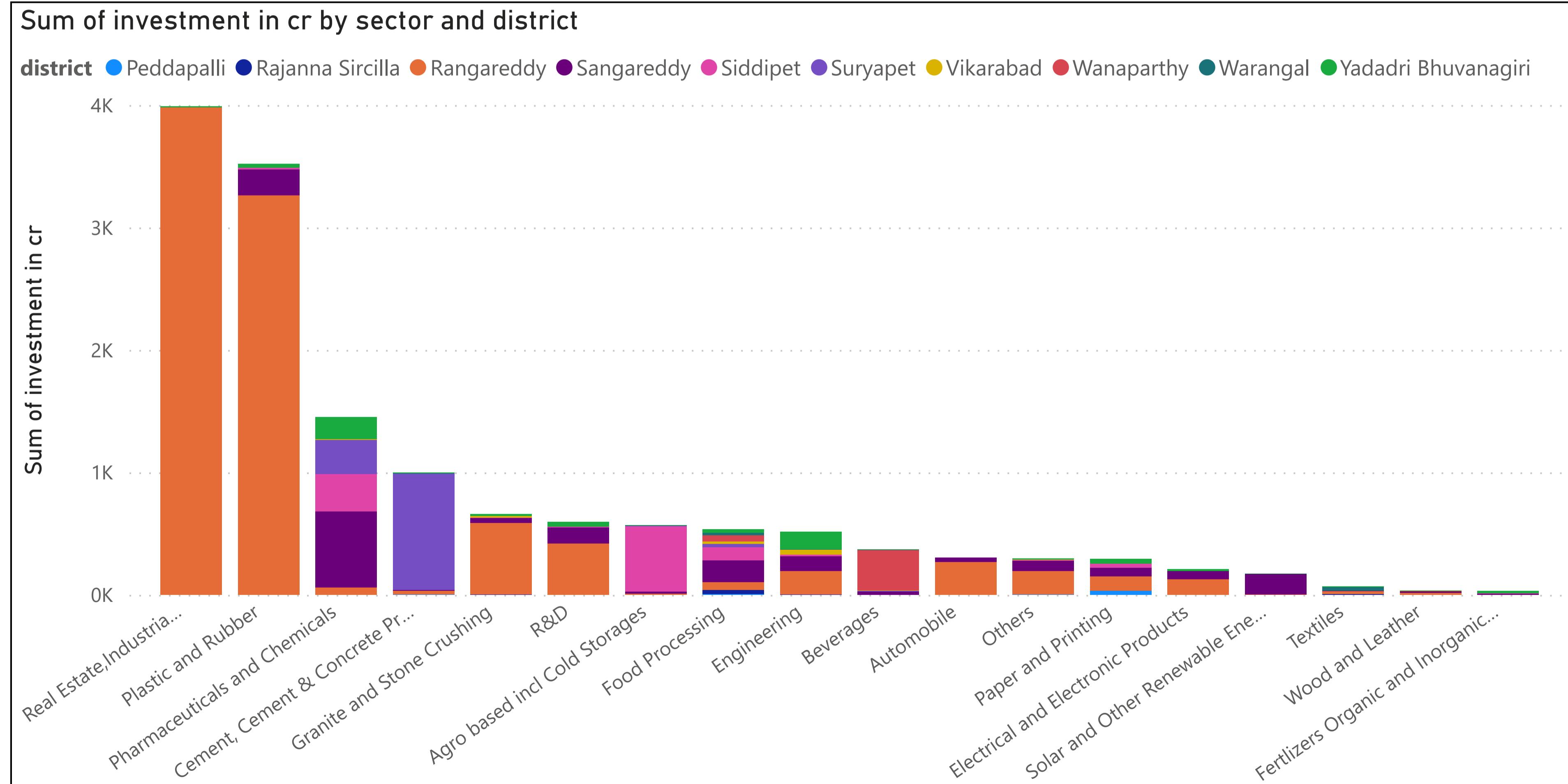


Are there any particular sectors that have shown substantial investment in multiple districts between FY 2021 and 2022?

Fiscal_year

2022

- Between 2021 and 2022, certain sectors have exhibited substantial investments across multiple districts.
- Food Processing, Agro based Cold Storages, and Engineering sectors have increased their presence in more than 30 districts whereas Real Estate, Industrial Parks, and IT Buildings sector have high investments primarily in 4 districts.
- Textiles, wood and leather etc do not show significant investments.



Can we identify any seasonal patterns or cyclicity in the investment trends for specific sectors? Do certain sectors experience higher investments during particular months?

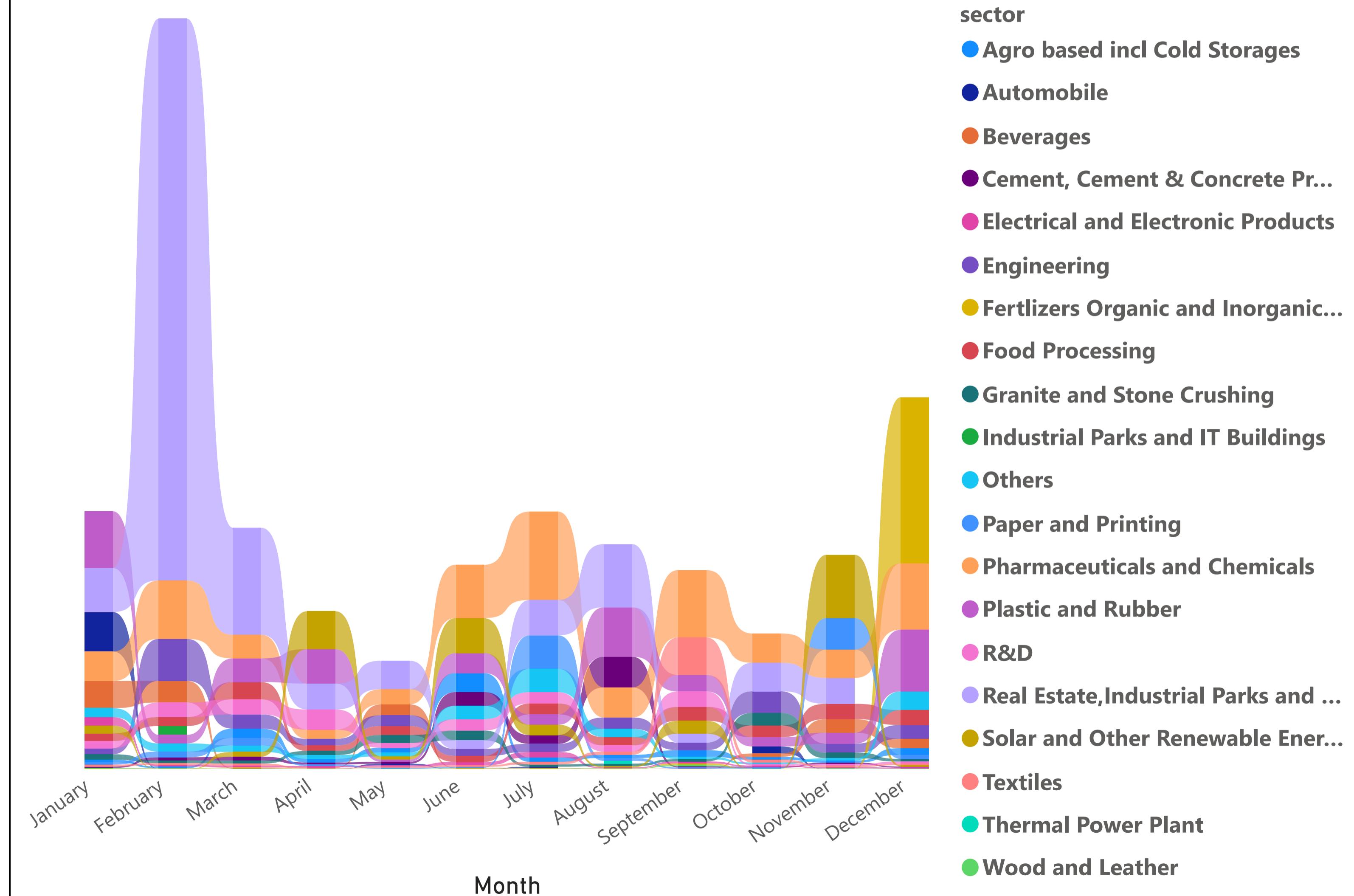
The Real Estate & Industry Parks sector shows significant investments, specially in the month of February.

High Investment seen in The Pharma and Chemicals sector during June and July, showing a consistent presence throughout the year.

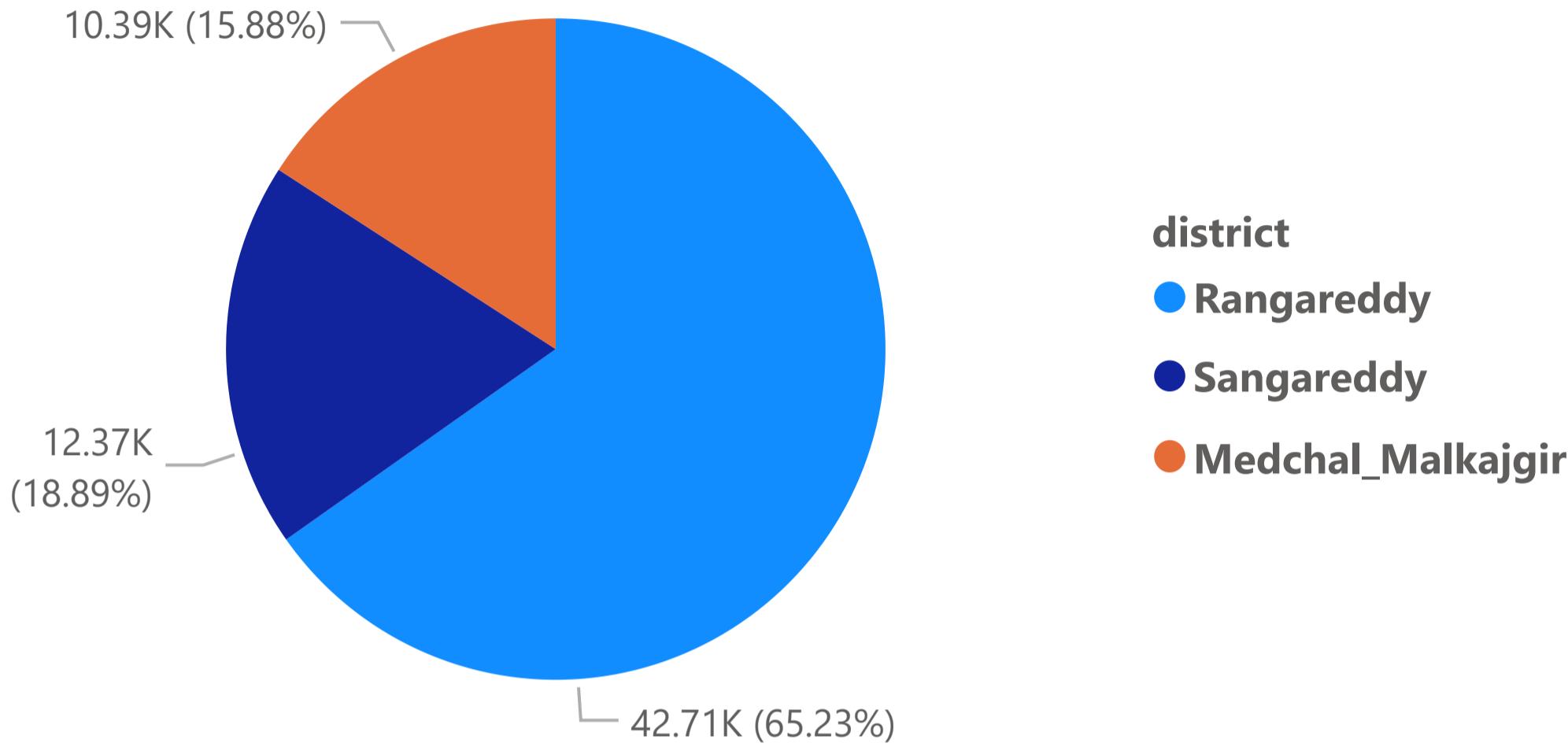
Huge dip In investment for the fertilizers sector witnessed during December but remains low during other months.

The Solar and Renewable Energy sector garners substantial investments during November.

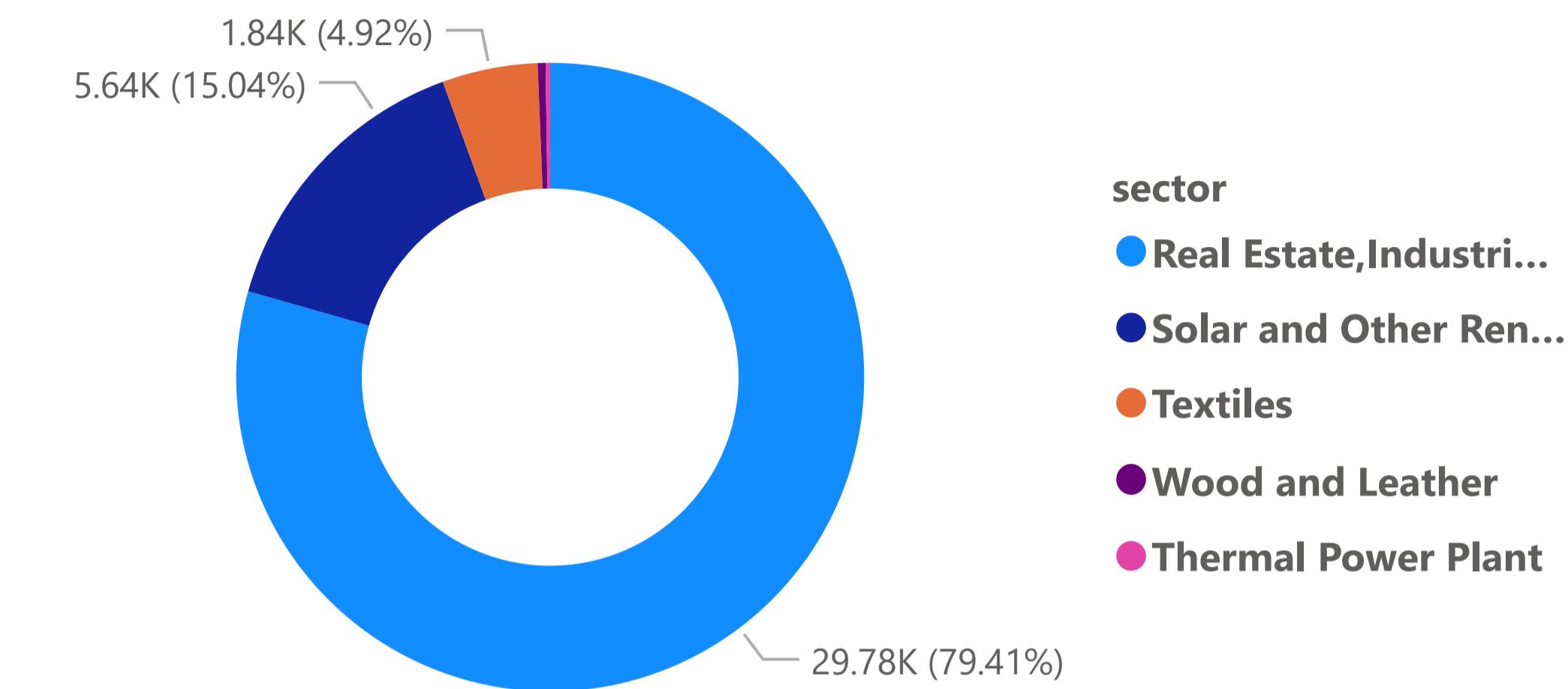
Sum of investment in cr by Month and sector



Total_Investment and Total_Investment by district



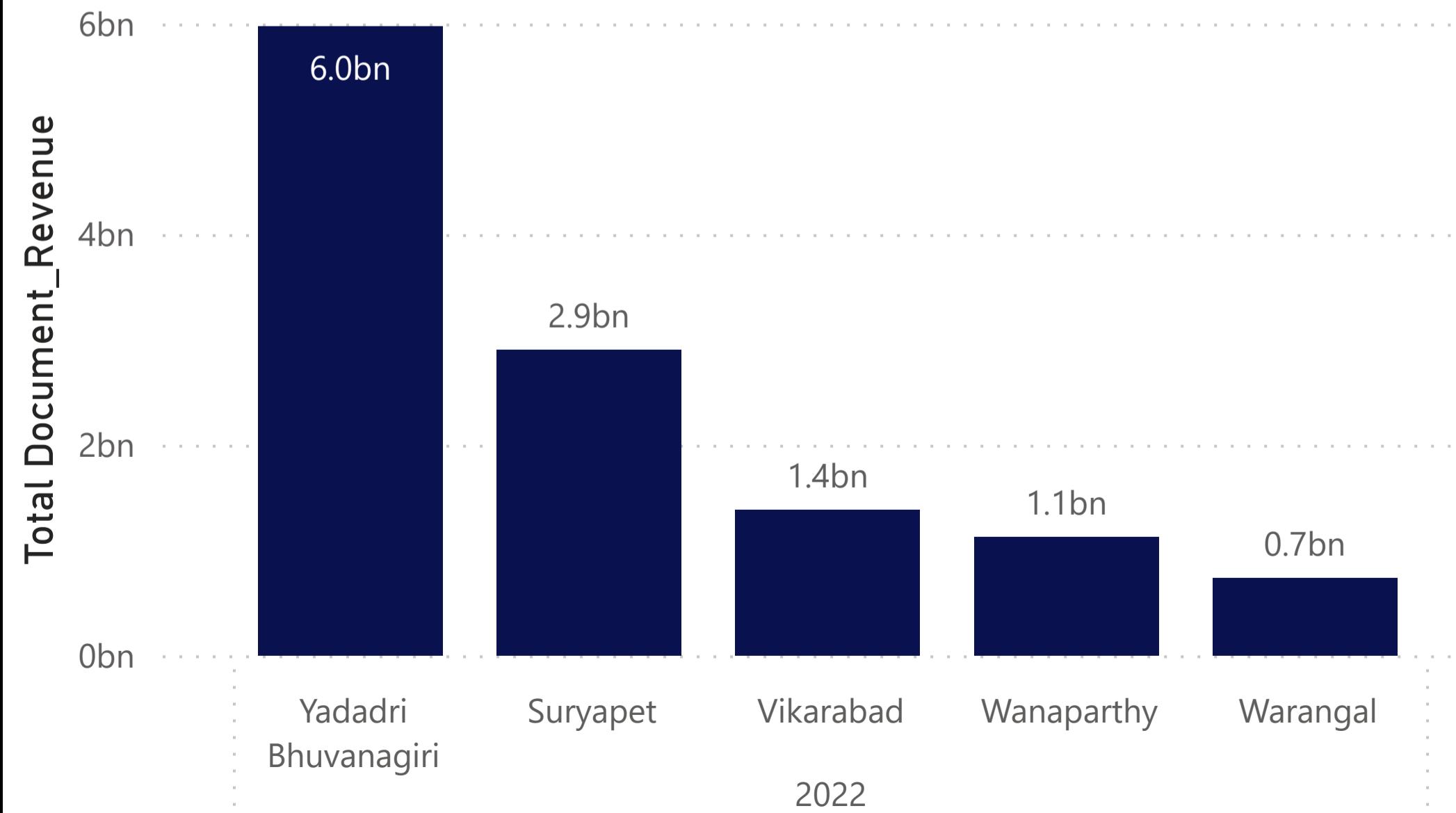
Sum of investment in cr by sector



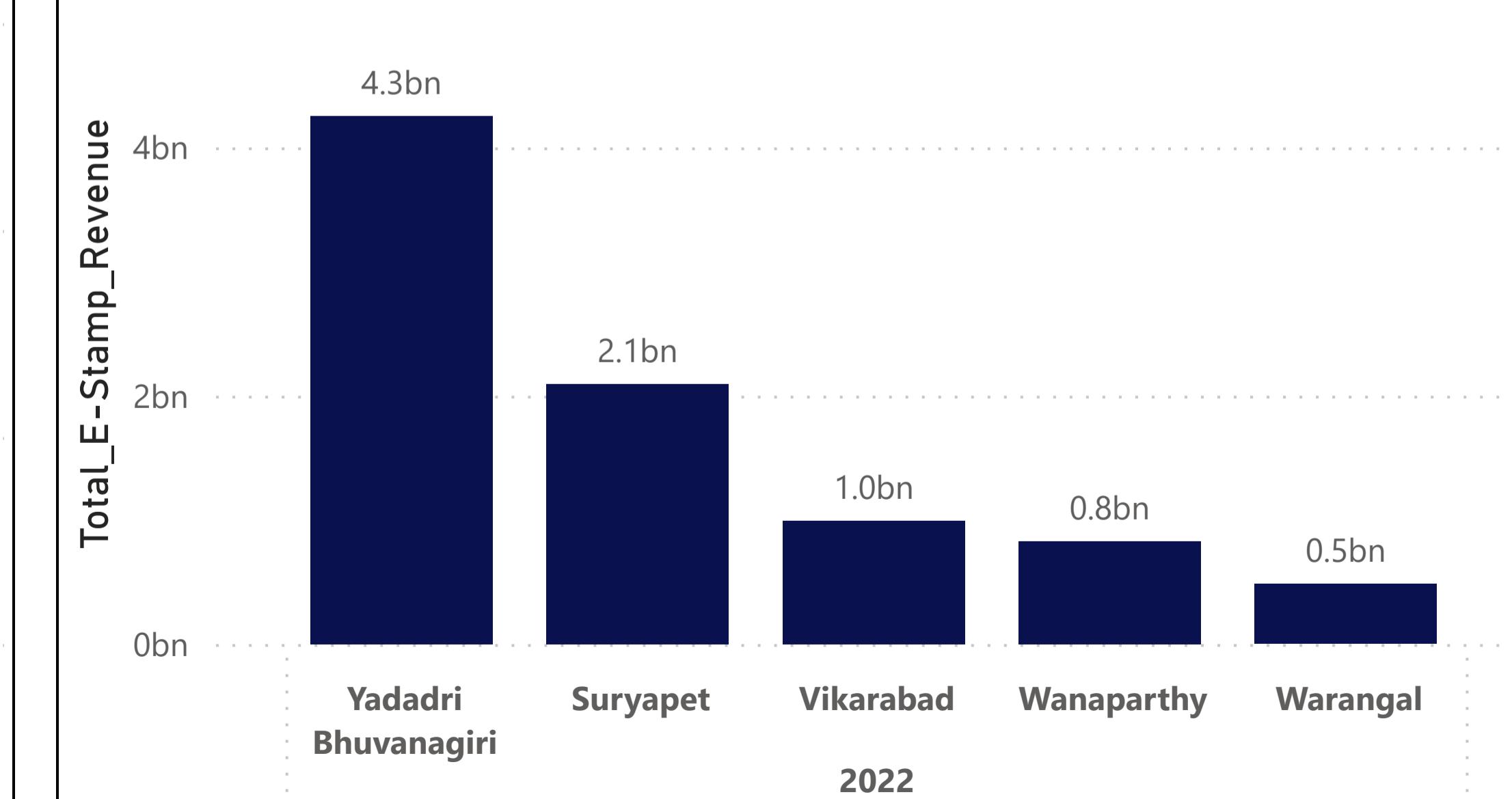
fiscal_year

2022

Total Document_Revenue by fiscal_year and district



Total_E-Stamp_Revenue by fiscal_year and district



INSIGHTS TO TELANGANA GOVERNMENT FOR SUSTAINED GROWTH

1. Investor Confidence:
The effectiveness of TS-iPASS in attracting investments and promoting ease of doing business plays a crucial role in sustaining economic growth. Monitoring the number and size of investments facilitated through this initiative can reflect investor confidence in the state's business environment.

2. Economic Health Indicator:
Document registration revenue and e-stamp revenue generation serve as reliable indicators of the state's economic health. A consistent increase in these revenues suggests a growing real estate market and increased economic activities. Conversely, declines might indicate economic challenges or shifts in market sentiment.

3. Urbanization and Infrastructure Needs:
Vehicle sales provide insights into urbanization trends, consumer behavior, and transportation infrastructure requirements. A rise in vehicle sales may indicate urban growth and the need for efficient transport networks, while a shift towards electric vehicles could signify sustainability efforts.

4. Diversification of Industries:
Analyzing TS-iPASS applications can reveal the sectors that are attracting investments. Diversification across industries such as technology, manufacturing, healthcare, and renewable energy can create a resilient economy less susceptible to fluctuations in a single sector.

5. Digital Transformation:
The increasing use of digital platforms for document registration and e-stamp issuance not only enhances revenue collection efficiency but also highlights the importance of digital transformation. This trend emphasizes the need for continuous investment in technology infrastructure and cybersecurity.

RECOMMENDATIONS TO TELANGANA GOVERNMENT FOR SUSTAINED GROWTH

Strengthen Regulatory Framework: <p>Continue refining TS-iPASS by simplifying regulatory processes, reducing approval timelines, and ensuring consistent enforcement. A robust and investor-friendly regulatory environment can attract more businesses and stimulate economic growth.</p>	Promote Innovation Ecosystems: <p>While TS-iPASS has been successful, promote innovation ecosystems through partnerships with educational institutions, research centers, and industry players. Encourage startups, incubators, and accelerators to drive innovation and contribute to economic diversification.</p>
Data-Driven Decision-Making: <p>Leverage data analytics to track trends in document registration, e-stamp revenues, and vehicle sales. This information can aid in making informed policy decisions, identifying potential growth areas, and addressing emerging challenges.</p>	
Sustainable Urban Planning: <p>As urbanization increases due to vehicle sales and economic growth, invest in sustainable urban planning. Focus on efficient public transportation systems, pedestrian-friendly infrastructure, and green spaces to create livable cities.</p>	Environmental Responsibility: <p>Encourage the adoption of electric vehicles and renewable energy technologies. Offer incentives for EV adoption, invest in charging infrastructure, and set targets for transitioning to clean energy sources. This not only supports sustainable growth but also aligns with global environmental commitments.</p>