

**THE NEST**  
BUILDERS

**ICON**

**MEDAVAKKAM**



**COMPLETED  
PROJECTS**



# iconic Projects

Nest Builders pursues its ceaseless journey after its flagship projects **Nest Carnival**, **Nest Cultures**, **Nest Sai Castle**, **Nest Mascot** and **Nest Epic**

Imparting TOP-NOTCH quality projects with preferable pricing and aforesaid HAND OVER.

**CULTURES**

📍 SELAIYUR

**EPIC**

📍 MEDAVAKKAM

**CARNIVAL**

📍 EAST TAMBARAM

**SAI  
castle**

📍 CHROMEPET

**MASCOT**

📍 SITHALAPAKKAM

# WHY NEST BUILDERS?

Nest Builder's responsible attitude and innovative mindset, combined with the uncompromising quality of projects over the years, has resulted in a reputed brand tag. The company is also on the threshold of creating new residential landmarks in the society by transforming a home seeker's dream into reality by offering NEXTGEN homes...Nest Builder's sole objective is to continuously embrace the latest technology and employ effective building methods to provide premium properties for sale at a feasible price to its customers.

Commitment is our key to success. Nest Builders has secured homebuyers as we build every home with immense commitment, honor and pride. Construction is not our business, it's our Passion. We believe in professionalism and honesty and always strive towards building trust and cordial relationships with our customers.

**ONTIME DELIVERY**  
(ALL TIME EVERY TIME)

**WIN - WIN**  
(FOR ALL NEST FAMILY)

**TOP-NOTCH  
QUALITY**



**CREDIBILITY**

**13+ YEARS  
LOYAL BRAND**

**PROMISES  
DELIVERED**

**GENUINE  
REFUND POLICY**

## ➤ 100+ Landmarks

Over thousands of happy families across 100+ landmarks in Chennai stand as a testimony to our service and commitment.

## ➤ 2000+ Happy Customers

Nest Builders has a proven track record of having 2000+ happy customers by completing projects on time with downright high end amenities without sacrificing on the comfort.

## ➤ Flexy Refund Policy (Your money is Yours)

We strongly believe in building customer's trust and relationships. Hence, we aim to increase your booking potential and trust through Flexy Refund Policy.

## ➤ Foretime hand over

We, Nest Builders thrive to astonish our customer's satisfaction by handing over the project aforesaid.



# OVERVIEW

## Nest Icon - "Iconic Destination for the Iconic Family"

The unprecedented success of Nest Builders drew great attention through their successful completion of 500+ apartments in the past two years in the vicinity of Medavakkam - Perumbakkam community. Nest Builders pay particular emphasis to design and aesthetics to ensure their projects are enduring, appealing, sustainable, and viable for the future of their customers.

## The Realm of Smart Society - Nest Icon

Ushering to the classy project, Nest Icon is about to set the benchmark in the society through its quality construction, precision in engineering, technology and innovation, timely delivery and holistic development. Nest Icon is mobilized with energetic, beautiful modern living spaces and fostering community.

Nest Icon is all set to flatter people's attention in the classy area of Medavakkam, which is garnered with 1,2,3 BHK premium apartments that focus much attentively on its unique model and scale. Project console's excellent architecture and extreme space utilization, top standard sanitary fittings, and furnished modern amenities.

## Hankering Lifestyle at Nest Icon

The Nest Icon is entrenched in a pleasant residential location of Medavakkam near to Tambaram - Velachery road. Nest Icon is a neighborhood all its own, with retailers, restaurants, top IT companies and medical buildings just a few steps from your front door. The premiere community is in close proximity to the OMR (Sholinganallur) and also remains to be the hot favorite destination for investors, retailers, IT/ITes and individuals.

Nest Icon promises an all-encompassing life. Apart from designing superior living spaces that reflect quality, reliability and excellence in architecture, each apartment at Nest Icon offers a unique set of modern amenities and facilities that enhance community living and make everyday lives healthy and full of excitement. Nest Icon offers a complete living experience with a wholesome modern lifestyle with numerous amenities such as a rooftop leisure area, children's play area.

## LIST OF AMENITIES



CCTV



24/7 Power Backup



Security Room



24hrs Security



Peripheral Lighting



Rainwater Harvesting



Leisure Area



Children's Play Area



Automated Lift



Intercom Facility

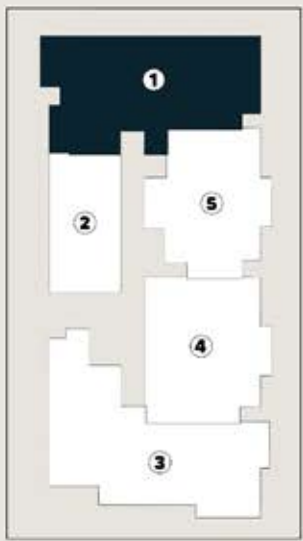
**LEISURE AREA**



**CHILDREN'S PLAY AREA**



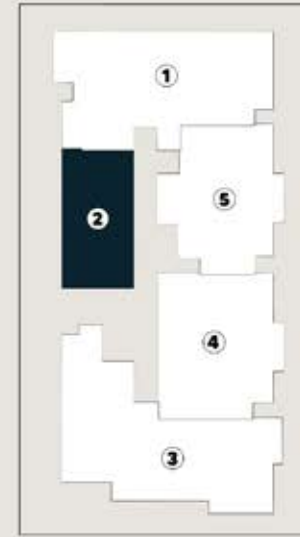




**A1, B1, C1, D1, E1**

**1350 SQ.FT**

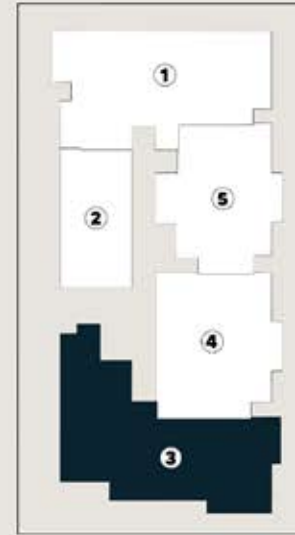




**A2, B2, C2, D2, E2**

**580 SQ.FT**

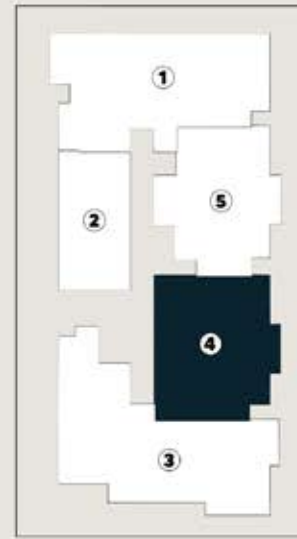




**A3, B3, C3, D3, E3**

**1450 SQ.FT**

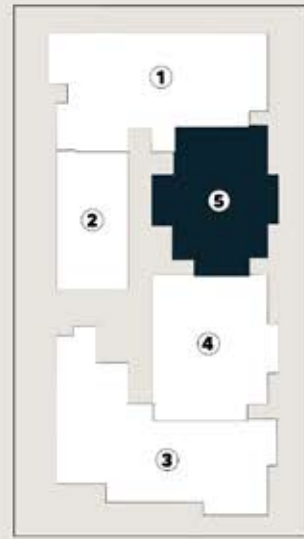




**A4, B4, C4, D4, E4**

**1025 SQ.FT**





**A5, B5, C5, D5, E5**

**945 SQ.FT**



# STILT FLOOR PLAN





# NEAR BY



## SCHOOLS



- \*Narayana e techno School
- \*Born Scholars Matric. Hr.Sec. School
- \*Brite Brains School
- \*Ravindra Bharathi Global School
- \*Zigma Matric. Hr. Sec. School
- \*Sairam Leo Muthu Public School
- \*BS Matriculation School
- \*AKG Public School
- \*SEED Play School

## COLLEGES



- \*SIVET College
- \*Madras Christian College
- \*Sree Balaji Medical College
- \*New Princes Art and Science College
- \*The Quaide Milleth College
- \*New Prince Shri Bhavani Arts and Science College
- \*New Prince Shri Bhavani College Of Engineering and Technology

## HOSPITALS



- \*Arun Hospital
- \*Gleneagles Global Health City
- \*Annai Theresa Hospitals Pvt.Ltd
- \*Suraj Hospital
- \*Karthick Children's Hospital
- \*Medavakkam medical mission Hospital
- \*Dr.kamakshi Multispeciality Clinic
- \*Global Hospital

## IT COMPANIES



- \*Deemsys Software Services Pvt.Ltd.
- \*Impumelelo IT Solutions
- \*Bluescope Information Technology Pvt.Ltd.
- \*Rapid Tech Solutions
- \*Sipcot - Siruseri
- \*Elcot - Sholinganallur
- \*Infosys - Sholinganallur
- \*TCS - Sholinganallur





# LOCATION MAP

# SPECIFICATIONS

## ➤ STRUCTURE

RCC Framed structure Designed by structural Engineer based on soil test report.

## ➤ WALLS

AAC blocks-Outer 230mm & partition walls 115mm.

## ➤ TERMITE TREATMENT

Anti termite Treatment at 3 stages.

## ➤ DOORS

Polished Teak wood doors for main door, Laminated doors for all bed rooms. Wood composite polymer doors for Bathrooms/Balcony/service.

## ➤ FLOORING

Vitrified Tiles for Living,Dining, Bed rooms & kitchen, Antiskid tiles for bath rooms,Granite flooring for staircase & corridor.Brand-Kajaria/Johnson/Somany.

## ➤ WALL DADO

Glazed wall tiles upto 7 feet for all bathrooms & 2 feet height over the kitchen counter.Kajaria/Johnson/Somany.

## ➤ KITCHEN COUNTER

Black granite (G20 Granite) over RCC slab. Stainless steel sink.

## ➤ WINDOWS & VENTILATORS

UPVC windows and ventilator with MS grill.

## ➤ STAIRCASE RAILING

Stainless steel handrail.

## ➤ SANITARY FITTINGS

Jaquar fittings with concealed pipe lines.

## ➤ ELECTRICAL WIRES

ISI branded fire retardant wires-Polycab/Anchor/Finolex.

## ➤ ELECTRICAL SWITCHES

Modular switches - Panasonic.

## ➤ ELEVATOR

Automatic elevator.

## ➤ PAINTING

Inner walls with Emulsion paint & outer with Apex paint-Asian Paints.

**Jeevithasha**



Good Quality, It was a real pleasure for me to buy a flat from a builder, on time handing over, Construction with affordable price in this location.

**Selvakumargunasekaran**



I have good experience with nest builders while site visiting. All properties looks good and nice environment

**Srinivasan rajagopalan**



very happy to purchase a 2 bhk flat with nest builders in one of their projects in medavakkam (nest epic) recently, the materials and quality using their projects is very high standard and quality. We have visited the existing projects made me to not go with other builders and book this one. basics amenities like kids play area and sitout which they are giving seems to be unique with roof top plans. Such an responsive team they have, especially the sales person was very kind and their explanation met my need with clear and went to purchase

**Vinoth adhi**



The top quality branded builders in Chennai

**Vishnu ram**



Good Construction works and Satisfied Customer services. Nice projects in flexible locations.

**Madasamy T**



I like all the projects and special thanks to Sales manager taking me all the projects...good quality and great location..

**Reshma r**



We did site visit last week and the project is impressive in quality and ambience..

**Deepak raj**



We recently purchased a 3BHK apartment in Nest Carnival, East Tambaram. Had an excellent service right from the time we visited the place until the registration process. The best thing I liked about Nest is their thorough professionalism in the process they follow at each stage and the care shown by Shankar (GM) and Sasi (Sales executive) during the closure stages. Would highly recommend Nest for anyone who are looking at buying a home in a central exquisite location at an affordable price

**GowthamGanesan**



They are providing a good quality homes and their locations are very good to consider over the other builders. My brother visited their property a week back from him i come to know that they are the one among the trustable builders in chennai for affordable home segment. good customer service.

**Nithya reddy**



I booked a flat at Nest Epic. The Apartment has very good ventilation and there is no wall sharing with the next apartment. It structured kind of individual house in apartment lifestyle. Muthamizh and Dinesh (Nest employees) they have helped me with the right quote and decent budgeted home for my family. Now we are part of Nest family. Happy to share this review.

**Rakesh**



So far so good.. Just booked a flat and things have been taken care well.. Will make sure I update frequently on how they have been doing. There is a representative named Mr.Sasi, and he is doing a great job. More to follow

**Thejashwini**



Affordable and comfortable Houses. Fine and good quality houses. They keep simple to the point for buyers to understand.

**Akila karthick**



I visited the mascot project of the nest builders. wonderful project value for money. more spacious and perfect size. worth for money and to get our dream house with all together. as well as on time completion and hand over.. definitely I will refer my friends and relatives. thank you for your wonderful experience. My special thanks to the sales manager. clear explanation and guidance.

**Bala**



They are the very responsive builders who mainly focus on customer satisfaction and support. They are the well organised and professional builders gives good quality of work and on time handover.

**Padma priya**



It has been a real pleasure for me to buy a flat from a builders like NEST builders within the allot time & budgetary segment. This was done without sacrificing quality.

உண்மையில் வீட்டை வாங்குவதற்கான தேர்வு

**Rajesh chandrasekar**



On time delivery and resonable price. Excellent quality of construction. Good customer service post handover for any issues

**Siva ram**



Good customer service and support got a good feedback from existing buyers. Well behaved professionals Trustworthy company in all aspects. They value our precious time. We visited recent projects. Well designed homes and we were Impressed. They are easy to get in touch with and quick to respond. They are providing proper guidance and support in each and every aspect. A wonderful experience.

**SivakaminathanPr**



Affordable and authentic housing providers.

**Prashanth kumar**



We have booked an apartment in Mascot. It's was really an wonderful experience with Nest. They were really patient enough to address all our doubts thanks to Staff and accommodated all our modification that we have requested in our dream home.

**Bala murugan**



Nest builders were the most trustable builders who mainly focus on our personal happiness more. They are the one builders who will stay with us even after handing over the project with good customer relationship they are more like family for us. Customer support is 100% happily done by the nest builders even after handing over the projects 5years back. Money is not their intention hundred percent customer satisfaction is their main motto. Well experienced and credible builder in South chennai.

**Padmanaban natrajan**



My experience with sales team was exceptional and hope they deliver on the same quality the house.

**Santhosh J**



Top notch Professionals! We visited almost all their recent projects. Well designed homes and we were Impressed and perfectly satisfied with their quality. They are easy to get in touch with and quick to respond. We love the way how they pay attention to the minute of details too. Our personal unique wishes are always welcomed. Our special thanks to Sales Manager Mr.Arun. He always made sure whether we are satisfied with the service we were receiving. He stood by us and walked the extra mile for us. Great service! We highly recommend NEST Builders. A quality builder that you can trust!

**Vidhya shanthi**



How they are maintaining such good price on location! Even though these builders are very successful in sholinganallur location. Before we are visiting to see this flats, many of friends and relatives are also referred us to visit this site. Good One

**Vijayakrishna S**



One of the best builder i have met. I had a wonderful experience with them, their service is excellent and the location they choose is great with good water, connectivity and high appreciation value. Overall a nice home buying experience.

**Mohan G**



On time handover with best quality. After sale Good service.

**Vishnu R**



Booked an under construction apartment in sithalapakam and the way they handled us is very satisfactory and no grievances as of now... keep it up

**Mohan raj**



Professional in work. The way they interact and responds to the customer is their strength. I have enquired a property of them but unfortunately dropped it due to other reasons. But referred the same property and earned the gift which they promise and delivered on time.

## TESTIMONIALS

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# THE NEST

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## BRANCH OFFICES

**TAMBARAM**

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Sanatorium, Opp to Siddha  
Hospital, Chennai - 47.

**SITHALAPAKKAM**

Ottiyambakkam Main road,  
Sithalappakkam,  
Chennai - 126.

**SANTHOSPURAM**

No.176, Tambaram  
Velachery Main Road,  
Santhosapuram,  
Chennai - 73.

**ARASANKAZHANI**

No.2/232, Karanal Main  
Road, Arasankazhani,  
Chennai - 126.

