

CASA AMOR

LUXURY 3BHK VILLA



CASA
AMOR

CASA
AMOR

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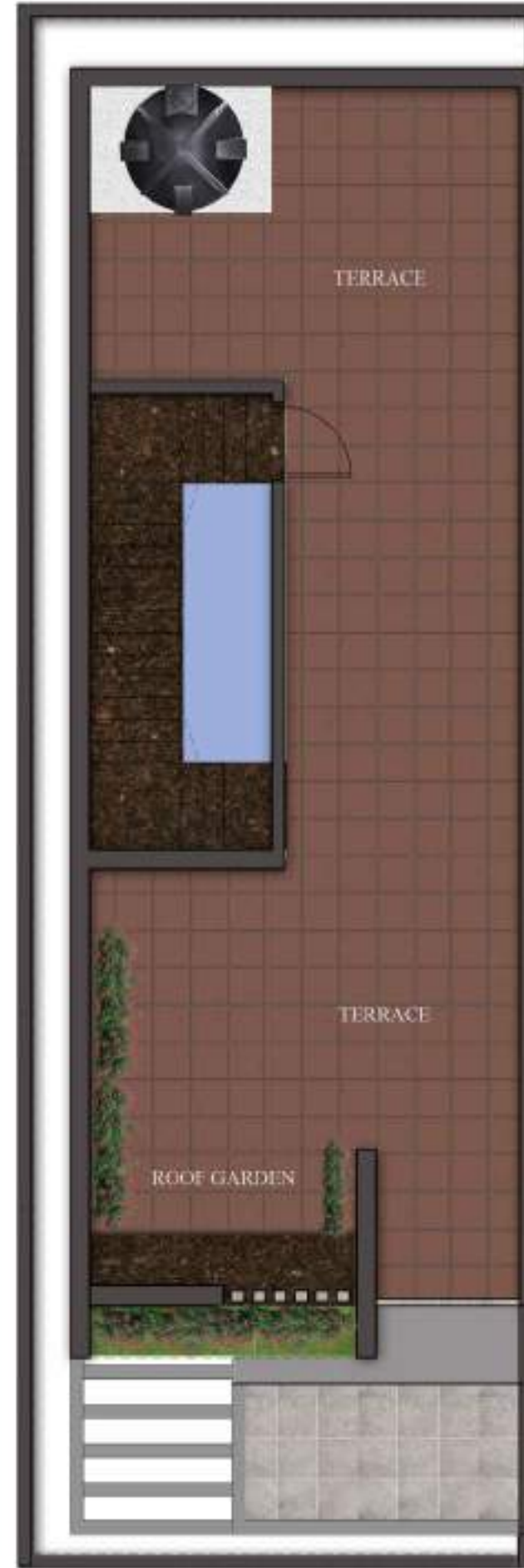


**MAMBAKKAM (NEXT TO VIT)
VANDALUR - KELAMBAKKAM
ROAD**

VILLA - A



60'-0"



VILLA - A

LAND AREA
20'0"X60'0"
1200 SQ.FT

Ground Floor
990 Sq.Ft

First Floor
1025 Sq.Ft

Terrace Floor
150 Sq.Ft

**Saleable Area &
Buildup Area**
2300 sq.ft

GROUND FLOOR
PLAN

FIRST FLOOR
PLAN

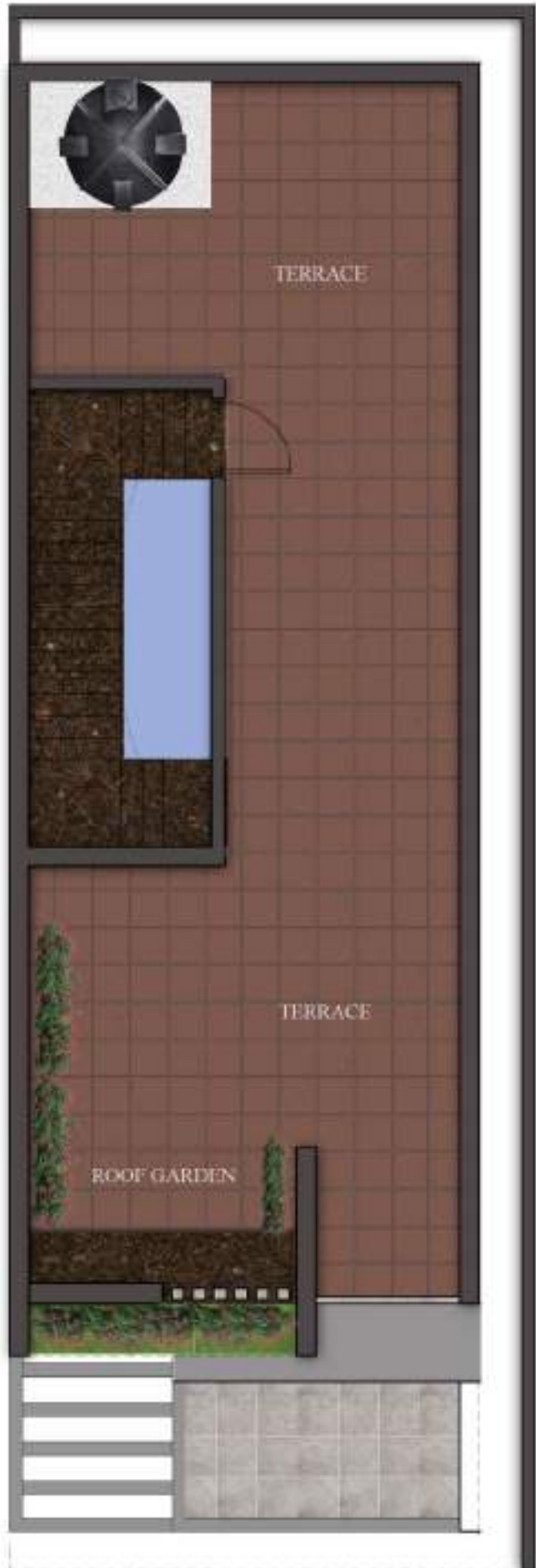
TERRACE FLOOR
PLAN



VILLA - B



60'-0"



LAND AREA
20'0"X60'0"
1200 SQ.FT

Ground Floor
990 Sq.Ft

First Floor
1025 Sq.Ft

Terrace Floor
150 Sq.Ft

**Saleable Area &
Buildup Area**
2300 sq.ft

GROUND FLOOR PLAN

FIRST FLOOR PLAN

TERRACE FLOOR PLAN



SPECIFICATION

STRUCTURE:

- RCC FRAMED STRUCTURE WITH RCC FOUNDATIONS
- DESIGNED SEISMIC RESISTANT STRUCTURE USING FE 500 STEEL TMT BARS
- 230MM SOLID ACC CONCRETE BLOCK FOR THE OUTER WALL AND 115MM BRICK FOR THE INTERNAL PARTITION WALL
- SLAB HEIGHT WILL BE MAINTAINED AT 2.9M

WALL FINISH :

- INTERNAL WALL IN THE LIVING, DINING, BEDROOMS, KITCHEN AND LOBBY WILL BE FINISHED WITH 1 COAT OF PRIMER, 2 COATS OF PUTTY AND 2 COATS
- CEILING WILL BE FINISHED WITH 1 COAT OF PRIMER, 2 COATS OF PUTTY AND 2 COATS
- EXTERIOR FACES OF THE BUILDING WILL BE FINISHED WITH 1 COAT OF PRIMER AND 2 COATS OF EMULSION

FLOORING:

- FOYER, LIVING, DINING, KITCHEN AND BEDROOMS WILL HAVE 1200 X 600MM KAJARIA TILE FLOORING
- BATHROOM, BALCONY AND UTILITY WILL HAVE CERAMIC KAJARIA TILES WITH MATTE FINISH

KITCHEN:

- PLATFORM WILL BE DONE WITH GRANITE SLAB 600MM IN WIDTH AT A HEIGHT OF 800MM FROM THE FLOOR LEVEL AND WILL BE PROVIDED WITH STAINLESS STEEL SINK WITH DRAIN BOARD (NIRALI OR EQUIVALENT)
- DADO TILES OF UP TO 600MM FROM THE GRANITE SLAB
- PROVISION FOR EXHAUST AND WATER PURIFIER POINT WILL BE PROVIDED
- CP FITTINGS WILL BE JAQUAR OR EQUIVALENT

BATHROOMS:

- WALL MOUNTED BASIN, FLOOR MOUNTED WC WITH CISTERN FROM SANITARY FITTINGS, WALL MIXER WILL BE JAQUAR OR EQUIVALENT
- PROVISION FOR EXHAUST AND GEYSER WILL BE PROVIDED

DOOR & WINDOWS:

- FIRST QUALITY TEAK DOOR AND UPVC WINDOW WITH MOSQUITO NET

ELECTRICAL :

- INTERNAL WIRING - FIBROS WIRE
- SWITCHES AND SOCKETS - FIBROS OR ROMA
- MCBDB - LEGRAND

PLUMBING:

- SANITARY / WASTE PIPES - SUPRIME PIPE
- WATER SUPPLY PIPES - ASTRAL OR EQUIVALENT

HANDRAIL:

- AS PER ARCHITECT REQUIREMENT

GENERAL :

- SEPTIC TANK, BORE WELL, INTERNAL LANDSCAPE, RAINWATER SUMP

OTHER PROVISION :

- TV & INTERNET LINE, WATER HEATER POINT, AC POINT, INVERTERS, LOFT



LOCATION MAP ADVANTAGES



INSTITUTIONS:

VELLORE INSTITUTE OF TECHNOLOEY	- 1 KM
TAGORE MEDICAL COLLEGE	- 3 KM
ZION INTERNATIONAL PUBLIC SCHOOL	- 8 KM
CHRIST WOOD SCHOOL	- 4.7 KM

HOSPITAL:

VITC HEALTH CENTRE	
IIITDM MEDICAL CENTRE	- 4.0 KM
KATHIR MEMORIAL HOSPITAL	- 3.0 KM
MAMBAKKAM HEALTHCARE CENTER	- 3.7 KM
CHETTINADU HOSPITAL	- 8.5 KM

JUNCTION:

VANDALUR JUNCTION	- 10.0 KM
KELAMBAKKAM JUNCTION	- 9.0 KM
KILAMBAKKAM BUS TERMINAL	- 10.5 KM

IT PARK:

KRISP IT PARK	- 1.2 KM
SIRUSERI IT PARK	- 8.5 KM
SRIRAM GATEWAY	- 12.0 KM

Project Details:

Casa Amor Luxury villa is located next to VIT University, 200mts from Main road. Surrounded with Karanai Forest and Mambakkam Lake, the locality is truly blessed by the bounty of nature and also provides 25% cleaner and fresher air to all the residents. The luxurious project is constructed by DNICS projects. The strategic location has easy connectivity to GST Road, Shriram IT Park, Mahindra Satyam, Accenture, Redington Gulf, Siruseri, SIPCOT, Syntel, TCS, 65- acres kilambakkam Bus terminus, Mambakkam Bus Stand, Tambaram Railway Station, AGS Mall, Marina Mall, Outer Ring Road, Chettinand Health Hospital, Sri Venkateshwara Hospital, Tagore Hospital, LIMAT multi-speciality Hospital, Vellore Institute of Technology, Velammal Global School, SriRamanajur Engineering College, Tatva Public School, Colors International School, etc.

SITE ADDRESS :

73A AND 73B ,SAGAYAPURI LAYOUT, KEELAKOTTAIYUR, CHENNAI, TAMIL NADU 600127

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