

Specifications

- ✓ RCC framed structure designed as per structural engineering standards.
- ✓ Premium red brick masonry construction for enhanced strength and thermal comfort.
- ✓ Anti-termite treatment applied during the construction stage wherever required.
- ✓ 8-Foot Lintel Height for enhanced natural light and ventilation.
- ✓ 100% Vastu-compliant home planning.
- ✓ Generous floor-to-floor height of 10'6", ensuring brighter, cooler and more spacious interiors.
- ✓ CCTV surveillance in all common areas.
- ✓ Automatic passenger lift with modern door system.
- ✓ Safety grill gate provided for the main entrance.
- ✓ Premium 4' x 2' vitrified tiles in all rooms.
- ✓ Designer 2' x 1' wall tiles up to 7 feet height in toilets.
- ✓ Kitchen wall dado with 2' x 1' tiles up to 4 feet height.
- ✓ Granite staircase with stainless steel handrails.
- ✓ Interlocking paver blocks for the parking area.
- ✓ Premium teak panel main door with teak wood frame.
- ✓ Bedroom doors with teak wood frames and laminated shutters.
- ✓ WPC doors with frames for all bathrooms.
- ✓ UPVC windows with mosquito mesh and MS safety grills.
- ✓ Granite wardrobe shelf slab provided for added convenience.
- ✓ Concealed electrical wiring using Orbit or equivalent.
- ✓ Anchor Roma modular switches or equivalent.
- ✓ Air conditioner provisions in all bedrooms.
- ✓ Premium CP fittings from Jaquar, Parryware or equivalent brand.
- ✓ High-quality sanitary ware from Hindware, Parryware, Ceramics or equivalent brands.
- ✓ Premium interior emulsion paint with full putty finish for smooth, elegant and long-lasting walls.



Only
8 Premium
Apartments

Range Starts from
816 to 1411
Sq. Ft.

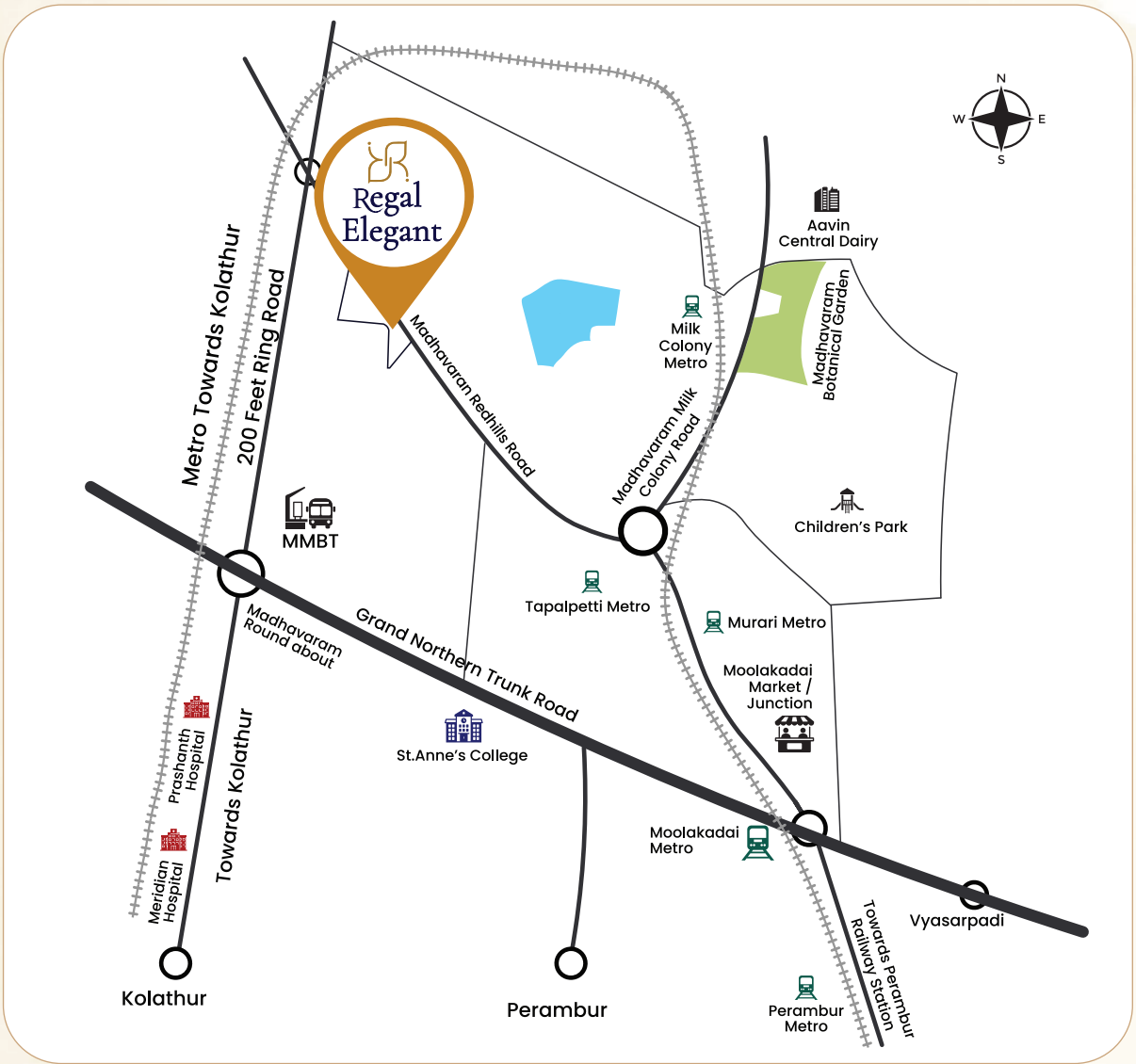
40 Feet
Frontal Road

5 Mins
from Madhavaram
Bus Depot

1 Km from
Upcoming
Metro Station



A Location That Works for You



Schools:

Velammal New Gen School - 1.2 Km
St. Joseph Academy Matric School - 1.4 Km
Bosco Academy Matric School - 2.1 Km

Hospitals:

Murari Hospital - 1.7 Km
Prashanth Hospital - 2.8 Kms
Meridian Hospital - 3.2 Kms

Local Connectivity:

Upcoming Thapal Petti Metro - 1 Km
200 Feet Road Junction - 1.7 Km
MMBT - 2 Kms
Moolakadai Junction - 2.9 Kms

Entertainment:

Madhavaram Bio Park - 2.5 Kms
Revathi Stores - 4.6 Kms
S2 Cinemas - 6 Kms

Site Address:

55, Swamy Nagar, Madhavaram,
Chennai - 600 060



Project by:

REGAL CONSTRUCTIONS
Venus Regalia, Ground Floor, No: 3, Thandavarayan
Street, Purasawalkam, Chennai - 600 007.

Architecture by:

Prabhanjas Architecture
Ar. M. Ganapathy, M.Arch., A.I.I.A.,
+91 96005 32542

Structural Engineer:

B. Srinivasan, B.E., AMIE.,
Chartered Engineer
+91 63690 07498

For Bookings:

+91 95142 29090

Regal Elegant

PREMIUM APARTMENTS AT
SWAMY NAGAR, MADHAVARAM

A
Calm Corner in the
Heart of the City

In a city that's always on the move, finding a home that offers both connectivity and calm is rare. **Regal Elegant** is thoughtfully designed for those who value peaceful living without compromising on urban convenience.

Nestled in the well-connected neighbourhood of **Swamy Nagar, Madhavaram**, this exclusive development by Regal Constructions features only **8 premium residences**, creating a close-knit community with enhanced privacy, comfort, and a true sense of belonging. With the upcoming **Thapalpetti Metro Station**, reputed schools, hospitals, shopping destinations, and everyday conveniences all within easy reach, Regal Elegant offers the perfect balance of tranquillity and connectivity.

First Floor

3 BHK | F1 - 1371 Sq. Ft. | F2 - 1411 Sq. Ft.



ROAD

Second and Third Floor

2 BHK | S1 & T1 - 974 Sq. Ft
S2 & T2 - 816 Sq. Ft. | S3 & T3 - 992 Sq. Ft.

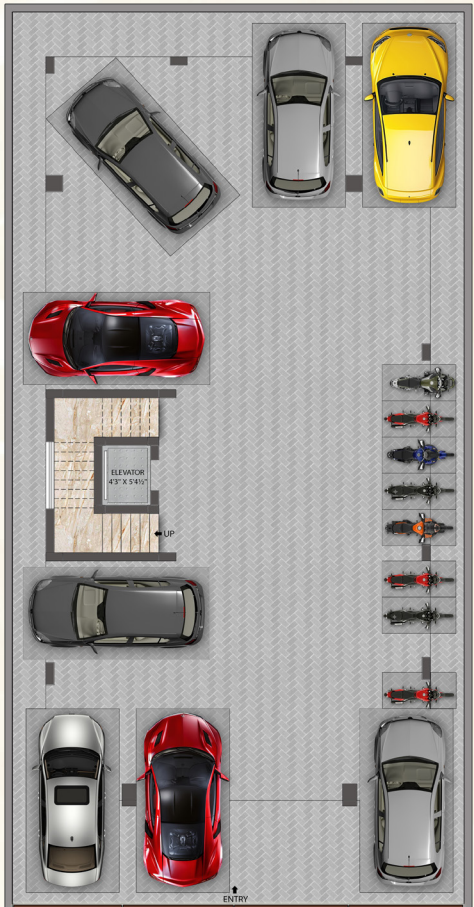


ROAD

The
Hallmarks of
Fine Living

- Generous 8' Lintel Height
- Enhanced 10'6" Floor Height
- Automatic Lift
- CCTV Surveillance
- Covered Car Parking
- Red Brick Construction
- 100% Vaastu Compliant
- Premium Fittings

Stilt Floor



ROAD