

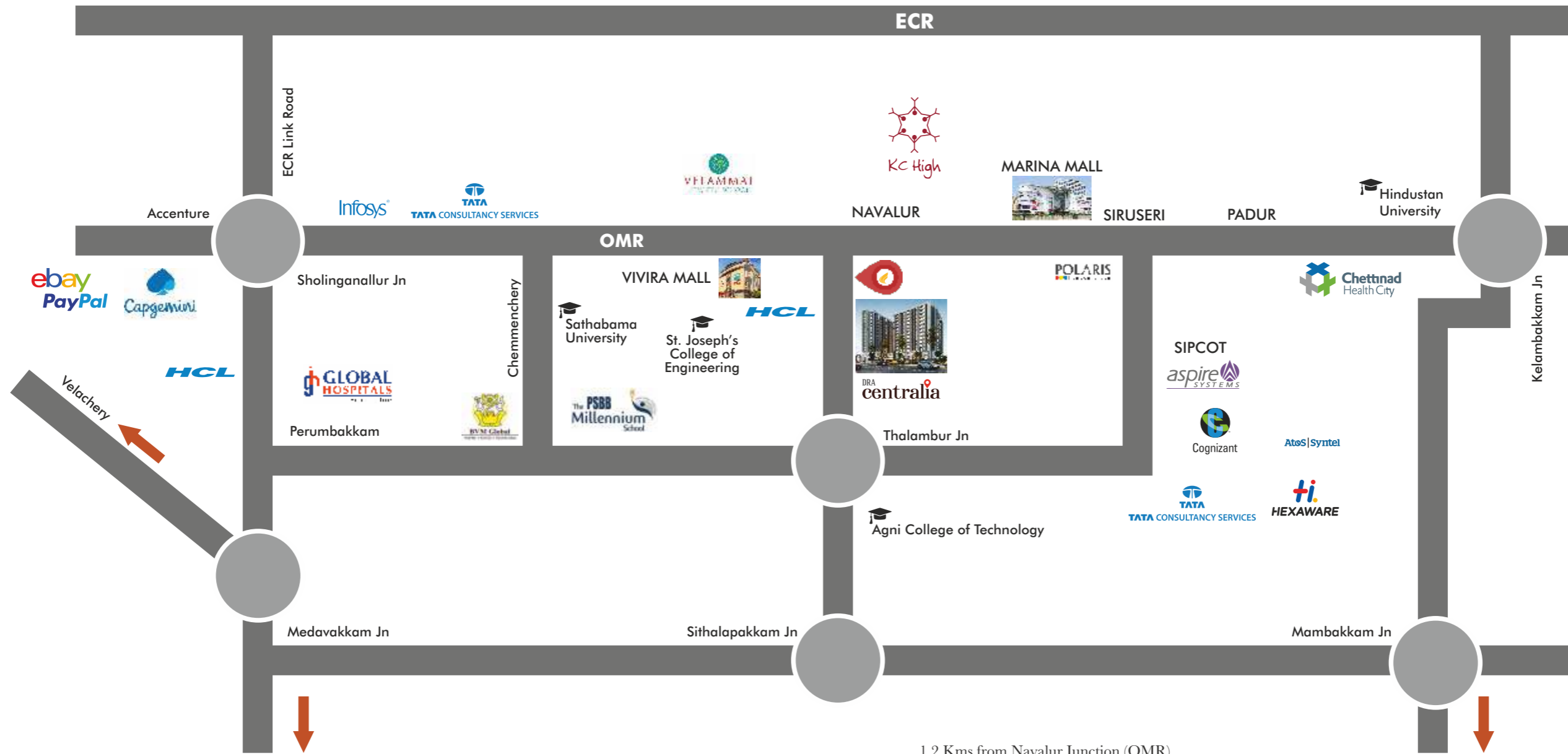


GYMNASIUM

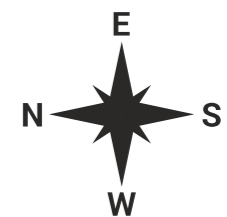


MULTI-PURPOSE HALL





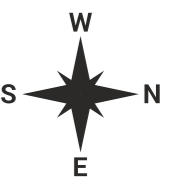
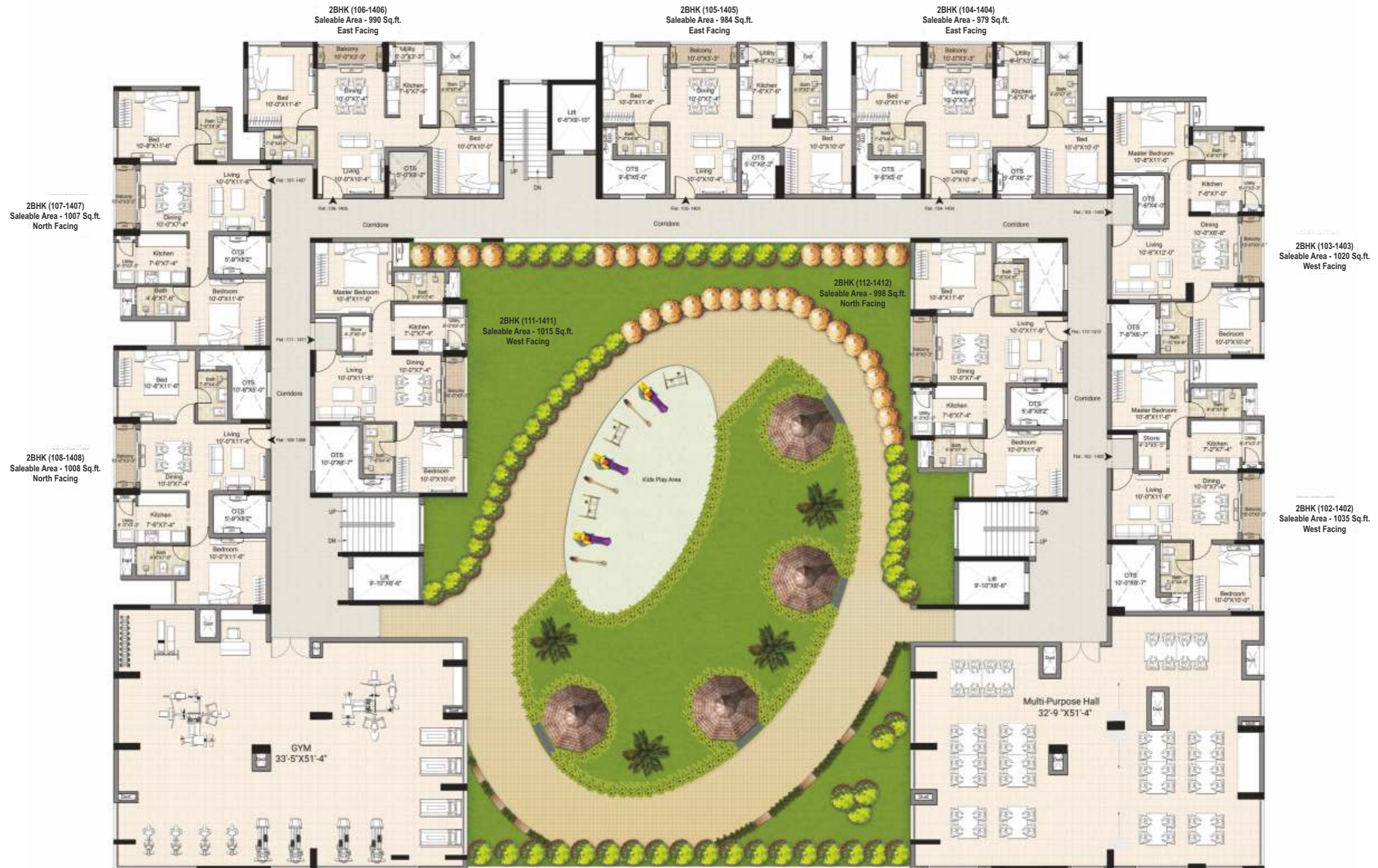
- 1.2 Kms from Navalur Junction (OMR)
- 1.6 Kms from ETA Tech Park
- 1.7 Kms from Vivira Mall
- 1.9 Kms from Pacifica Tech Park
- 2.3 Kms from Marina Mall
- 2.8 Kms before SIPCOT (Siruseri)
- 1.2 Kms from Upcoming Metro Station & Elevated Highway



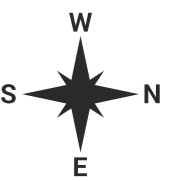
Total Units	:	178 Units
Number of Blocks	:	1
No. of Floors	:	Basement + Stilt + 14 Floors
No. of Units/Floor	:	9 units / floor (1st Floor); 13 units / floor (2nd to 14th Floor)
Apartment Type	:	2 & 2.5 BHK
Apartment Size	:	2 BHK - 979 sq.ft. to 1035 sq.ft. 2.5 BHK - 1043 sq.ft. & 1053 sq.ft.
Amenities	:	Gymnasium, Multi-Purpose Hall, Landscaped Podium, Children's Play Area, OSR Landscaping, Sewage Treatment Plant, 24x7 CCTV Surveillance, Power Back Up for apartment, Terrace Solar Panel, Hydro-Pneumatic Pressure System, Solid Waste Management System
Lifts	:	3 Nos
Handover	:	March 2023



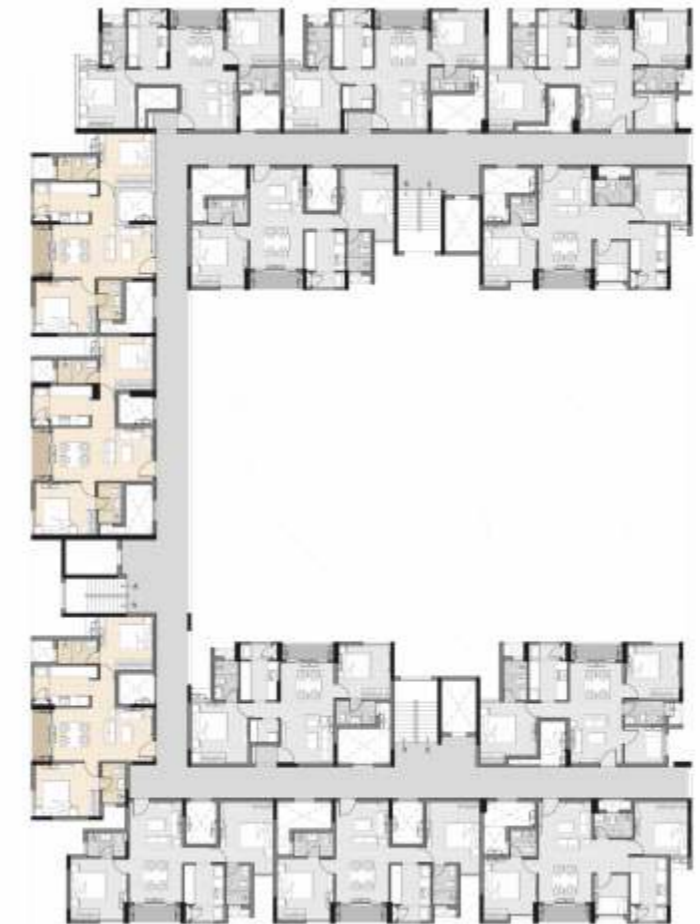
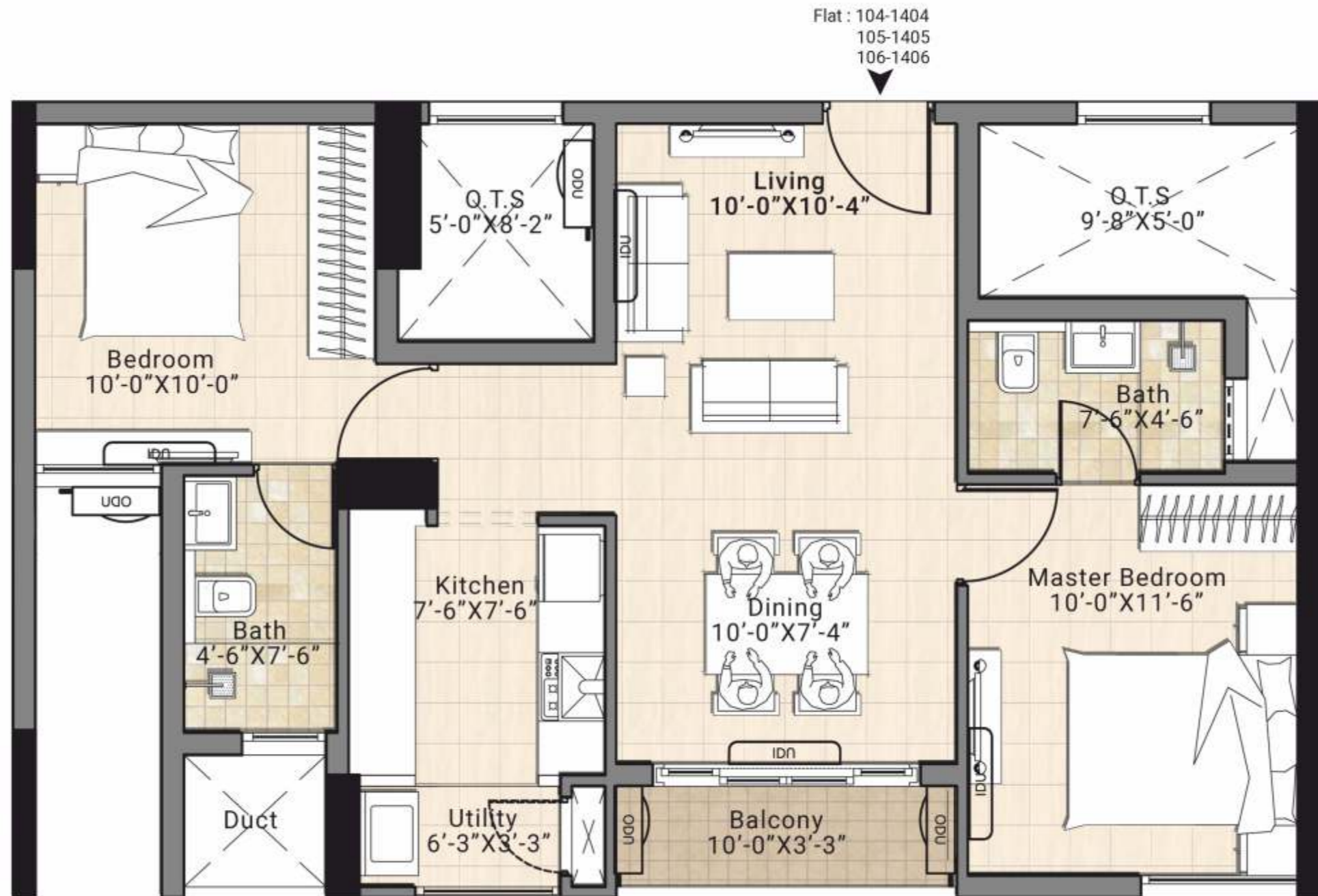
TYPICAL FLOOR PLAN (1st Floor)



TYPICAL FLOOR PLAN (2nd to 14th Floor)



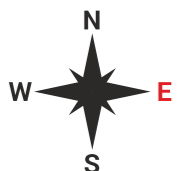
INDIVIDUAL UNIT PLAN (2 BHK - 990 sq.ft. - East Facing)



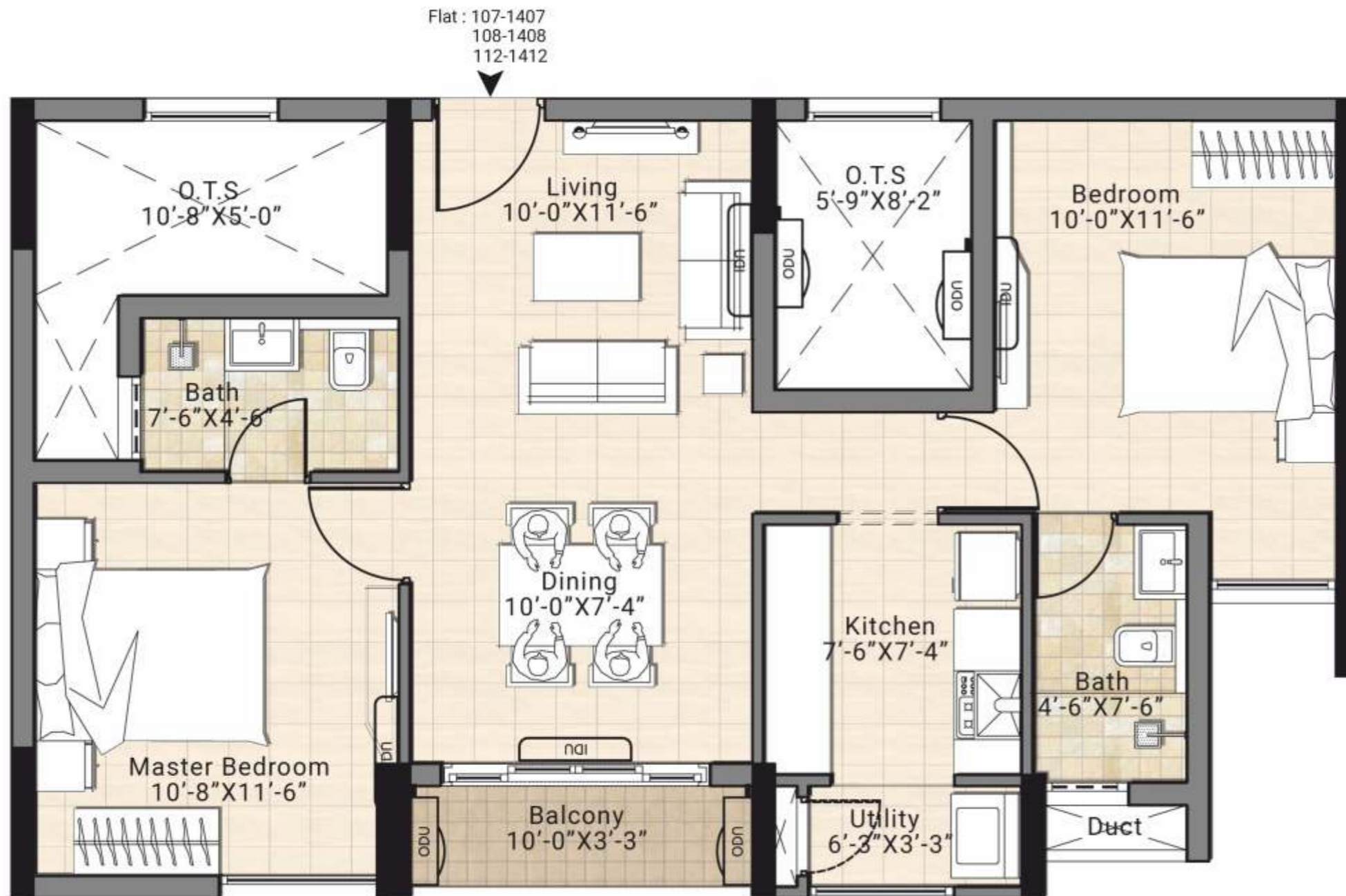
KEY PLAN

UNIT PLAN (2 BHK) - East-facing

Saleable Area - 990 sq.ft. | RERA Carpet Area - 592 sq.ft. | Regular Carpet Area - 624 sq.ft. | UDS Area - 242 sq.ft.



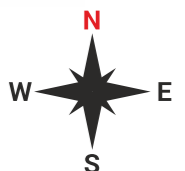
INDIVIDUAL UNIT PLAN (2 BHK - 1008 sq.ft. - North Facing)



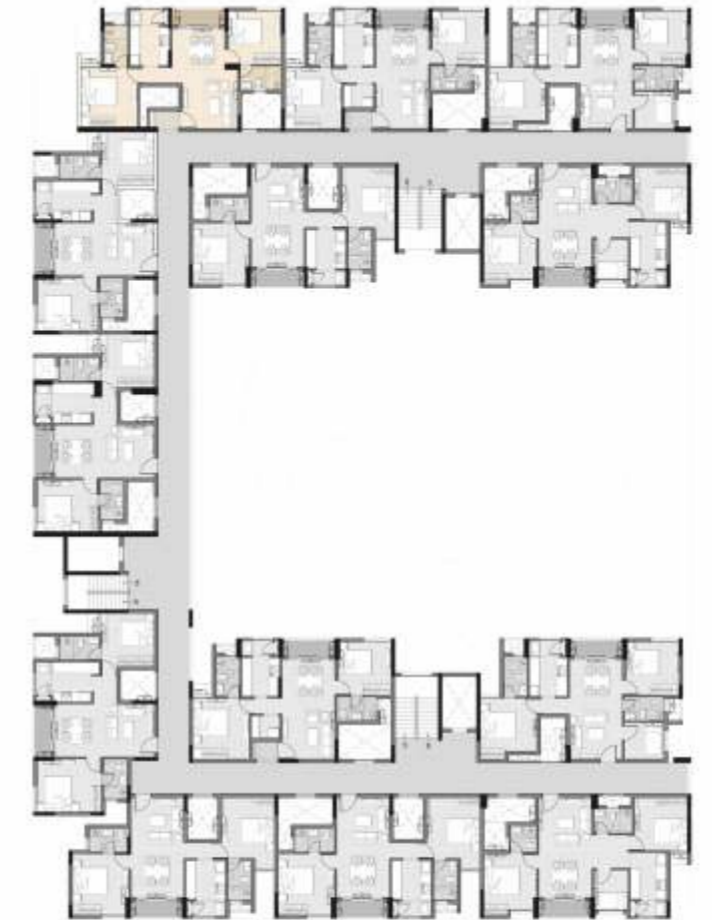
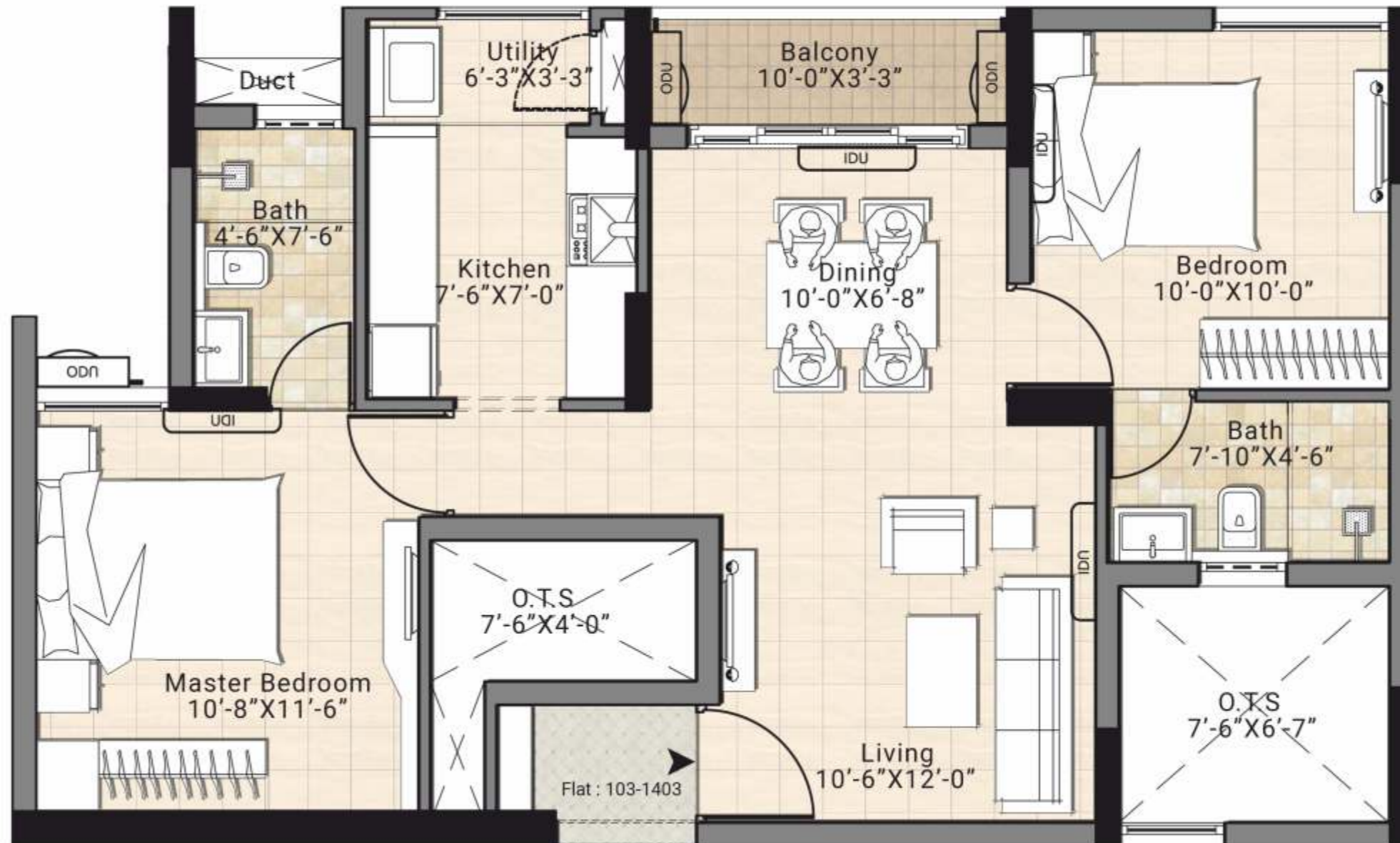
KEY PLAN

UNIT PLAN (2 BHK) - North-facing

Saleable Area - 1008 sq.ft. | RERA Carpet Area - 605 sq.ft. | Regular Carpet Area - 628 sq.ft. | UDS Area - 247 sq.ft.



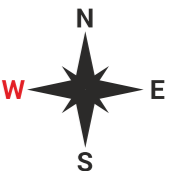
INDIVIDUAL UNIT PLAN (2 BHK - 1020 sq.ft. - West Facing)



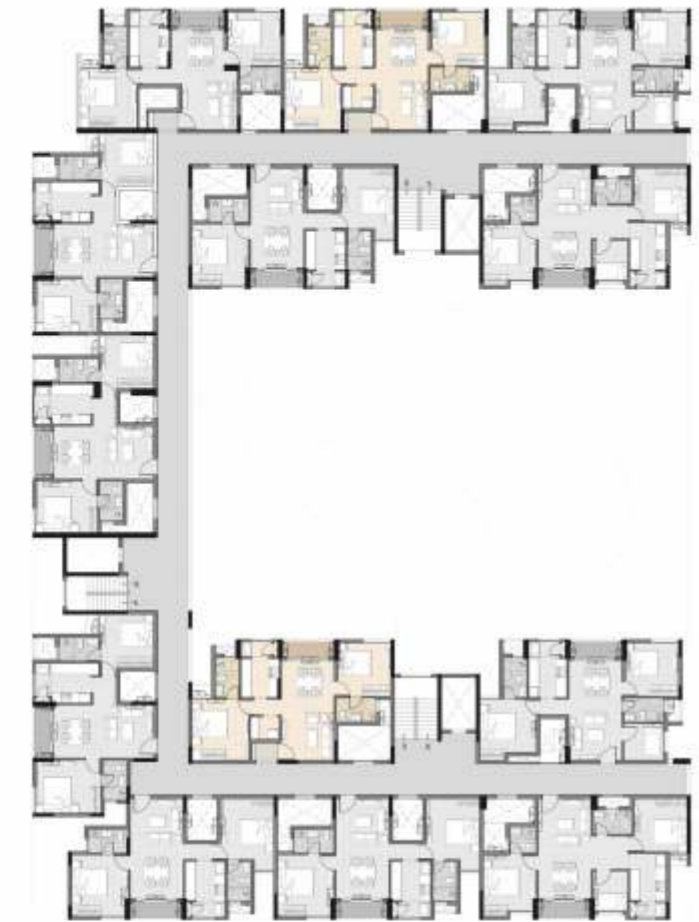
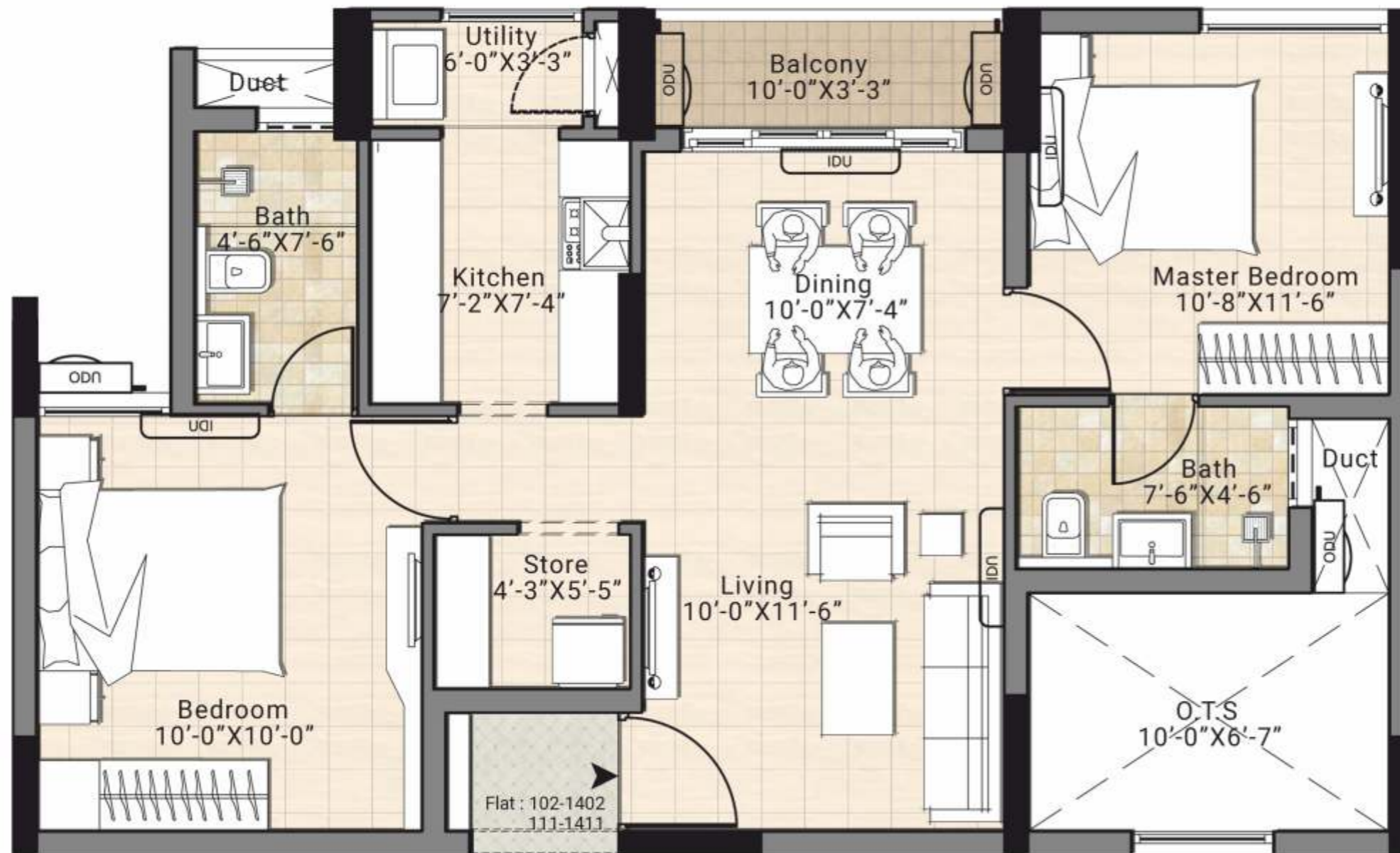
KEY PLAN

UNIT PLAN (2 BHK) - West-facing

Saleable Area - 1020 sq.ft. | RERA Carpet Area - 596 sq.ft. | Regular Carpet Area - 646 sq.ft. | UDS Area - 250 sq.ft.



INDIVIDUAL UNIT PLAN (2 BHK - 1035 sq.ft. - West Facing)



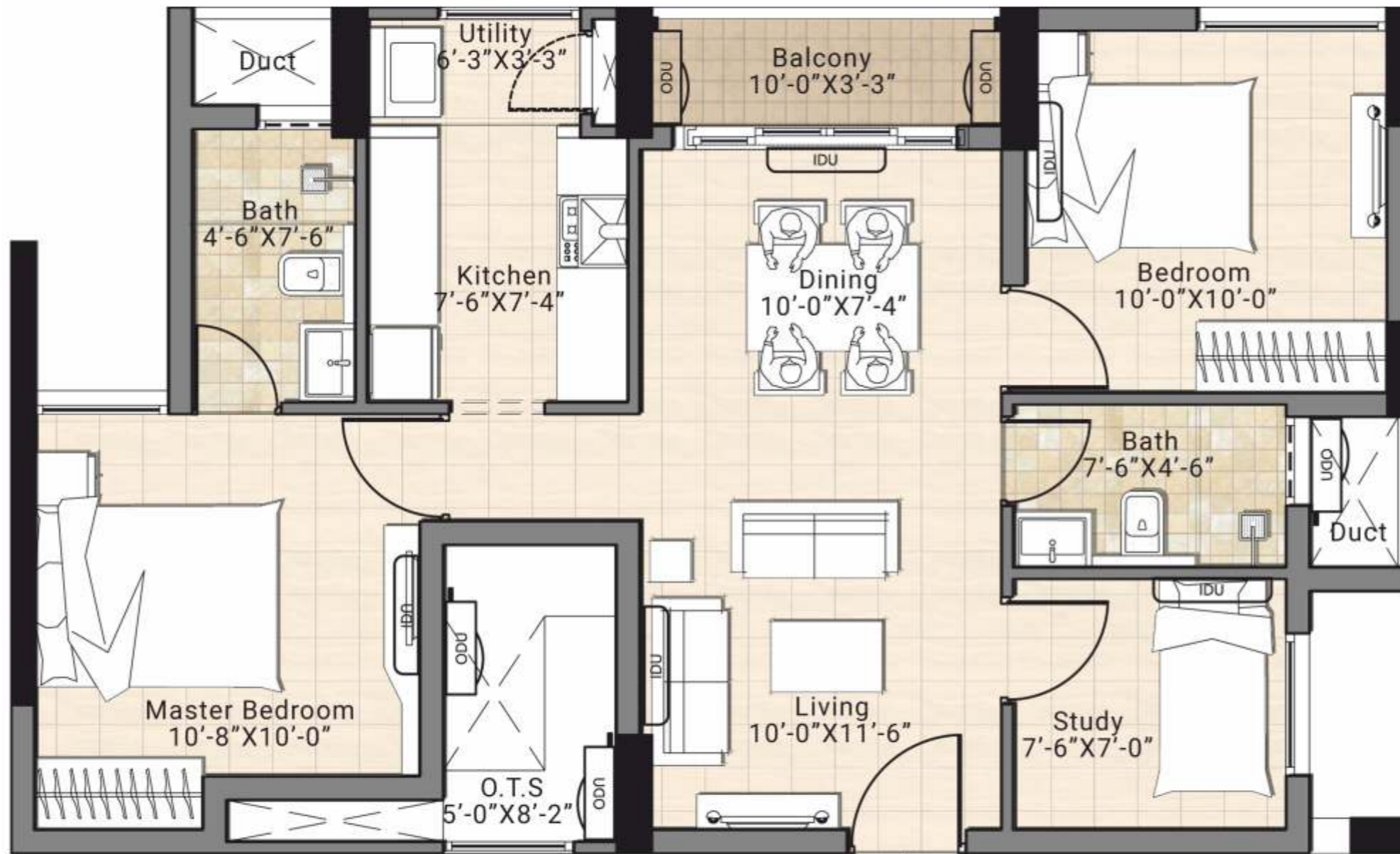
KEY PLAN

UNIT PLAN (2 BHK) - West-facing

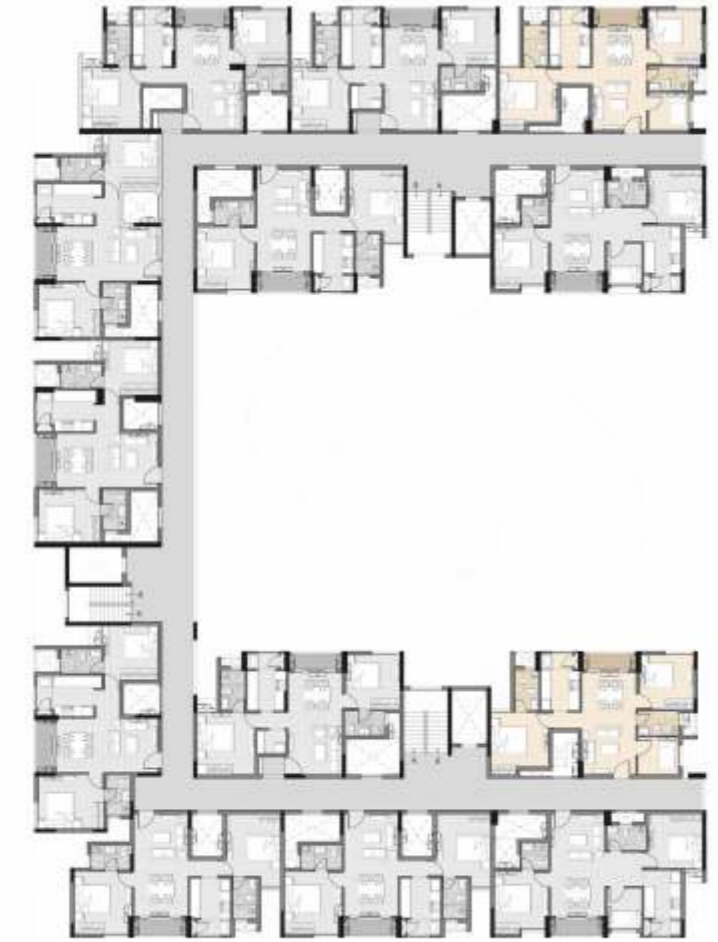
Saleable Area - 1035 sq.ft. | RERA Carpet Area - 610 sq.ft. | Regular Carpet Area - 657 sq.ft. | UDS Area - 254 sq.ft.



INDIVIDUAL UNIT PLAN (2.5 BHK - 1043 sq.ft. - South Facing)



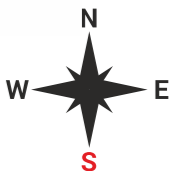
Flat : 201-1401
210-1410



KEY PLAN

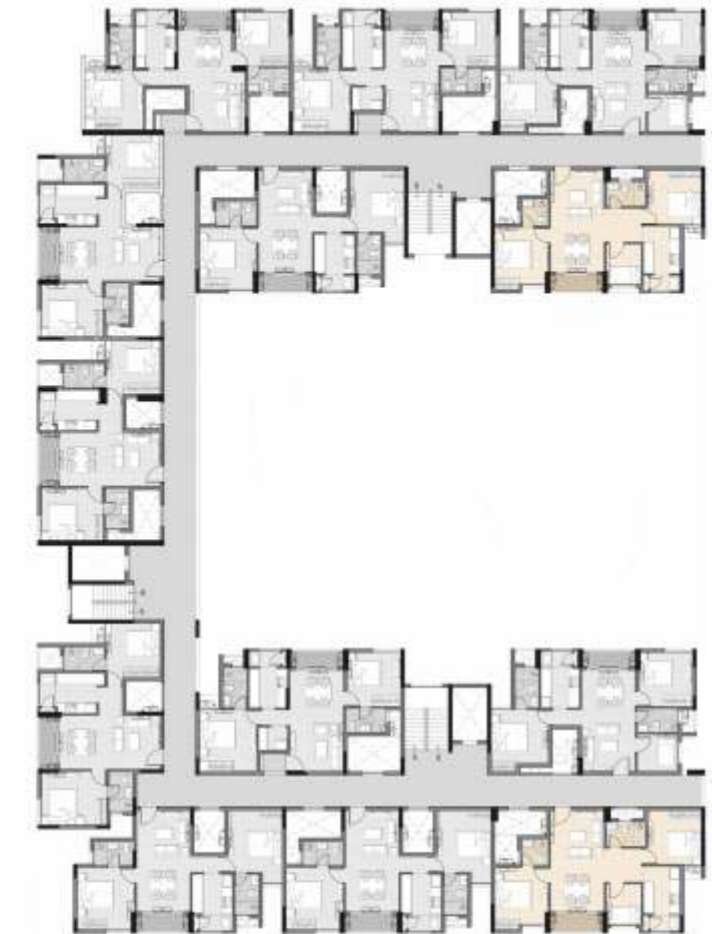
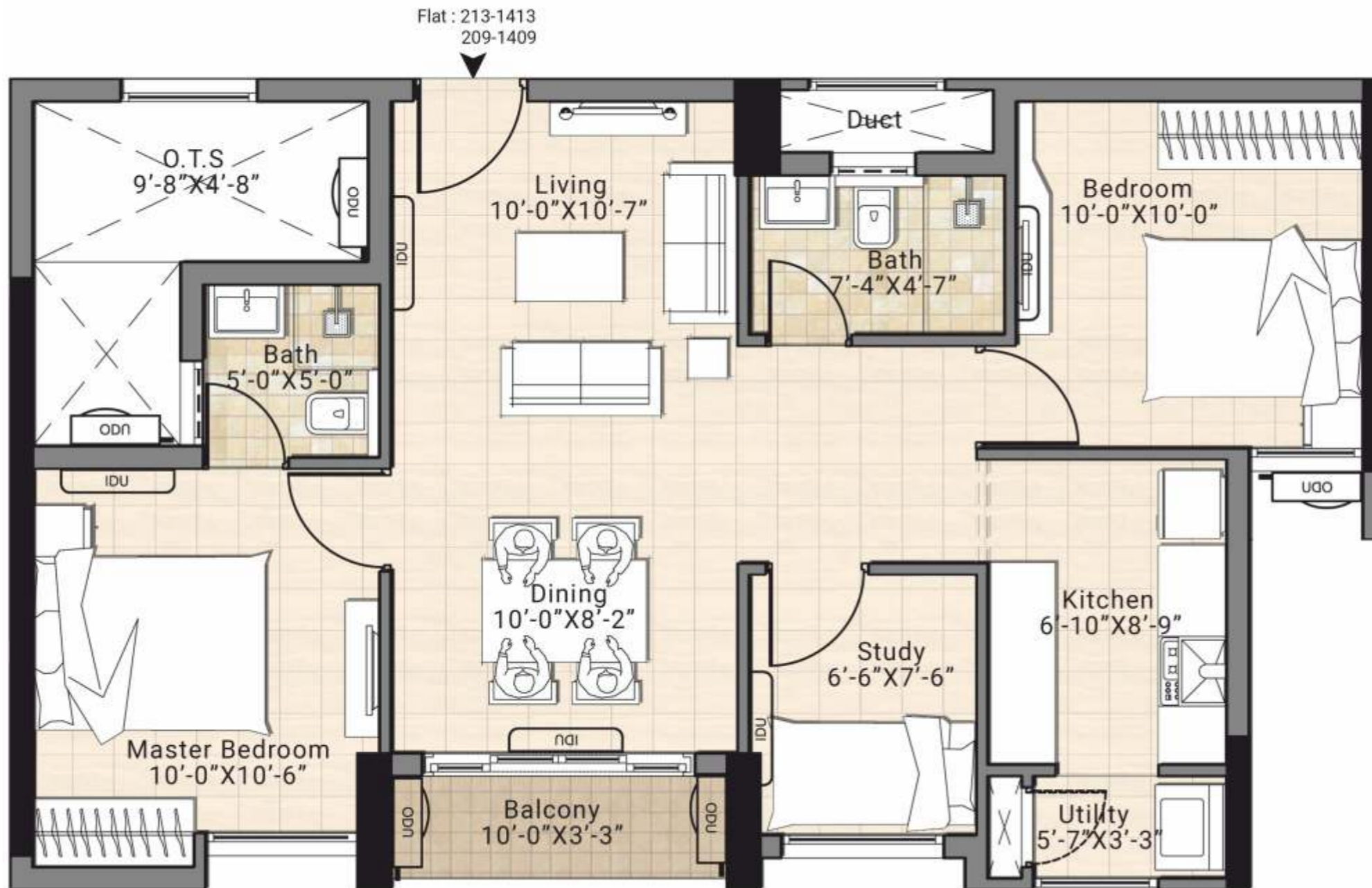
UNIT PLAN (2.5 BHK) - South-facing

Saleable Area - 1043 sq.ft. | RERA Carpet Area - 627 sq.ft. | Regular Carpet Area - 656 sq.ft. | UDS Area - 255 sq.ft.



INDIVIDUAL UNIT PLAN

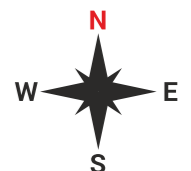
(2.5 BHK - 1053 sq.ft. - North Facing)



KEY PLAN

UNIT PLAN (2.5 BHK) - North-facing

Saleable Area - 1053 sq.ft. | RERA Carpet Area - 646 sq.ft. | Regular Carpet Area - 671 sq.ft. | UDS Area - 258 sq.ft.



Substructure and Super Structure	:	Single Basement with Raft Foundation as per Structural Design with Anti- termite Treatment
	:	RCC Frame Super Structure as per Seismic Zone 3 compliance with blocks
Flooring	:	2' x 2' (600 x 600) Vitrified tile for Living, Dining, Kitchen, and Bedroom
	:	1' x 1' (300 x 300) Antiskid tile for Bathroom, Utility, and Balcony
Kitchen & Utility/ Balcony	:	Glazed wall tiles above kitchen counter slab up to 2 feet height Granite Counter Top over RCC Slab with Stainless Steel Single Bowl Sink Provision for RO Water
	:	Provision for Washing Machine in Utility
Bathroom	:	False Ceiling
	:	1' x 1 1/2' (300 x 450) Glazed wall tiles up to False Ceiling level
Common Area	:	Ground Floor Lobby & Lift Cladding: Granite
	:	All Floors Corridor: Vitrified tile rustic finish
	:	Staircase (All Floors): Vitrified step tiles rustic finish
	:	Terraces: Weathering Coarse and Pressed clay tiles
	:	Car Park: Granolithic Cement Flooring with Reflector Paint Demarcation
	:	Driveways: Interlocked Paver Blocks
	:	Solar Panel at terrace for common area lighting
Bathroom Fittings	:	CP Fittings: Hindware / Jaguar / Asian or Equivalent
	:	Wash Basin: Hindware / Jaguar / Asian or Equivalent
	:	EWC with Health Faucet: Hindware / Jaguar / Asian or Equivalent
	:	Provision for Geyser & Exhaust Fan
Doors - Main Doors/Internal Doors	:	Main Door: Veneered Pre — Engineered Flush Door
	:	Bedroom Doors: Laminated Pre-engineered Flush Doors
	:	Bathroom Doors: Laminated Pre-engineered Flush Doors
	:	Balcony Doors: French UPVC Doors

Painting	:	Interior Walls: Double Putty finished walls with two coats Acrylic Emulsion Ceiling: two coats Acrylic Emulsion over Primer Exterior Walls: Plaster finishes / Weather Proof Texture paint as decided by architect Stilt Floor Ceiling and Common Area Walls - Plastered and Cement paint
Waterproofing	:	Waterproofing in Basement, Terrace, Bathroom, Balcony, Utility, Podium, UG Sump
Electrical	:	All internal and external PVC Conduits with ISI brand wire. Modular switches of Anchor Roma / Havells / MK or Equivalent 3-Phase connection for each apartment : Internal Conduit for A/C
Communication / Entertainment	:	Standard ISI wiring for Telephone / Wi-Fi / Entertainment
Windows	:	UPVC Windows with Bug mesh track : Grills for all sliding Windows
Elevator	:	Kone / Fujitec or Equivalent — Stretcher Elevators 03 Nos per block
Power Backup	:	350 watts for 2 BHK & 600 watts for 2.5 BHK with Automatic Current Changeover and Limiter Common Areas - Full Power Backup
Plumbing	:	All internal and external Plumbing in CPVC / PVC / UPVC pipes
Railings	:	Balcony Railing - MS Railing as per architect design : Staircase Railing - MS Railing as per architect design

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