

OUR PROJECTS



LUXURY VILLAS
NEAR KELAMBAKKAM JUNCTION
BANG ON OMR, CHENNAI



2300 INDEPENDENT APARTMENTS,
RIGHT ON "THORAIPAKKAM - PALLAVARAM"
200 FT. RADIAL ROAD, CHENNAI



RESIDENTIAL PLOTS
ORAGADAM, CHENNAI



150 LUXURY VILLAS
PORUR, CHENNAI



VILLAS & ROW HOUSES
THIRUVALLUR MAIN ROAD, CHENNAI



750 LUXURY VILLAS
NEAR ELECTRONIC CITY, BANGALORE



LUXURY VILLAS
SHAMIRPET, HYDERABAD



250 LUXURY VILLAS
WHITEFIELD, BANGALORE



VILLA PLOTS
NEAR KUWLA, MYSORE



Plot No.'A', No. 36/1, Gandhi Mandapam Road, Kotturpuram, Chennai - 600 085
Tel: +91-44-4354 6999, Fax.: +91-44-4354 6888
BANGALORE | CHENNAI | MYSORE | DUBAI

www.alliancein.com | www.orchidsprings.in

LEGAL DISCLAIMER: All depictions of interiors, furniture, appliances, fixtures, are conceptual only and are not included in your house. The photos contained in marketing brochures & walkthroughs may be stock photography or have been shot off-site and are used to depict the lifestyle to be achieved. All drawings in the brochure are illustrations, and not actual images. The plans are subject to changes based on final approvals from state government, CMDA & local bodies

This brochure is purely conceptual and does not constitute a legal document. Visual representations are not to be taken as representations of fact, and do not form part of an offer or contract. The management of Alliance Group reserve the right to add, delete or alter any specifications mentioned here.

LAKESIDE LIVING ON CHENNAI'S QUEEN'S NECKLACE





WOULDN'T YOU LOVE TO LIVE AT
THE HEART OF **CHENNAI'S QUEEN'S NECKLACE** ?

LAKESIDE LIVING

A wide-angle photograph of a lake at sunset. The sky is a mix of purple, pink, and orange, with the sun low on the horizon. The water reflects these colors. In the foreground, a white cup of coffee sits on a saucer on a wooden deck. A wisp of steam rises from the cup. A green umbrella is partially visible in the top left corner. The background shows a dark silhouette of a forested hill.

“THE ORCHID DECK”

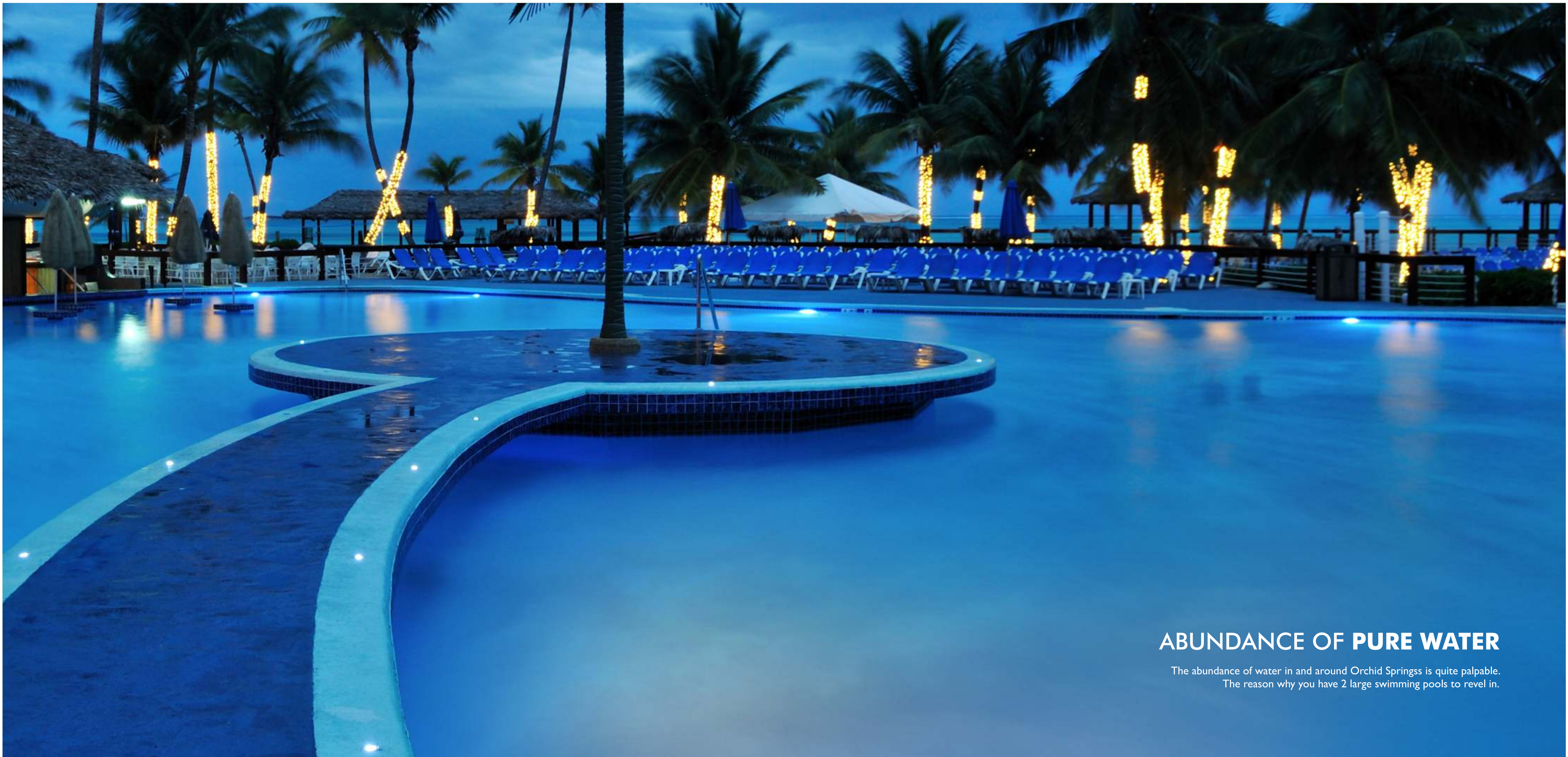
THE FINEST COFFEE GALLERY IN SOUTH INDIA IS READY.

At dawn or dusk, after a morning walk or an evening jog on the Queen’s Necklace, you may take a breather at the 24/7 Coffee shop at the Orchid Deck on the lakeside. Sipping your coffee beside the enchanting 600 acre lake.



LIFE ON THE ORCHID SIDE

You hit Orchid Cross in about 5 minutes from Anna Nagar. You cannot miss the riot of swaying Orchids in the Orchids Gardens that welcome you and take you straight into the refreshing life that springs at every nook and cranny of Orchid Springs.



ABUNDANCE OF PURE WATER

The abundance of water in and around Orchid Springs is quite palpable.
The reason why you have 2 large swimming pools to revel in.

A wide-angle photograph of a sunset over a calm body of water. The sky is a mix of deep blue, purple, and orange. The water reflects the colors of the sky. In the foreground, there are tall, thin reeds or grasses, some of which are out of focus. The overall mood is peaceful and tranquil.

COOLER TEMPERATURE AND A RICH STORE OF **GROUNDWATER**

Temperature at the lakeside is comparatively cooler than other places. Orchid Springs homes are blessed with fresh breeze, lower temperatures and abundant ground water round the year.

AMENITIES APLENTY

A close-up photograph of several wine glasses on a dining table. The glasses are arranged in a row, with some in sharp focus and others blurred in the background. The table is set with white plates, folded napkins, and a small white container. The background shows a blurred interior of a restaurant or club with large windows and modern decor.

A 50,000 SQ.FT **5-STAR ORCHID CLUB** COMPLETE
WITH RESTAURANT, AUDITORIUM, CONFERENCE HALL,
BILLIARDS AND OTHER INDOOR GAMES FACILITIES.

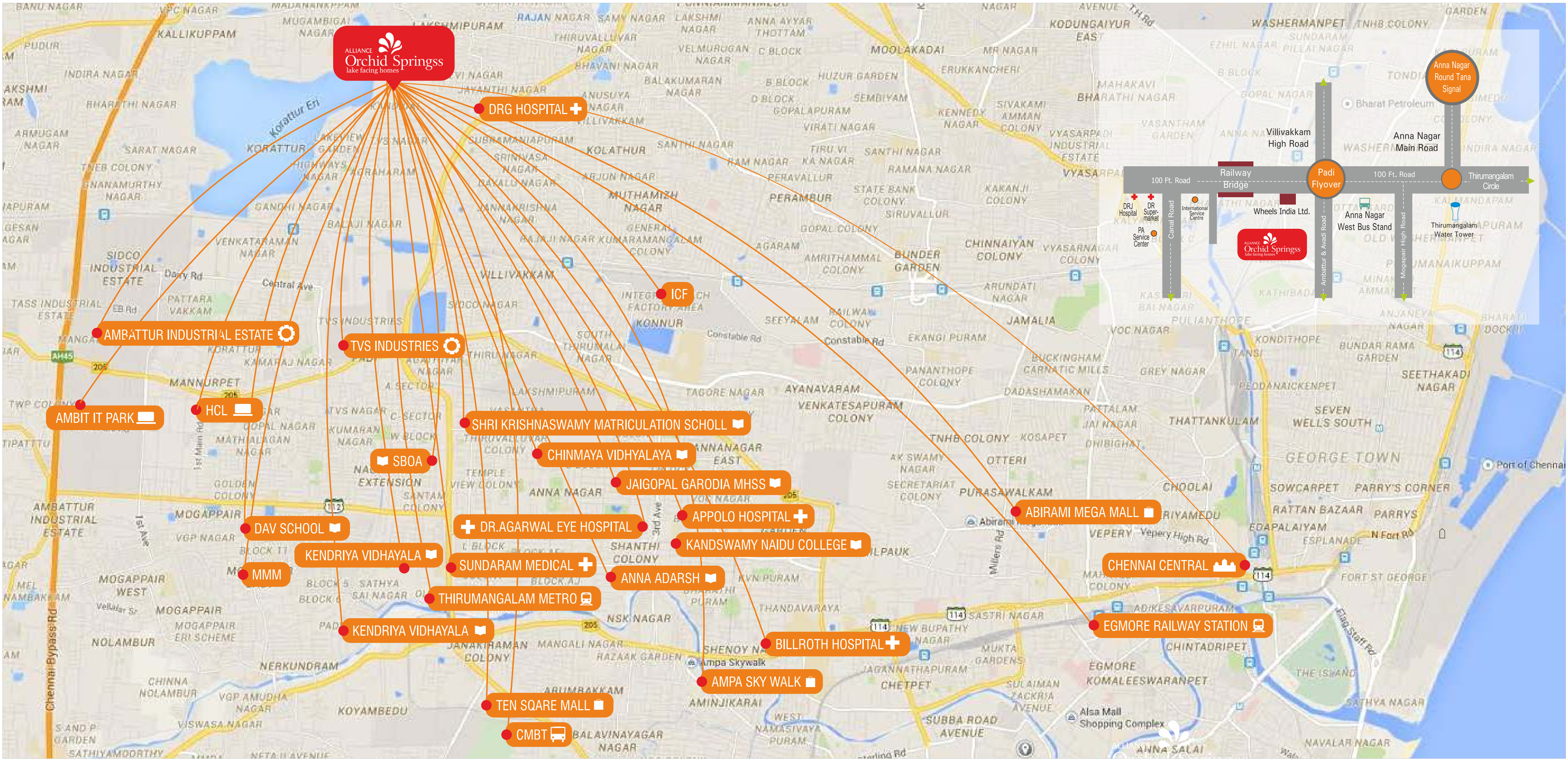


OUTDOOR AMENITIES INCLUDE
TENNIS COURT, CHILDREN'S PLAY AREA,
BASKETBALL COURT, FITNESS STATION.

ORCHID MALL DESIGNED TO TURN
EVERY **SHOPPING EXPERIENCE** INTO SHEER PLEASURE.



DREAM LOCATION



ARCHITECTS AND ARCHITECTURAL FINESSE

IT IS THE SINGAPORE BASED, AWARD WINNING
URBAN SOLUTIONS CONSULTANT **SURBANA**
THAT MADE THE ORCHID SPRINGSS MASTER PLAN.
SURBANA HAS OVER 50 YEARS OF EXPERIENCE
AND HAS BUILT OVER A MILLION HOMES THAT
SHAPED SINGAPORE'S URBAN LANDSCAPE.



MASTER PLAN


LEGEND

01. ENTRY GATEWAY STRUCTURE
02. 18M WIDE BOULEVARD
03. TOWER ENTRY (FOR BLOCKS 1,2 &3)
04. TOWER ENTRY (FOR BLOCKS 4 &5)
05. EXIT (FROM BLOCKS 1 TO 5)
06. SEATING ALCOVE WITH PERGOLA AT RAMP-1
07. RAINCURTAIN & WATER CASCADE AT RAMP-2
08. PARKING IN GRASS PAVING
09. PARK-1 ENTRANCE
10. PARTICE CRICKET PITCH
11. FAST GROWING TALL TREES FOR PHERIPHERAL SCREENING
12. CONCERT TENNIS COURT
13. KIDS PLAY AREA (ADVENTURE GAMES)
14. PLANTING MAZE
15. HALF BASKET BALL COURT CUM SKATING RINK WITH STEPPED SEATING
16. MINI FOREST
17. FEATURE PAVED ENTRANCE TO BLOCKS 6&7
18. 12M WIDE ROAD
19. LANDSCAPE FEATURE GARDEN
20. LAKE VIEW GALLERY
21. LILY POND
22. OPEN AIR THEATER
23. KIDS PLAY AREA WITH MULTIACTIVITY PLAY COURT
24. TREE COURT WITH SEATING
25. BARBQUE PAVILION
26. PARTY LAWN WITH BENCHES AND SPECIMEN TREES
27. OUT DOOR SWIMMING POOL
28. OUT DOOR FITNESS STATION
29. SERVICES
30. ORCHID DECK





**AN EXCLUSIVE COMMUNITY SPREAD ACROSS 18
ACRES OF LUSH GREENERY OFFERING 2 & 3 BHK
APARTMENTS, STRATEGICALLY LOCATED IN
ANNANAGAR WEST EXTENSION, PADI.**

An architectural rendering of an outdoor coffee shop at Orchid Deck. The scene is set during the "blue hour" of twilight. In the foreground, a paved patio with a geometric tile pattern features several round tables with black chairs. A central kiosk with a large, white, sail-like canopy supported by a central pole and guy wires provides shade. To the left, a modern building with a dark, textured facade and large windows is partially visible. In the background, a calm lake reflects the sky and the distant city skyline. Palm trees and lush greenery line the shore. The overall atmosphere is serene and luxurious.

AN OUTDOOR **COFFEE SHOP**
AT THE **ORCHID DECK** COMBINES LUXURY
WITH AN INSPIRING LAKESIDE AMBIENCE.
A PERFECT SETTING FOR REWINDING.
BREW WITH A VIEW IS AN EXOTIC EXPERIENCE
YOU CAN LIVE EVERY DAY AT ORCHID SPRINGSS.

FLOOR PLANS



GULMOHAR





PINE



HIBISCUS





PEARL



MAPLE



OPAL





PALM





SPECIFICATIONS



- Living / Dining Room**
- Main Door : Teak Wood Frames with ply shutters with Veneer Finish and Polish on both sides with good quality hinges, tower bolt, lock and security eye.
- Windows : Powder Coated aluminum/UPVC sliding windows with glazing and Mosquito mesh.
- Flooring : 800X800 vitrified tiles (2ft.7 1/2in X 2ft.7 1/2in with skirting).
- Wall paint : Smooth finish plaster and plastic emulsion paint.
- Electrical : Wiring: Concealed good quality multi strand copper wiring Anchor/ Finolex or equivalent make.
Switches: Good quality/ Anchor switched or equivalent.
1 Main distribution box for each flat. 1 MCB for each room provided in the distribution box.
- Telephone/ TV cables : Concealed telephone & TV points.



- Kitchen**
- Windows : Powder Coated aluminum/UPVC sliding windows with glazing and Mosquito mesh.
- Flooring : Vitrified tiles.
- Wall paint : Smooth finish plaster and Oil Bound Distemper, ceramic tiles dado up to 2 feet above the platform level.
- Sink : Jaguar/ equivalent brand Stainless steel single bowl sink.
- Electrical : Wiring: Concealed good quality multi strand copper wiring Anchor/Finolex or equivalent make.
Switches: Good quality/ Anchor switched or equivalent.
Provision for exhaust fan.
- Plumbing : Concealed plumbing with CPVC/ PVC /GI Pipes and fittings.



- Balcony**
- Door : Powder coated Aluminum sliding door with glazing.
- Flooring : Anti-skid ceramics tiles.
- Wall paint : Oil Bound Distemper.



- Bedrooms**
- Door : Hard wood frames with moulded skin doors with enamel paint on both sides with good quality hinges, tower bolt and lock.
- Windows : Powder Coated aluminum/ UPVC sliding windows with glazing and Mosquito mesh.
- Flooring : 800X800 vitrified tiles (2ft.7 1/2in X 2ft.7 1/2in with skirting).
- Wall paint : Oil Bound Distemper.
- Electrical : Wiring: Concealed good quality multi strand copper wiring Anchor/Finolex or equivalent make.
Switches: Good quality/Anchor switched or equivalent.
- Telephone/ TV cables : Concealed telephone & TV points.



- Bathrooms**
- Master Bathroom : Granite counter top with 1 under counter wash basin, 1 basin mixer spout, 1 mirror, 1 health faucet, 1 towel rod, 1 role hook and 1 tissue paper holder.
One shower cubicle with bath/shower mixer and shower head.
- Guest Bathroom : Pedestal wash basin, shower mixer and shower head, 1 basin mixer spout, 1 water closet, 1 mirror, 1 health faucet, 1 towel ring, 1 robe hook & 1 tissue paper holder.
- Children's Bathroom : Pedestal washbasin, shower mixer and shower head, 1 basin mixer spout, 1 water closet, 1 mirror, 1 health faucet, 1 towel ring, 1 robe hook & 1 tissue paper holder.



- Utility**
- Door : Hard wood frames with moulded skin doors with enamel paint on both sides with good quality hinges, tower bolt and lock.
- Flooring : Anti-skid ceramics tiles glazed ceramic tiles dado up to 5' height.
- Wall paint : Oil Bound Distemper.



- Common area & Lift Lobby**
- Flooring : Ground floor- Marble or Granite flooring and other floors-Non-slip ceramic tiles.
- Corridor : False ceiling.
- Lifts : High speed automatic elevators of a reputed brand.



- Raw Power (TNEB Power) & Back-Up Power:**
- Raw power : 5 KW
- Back-up power : 1 KVA
- Common area : 100% Back up



- Security**
- Security personnel will man the project round the clock.
 - CCTV cameras at security gates to record entry and exit.
 - Boom barriers at the entry gateway for regulating access.

*Our Vision is to be the
world's largest
real estate developer with
annual revenues of
\$10 Billion by year 2035*



Alliance Infrastructure Projects Pvt. Ltd. is a dynamic, vibrant and self-motivated company where actions speak louder than words. Proven by the international standards, high degree of professionalism and the credibility it has infused in the development industry. With the giant strides it has taken, Alliance Infrastructure Projects has broken barriers with amazing regularity. Head quartered in Bangalore, with operations in Chennai, Hyderabad & Mysore, Alliance takes pride in being an integral part of India's high growth real estate story.

With 1.04 Crores Sq. Ft. (10.4 Million Sq. Ft.) of projects worth Rs 5,000 crore under execution at different stages, it has set its sights to conquer the international real estate market with its Vision of becoming a \$10 billion enterprise and the world's largest real estate development company by 2035.