



BLUEMOON

PROPERTIES

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Our Preferred Bankers:



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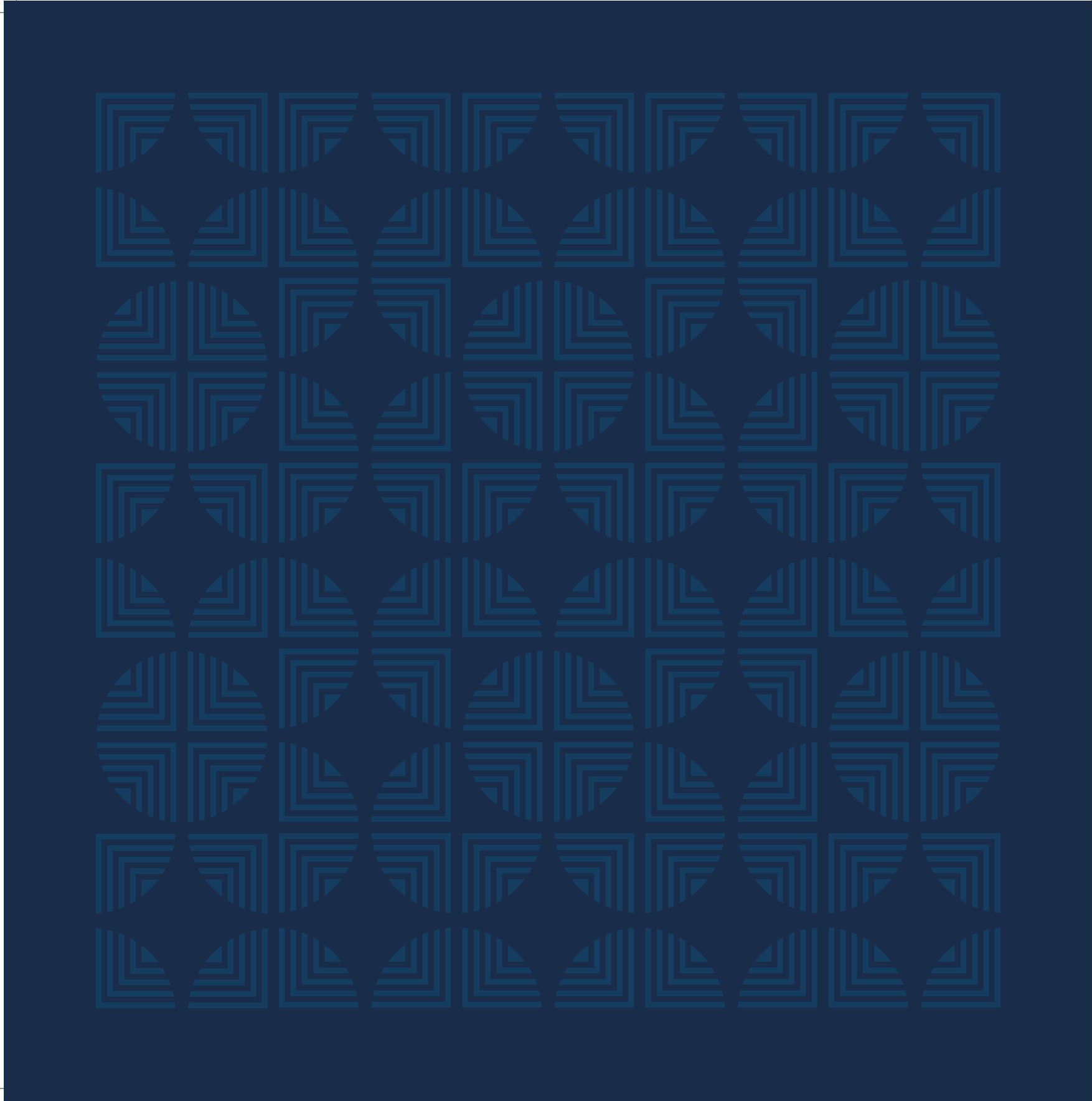


ENJOY AN
UPSCALE LIFESTYLE
IN A COMFORTABLE,
SECURE AND CONVENIENT
LOCATION.

BLUEMOON

PROPERTIES

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mah design strategy



- PRESENTING -



1300 sq.ft. **3 BHK** upscale apartments
Located at : **Valasaravakkam**, Chennai 600087.



Land Area : **4,800** sq.ft.
Constructed Area : **13,000**
No. of units : **10**

EXPERIENCE THE ULTIMATE
IN UPSCALE LIVING



Bluemoon Dasha is a dazzling 3 BHK upscale apartment that captivates with its stylish and aesthetic elevation. It is a modern oasis of luxury and comfort that is sure to make an impression. From the grand entrance with its intricate detailing to the lavish balconies with breathtaking views, every inch of this residence exudes sophistication and elegance. With ample storage space and built-in amenities, this apartment is ideal for those seeking a luxurious lifestyle. Take a step inside Bluemoon Dasha and experience the ultimate in upscale living!

MODERN OASIS OF LUXURY AND COMFORT



Bluemoon Dasha is perfect for those who seek an elevated lifestyle full of comfort and convenience. Located in a desirable neighborhood of Valasaravakkam, each 3-bedroom home is designed with the modern resident in mind, boasting spacious living areas and contemporary amenities. Whether you're looking for a cozy place to call home or a sophisticated abode to entertain guests, Bluemoon Dasha has it all. With its elegant design and convenient location, Bluemoon Dasha offers the perfect balance of luxury and convenience.



ABOUT BLUEMOON PROPERTIES



Bluemoon Properties was established ten years ago in response to the demand for modern and fashionable residences. The Company is founded on the principles of Transparency, Value Creation and Innovation - customer feedback is highly valued and taken into account when designing new projects!

At Bluemoon, we pride ourselves on achieving a harmonious blend of precision engineering and elegant design. Our expertise lies in the fast-tracking of implementation, right through to the execution of high-class interiors in-house. This ensures stringent quality control and provides our customers with a perfect blend of precision and aesthetics.

The Organization is renowned for its swift execution and punctual delivery due to its in-house construction team, unlike the majority of industry practices of outsourcing construction professionals.



FEATURES AND AMENITIES



At Bluemoon Dasha, we've researched and eliminated frivolous utilities from the plan. But don't worry, as we've thoughtfully included the essential amenities! The best part is that by cutting out the non-essentials, we are able to reduce both the acquisition and maintenance costs - so everyone wins! We understand the importance of privacy, and that's why none of our main doors and windows faces one another. You can enjoy all the benefits of excellent cross ventilation without worrying about prying eyes. Enjoy the privacy of an independent home - the perfect place to relax and unwind.



EV - CHARGING STATION



TERRACE GARDEN



AUTOMATIC LIFT WITH TERRACE ACCESS



SWIPE CARD ACCESS



VIDEO DOOR PHONE



24X7 POWER BACKUP



COVERED CAR PARKING



VASTU COMPLIANT



LUSH LANDSCAPING



CCTV SURVEILLANCE



THREE-SIDE VENTILATION

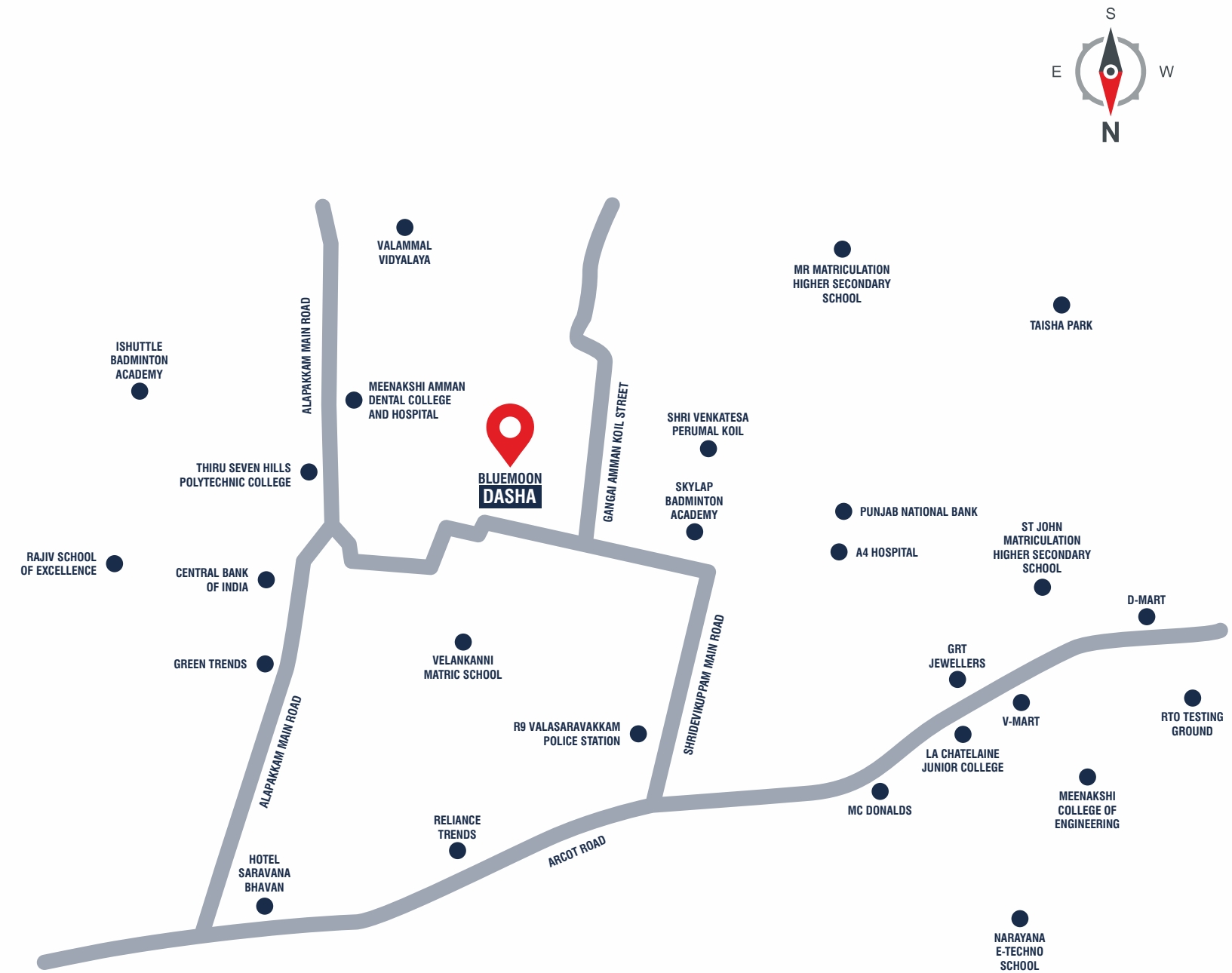


HEAT RESISTANT TILES ON TERRACE

VALASARAVAKKAM, A PROMINENT RESIDENTIAL AND COMMERCIAL HUB



Valasaravakkam is home to many residential and commercial hubs and is situated close to the city centre. The area is also an epicentre for entertainment and shopping with many malls, multiplexes and restaurants. It has seen significant development in recent years and is now one of the most sought after residential locations in Chennai. It is a great place to live, work and play and its proximity to the city centre makes it a great place to explore.



TYPICAL FLOOR PLAN



1300 sq.ft.

1300 sq.ft.



ISOMETRIC VIEW - APARTMENT 1



FLAT NO. 101 - 501

CARPET AREA	966 sq.ft.
SALEABLE AREA	1300 sq.ft.
FACING	NORTH

ISOMETRIC VIEW - APARTMENT 2



FLAT NO. 102 - 502

CARPET AREA	966 sq.ft.
SALEABLE AREA	1300 sq.ft.
FACING	NORTH



AN IDEAL SPOT TO
ENJOY THE FRESH AIR

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Elevate your outdoor experience with bluemoon dasha's terrace garden. Enjoy the fresh air and soak in the beauty of nature with this ideal spot for relaxation and entertainment. Host parties and gatherings with loved ones in this convenient and comfortable space, enhancing your living experience. Embrace the outdoors and add value to your life at bluemoon dasha.



SPECIFICATIONS



STRUCTURE

- RCC Framed structure (FE-550) as per BIS-456:2000 norms with High quality AAC blocks for External and Internal partitions
- Floor height shall be 10'0" (CMDA regulation) and clear height of 9'7 1/2" until Slab bottom
- RCC loft in Kitchen and all Bedrooms
- Anti Termite treatment with Crowbar injection will be carried out at Foundation and Plinth as per IS 6312-2001 norms

INTERIOR FINISH

- Plastered surface with Premium Emulsion paint of Asian or equivalent

EXTERIOR FINISH

- Plastered surface with Texture finish as per Architect's Design

FLOORING & WALL

- Drawing, Dining, Bedrooms and Kitchen - 600*1200mm Vitrified Tiles of Johnson/Nitco or equivalent
- Master Bedroom -Vitrified wooden planks 195*1200mm
- Balconies - Anti-Skid wooden tiles of Johnson/Nitco 195*1200mm with Polished Granite top
- Bathroom flooring -Matte finish tiles
- Bathroom wall - Premium Vitrified tiles 600*600mm
- Lift Fascia -Polished Granite

KITCHEN

- Polished GraniteSlab for kitchen platform
- Single Bowl Stainless steel sink with drain board of Carysil or equivalent
- Ceramic tiles(600*600mm)upto 2ft height above platform



JOINERY

- Entrance - Architraved Ornamental Quality Teak Wood door frame with factory finished 40mm flush shutters with Veneer finish
- Internal - Ornamental quality Teak wood frame with 35mm factory finished Laminated doors
- Toilets - Boiling Water Resistant doors of 35mm with 2 sides Laminates
- All doors provided with high quality locks of Yale/ Dorset
- Balconies - UPVC French window with Sliding shutters and Bug mesh of Fenesta or equivalent
- Kitchen Entrance with Architrave PU finish

STAIR CASE

- Polished Granite Slab
- Architect designed SS safety railings
- UPVC Casement / Sliding Windows of Fenesta or equivalent
- MS square tubes for all window openings

TOILETS

- Western style Wall mounted for all Bathrooms of Hindware or equivalent
- Premium quality sanitary fixtures of Hindware or equivalent
- Single lever concealed Diverter with Overhead shower and spout
- Geyser provision with hot and cold piping
- High quality plated pipe fittings of Hindware or equivalent
- UPVC Ventilators with Glass Louvers and Exhaust provision
- Countertop wash basin with Polished granite - Master bedroom and Dining

WATER SUPPLY

- Underground Individual sump and Overhead tanks one for Metro Water and Borewell of required capacity casted in RCC
- Borewell depth of 150ft of 6" Diameter PVC pipe with 1.5HP Submersive pump (approx. figures)
- Comprehensive Rain Water Harvesting Plan
- Concealed CPVC Plumbing lines for hot and cold water inside toilet

ELECTRICALS

- 3 phase electric connections with modular switches of MK/ Legrand or equivalent
- Multi-core high quality copper wiring
- Concealed PVC conduits with MCB and recessed switches
- High voltage Circuit for AC, Geyser, Fridge etc
- Low voltage circuits for other points wherever required
- Electrical points to be provided



S.No	Description	LP	FP	5A	15A	TV	TP	A/C Point
1	Drawing	3	2	2		1	1	1
2	Dining	2	1	2	1			
	Master							
3	Bedroom	2	1	2		1		1
4	Bedroom2	2	1	2		1		1
5	Bedroom3	2	1	2				1
6	Toilet1	2		1	1			
7	Toilet2	2		1	1			
8	Toilet3	2		1	1			
9	Kitchen	2	1	4	2			
10	Balcony 1	1	1	1				
	Entrance							
	Light and							
11	Door Bell	2						
	Total	22	8	18	6	3	1	4

COMMON AMENITIES

ELEVATOR

- 8 Passenger Automatic Elevator of Johnson or equivalent up to terrace with Automatic Rescue Device including approvals from Electrical Inspectorate

LIGHTING

- Common Lighting around the building including Focus Lights to highlight the building

POWER BACKUP

- Providing and Commissioning a Silent Diesel Generator of Kirloskar/Volvo or equivalent which will cover the Motors, Elevators and 50% of Common Lighting in the campus and all the Light points, Fan points and TV points and Refrigerator in each apartment
- Fully Automatic changeover, in case of any malfunction can be changed over to Manual with the switch

EV CHARGING

- 15 Amps charging point provided at each car park

EXTERNAL FLOORING

- Interlocking Pavers and Tiles for Parking
- Granite Flooring for Staircase and Lobby

EARTHING

- 2.5m deep pit is dug into the ground and a Galvanised Iron (GI) pipe is screwed via Bolt & Nut wire and placed inside pit along with charcoal, sand and water for the purpose to maintain resistance around the pipe

COOL ROOF TILING

- Heat resistant tiles will be provided on the terrace floor to avoid heat radiation in the 5th floor. This will ensure protection of the apartments from heat radiation

UTILITIES

- Shamiana Rings and Clothesline on the terrace

MISCELLANEOUS UTILITY INSIDE APARTMENT

- Clothesline for Balconies
- House Key Hanger
- Decorative Door Name Inscription

SAFETY AND SECURITY

- Video door phone and Intercom integrated with Lobby and Security room to each apartment
 - CCTV at Lobby and strategic points inside the complex

LANDSCAPING

- Landscaped areas through experienced Landscaping Architect wherever possible