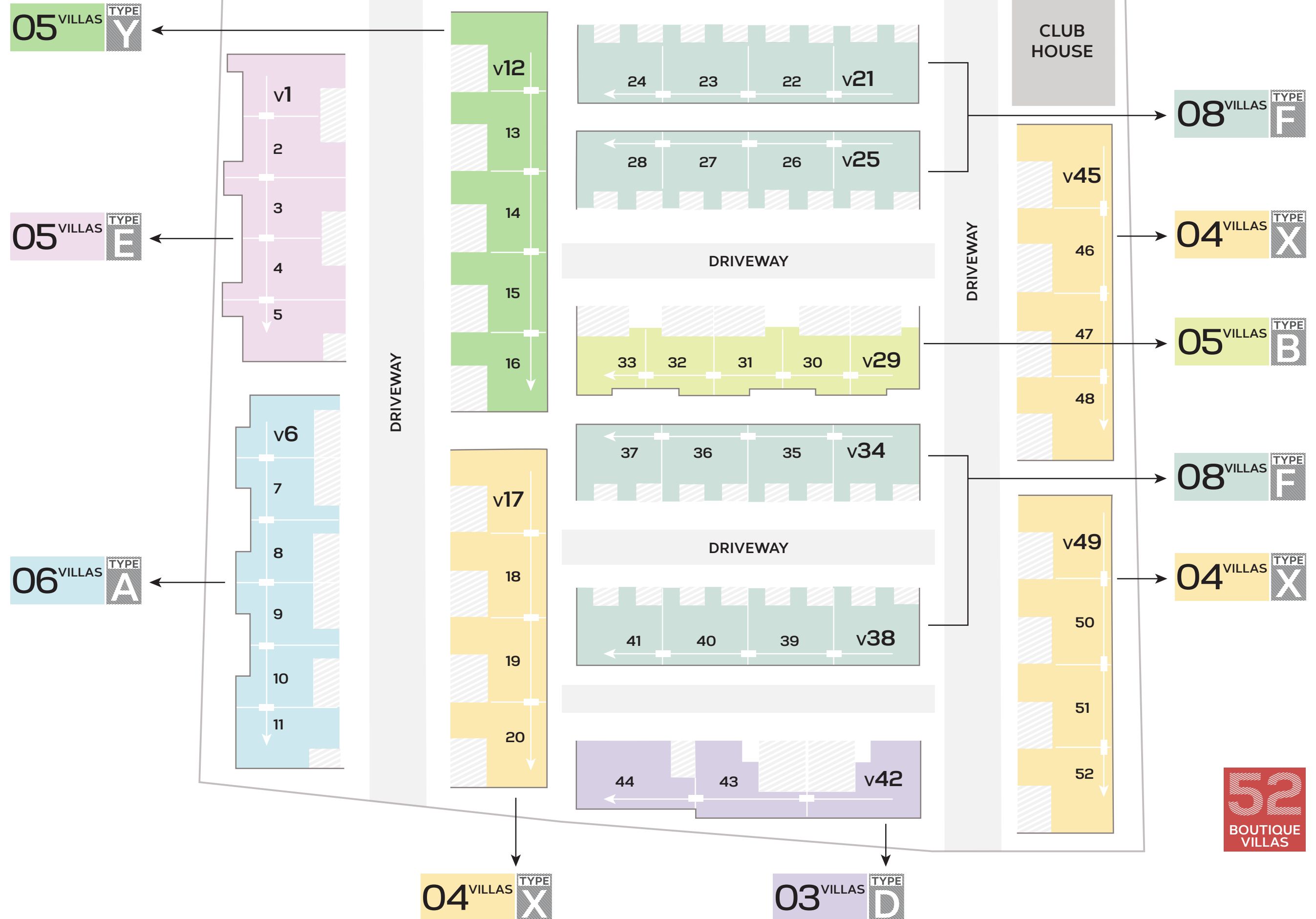




A LUXURY BOUTIQUE VILLA COMMUNITY
IN MANAPAKKAM

MASTER
PLAN

ANNA MAIN ROAD



PRODUCT CONFIGURATION

TYPE A 06 VILLAS

V6 2498 SQ FT	V7 2460 SQ FT	V8 2460 SQ FT	V9 2460 SQ FT	V10 2460 SQ FT
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V11 2498 SQ FT

TYPE B 05 VILLAS

V29 2250 SQ FT	V30 2219 SQ FT	V31 2219 SQ FT	V32 2219 SQ FT	V33 2271 SQ FT
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TYPE D 03 VILLAS

V42 2247 SQ FT	V43 2231 SQ FT	V44 2270 SQ FT
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TYPE E 05 VILLAS

V1 2218 SQ FT	V2 2157 SQ FT	V3 2157 SQ FT	V4 2157 SQ FT	V5 2282 SQ FT
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TYPE F 16 VILLAS

V21 2497 SQ FT	V22 2457 SQ FT	V23 2457 SQ FT	V24 2479 SQ FT
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V25 2497 SQ FT	V26 2457 SQ FT	V27 2457 SQ FT	V28 2479 SQ FT
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V34 2497 SQ FT	V35 2457 SQ FT	V36 2457 SQ FT	V37 2479 SQ FT
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V38 2497 SQ FT	V39 2457 SQ FT	V40 2457 SQ FT	V41 2479 SQ FT
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TYPE X 12 VILLAS

V17 2456 SQ FT	V18 2433 SQ FT	V19 2433 SQ FT	V20 2456 SQ FT
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V45 2456 SQ FT	V46 2433 SQ FT	V47 2433 SQ FT	V48 2456 SQ FT
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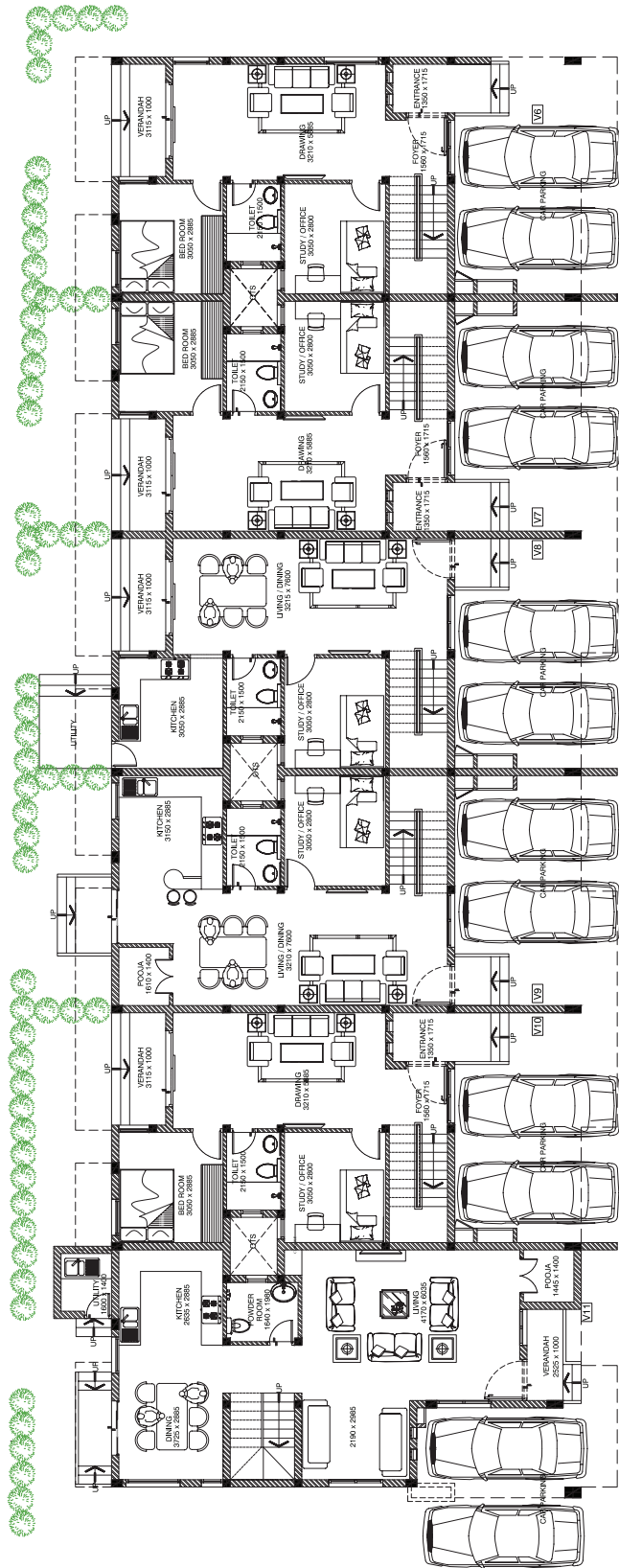
V49 2463 SQ FT	V50 2439 SQ FT	V51 2439 SQ FT	V52 2463 SQ FT
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TYPE Y 05 VILLAS

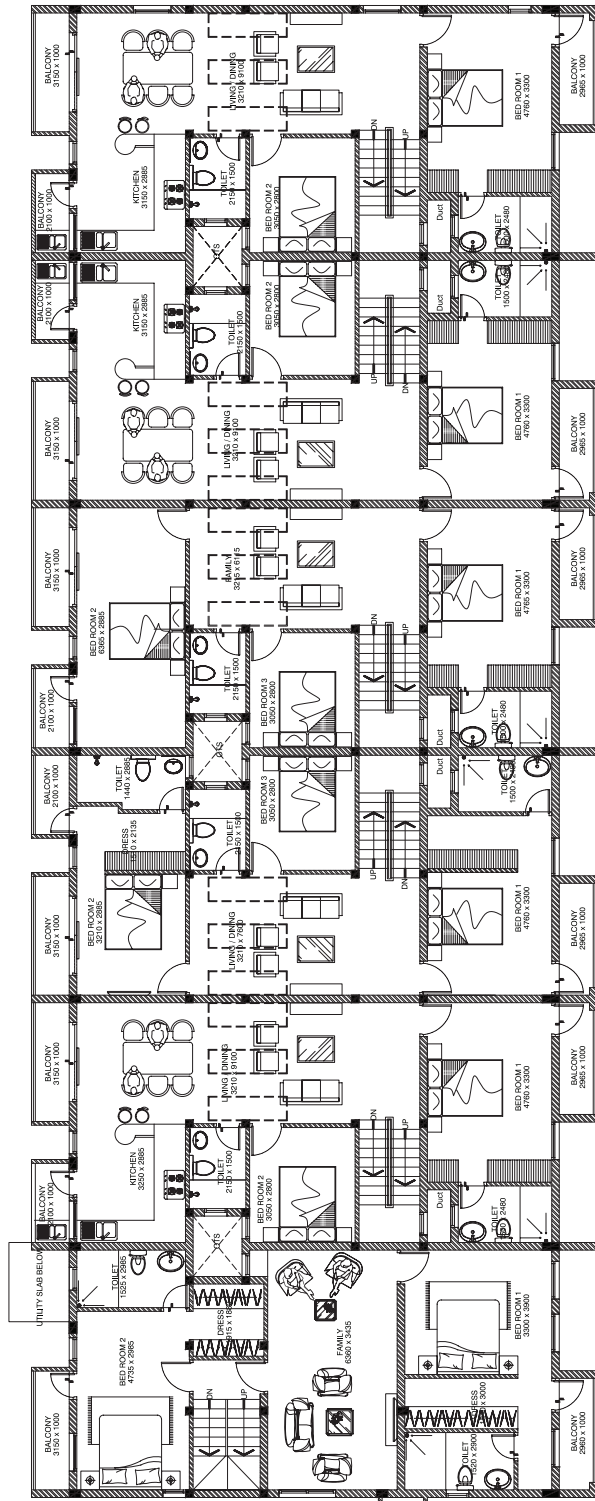
V12 2370 SQ FT	V13 2346 SQ FT	V14 2346 SQ FT	V15 2346 SQ FT	V16 2370 SQ FT
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TYPE **A** VILLA PLAN

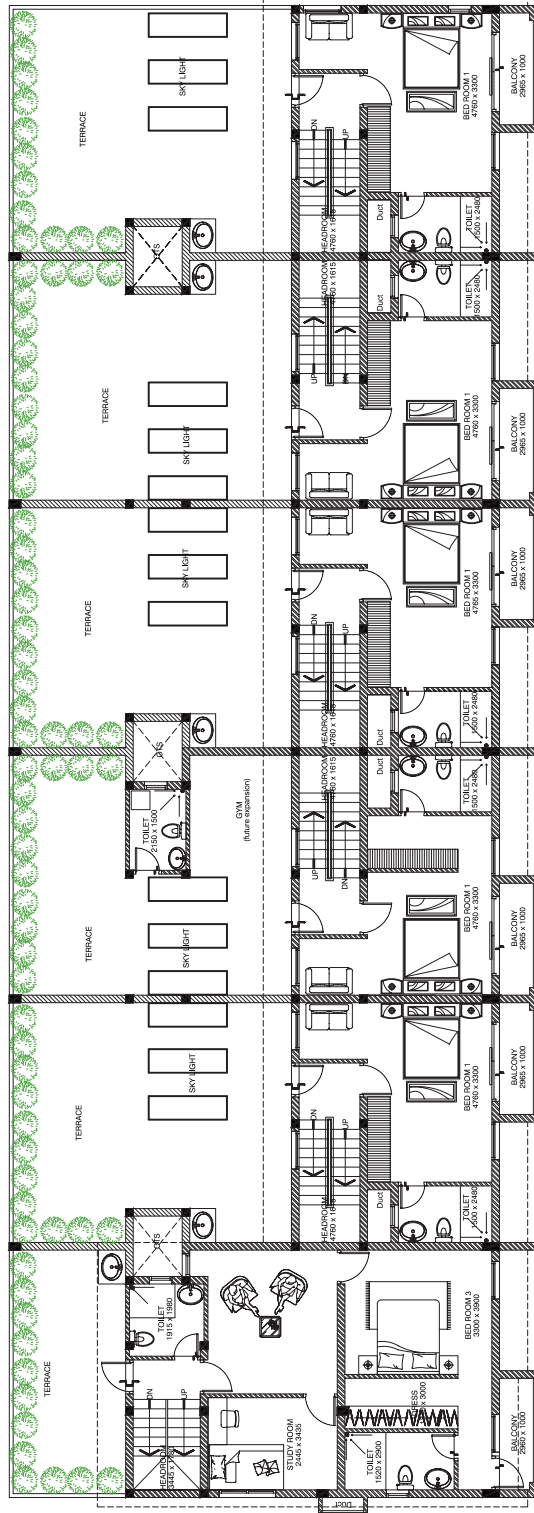
ANNA MAIN ROAD



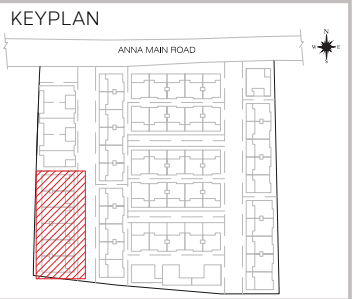
Ground Floor



1st Floor



2nd Floor



4

BEDROOM VILLAS

2,460 + 473* Sq Ft

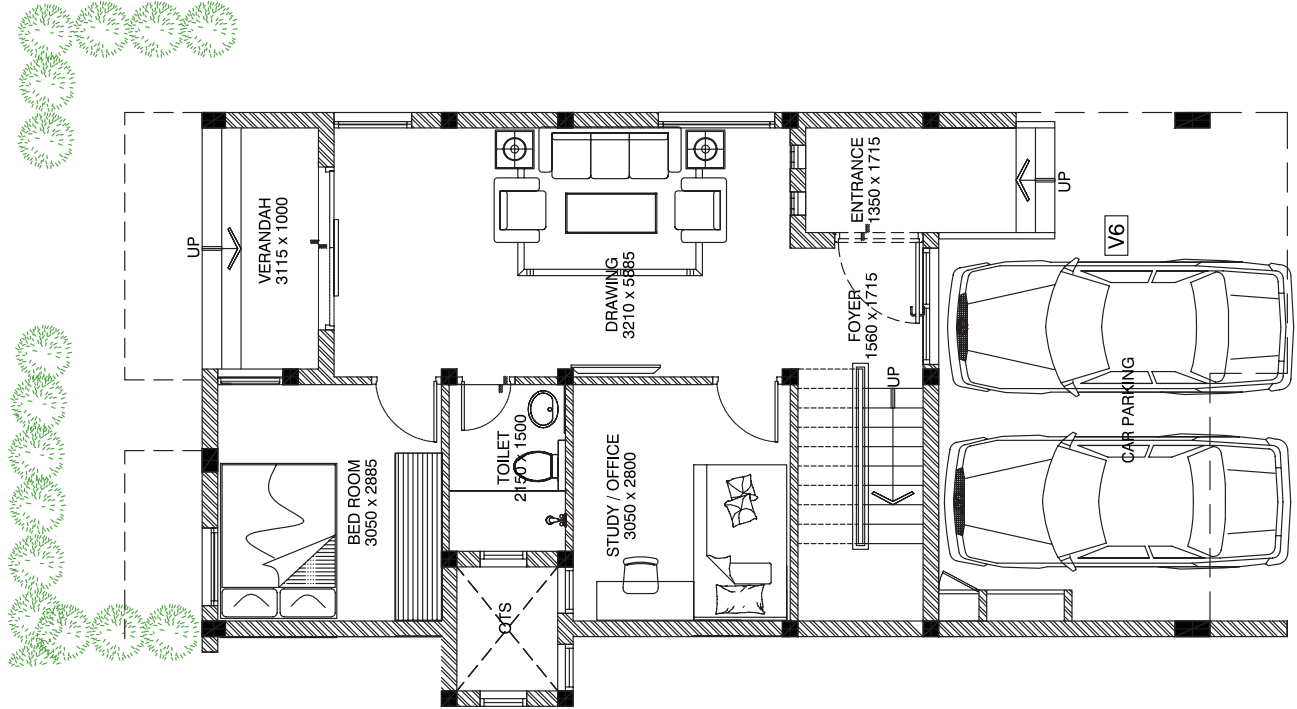
2,498 + 478* Sq Ft

2 Covered Car Parks
2 Levels of Living

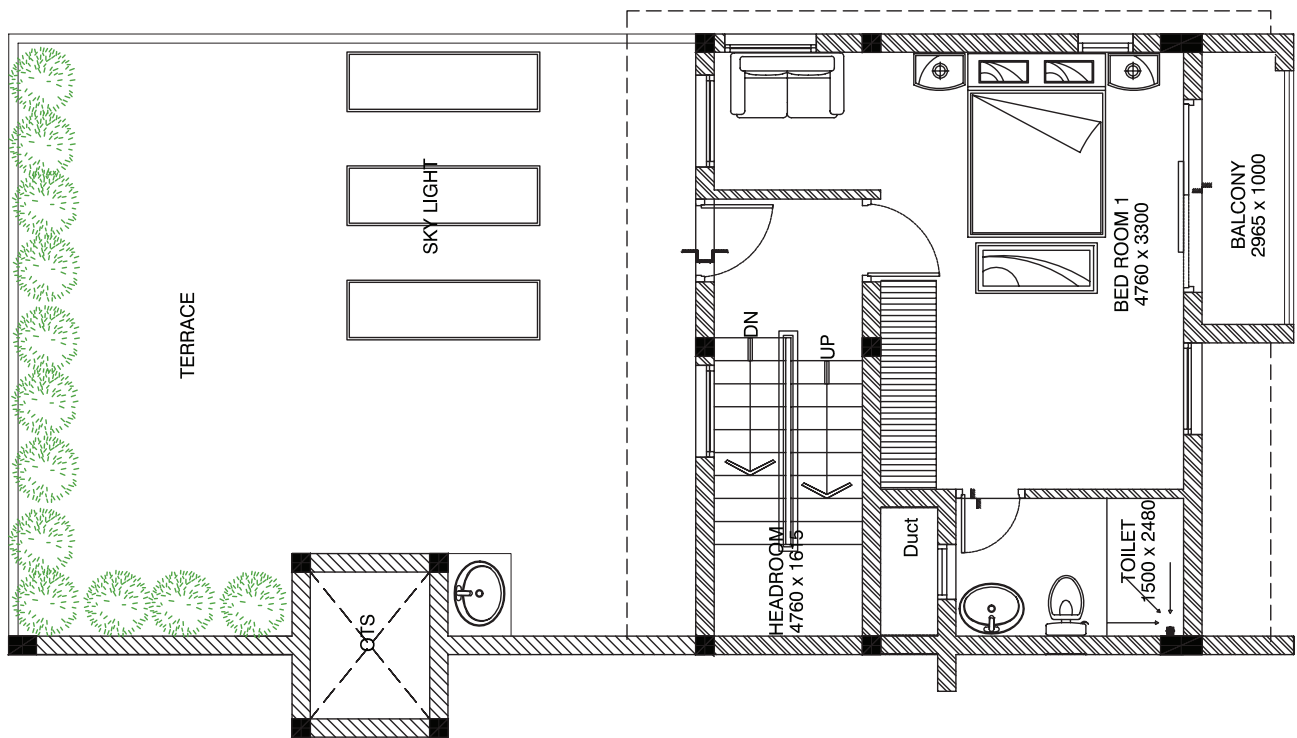
* Private Terrace

ANNA MAIN ROAD

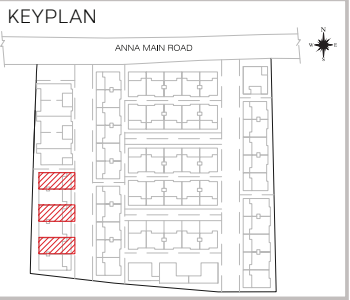
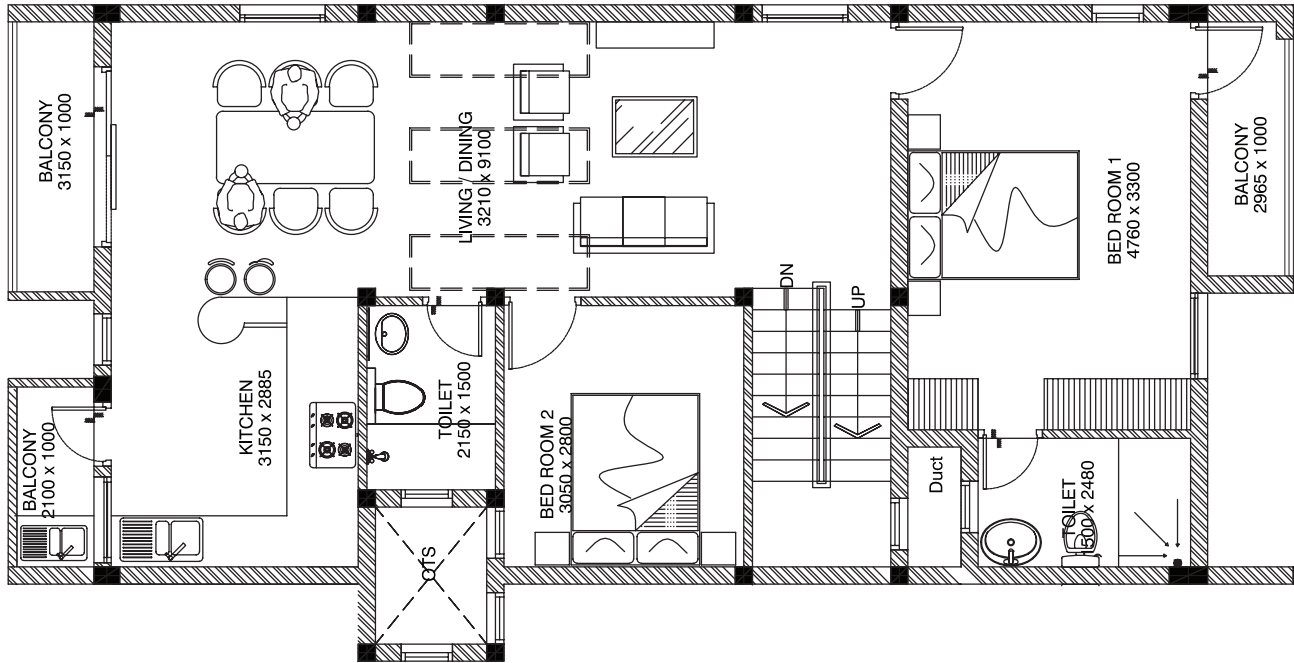
Ground Floor



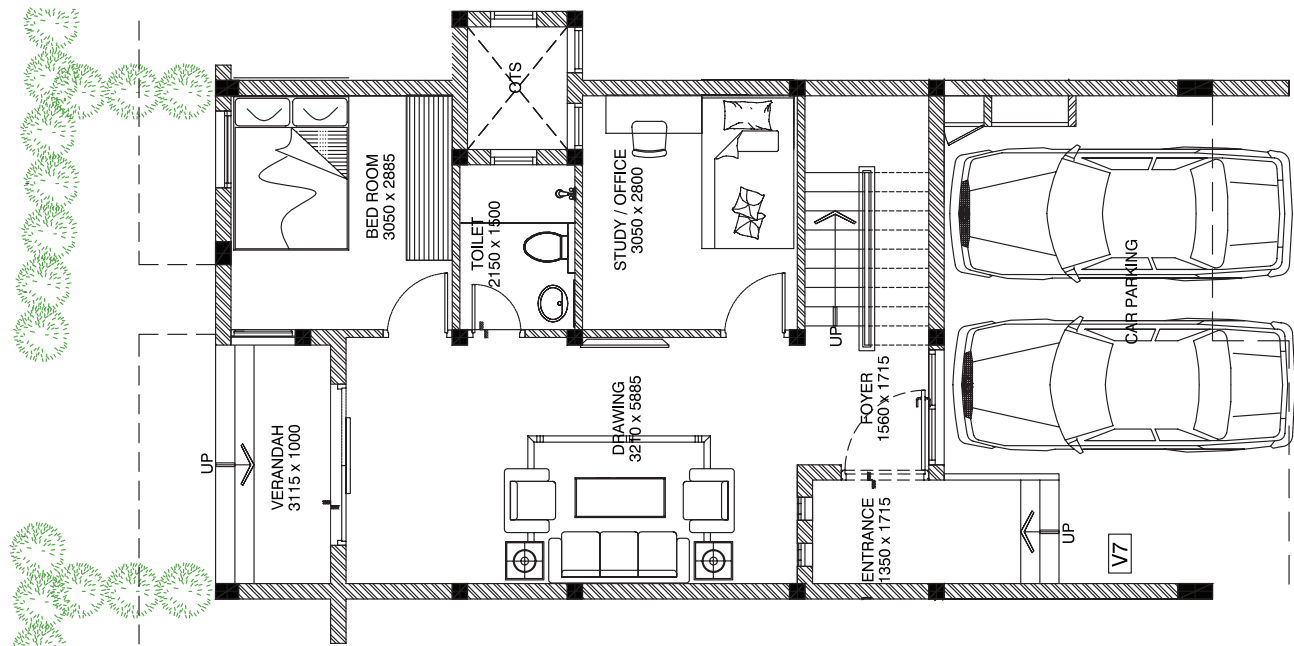
1st Floor



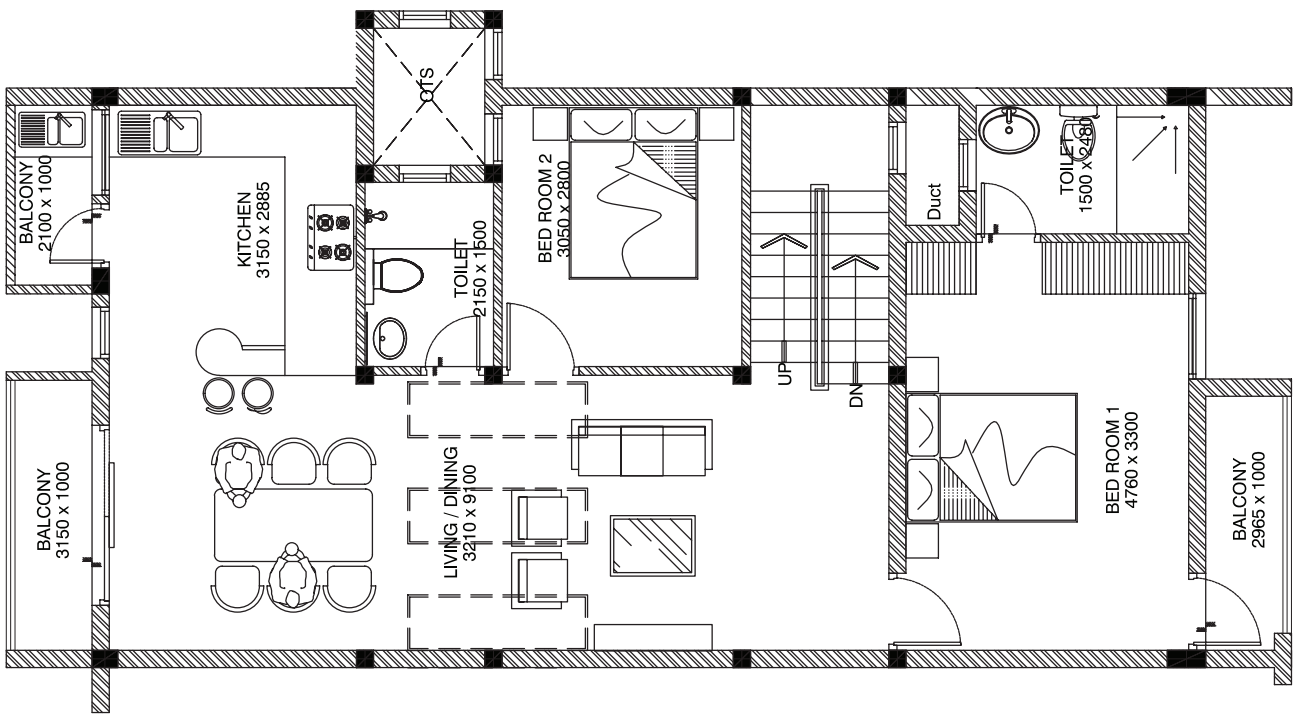
2nd Floor



ANNA MAIN ROAD

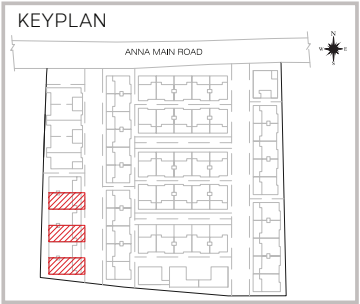
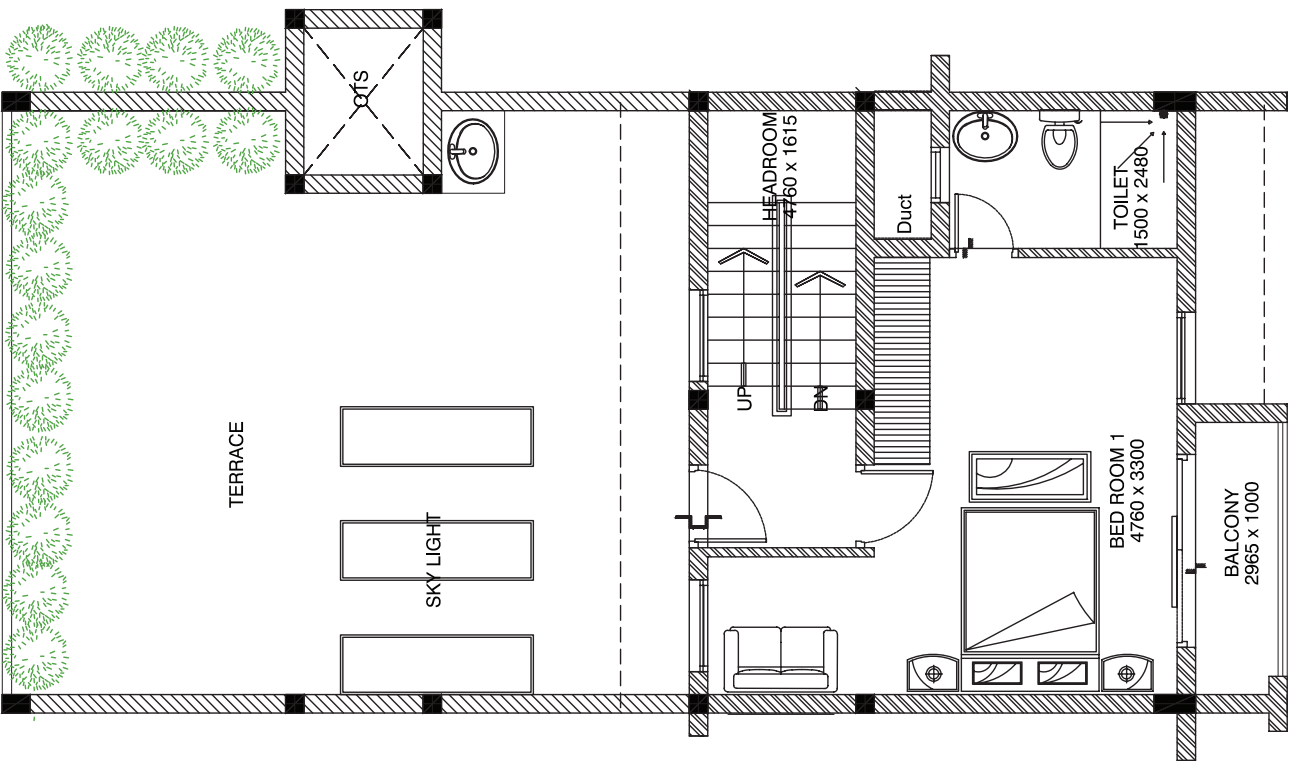


Ground Floor

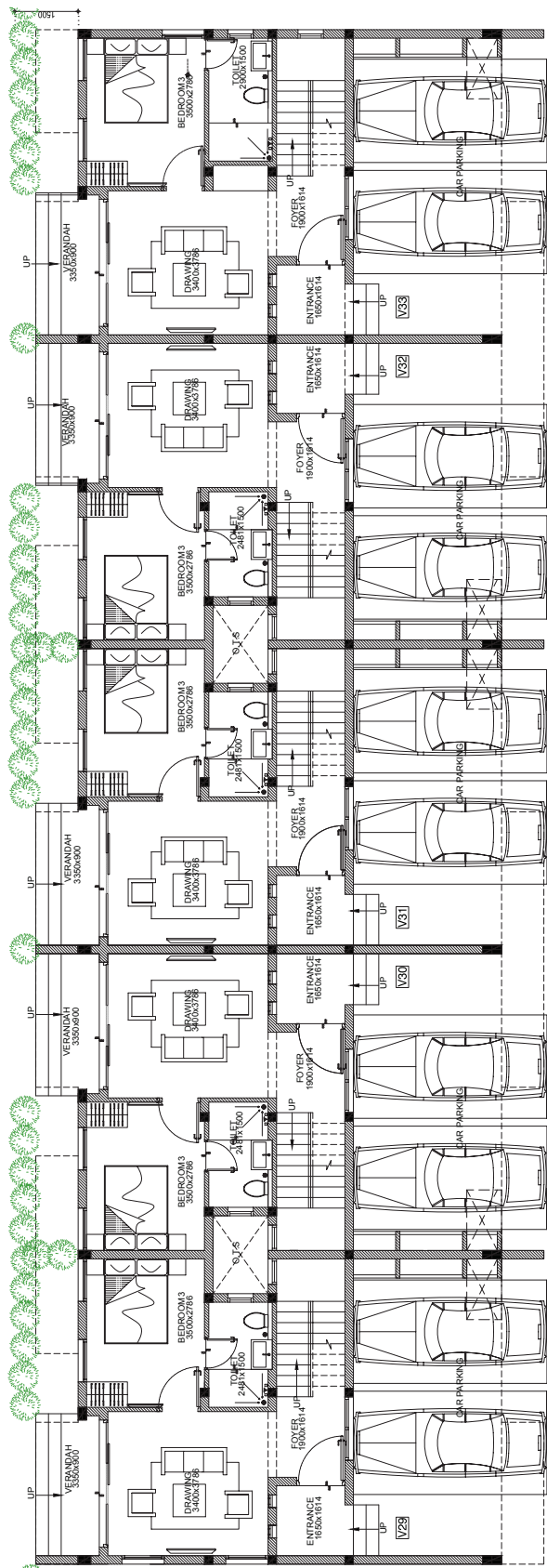


1st Floor

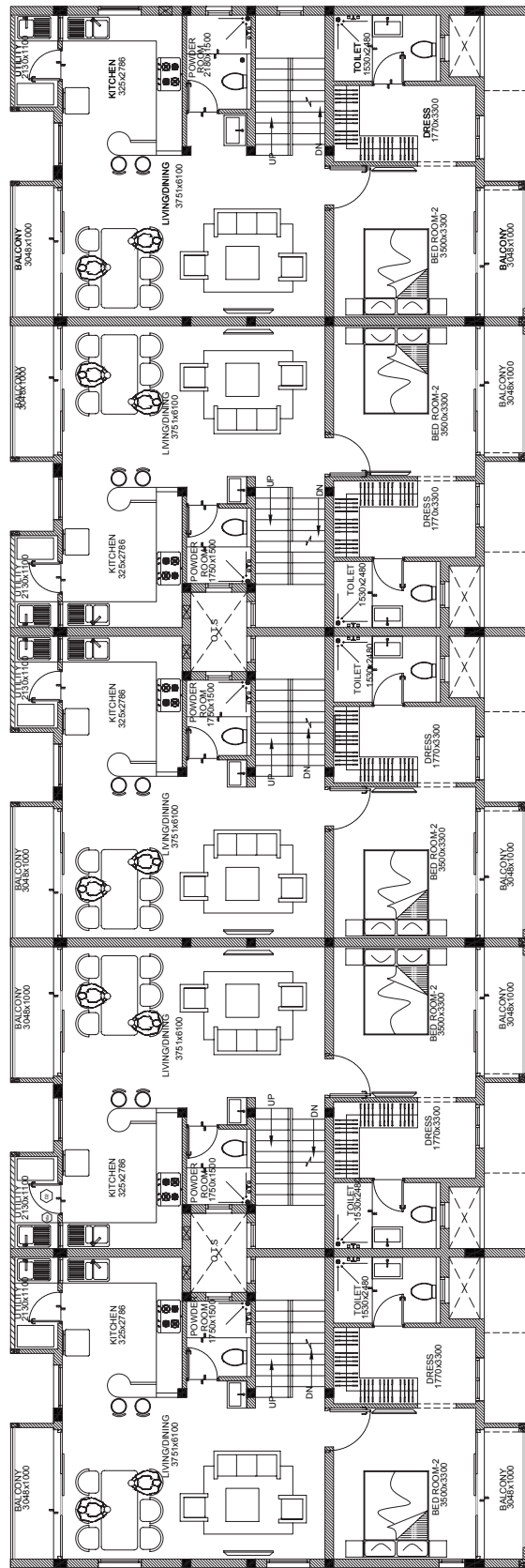
2nd Floor



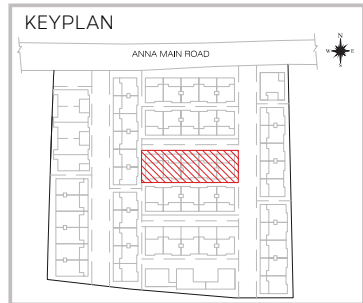
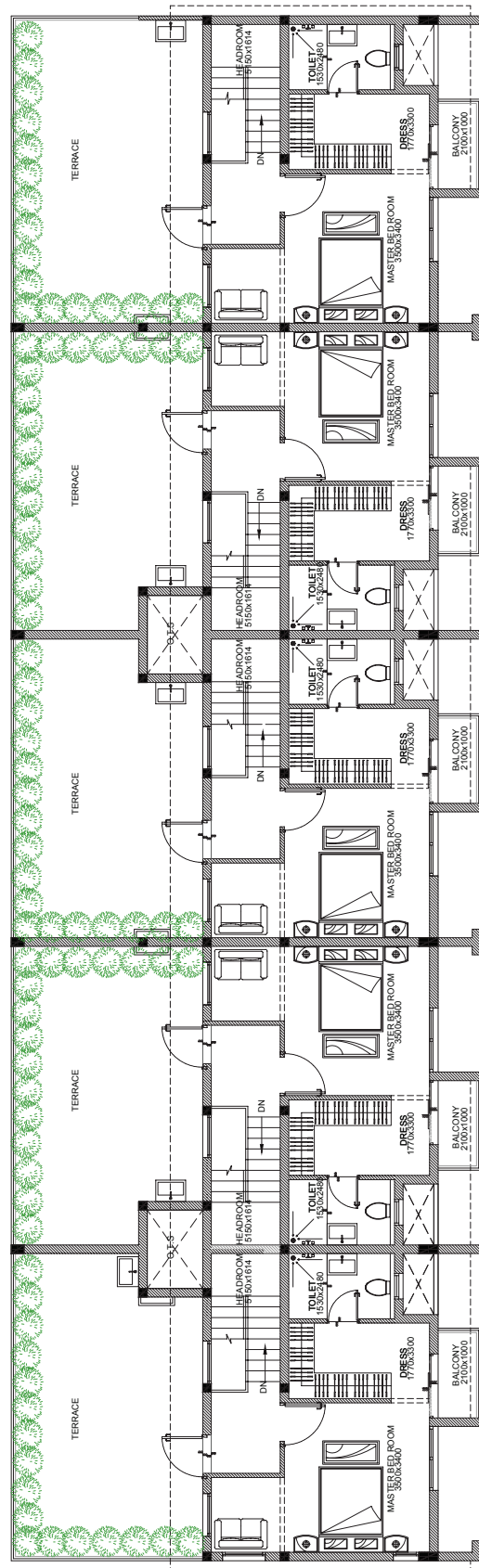
Ground Floor



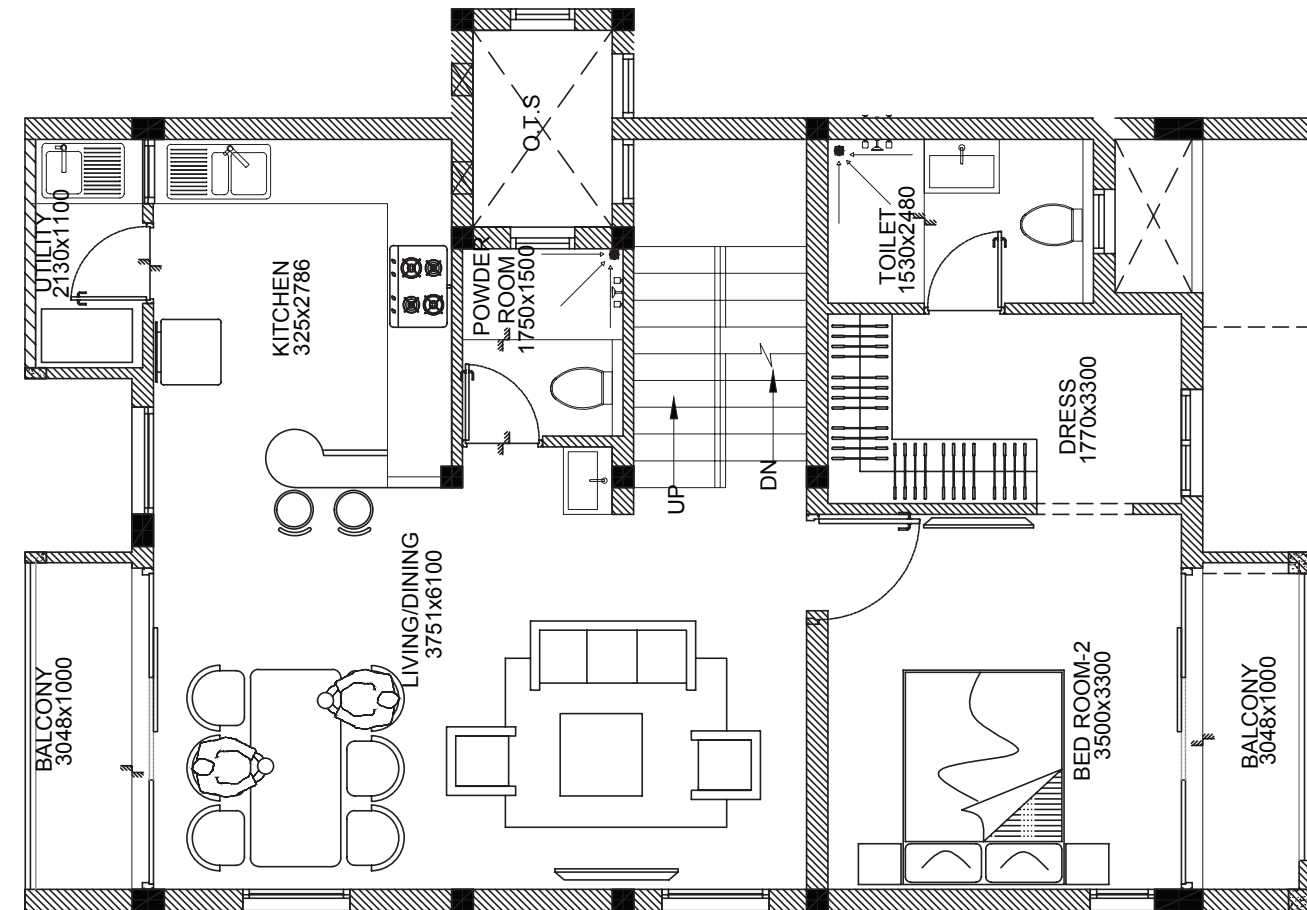
1st Floor



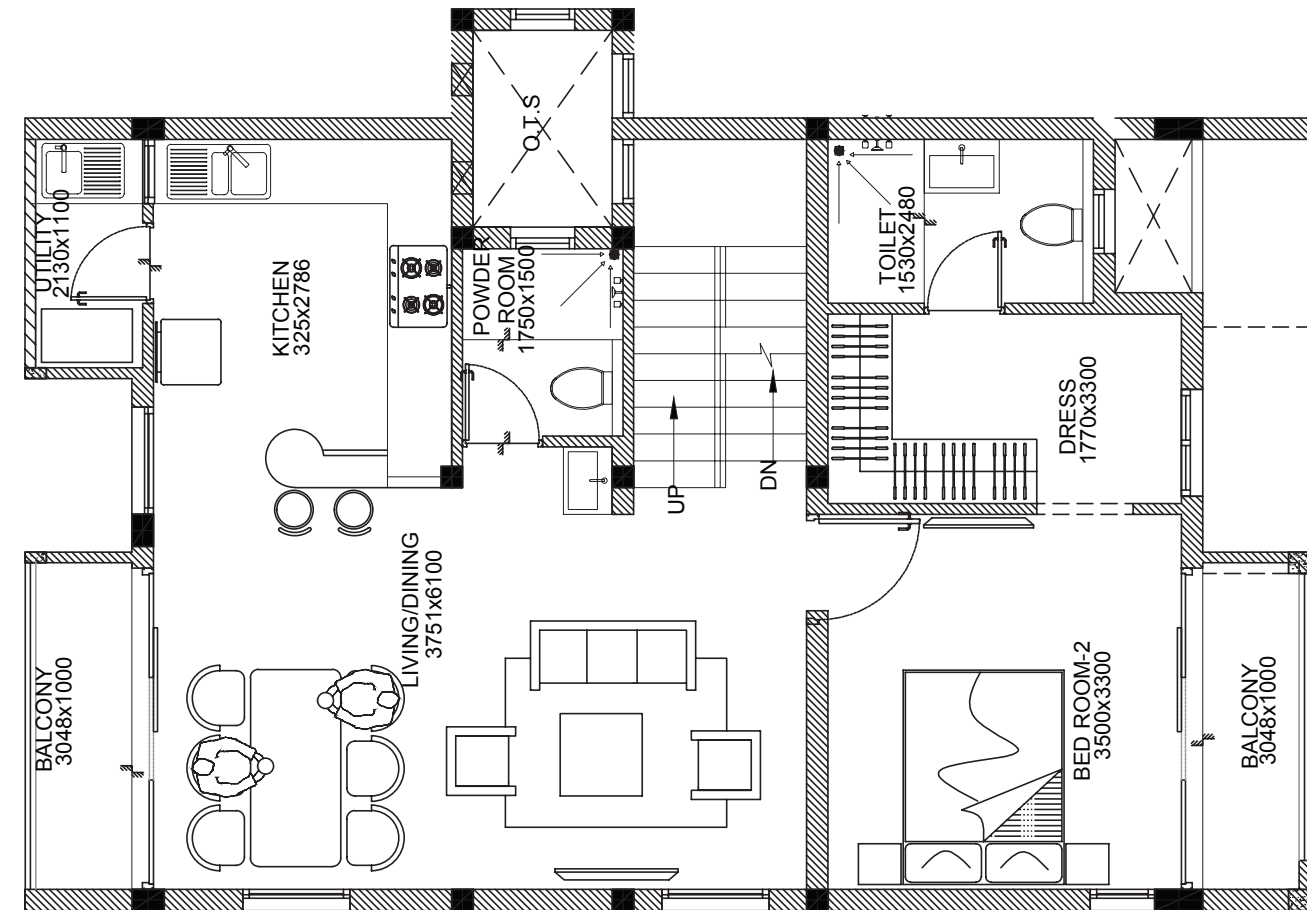
2nd Floor



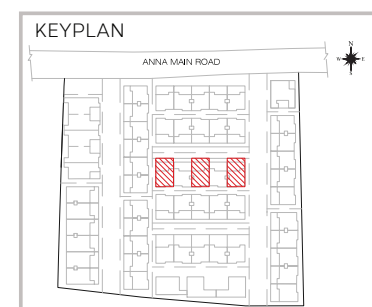
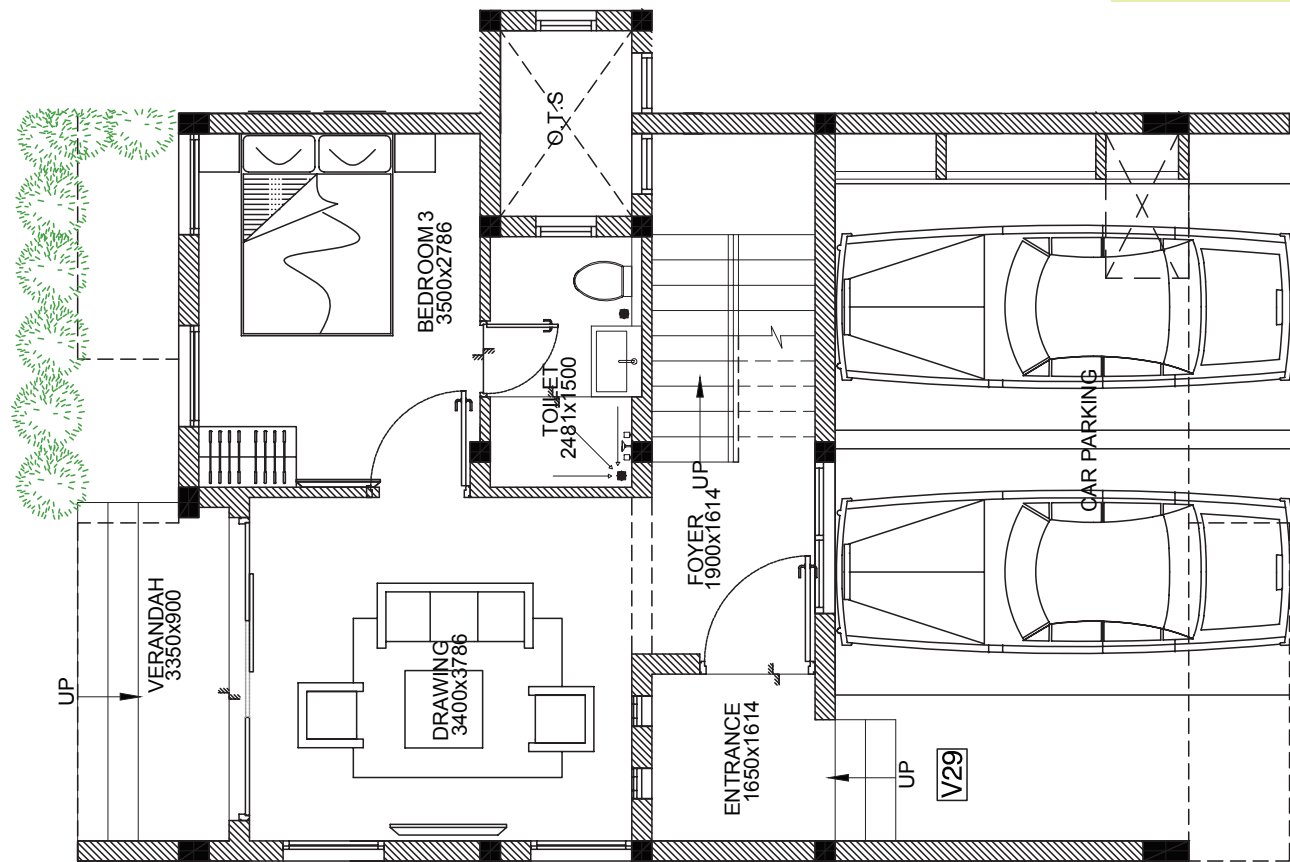
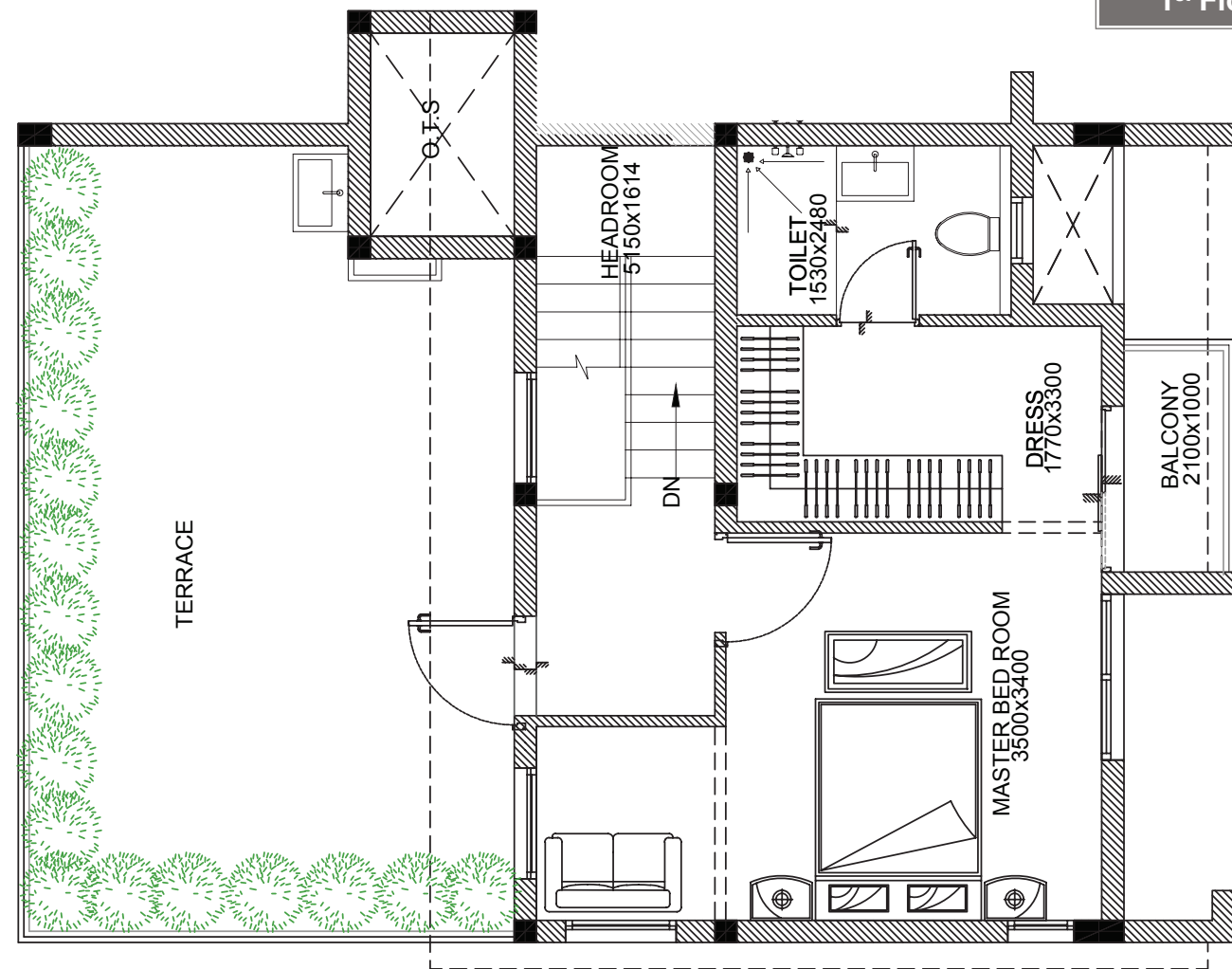
Ground Floor

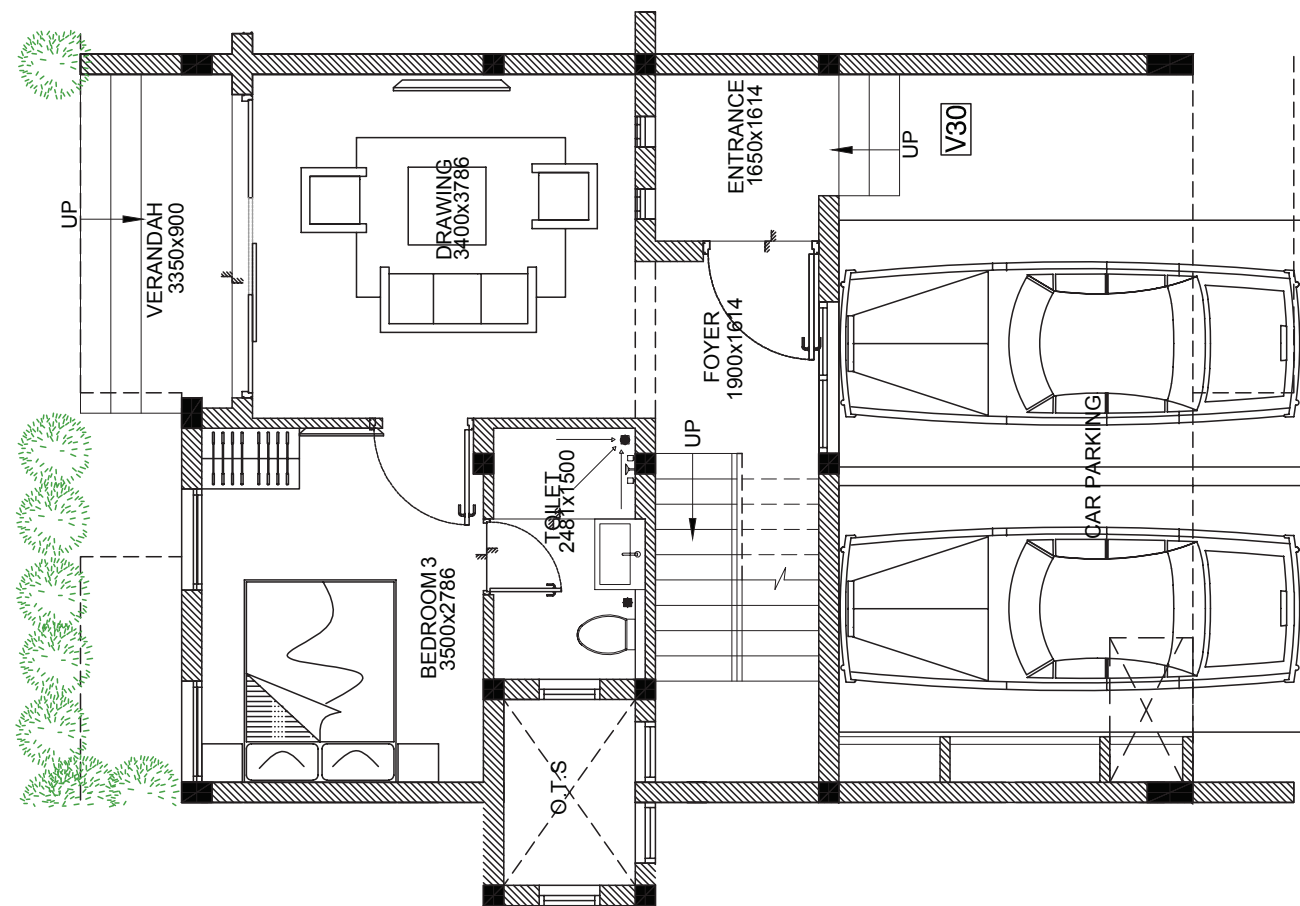


2nd Floor

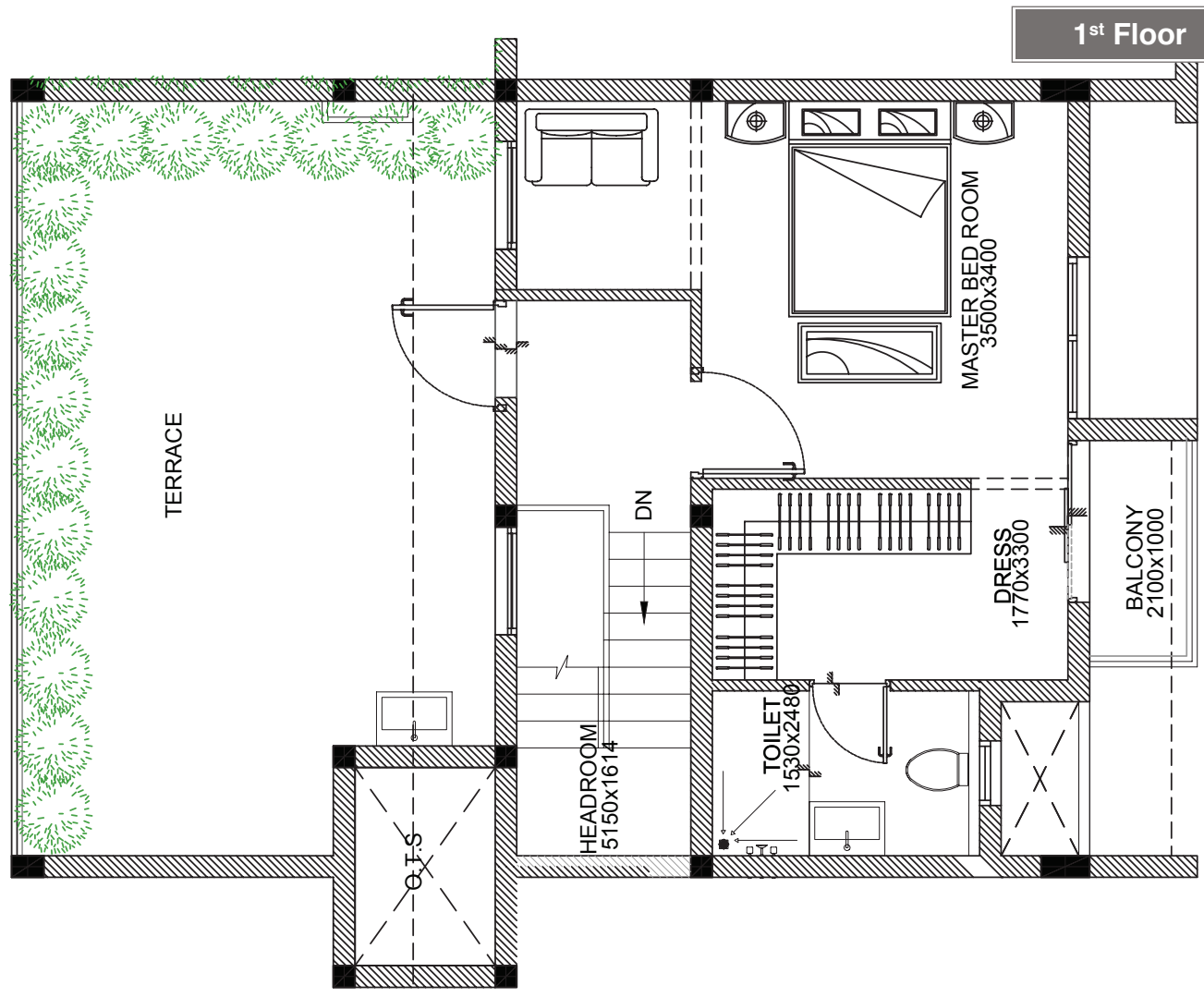


1st Floor

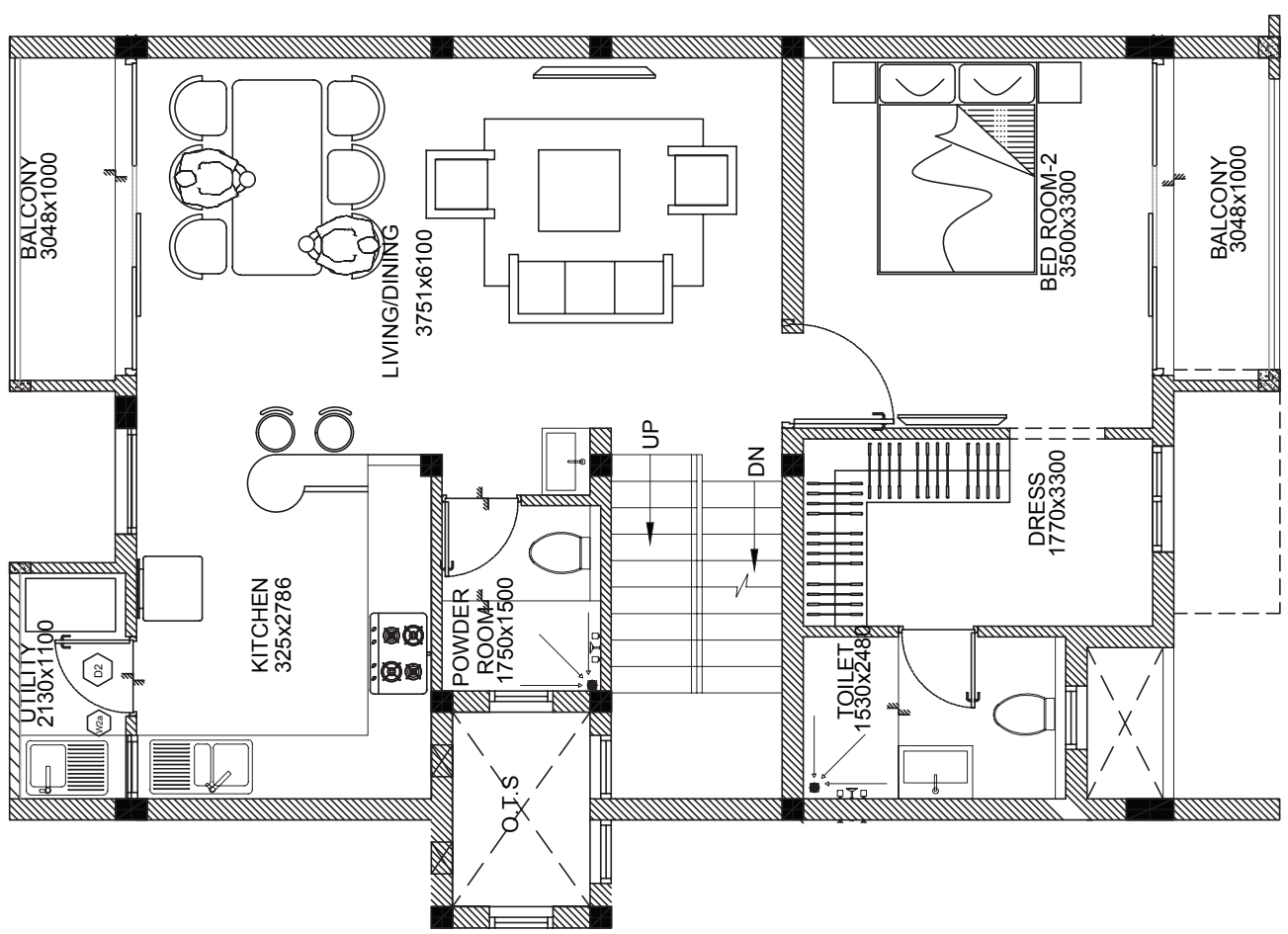




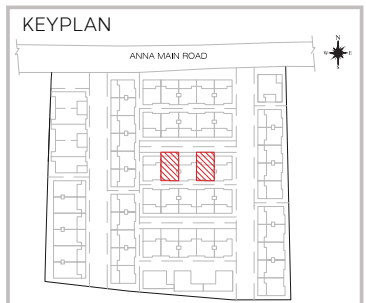
Ground Floor



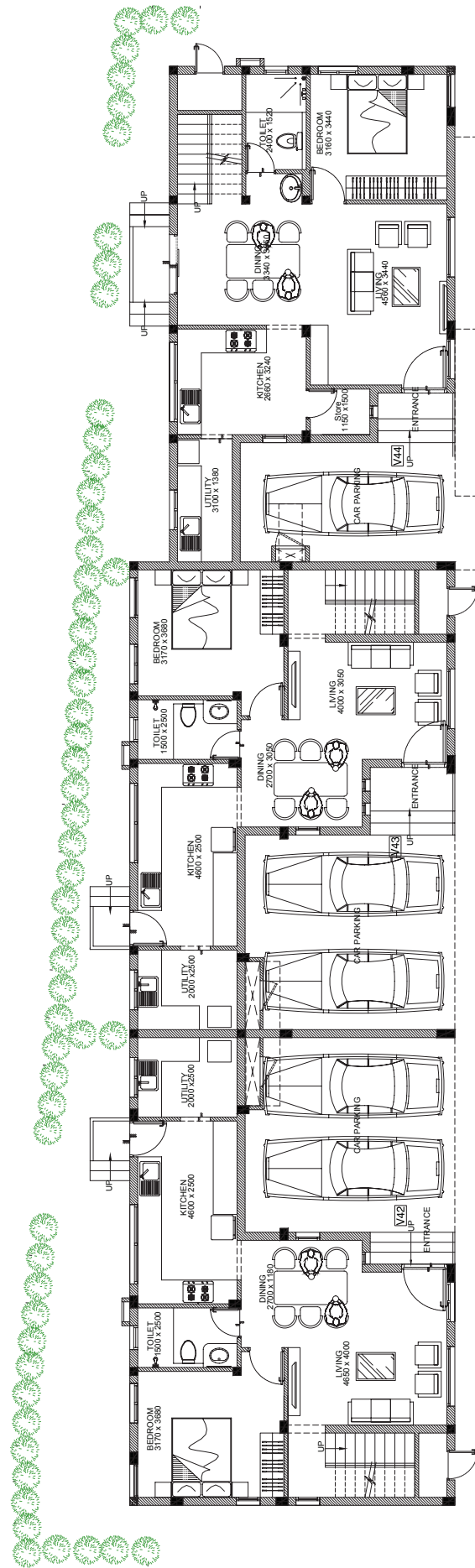
1st Floor



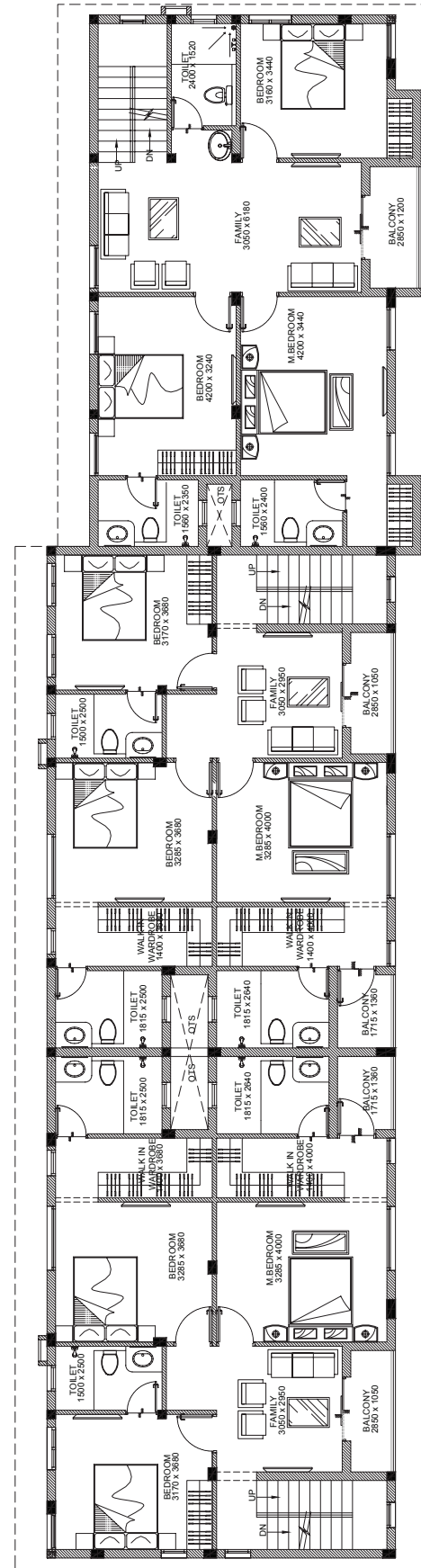
2nd Floor



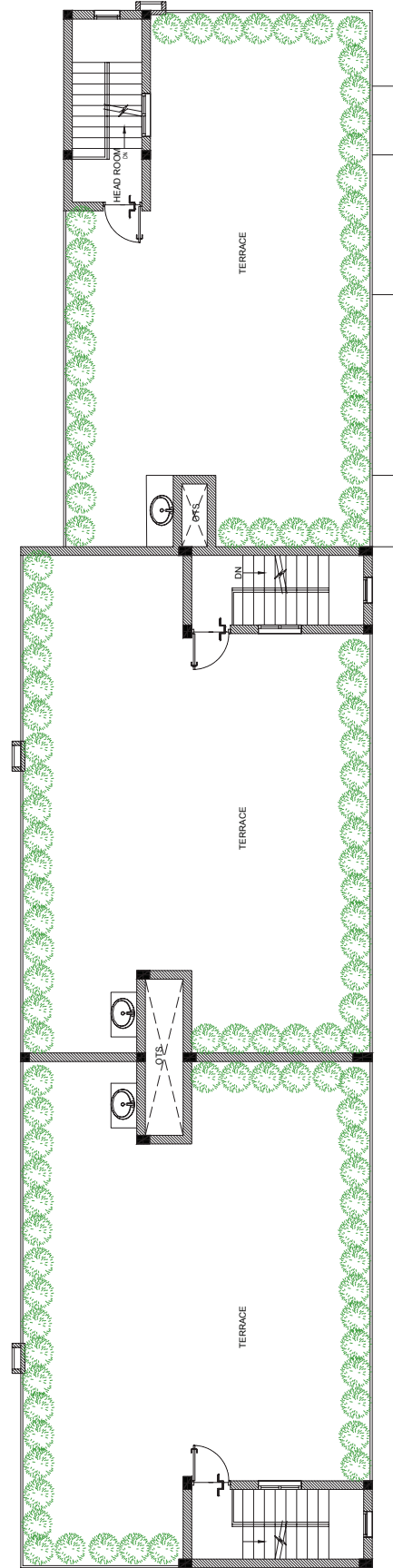
TYPE **D** VILLA PLAN



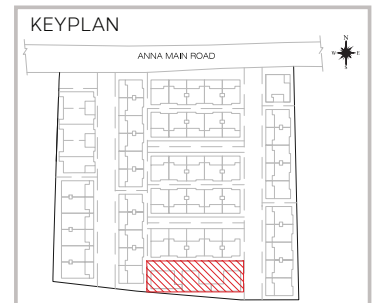
Ground Floor



1st Floor



2nd Floor



ANNA MAIN ROAD

4

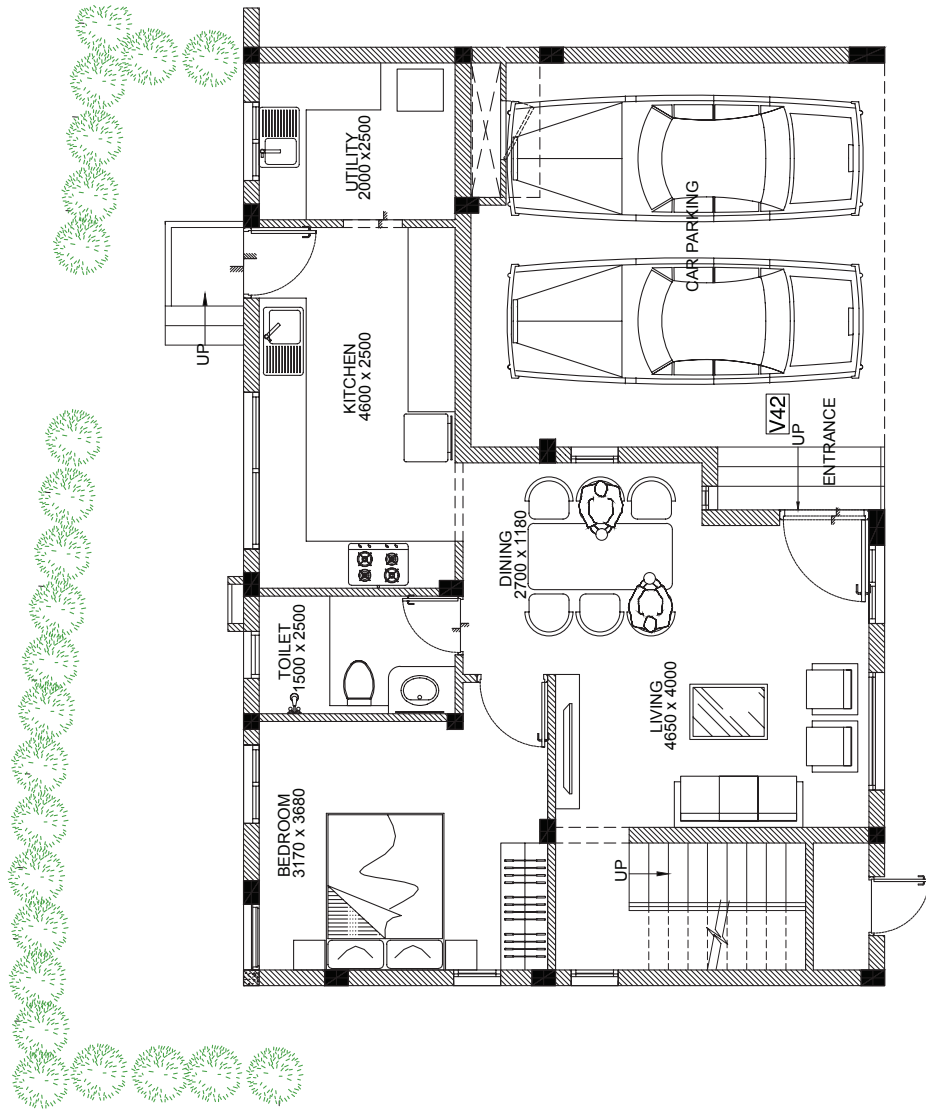
BEDROOM VILLAS

2,231 + 881* Sq Ft
2,247 + 883* Sq Ft
2,270 + 809* Sq Ft

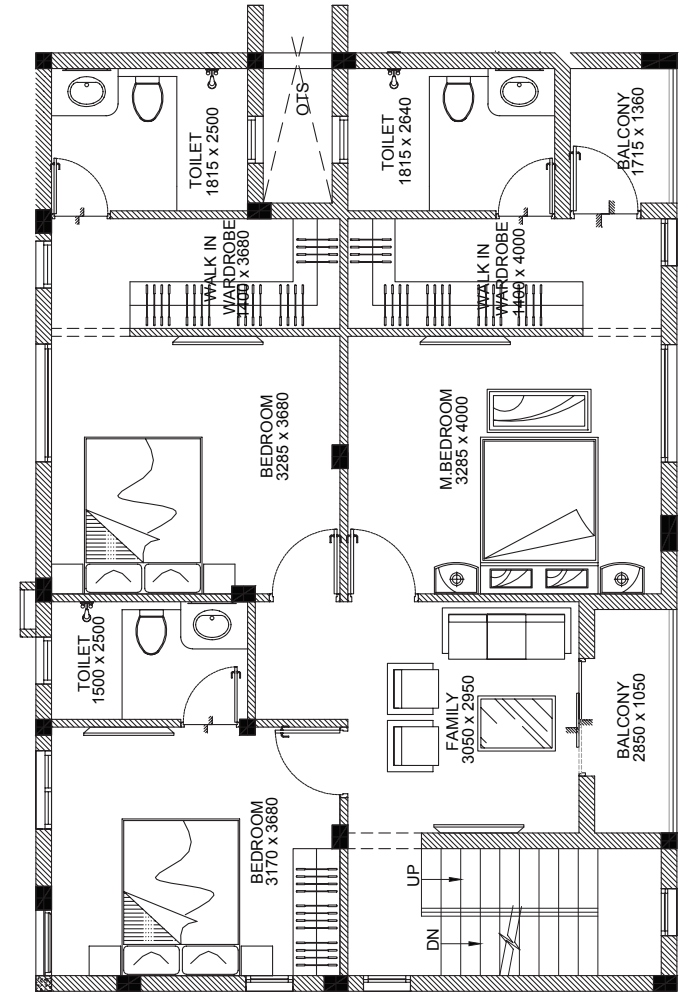
2 Covered Car Parks
2 Levels of Living

* Private Terrace

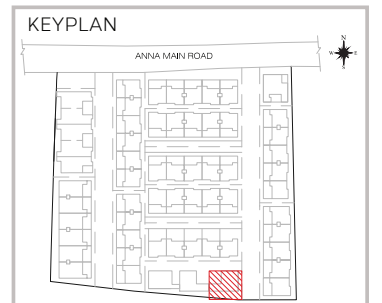
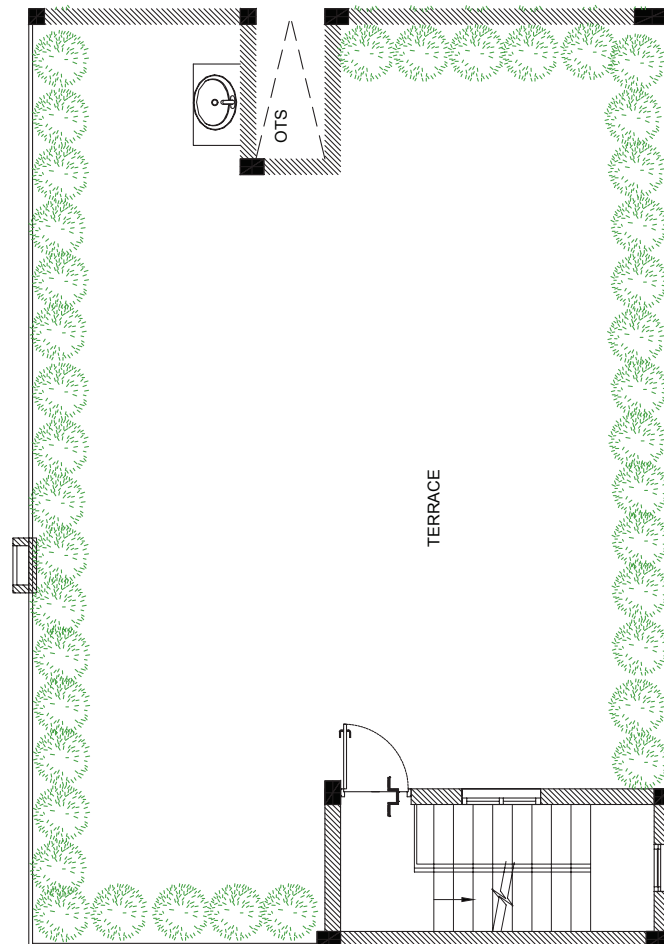
Ground Floor

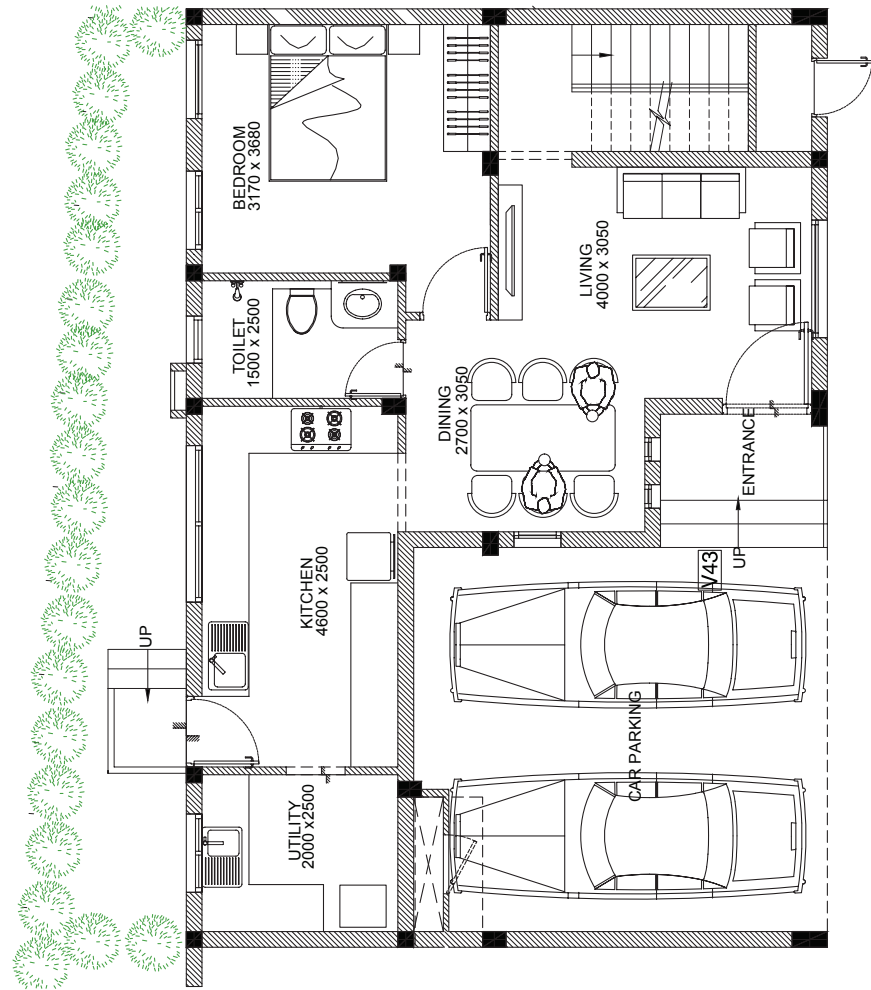


1st Floor



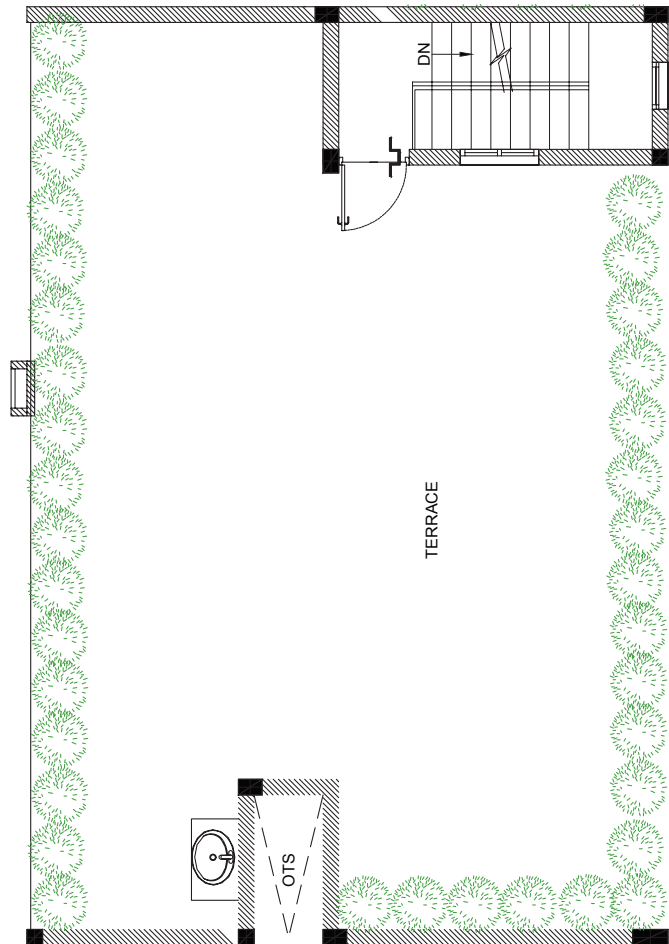
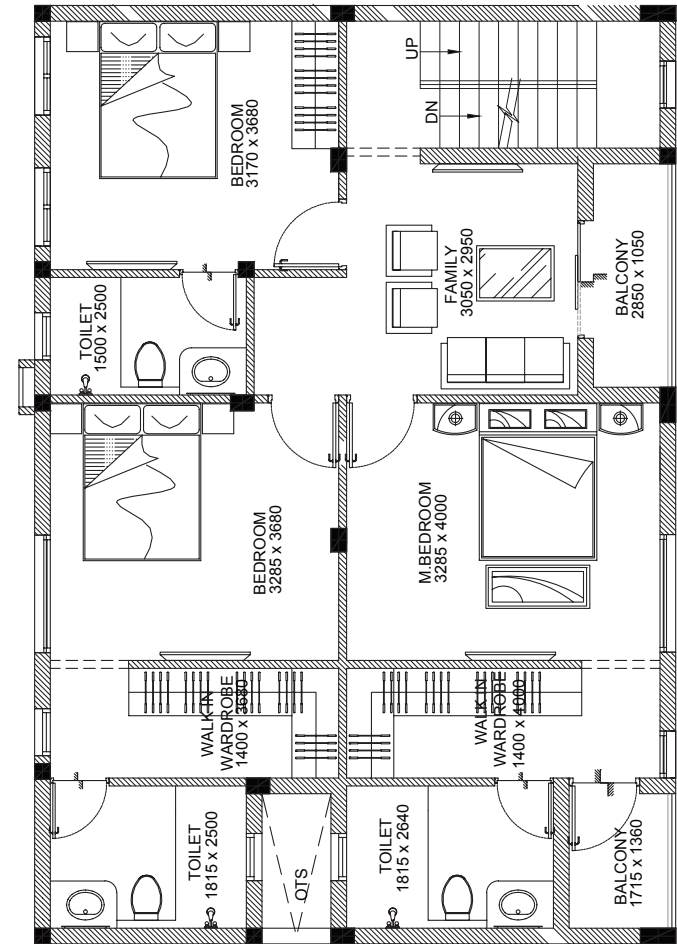
2nd Floor



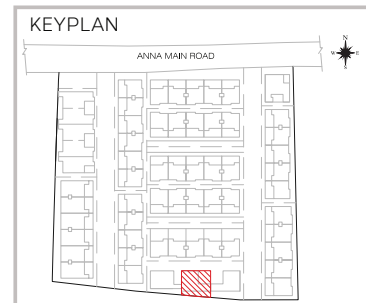


Ground Floor

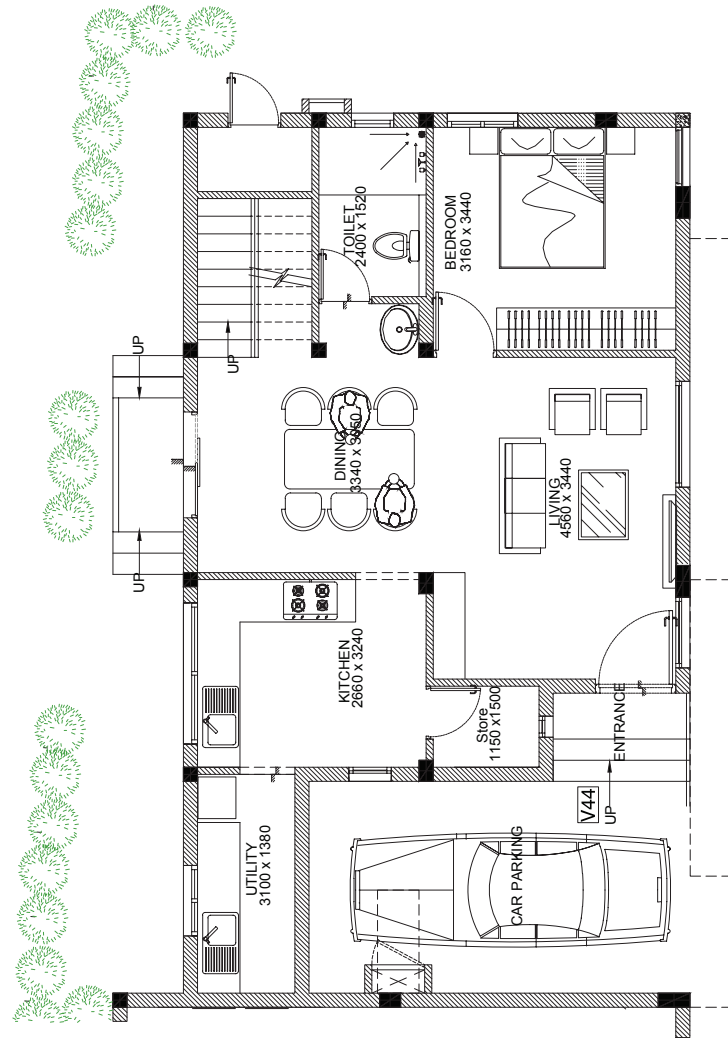
1st Floor



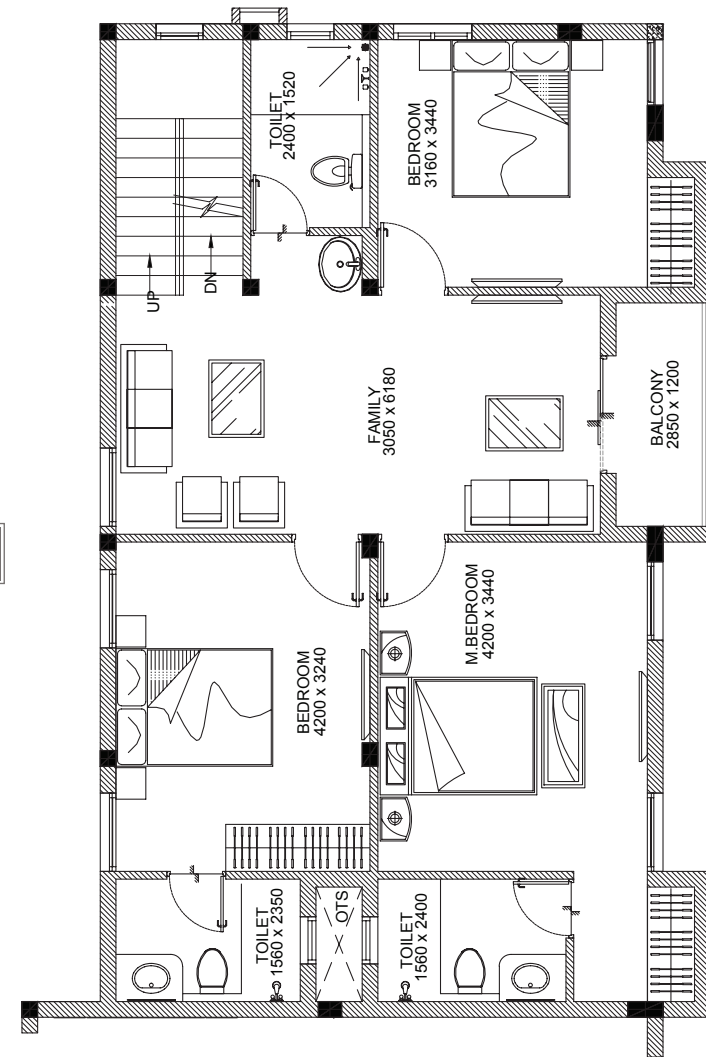
2nd Floor



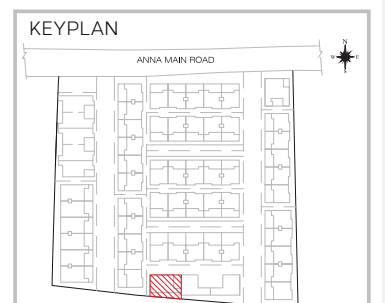
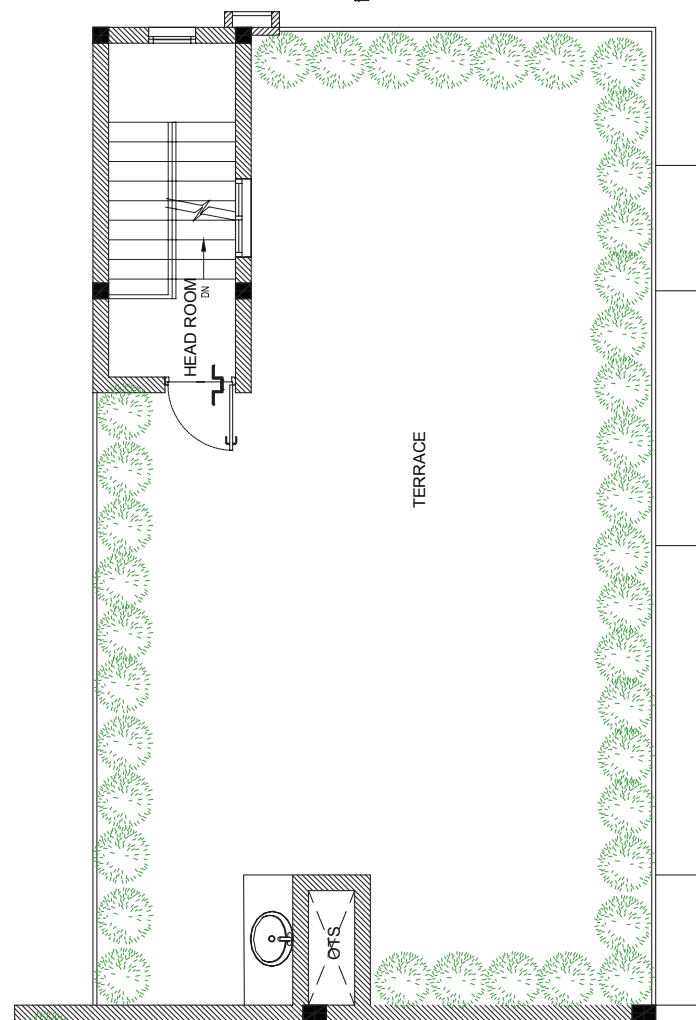
Ground Floor

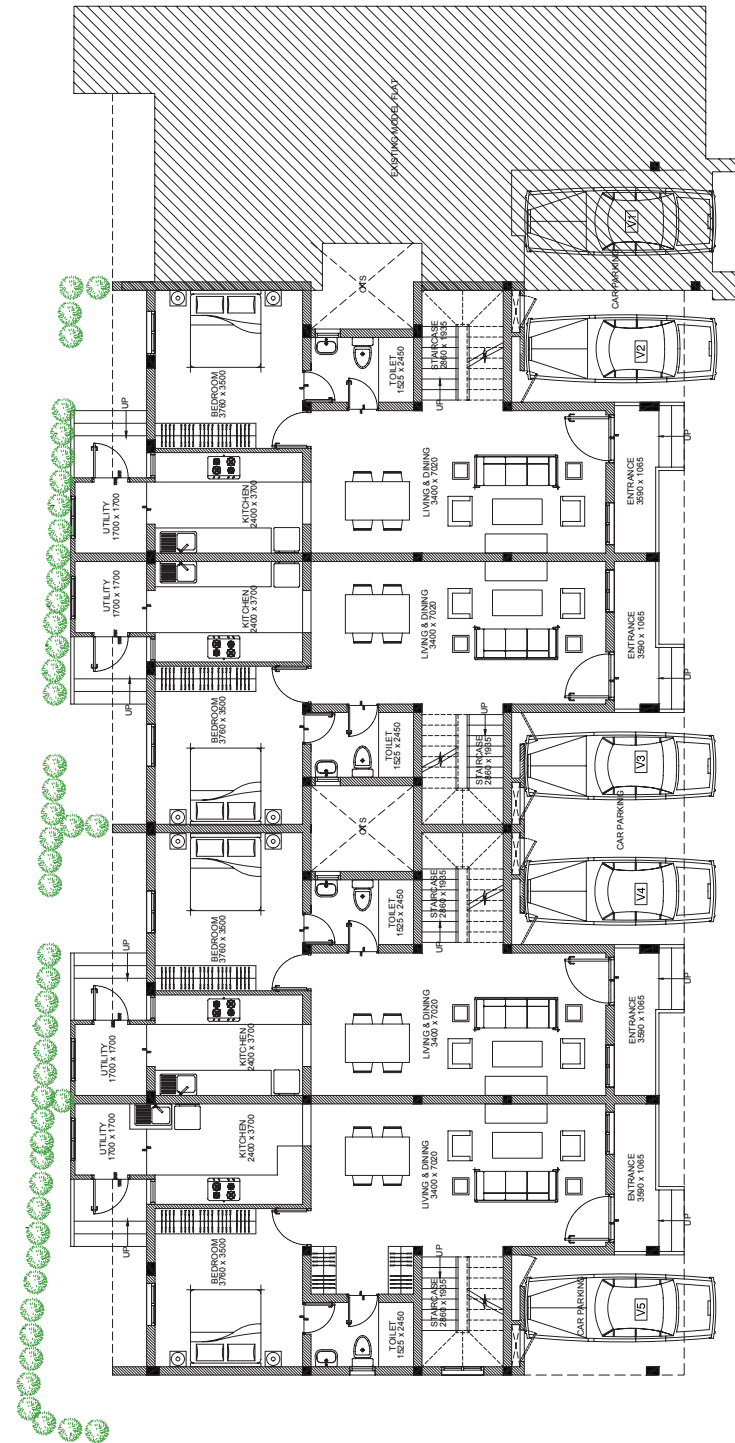


1st Floor

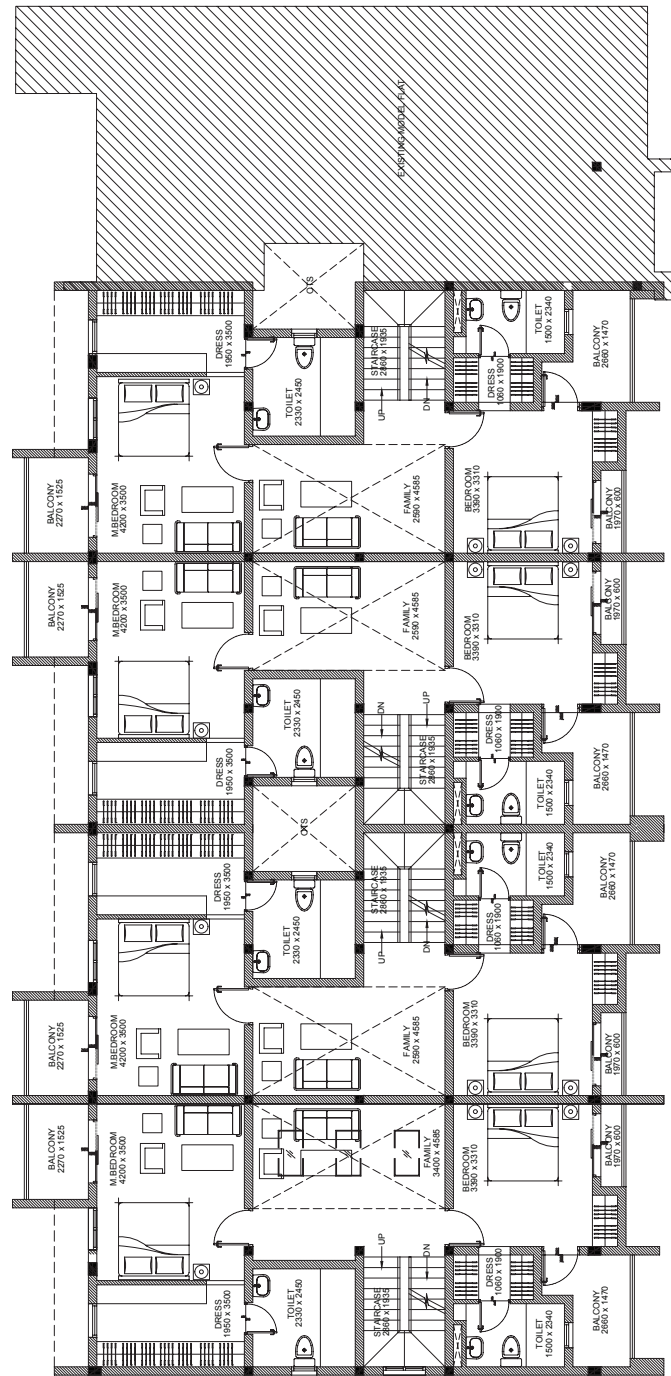


2nd Floor

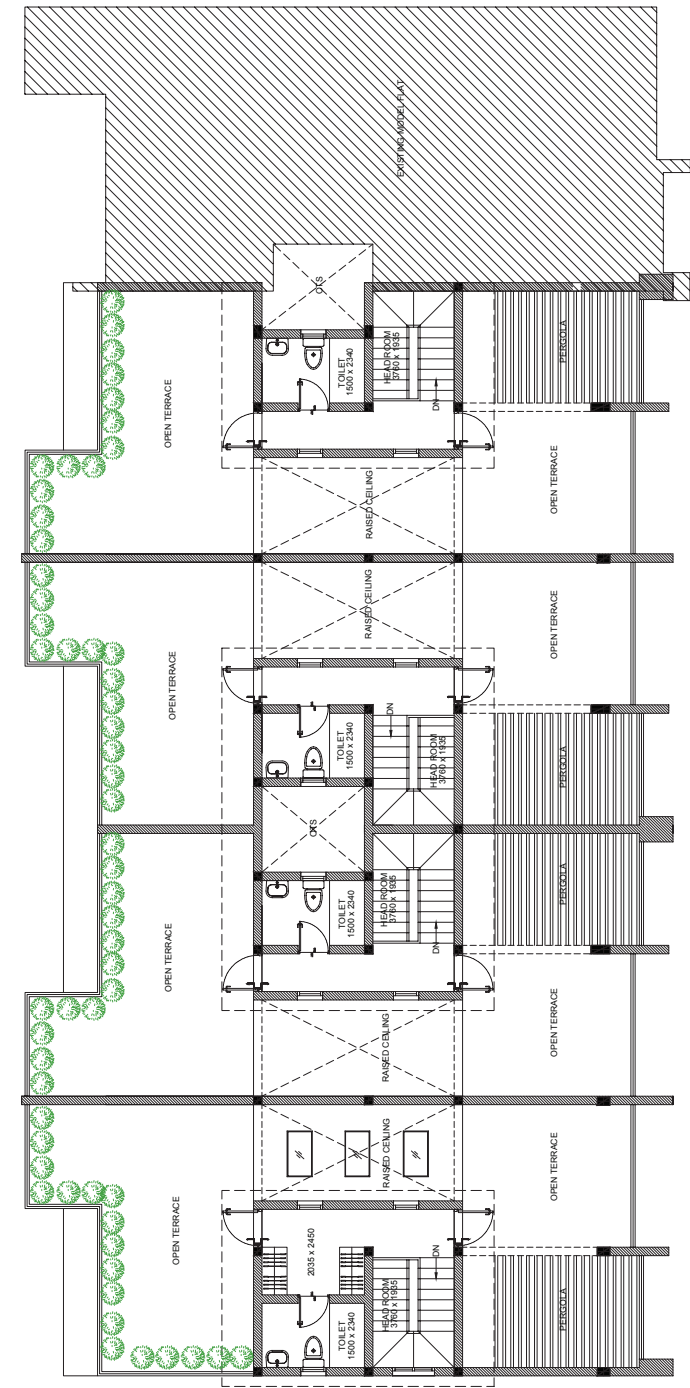




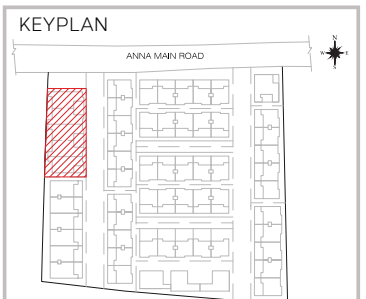
Ground Floor



1st Floor



2nd Floor



3

BEDROOM VILLAS

2,157 + 630* Sq Ft

2,218 + 662* Sq Ft

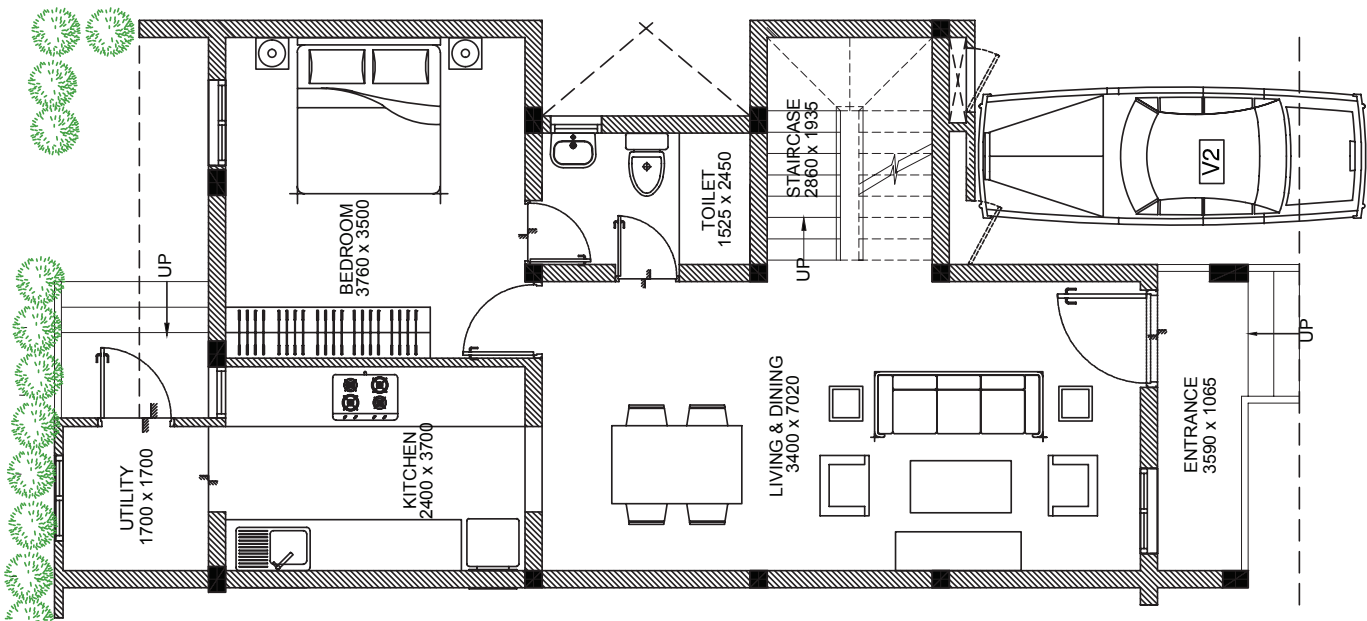
2,282 + 635* Sq Ft

1 Covered Car Parks
2 Levels of Living

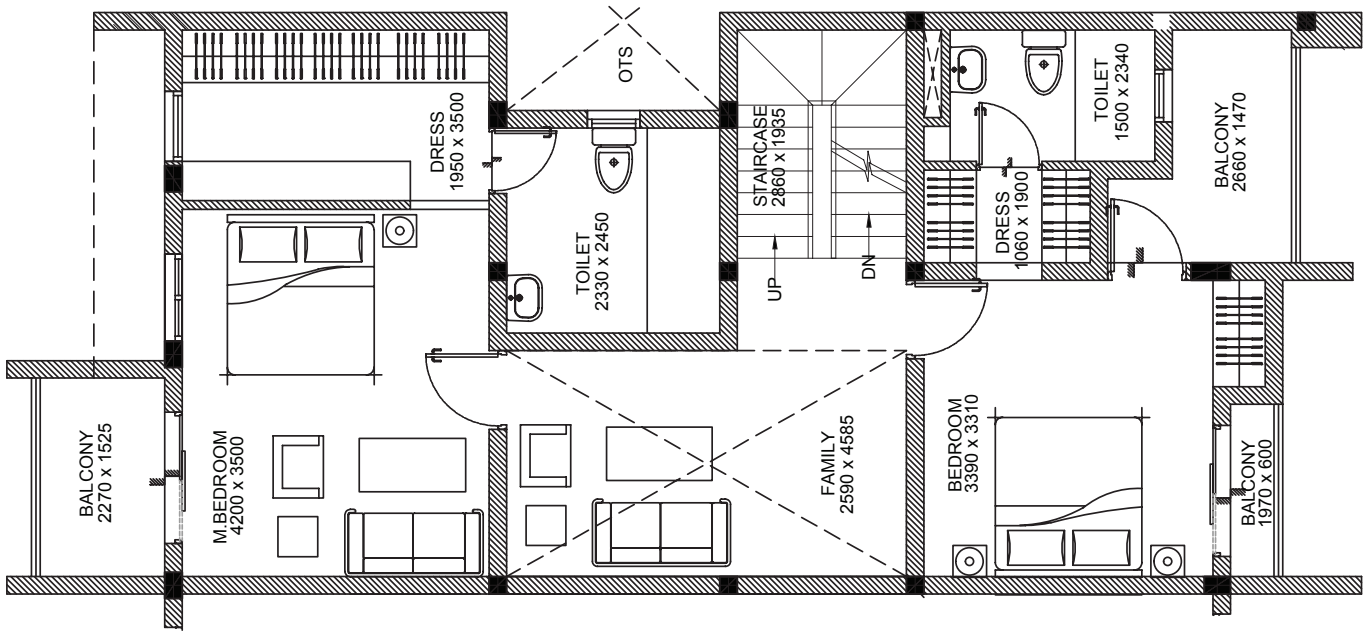
* Private Terrace

ANNA MAIN ROAD

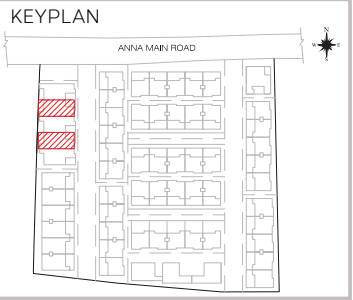
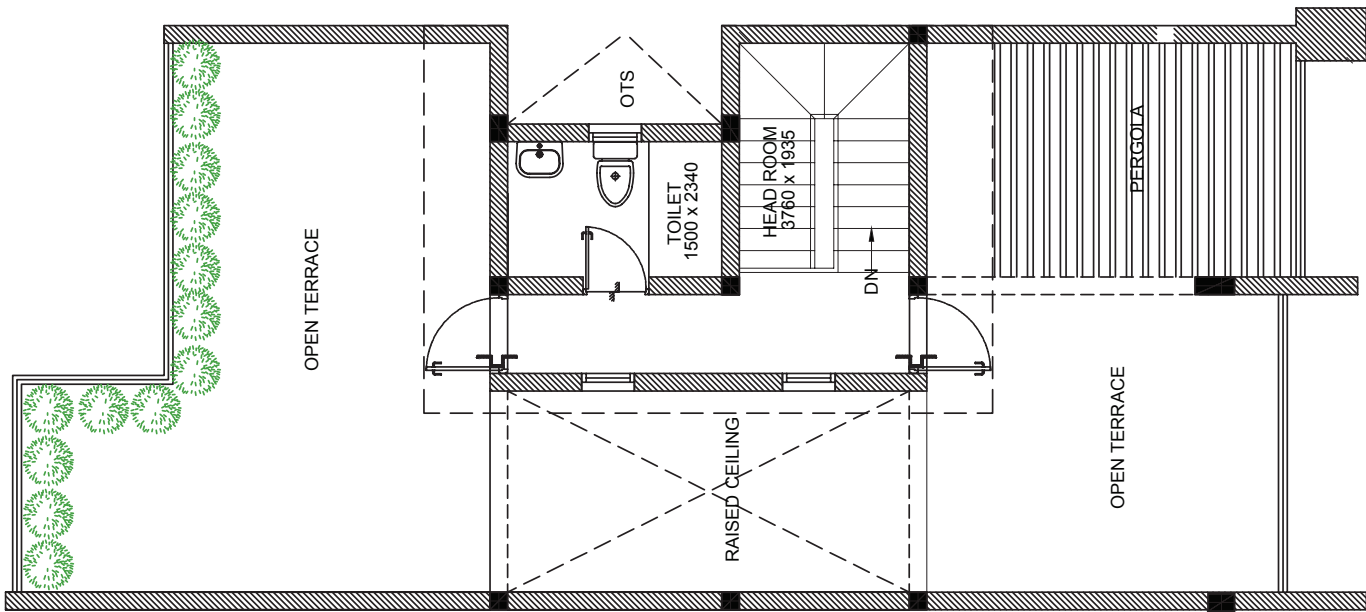
Ground Floor



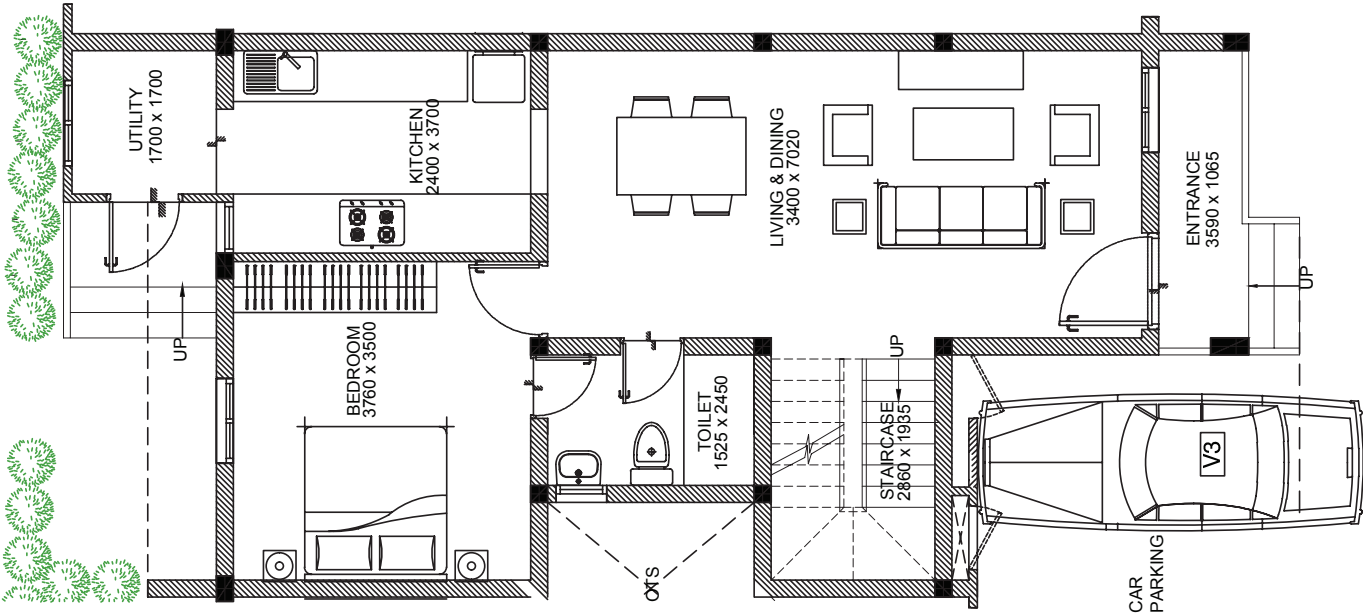
1st Floor



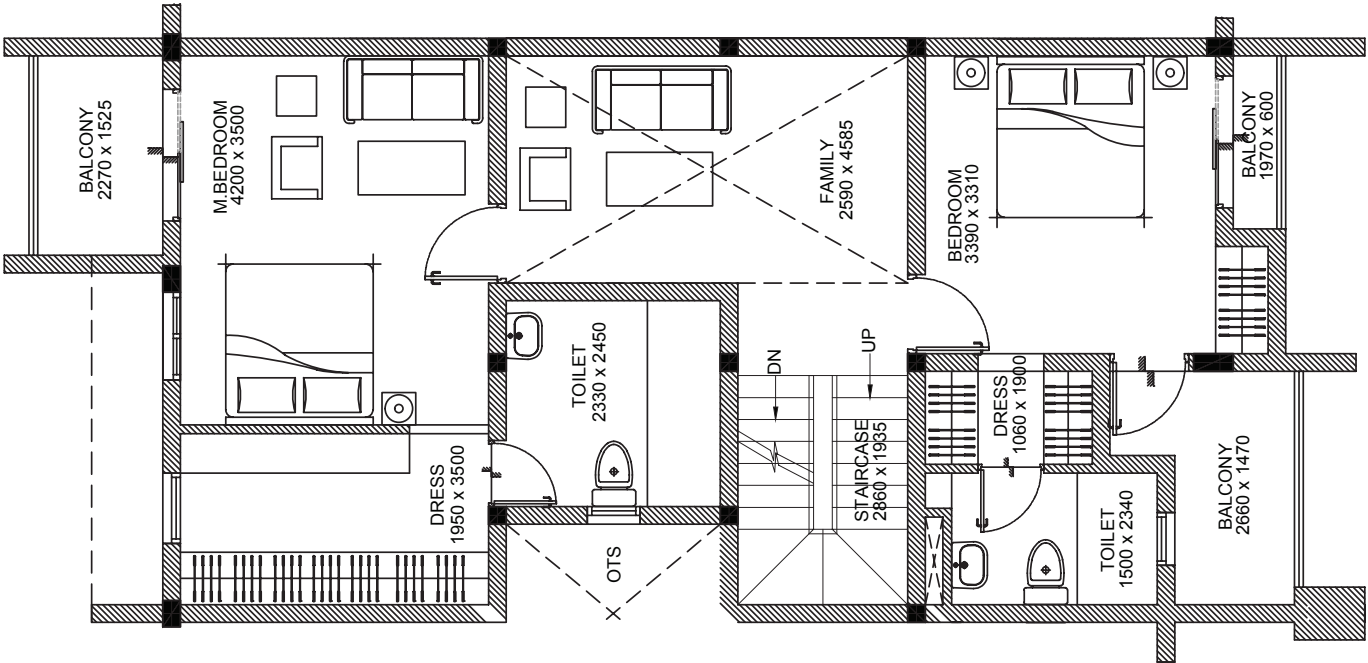
2nd Floor



ANNA MAIN ROAD

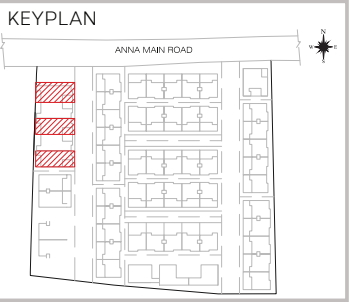
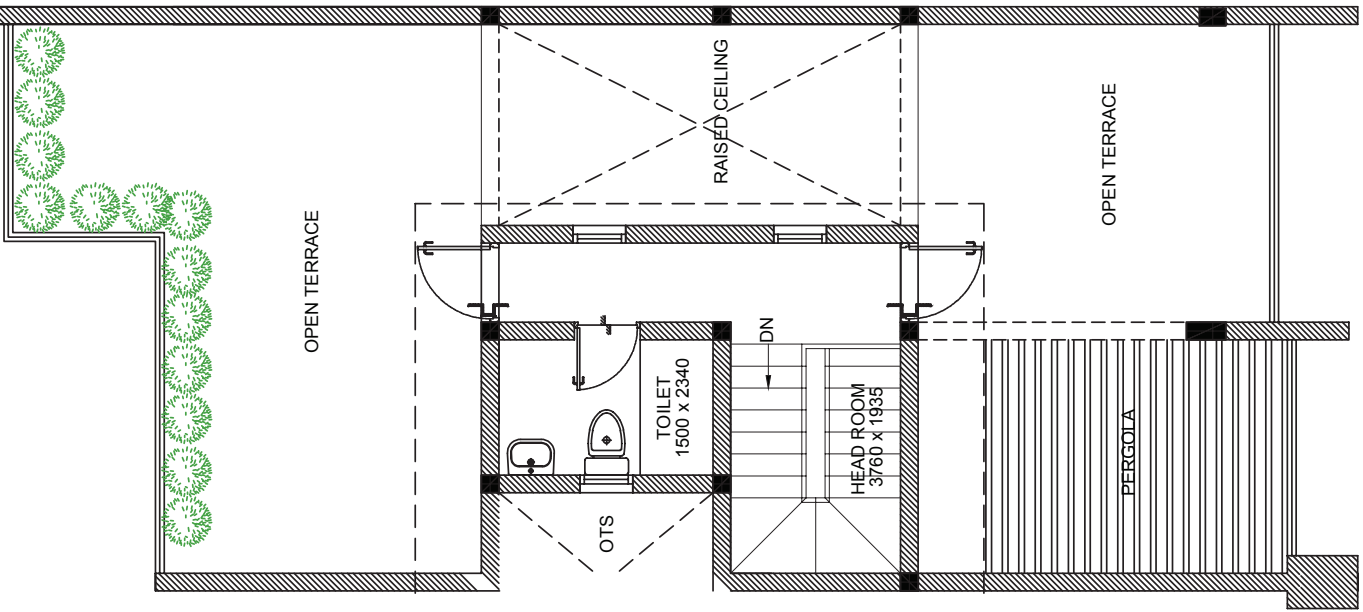


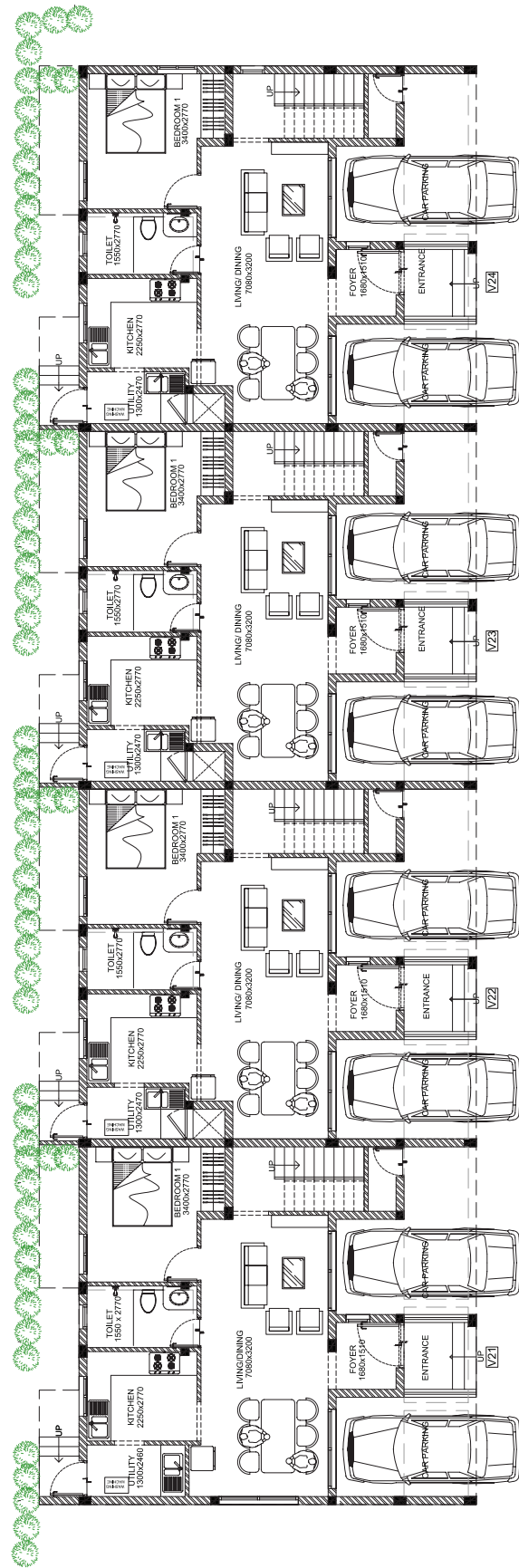
Ground Floor



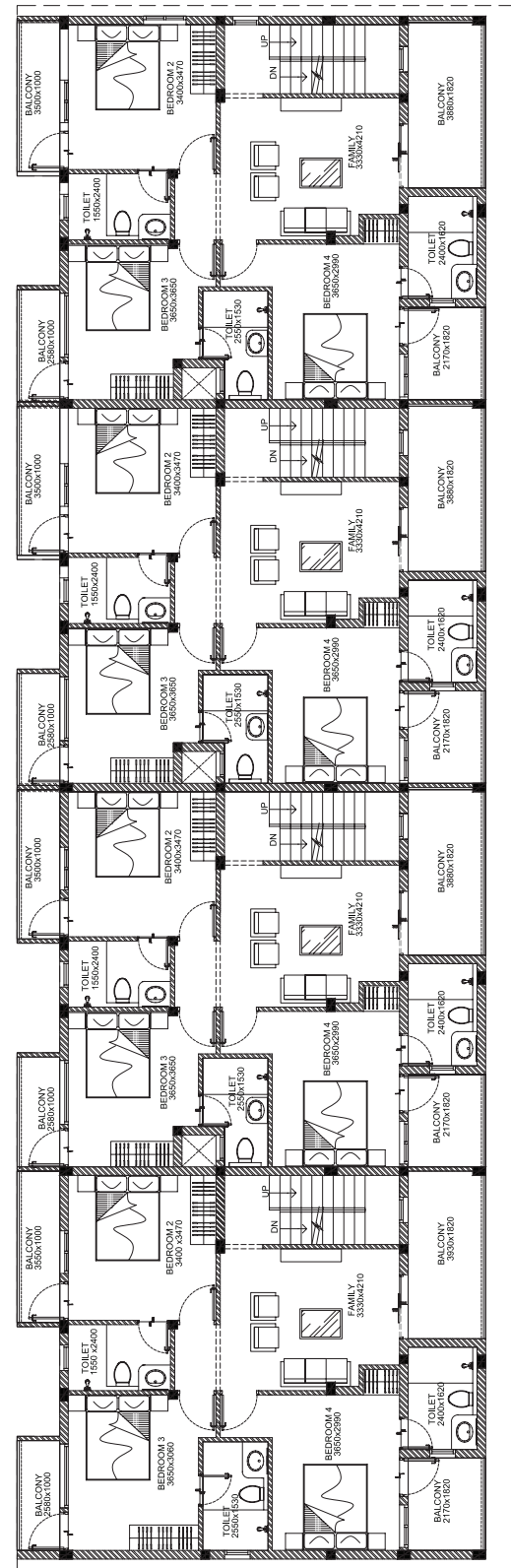
1st Floor

2nd Floor

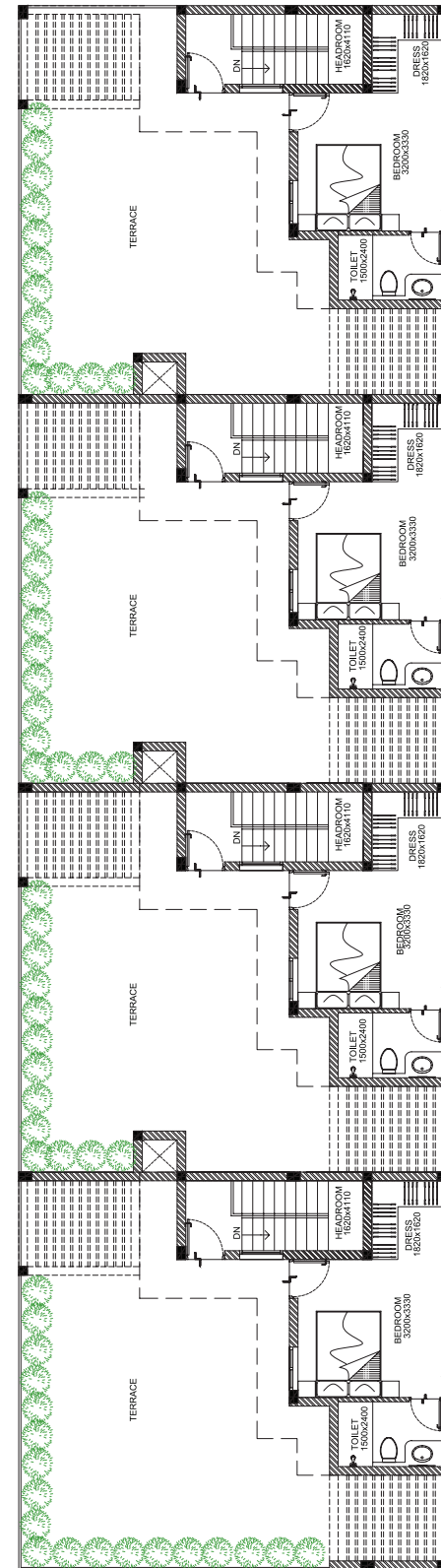




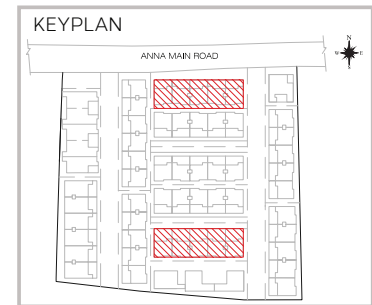
Ground Floor



1st Floor



2nd Floor



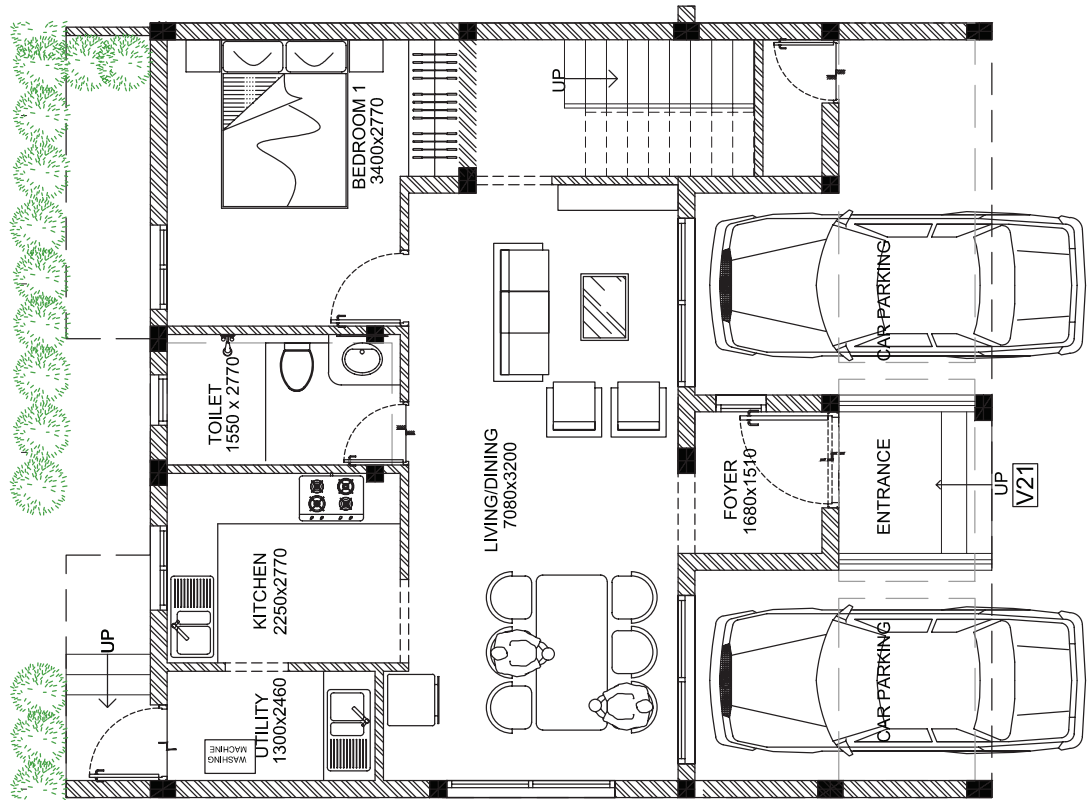
5

BEDROOM VILLAS

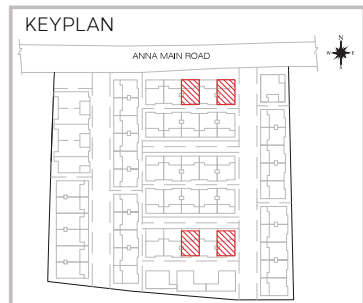
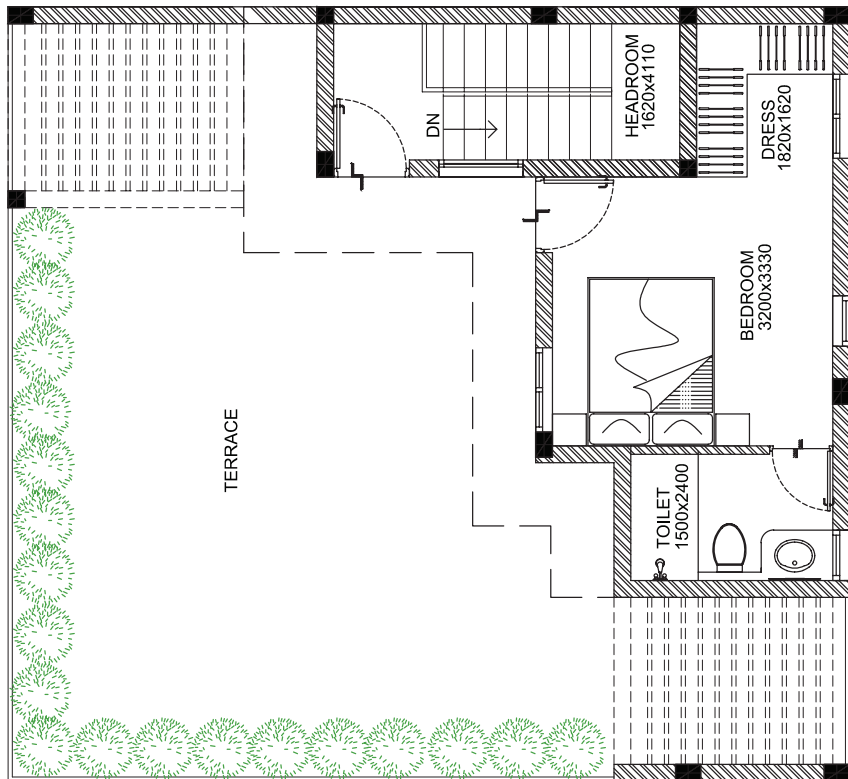
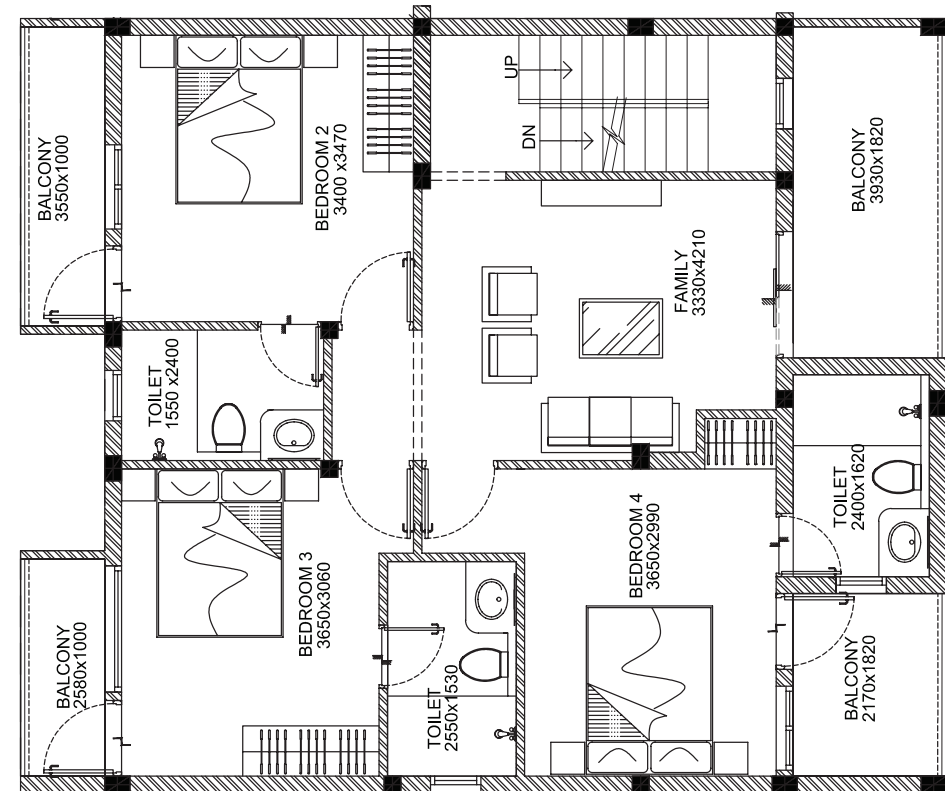
2,457 + 483* Sq Ft
2,479 + 483* Sq Ft
2,497 + 507* Sq Ft

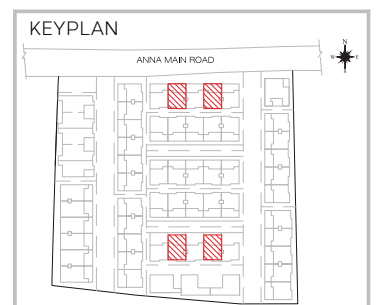
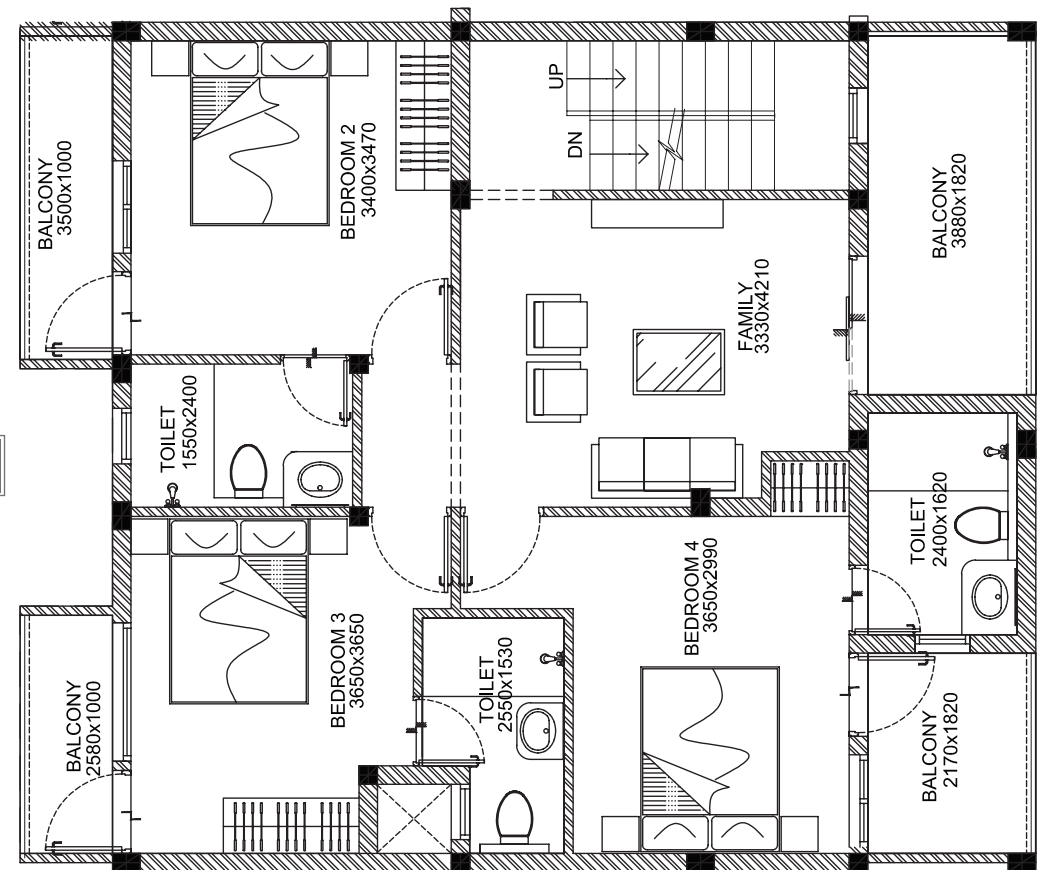
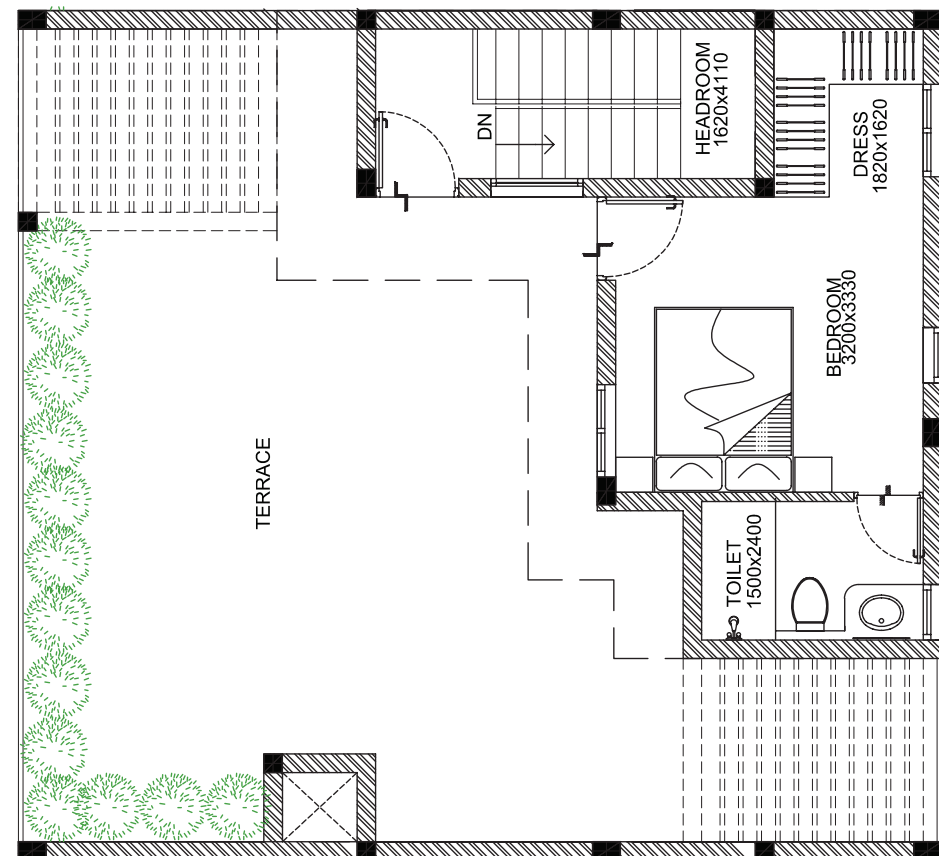
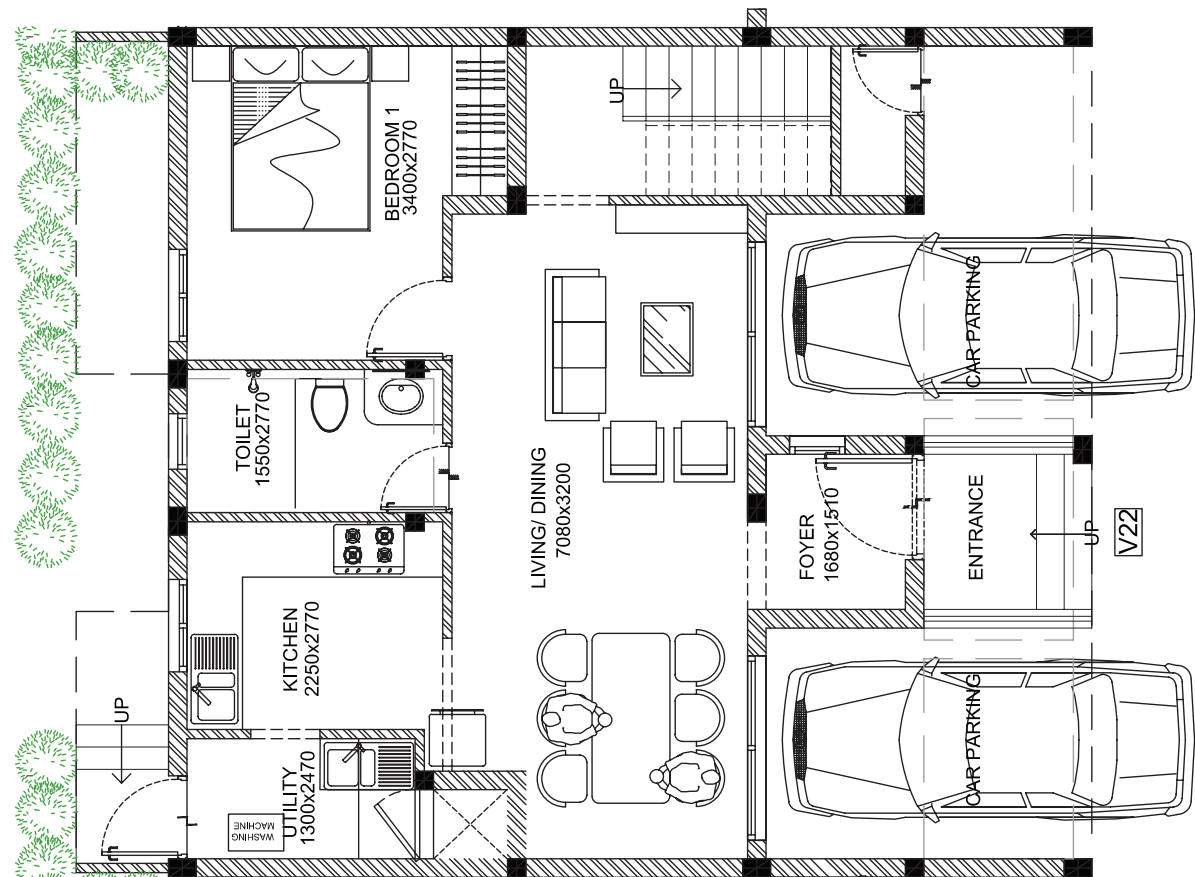
2 Covered Car Parks
2 Levels of Living

* Private Terrace



1st Floor





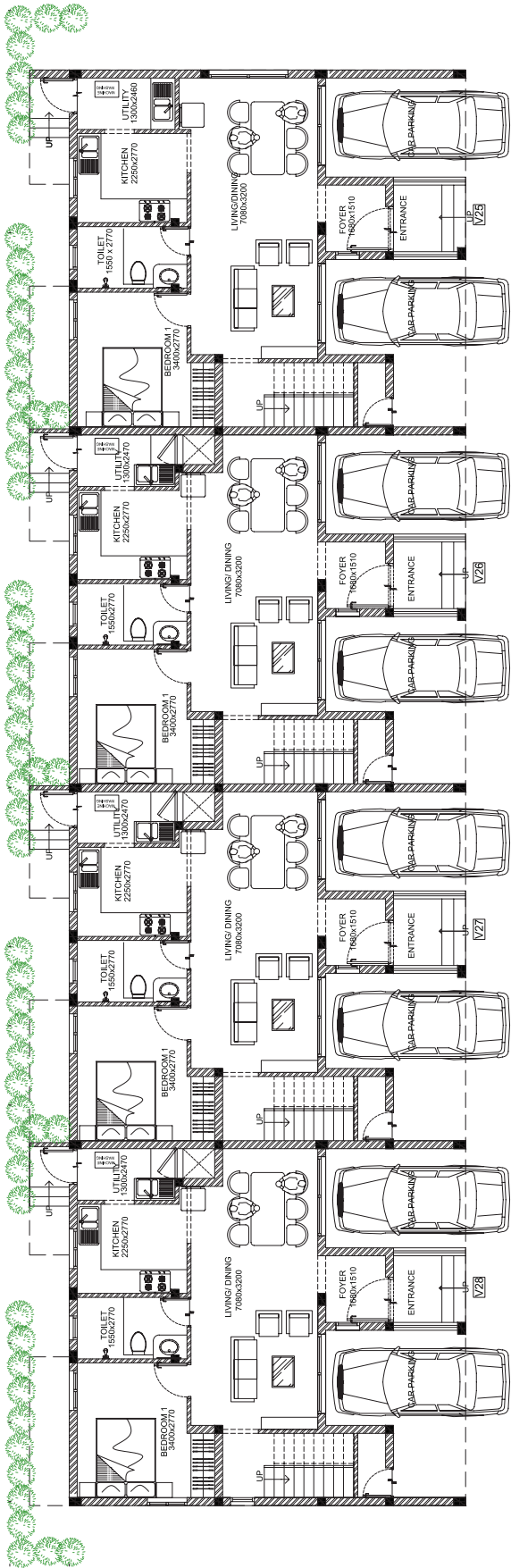
5

BEDROOM VILLAS

2,457 + 483* Sq Ft
2,479 + 483* Sq Ft
2,497 + 507* Sq Ft

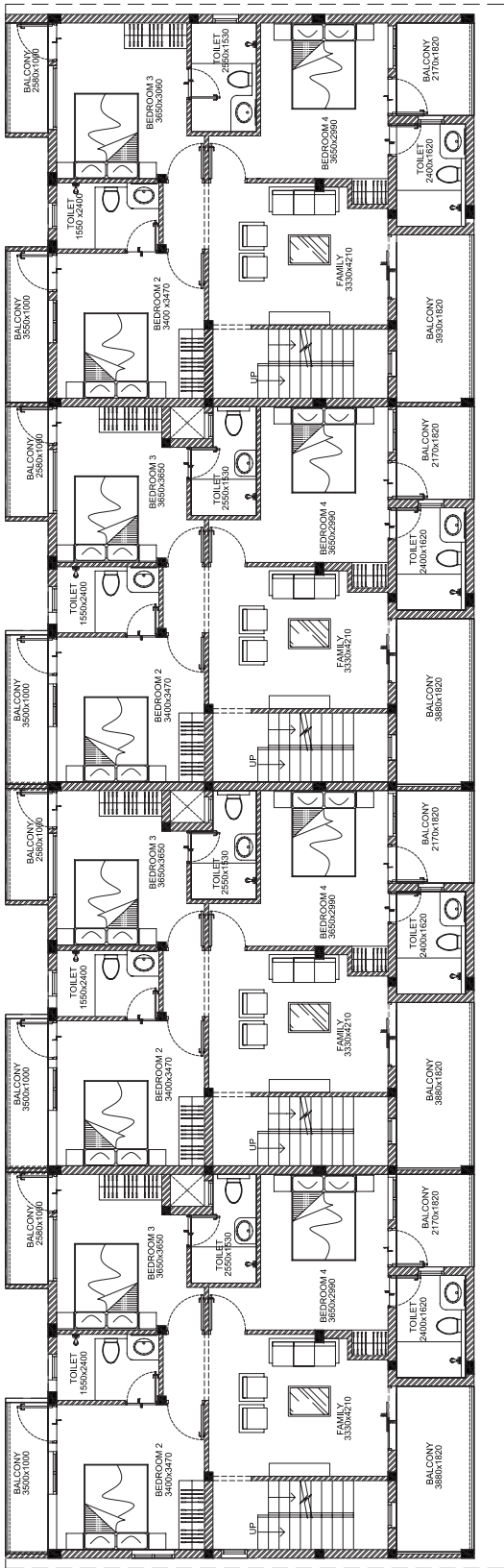
2 Covered Car Parks
2 Levels of Living

* Private Terrace

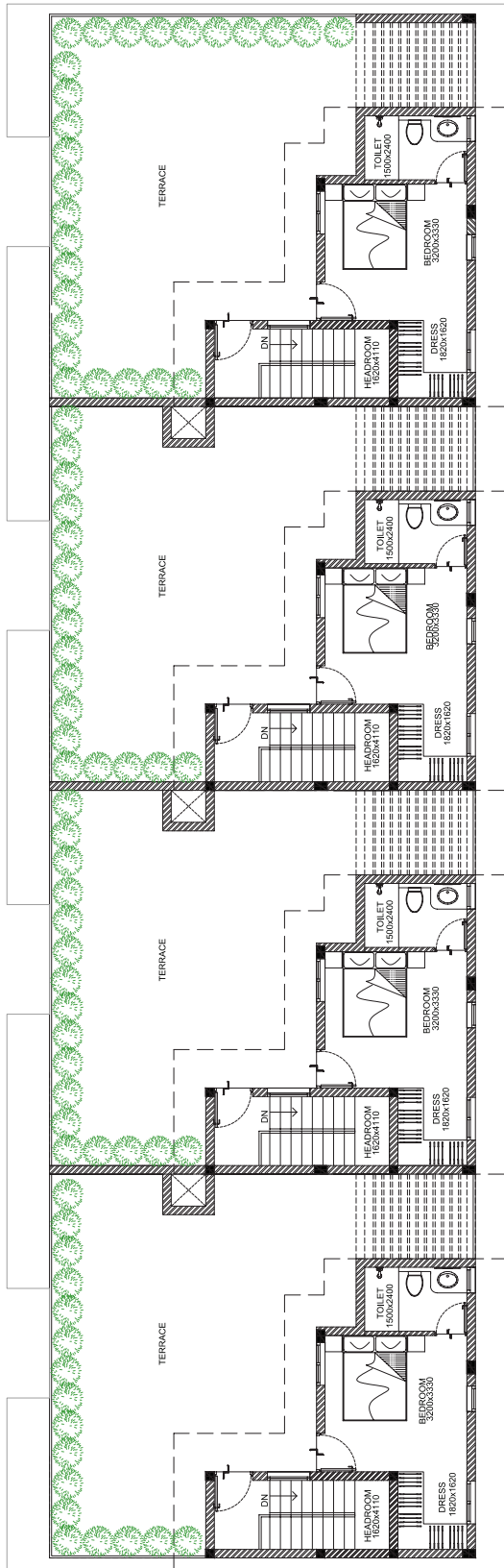


Ground Floor

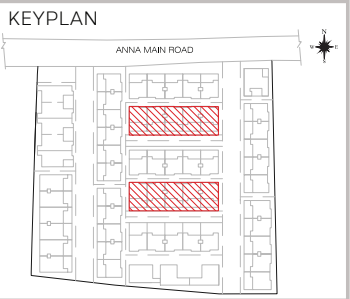
TYPE F VILLA PLAN

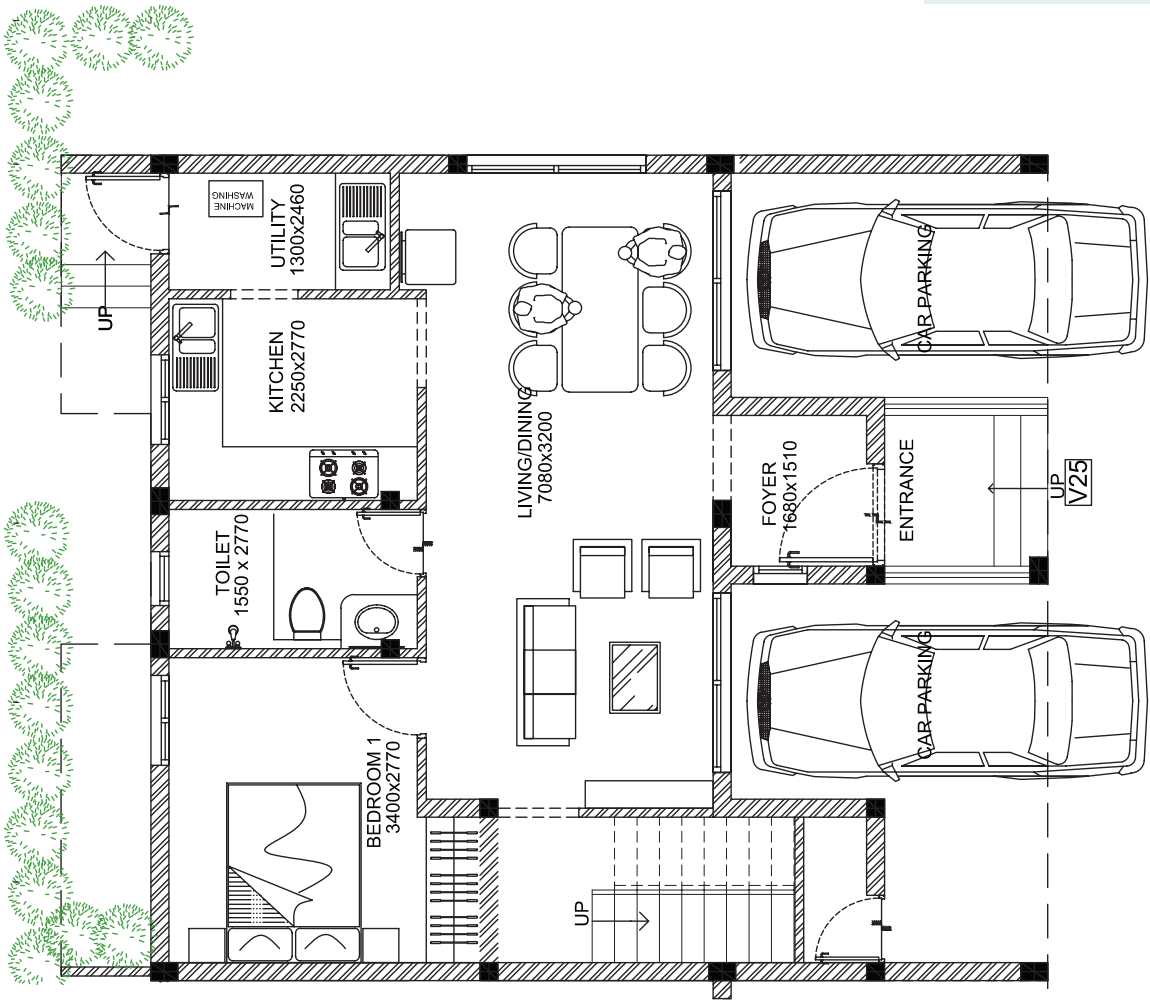


1st Floor

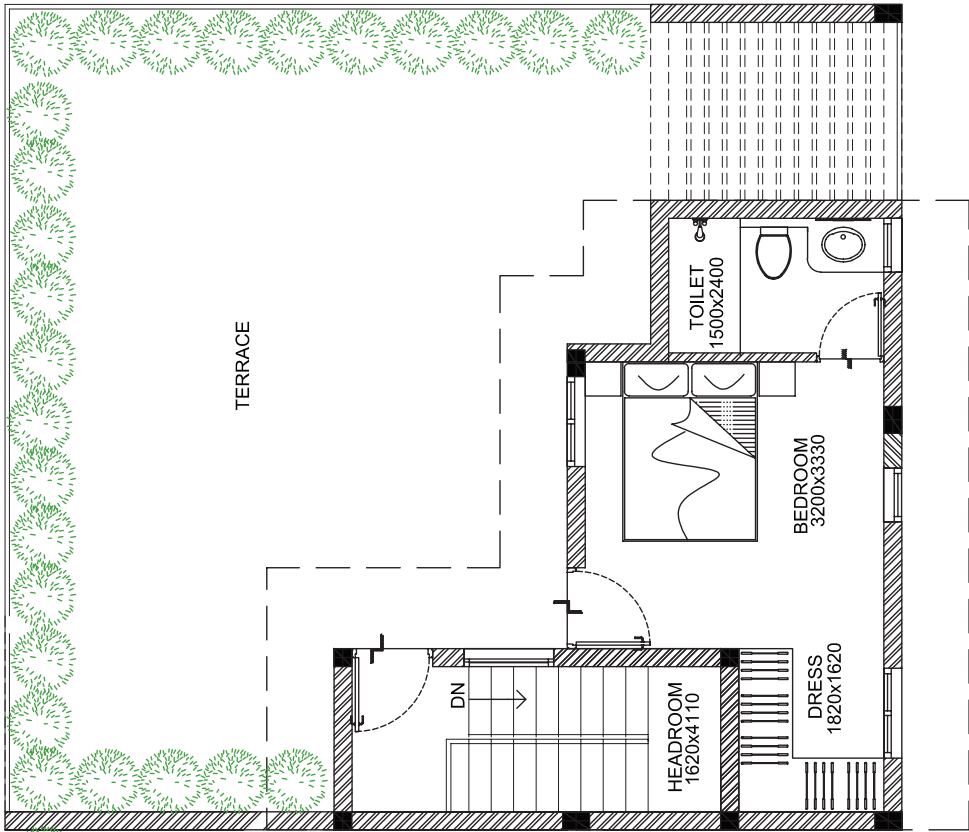


2nd Floor



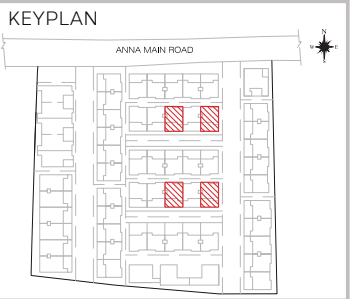
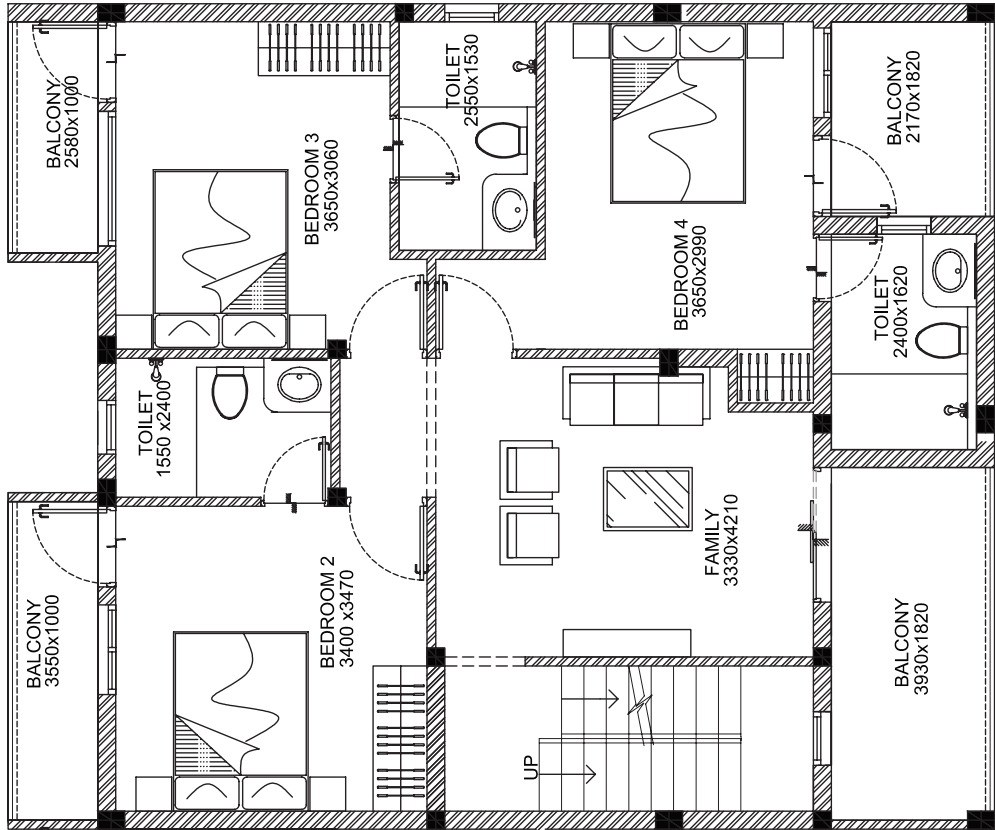


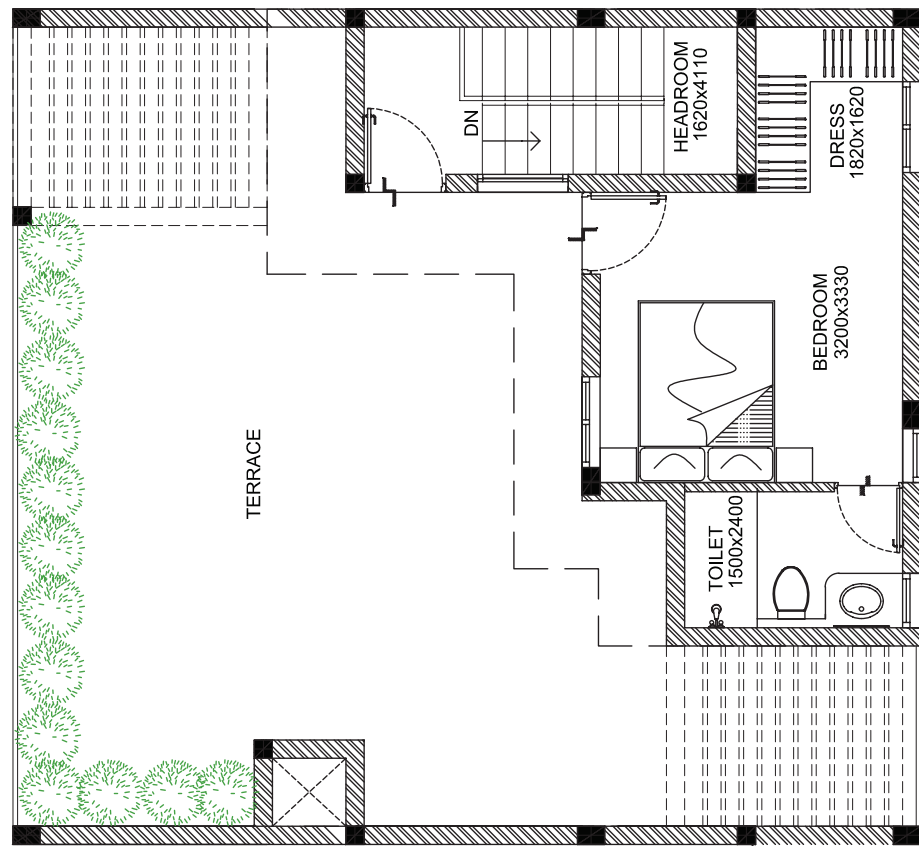
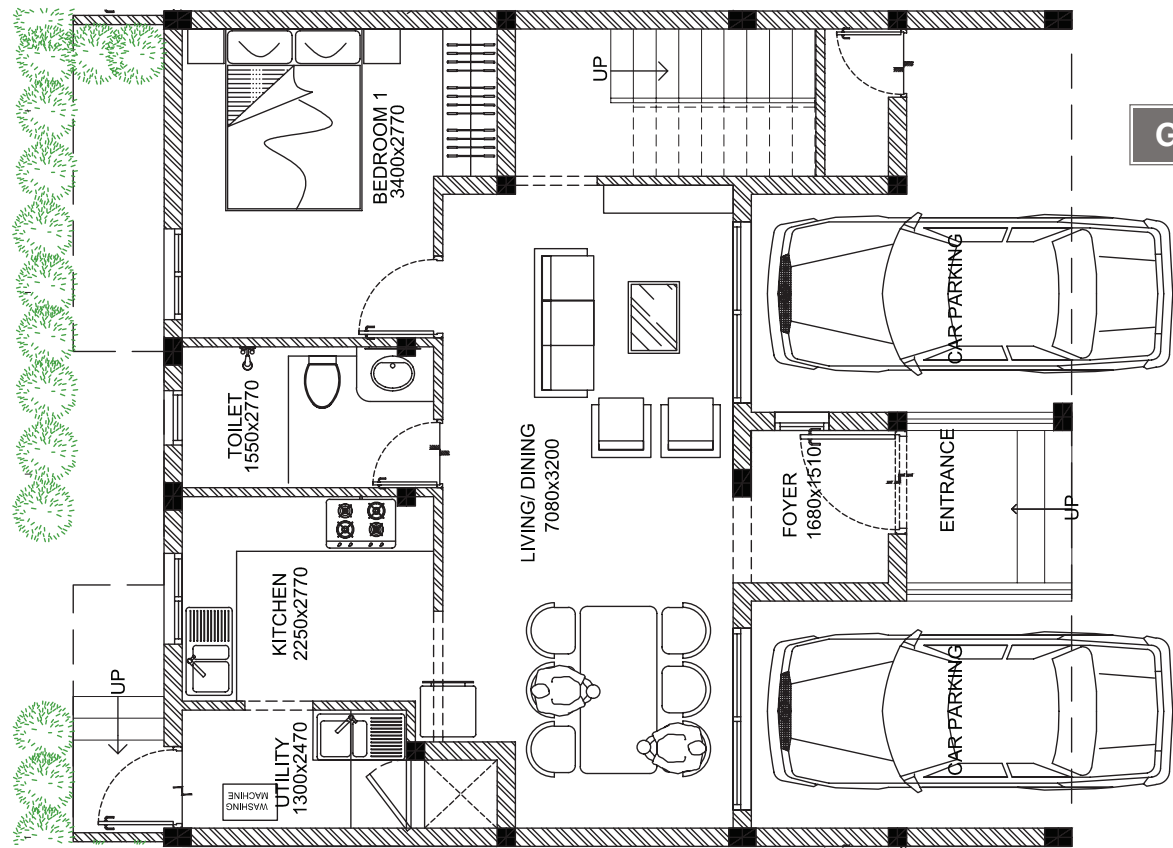
Ground Floor



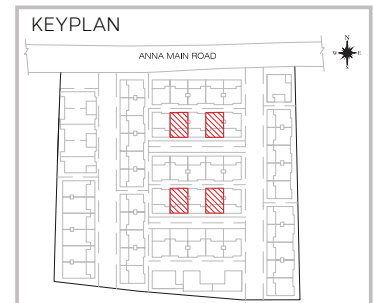
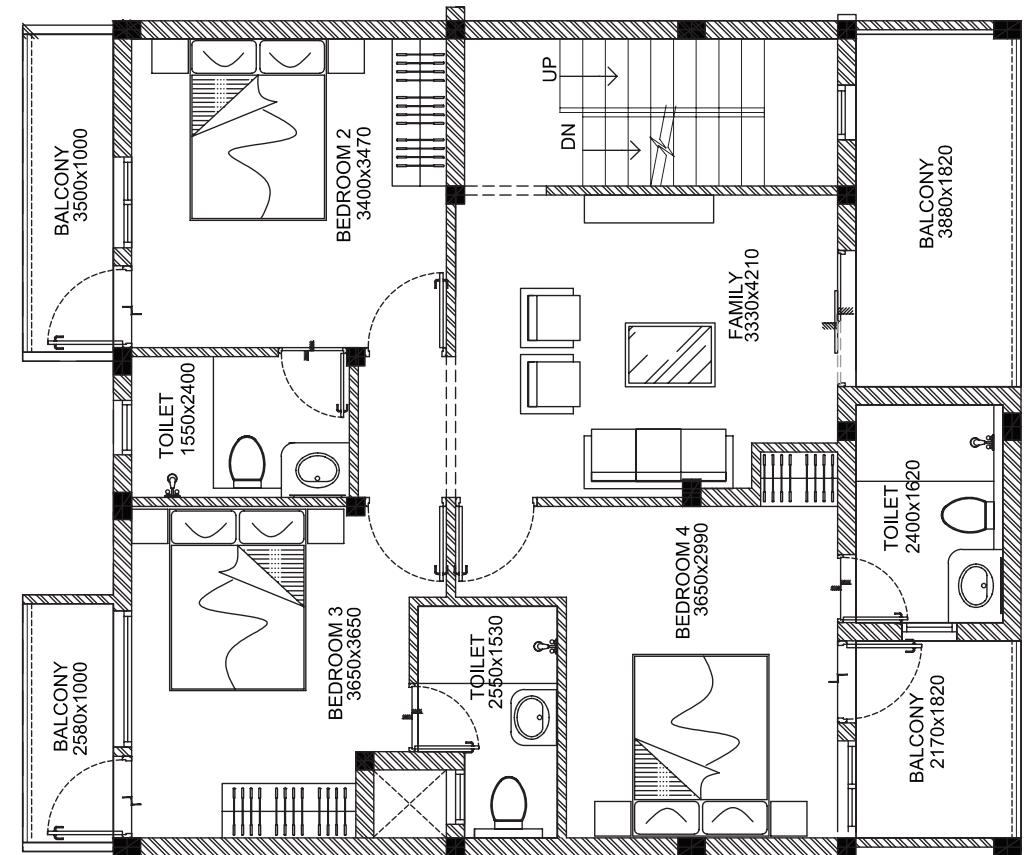
2nd Floor

1st Floor

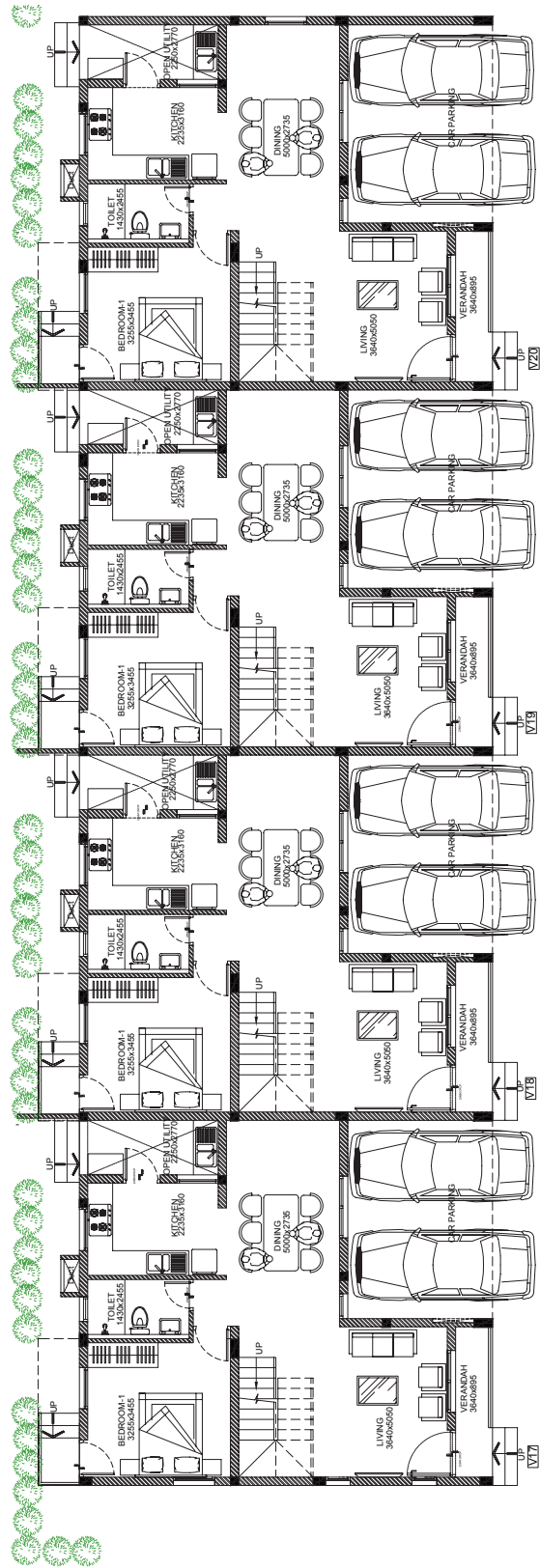




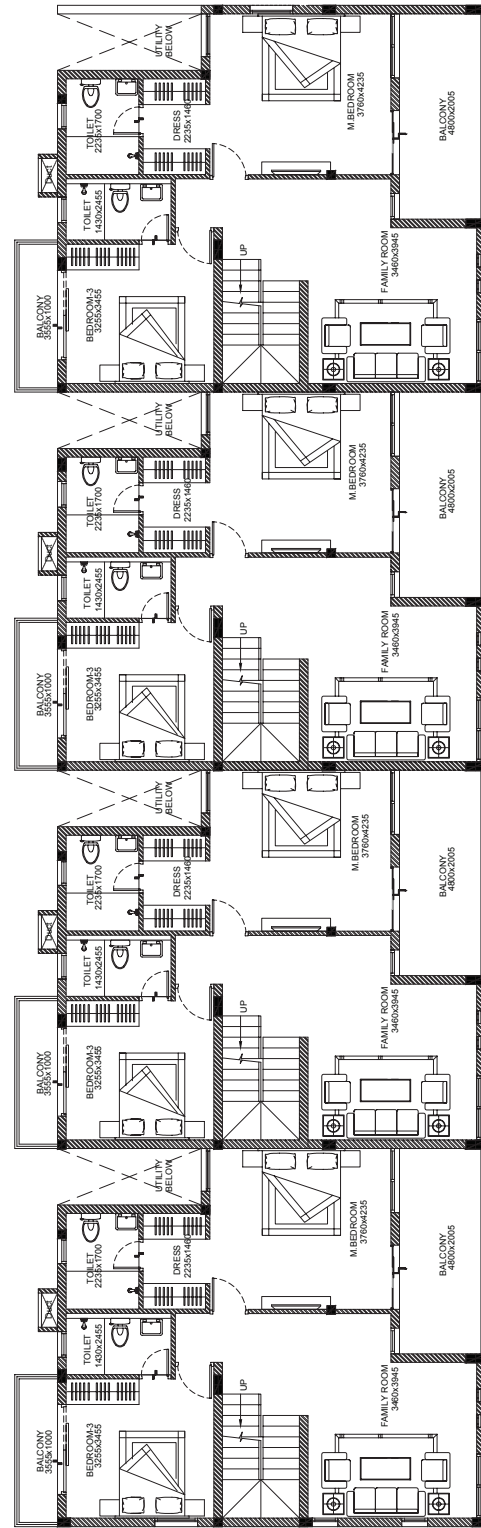
1st Floor



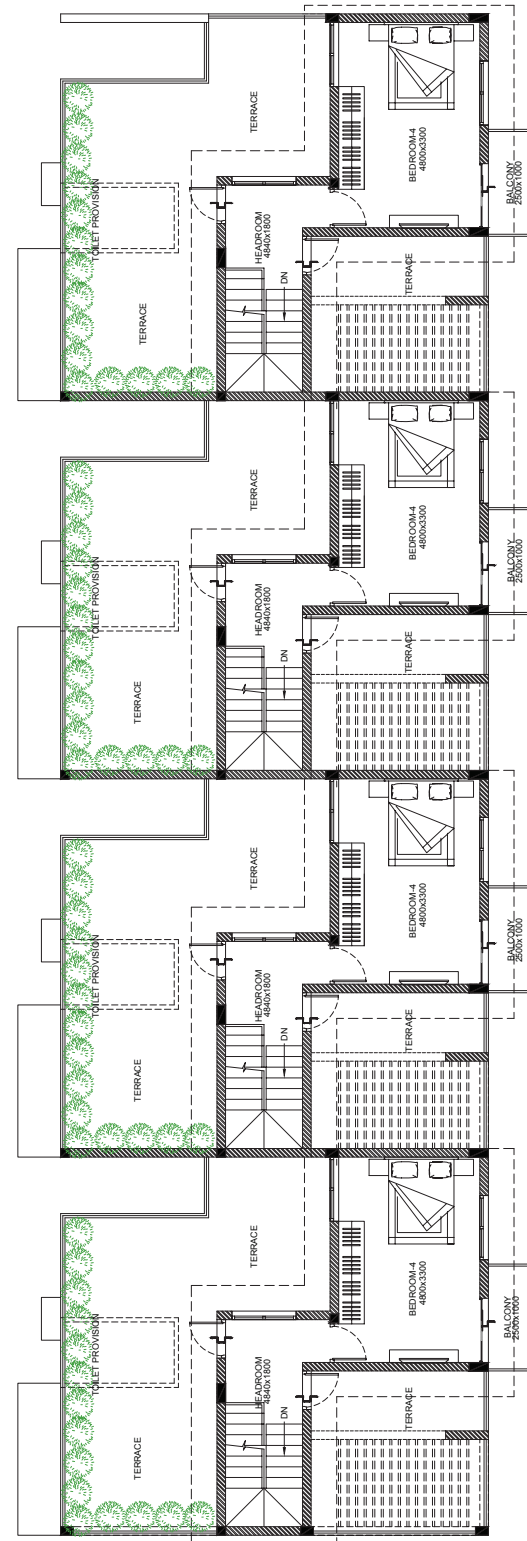
4
BEDROOM VILLAS
2,433 + 554* Sq Ft
2,456 + 560* Sq Ft
2 Covered Car Parks
2 Levels of Living
* Private Terrace



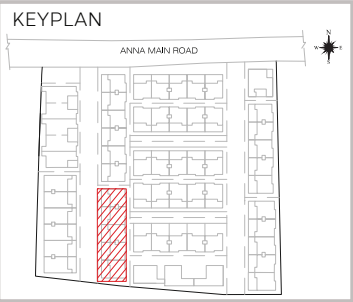
Ground Floor

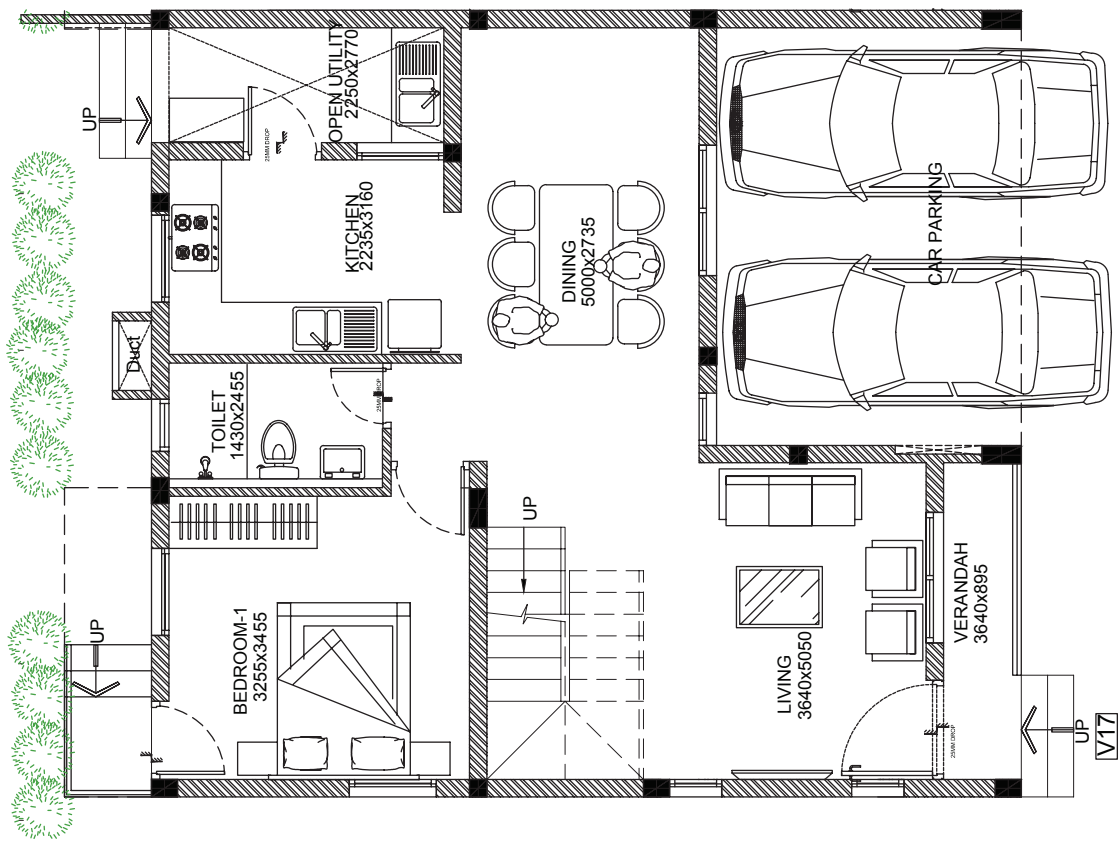


1st Floor

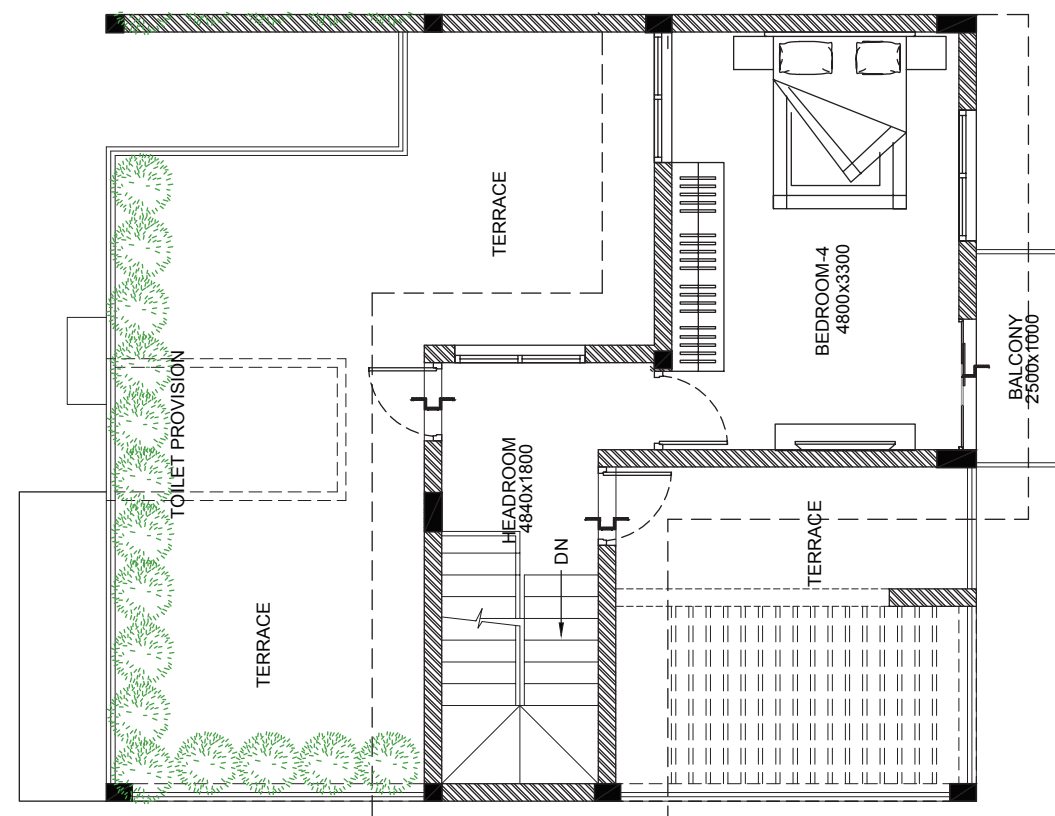


2nd Floor

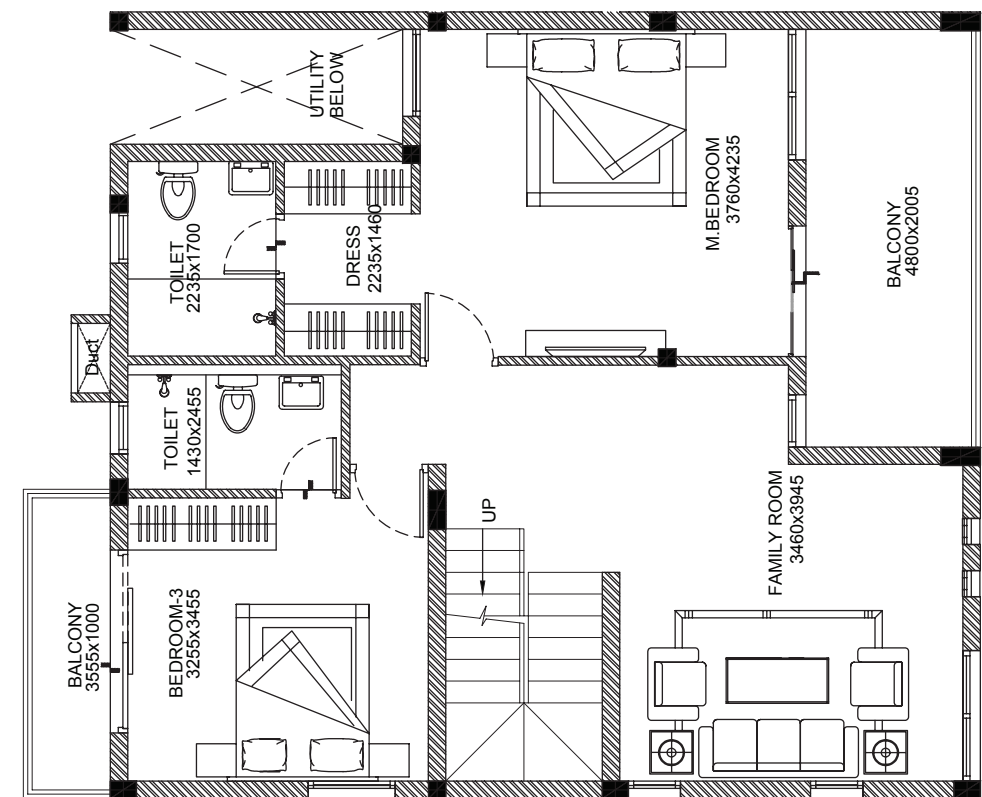




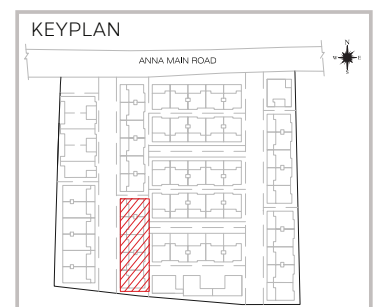
Ground Floor



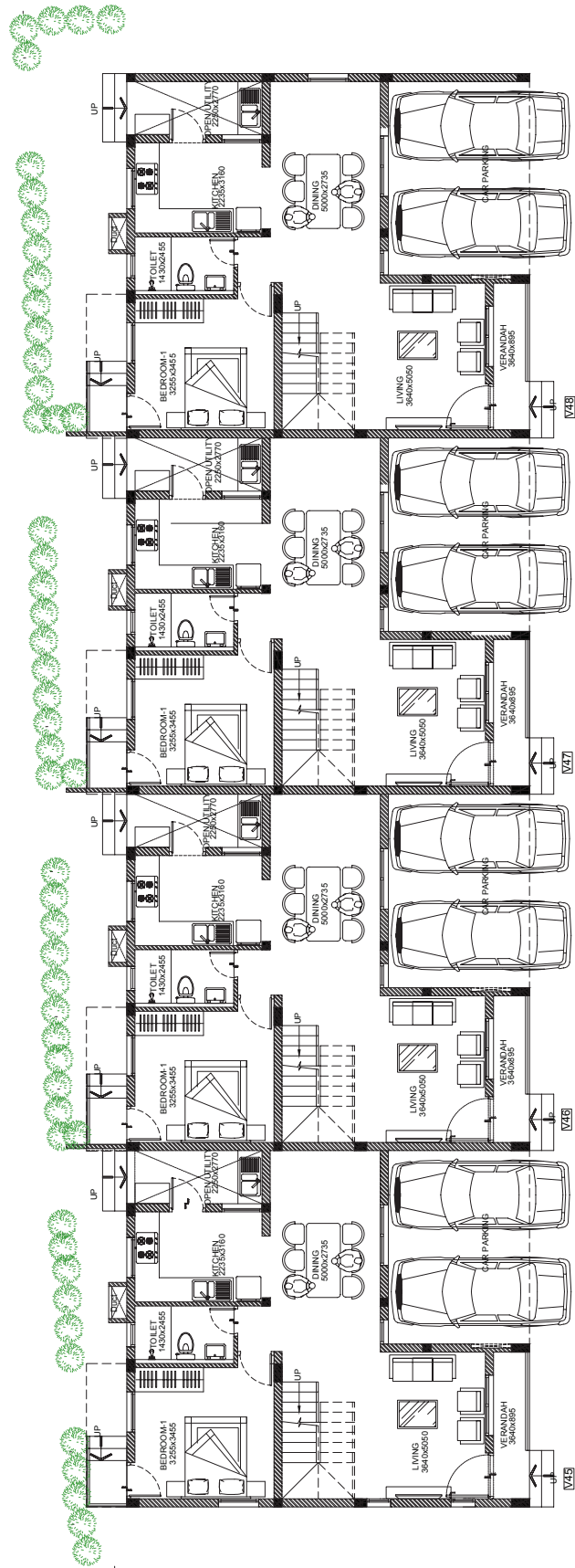
2nd Floor



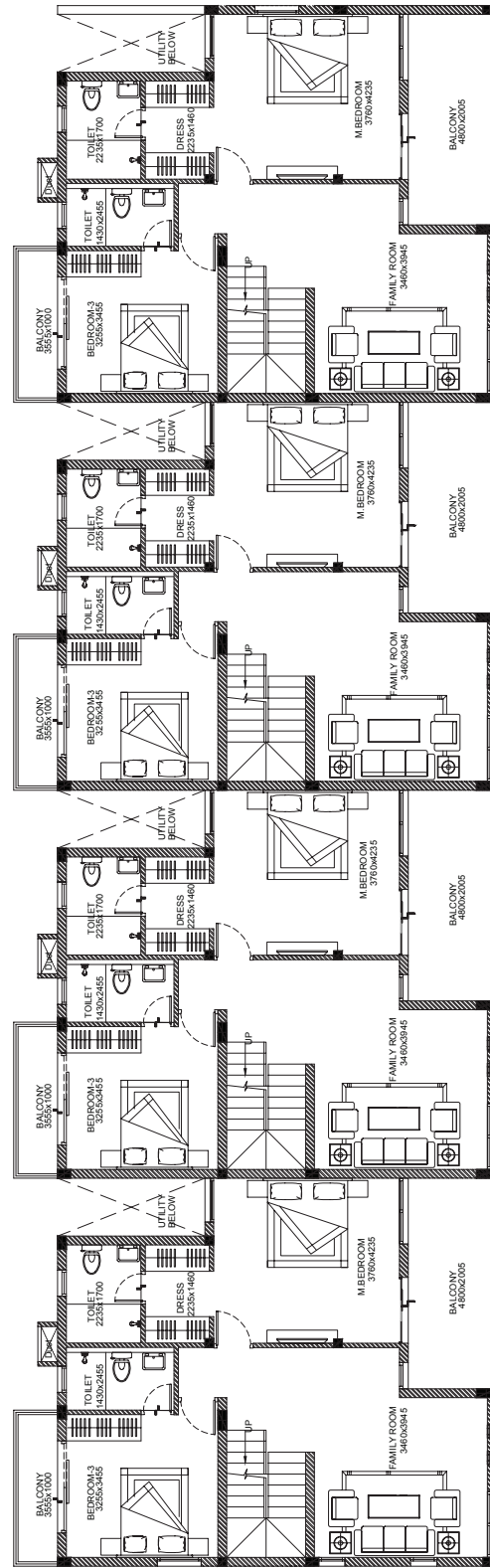
1st Floor



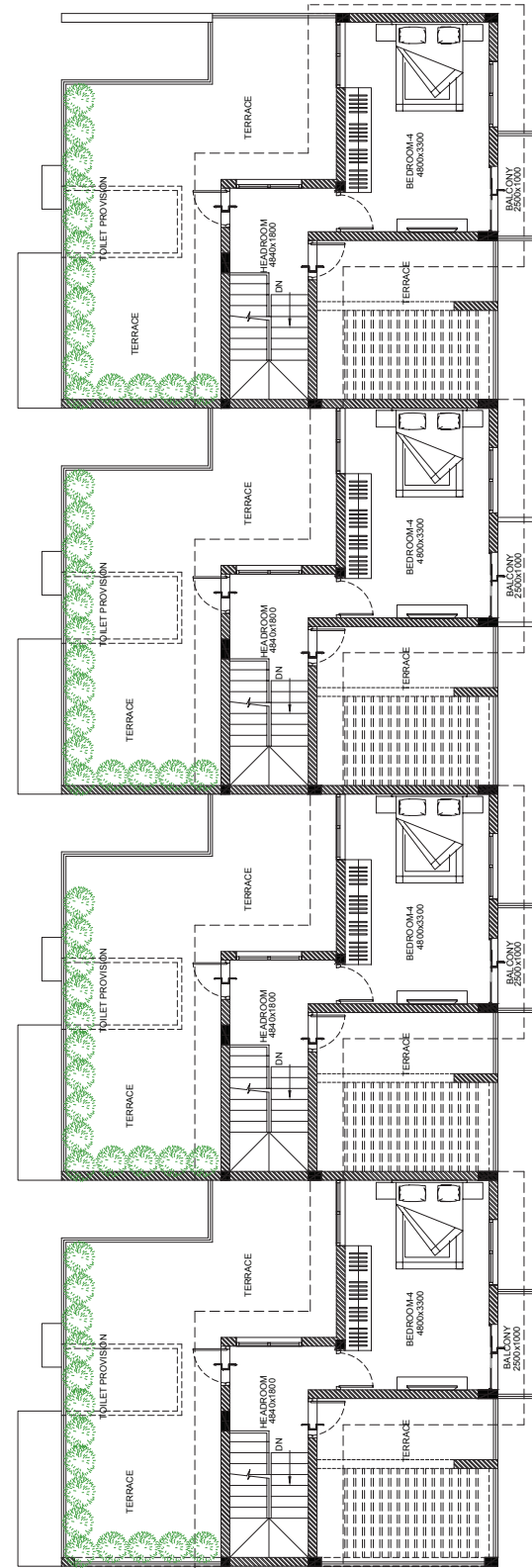
4
BEDROOM VILLAS
2,433 + 554* Sq Ft
2,456 + 560* Sq Ft
2 Covered Car Parks
2 Levels of Living
* Private Terrace



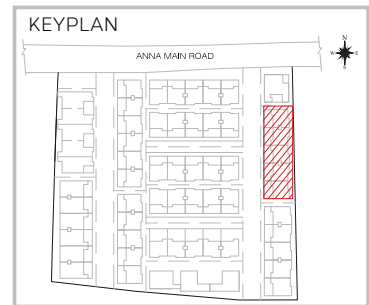
Ground Floor

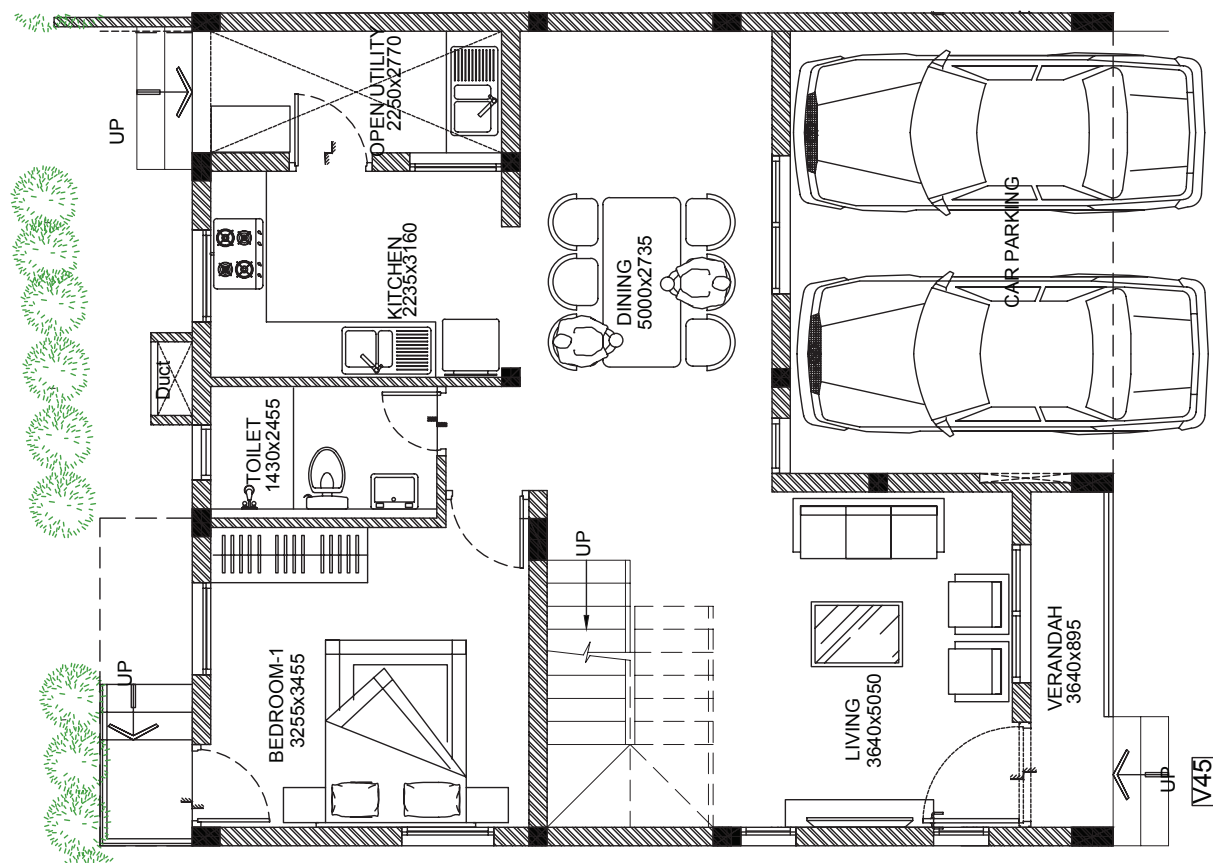


1st Floor

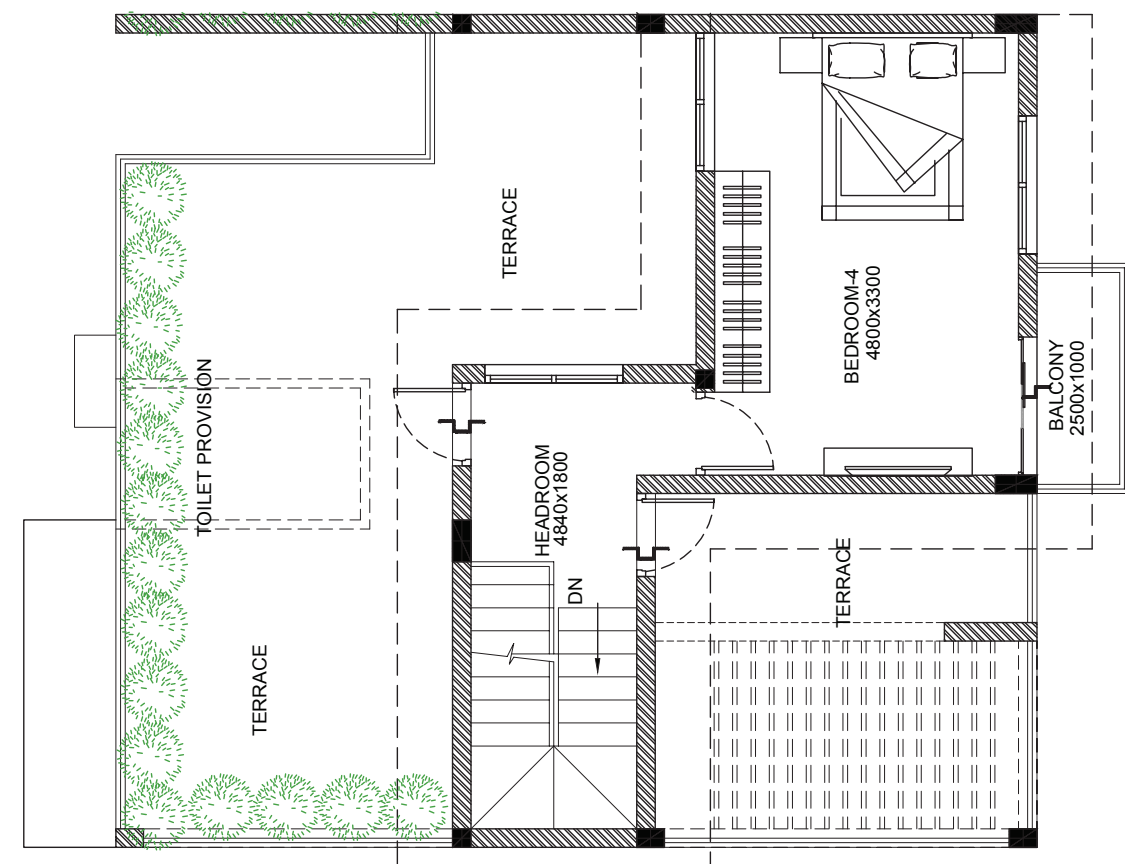


2nd Floor

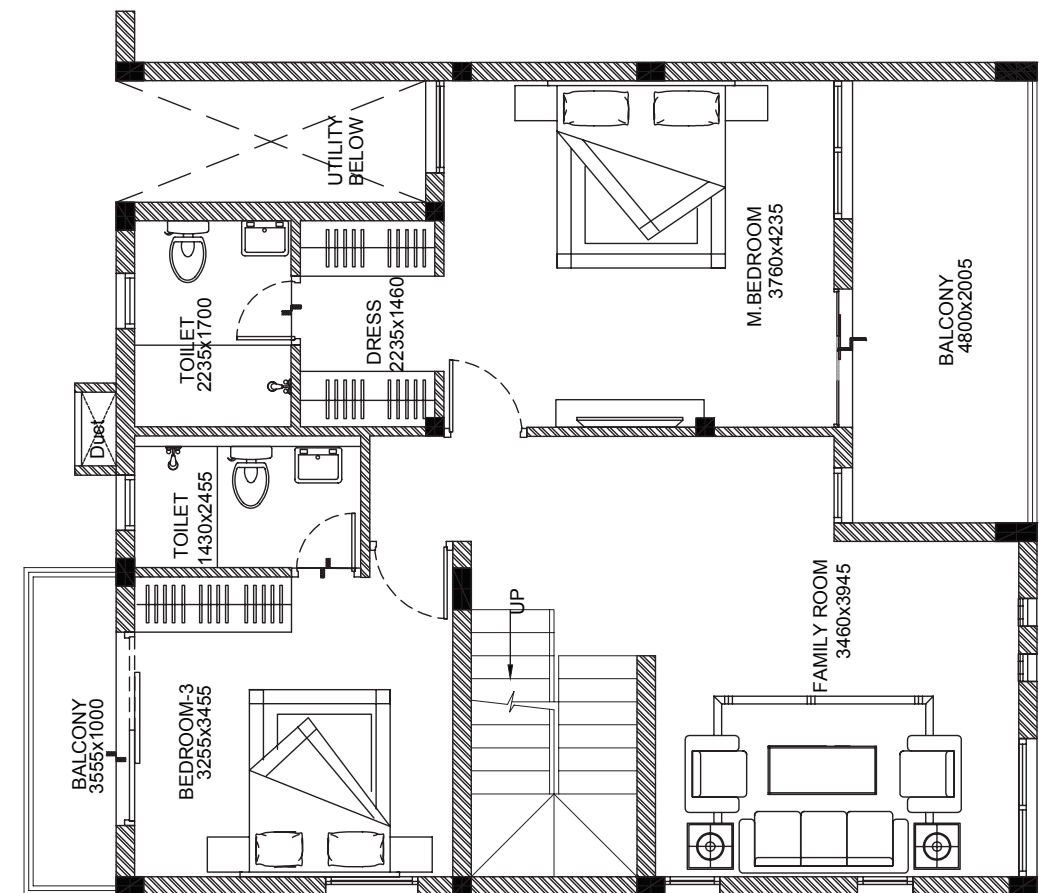




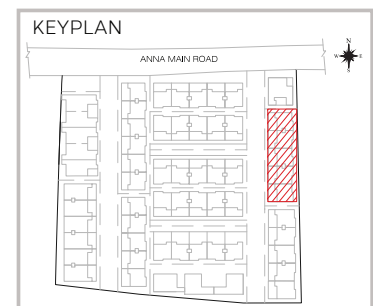
Ground Floor

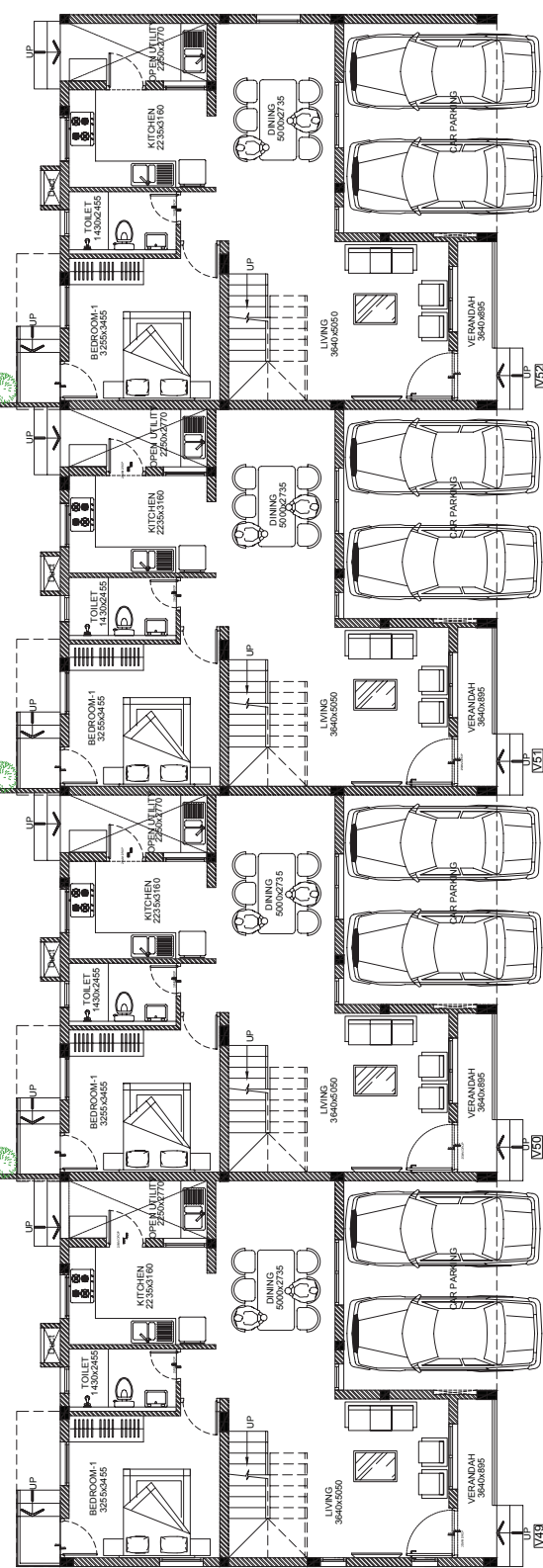


2nd Floor

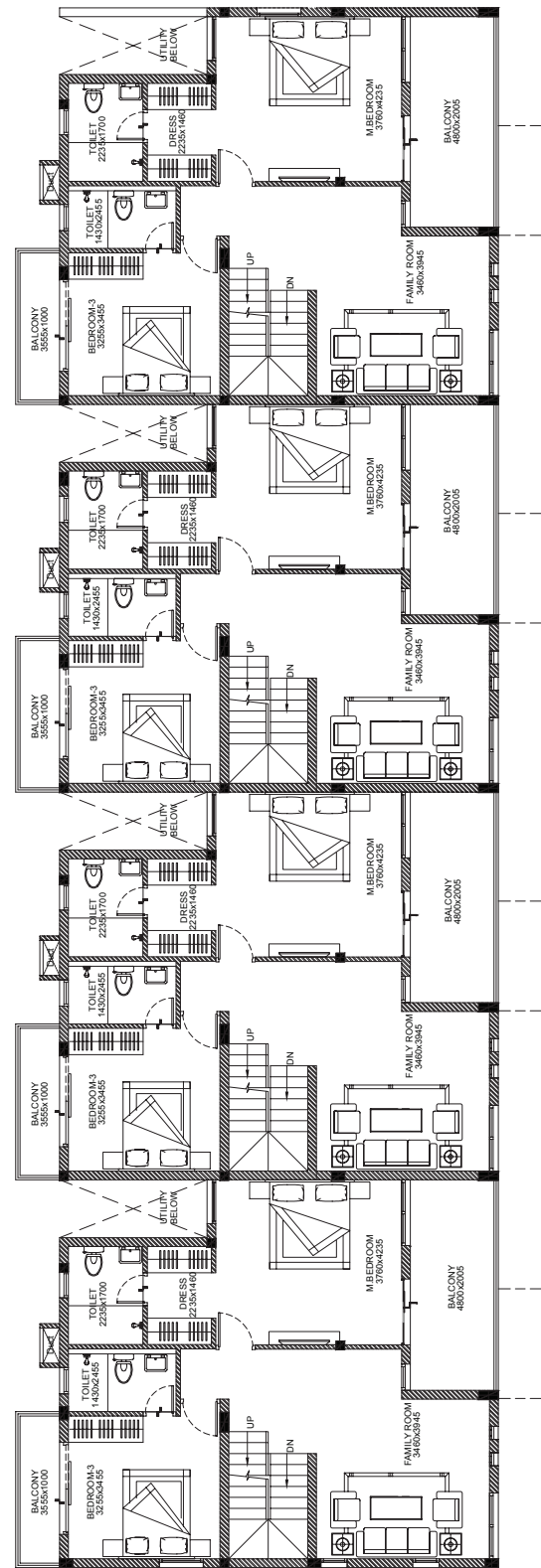


1st Floor

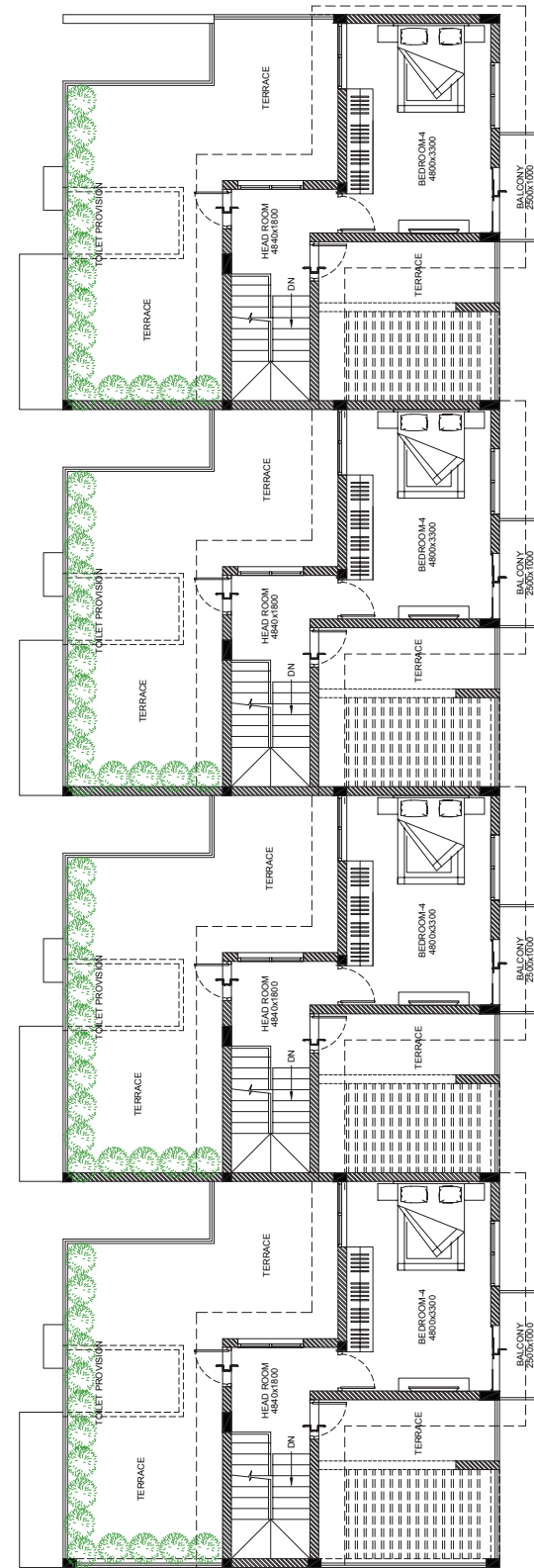




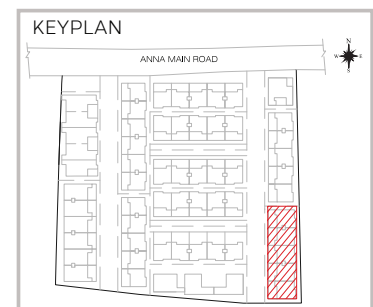
Ground Floor



1st Floor



2nd Floor



4

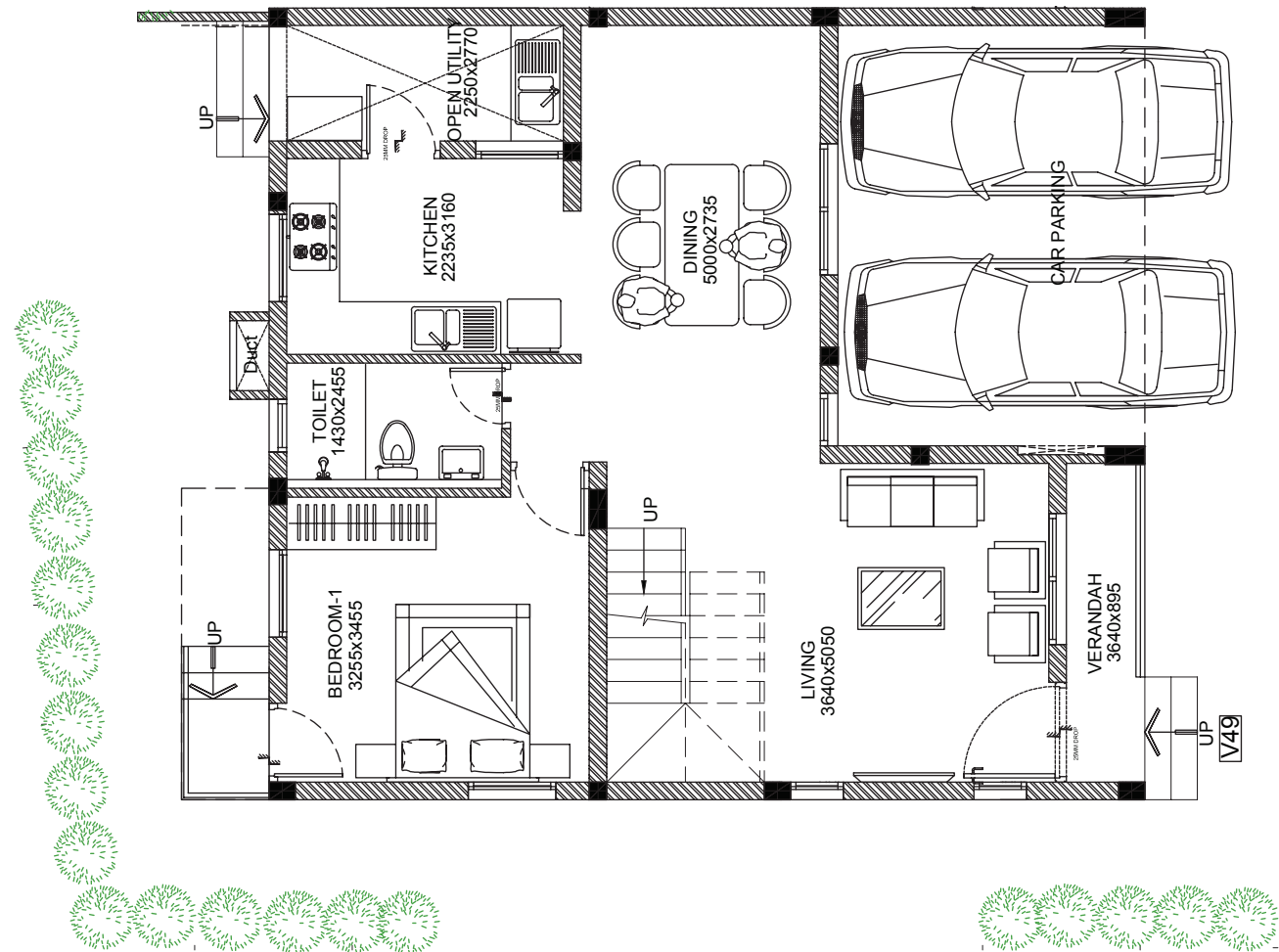
BEDROOM VILLAS

2,439 + 554* Sq Ft

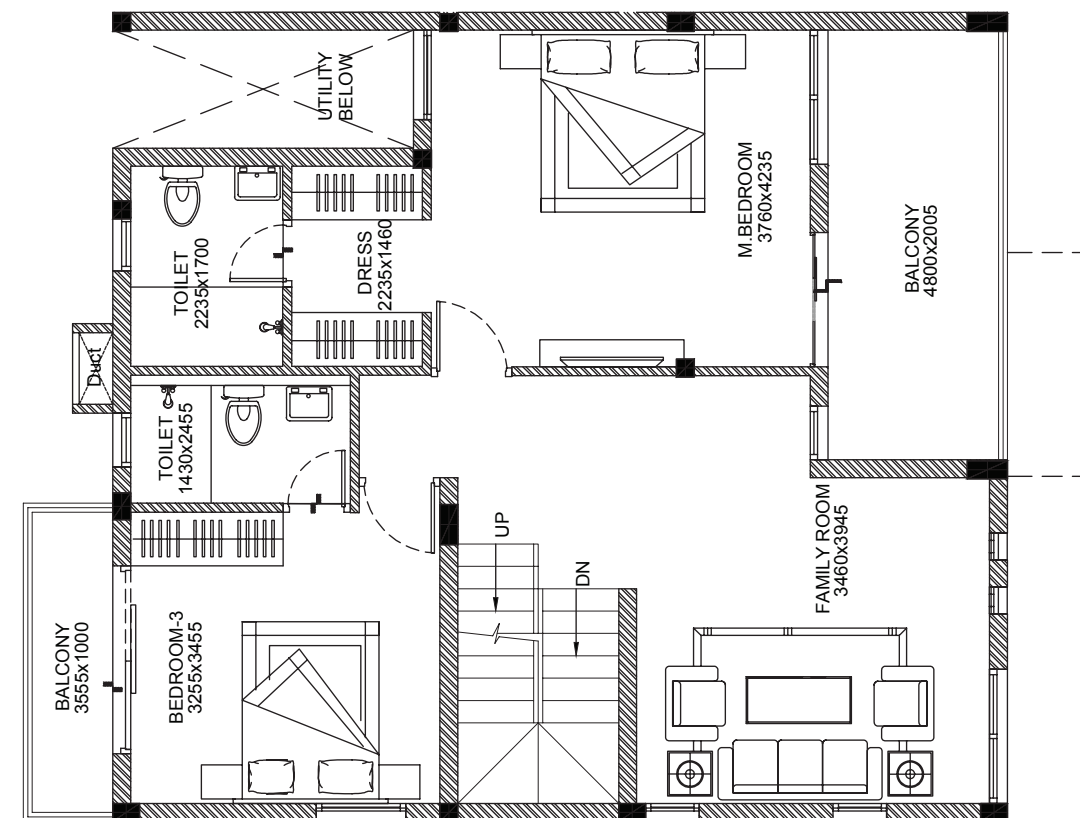
2,463 + 560* Sq Ft

2 Covered Car Parks
2 Levels of Living

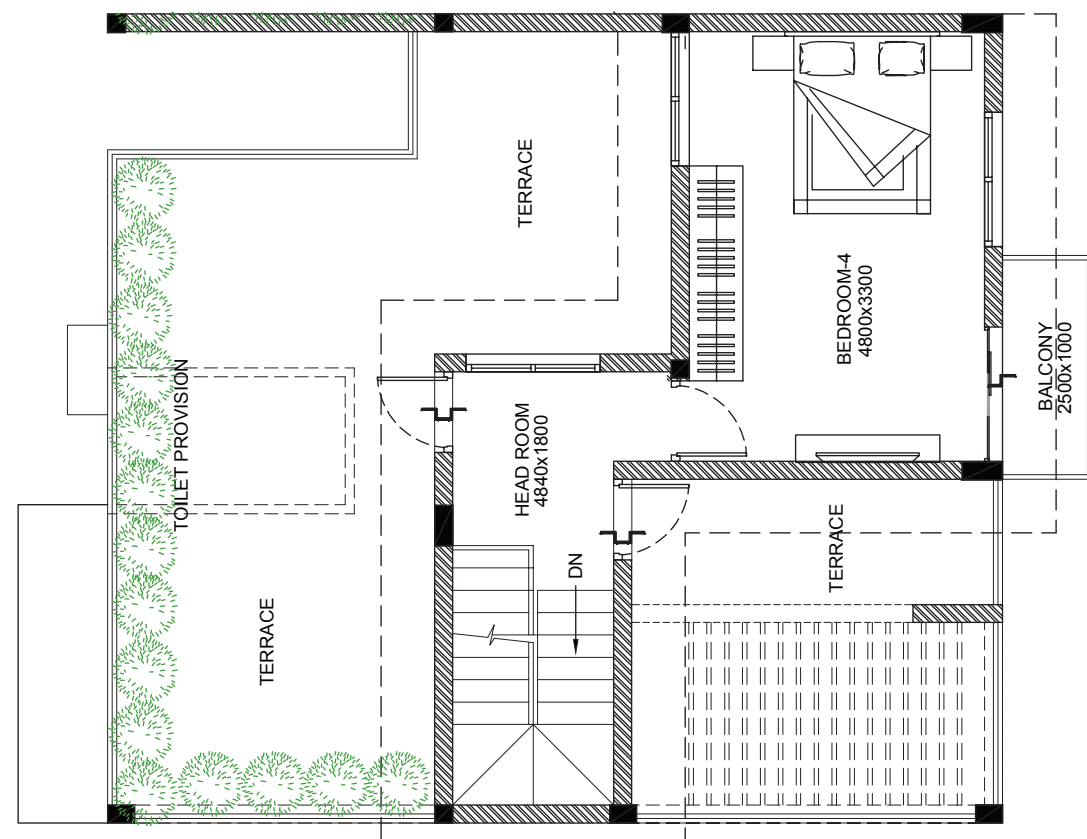
* Private Terrace



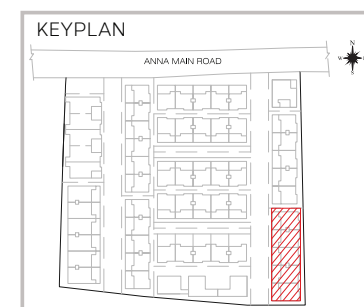
Ground Floor



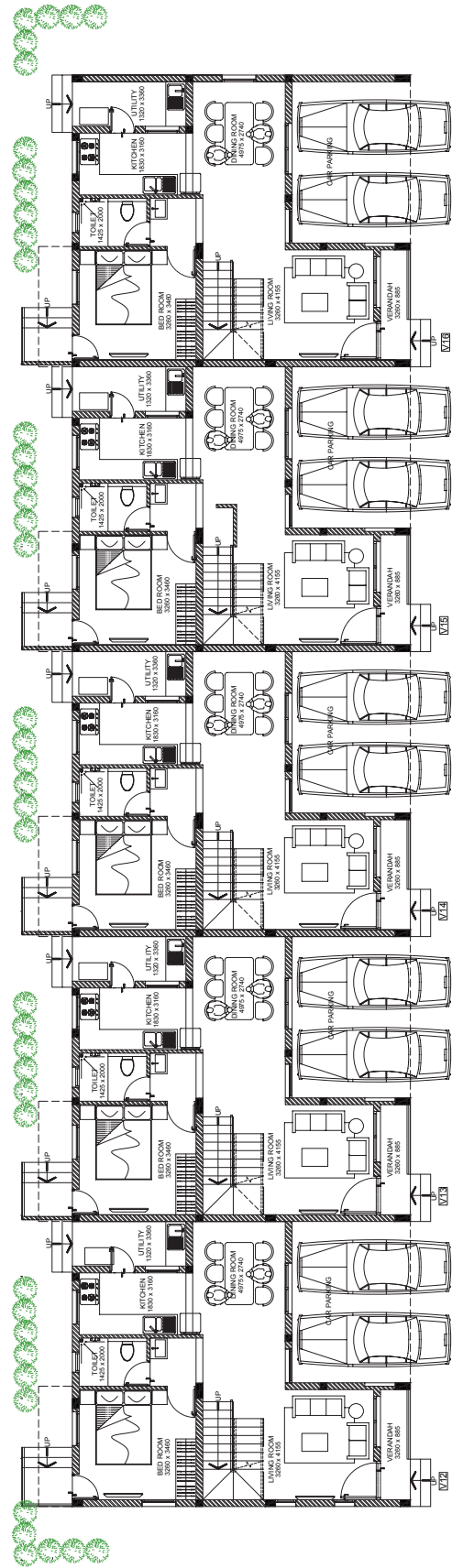
1st Floor



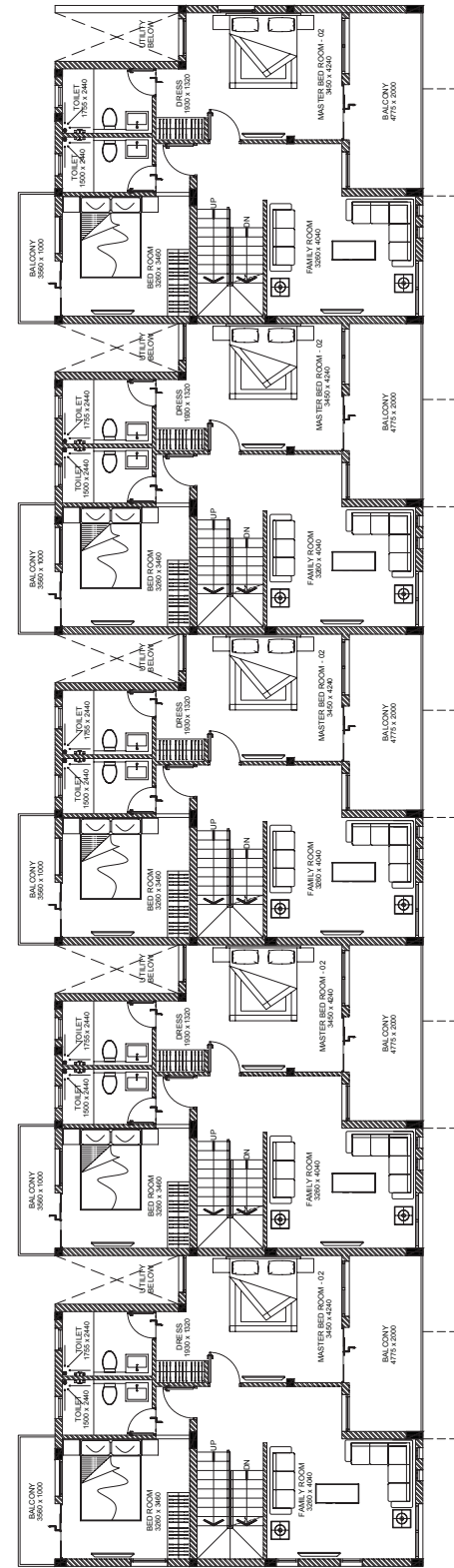
2nd Floor



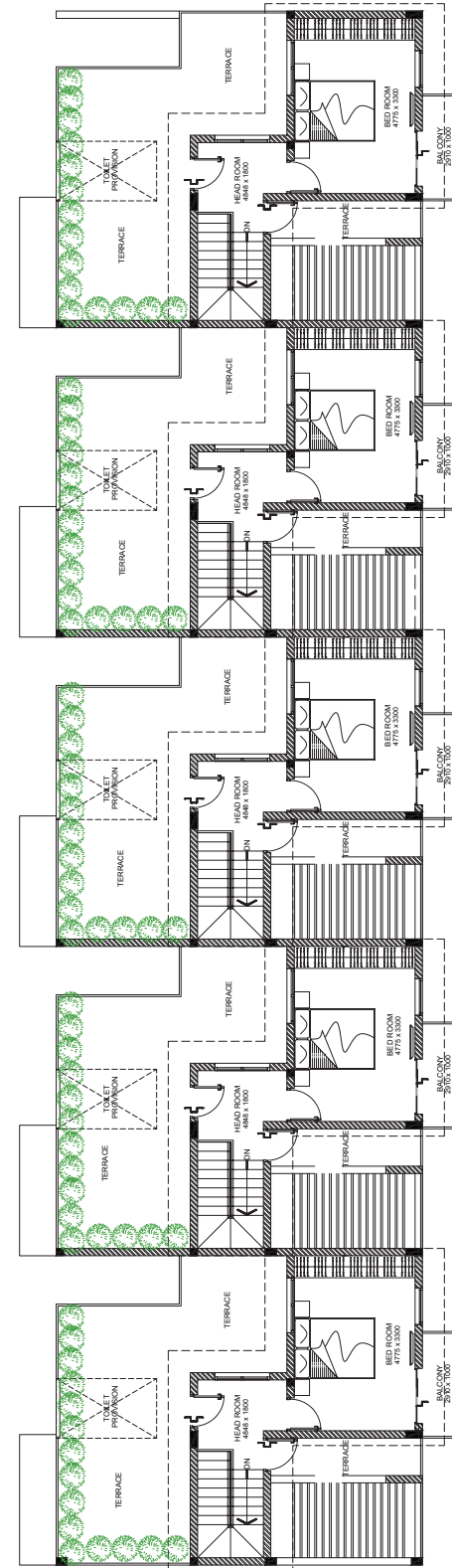
4
BEDROOM VILLAS
2,346 + 508* Sq Ft
2,370 + 515* Sq Ft
2 Covered Car Parks
2 Levels of Living
* Private Terrace



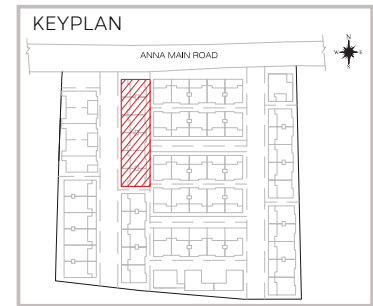
Ground Floor

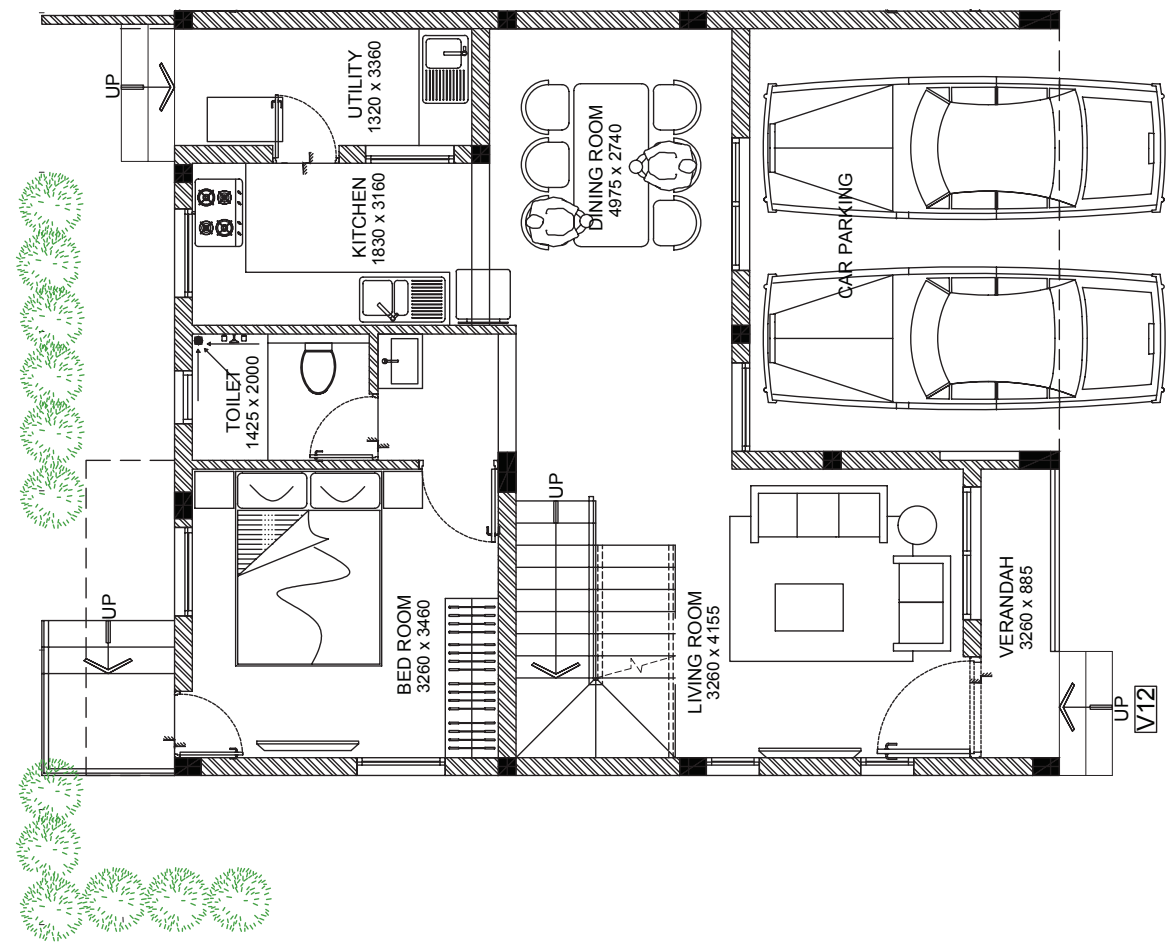


1st Floor

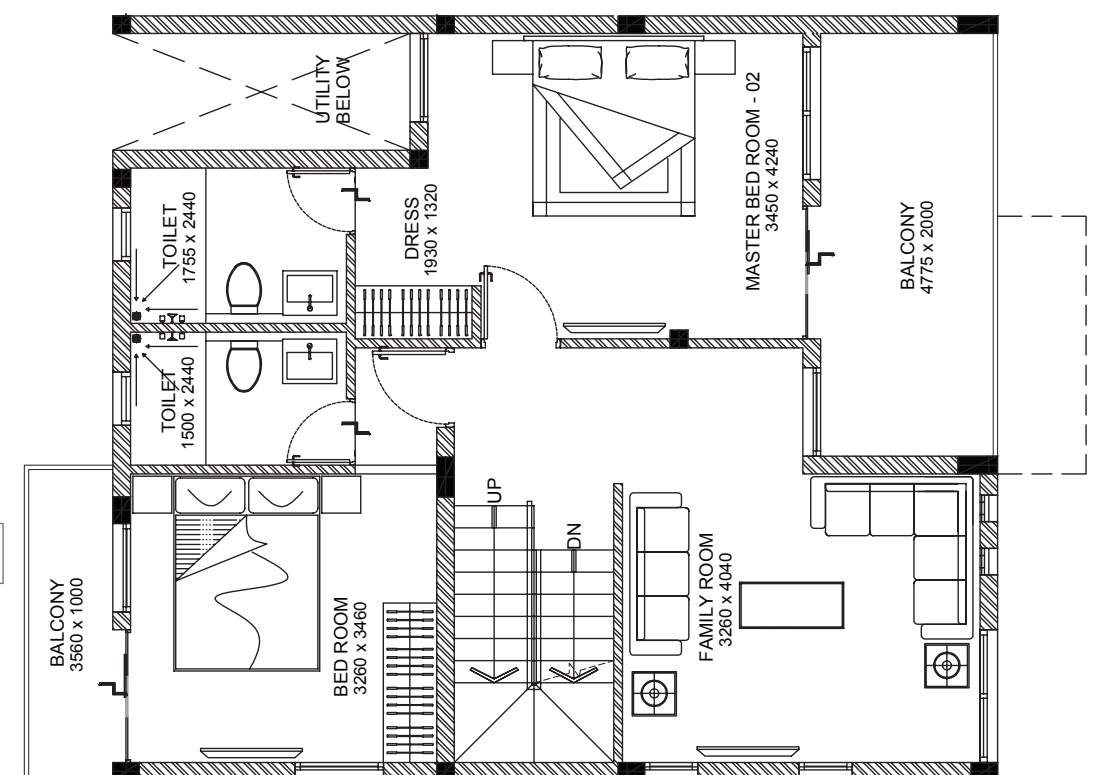


2nd Floor

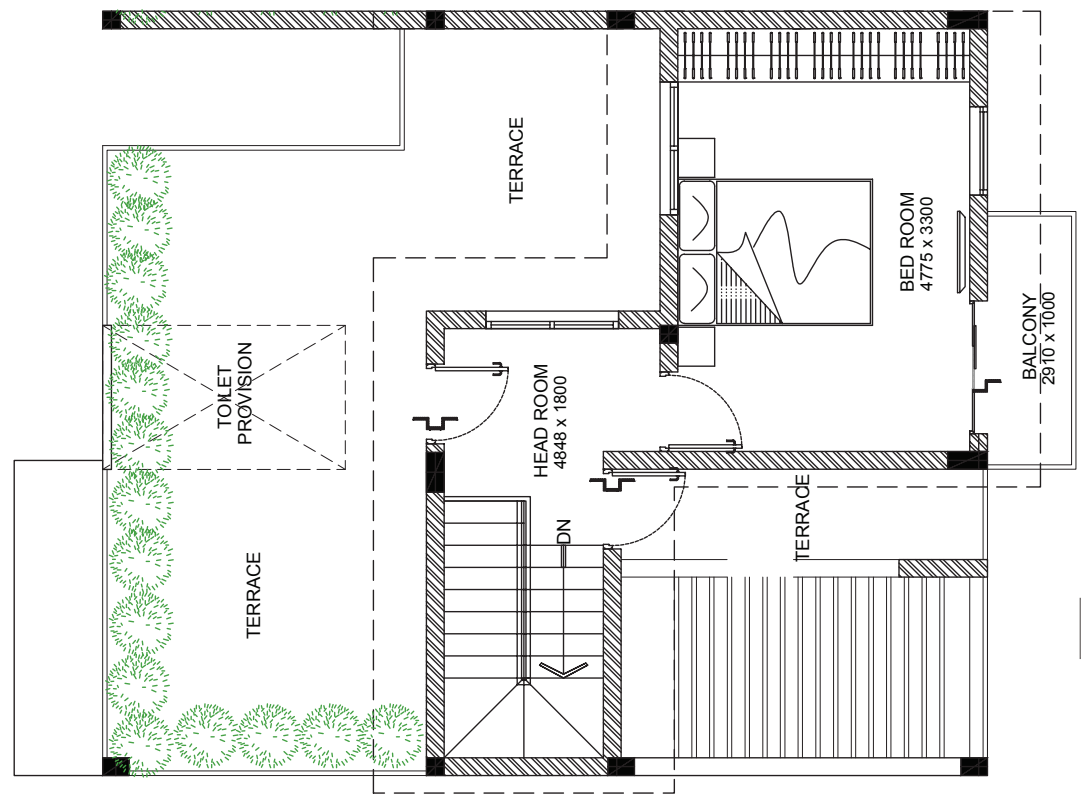




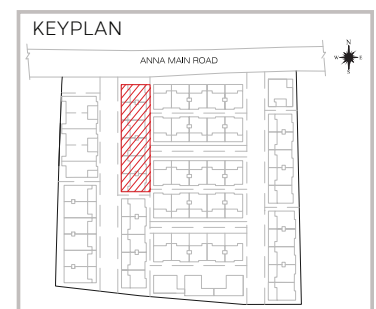
Ground Floor



1st Floor



2nd Floor



TECHNICAL SPECIFICATIONS

STRUCTURE

Ground + 2 RCC framed structure designed to Seismic resistance.

Environment friendly walls with Solid blocks.

Anti-termite treatment under foundation and along the external perimeter of the building.

Steel - Fe 500 TMT

Cement - OPC / PPC 53 grade, as recommended by the structural consultant

FLOORING

FOYER
600 mm x 600 mm Vitrified tile

LIVING / DINING / FAMILY
600 mm x 600 mm Vitrified tile

KITCHEN
600 mm x 600 mm Vitrified tile

UTILITY
Ceramic tile

BALCONY / SITOUT
Rustic ceramic tiles

MASTER BEDROOM
Laminated wooden floor

OTHER BEDROOMS
600 mm x 600 mm Vitrified tile

TOILETS
Anti skid ceramic floor tiles

CAR PARKING
Grano flooring

**KITCHEN /
UTILITY /
TOILET**

Provision for standalone RO system in kitchen

Granite counter top with Stainless steel sinks and drain board (Frankee or equivalent)

Glazed ceramic tiles for 2ft height above kitchen platform

Glazed ceramic tiles for 5ft in utility walls

Glazed ceramic tiles for walls in toilets up to false ceiling

JOINERY

DOORS

Main door: Teakwood frame with designer solid shutters laminated with veneer and polished as per design

Bedroom doors: Laminated solid flush doors with veneer and polished

Toilet doors: Laminated flush doors on one side and PU coat on other side

Balcony: Anodized aluminium sliding doors

Locks: Yale / Godrej / equivalent

WINDOWS
Anodized Aluminium Windows

VENTILATORS
Anodized Aluminium Ventilators

CEILING

Gypsum false ceiling and acrylic emulsion finish

ELECTRICAL

Finolex or equivalent make copper wiring

Modular plate switches (Legrand or Panasonic or Philips equivalent)

Automatic phase change over, circuit breakers, switches (Legrand or equivalent)

**PLUMBING
& SANITARY**

ISI certified concealed CPVC lines for water supply and UPVC sewer lines.

Wall mounted EWC (Roca / Kohler or equivalent)

Wash basin (Roca / Kohler or equivalent)

CP fittings (Roca / Kohler or equivalent)

PAINTING

Exterior: Stone cladding and low VOC weather shield emulsion Paint

Interior: Acrylic emulsion with low VOC (Asian paints or equivalent)

Common areas: Acrylic emulsion with low VOC (Asian paints or equivalent)

**POWER
SECURITY &
MORE**

Diesel Generator power backup for common amenities (Pump, Street lights, security system, Treatment plant, Club house, etc.)

Diesel Generator power back up in villas – lights, fans, 1 refrigerator point, 1 TV point (of maximum 1.5 KW in total)

Surveillance cameras in common areas.

Video door phone facility.

Wifi, Internet, Telephone and DTH for each Villa.

This kit is purely conceptual and does not constitute a legal offering. BBCL reserves the right to add, delete, alter or modify any part of the offering described herein.
Added elements, if any, showcased are only indicative and / or conceptual and may not be provided by the developer.

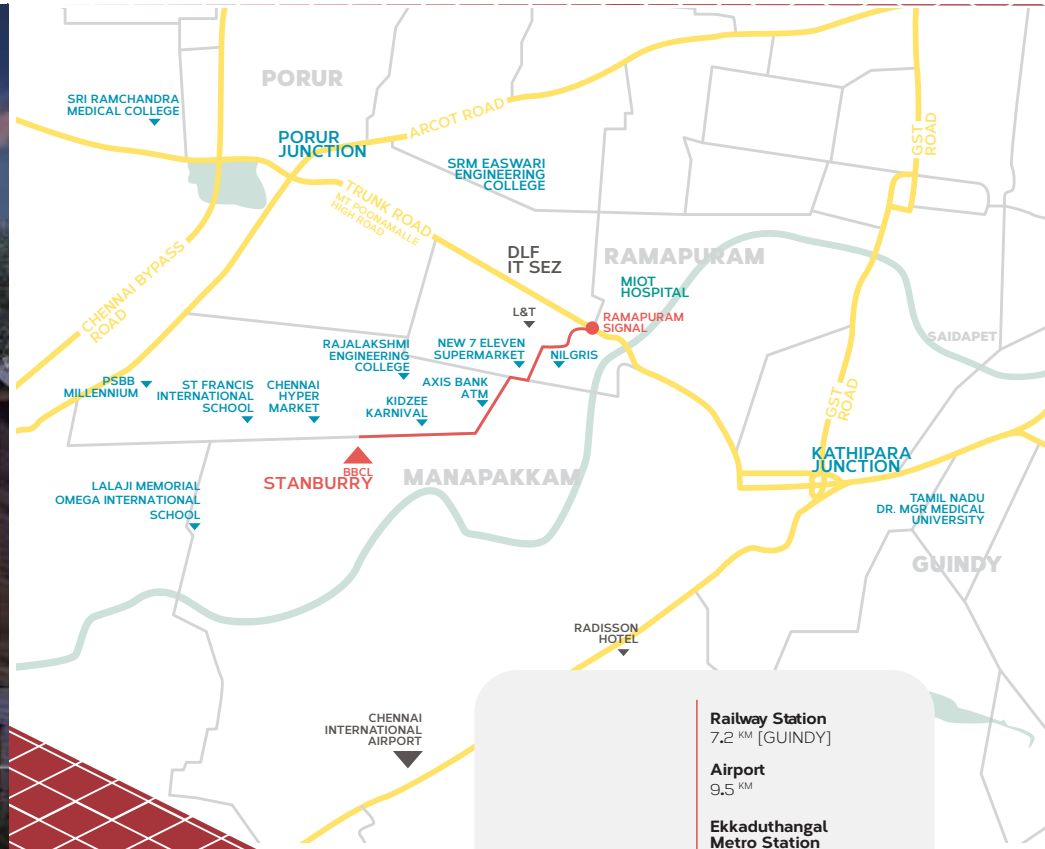
044 4348 6666
enquiry@bbcl.in
www.bbcl.in

BBCL Stanburry
Old no: 56, new no:79,
MGR Road, Manapakkam,
Chennai - 600 125.

Corporate Office Address
BBCL A Vummidi Enterprise
20, Mylai Ranganathan Street,
T Nagar, Chennai - 600 017.



TYPE 'E' VILLA



COMMERCIAL L&T 3.0 KM HP 3.3 KM DLF 3.3 KM		RESTAURANTS Dominos 3.0 KM Lemon Tree 3.8 KM Anjappar 3.6 KM Sangeetha 4.5 KM KFC 5.6 KM	
MEDICAL FACILITIES MIOT 3.7 KM SRMC 5.0 KM Apollo 10.0 KM		FINANCIAL INSTITUTIONS ICICI 1.5 KM HDFC 3.0 KM	
EDUCATIONAL SRM Eswari Engineering College 5.2 KM SRM Dental College 5.2 KM		INSTITUTIONS St Francis International School 0.5 KM Lalaji Memorial Omega International School 2.0 KM PSBB Millennium 2.5 KM	
Porur 3.0 KM Stanburry BBCL		Kathipara Metro Station 6.0 KM Railway Station 7.2 KM [GUINDY] Airport 9.5 KM Ekkaduthangal Metro Station 6.7 KM	



Why choose one when you can have the best of both worlds

THE LUXURY OF A VILLA
+ THE EASE OF AN APARTMENT

THE PRIVACY OF A BUNGALOW
+ THE SECURITY OF A GATED COMMUNITY

A GARDEN AT YOUR DOORSTEP
+ ONE ON THE TERRACE

BBCL®

Established in 1986, BBCL is Chennai's trusted developer operating in 3 segments of residential development such as Premium / Luxury / Ultra Luxury. We are setting new standards for quality creation of homes that truly reflects our brand philosophy - "Adding Life to Living".

Site Address
Stanburry, Old No: 56, New No:79,
MGR Road, Manapakkam,
Chennai - 600 125.

Corporate Office Address
BBCL A Vummidi Enterprise
No: 20, Mylai Ranganathan Street,
T Nagar, Chennai - 600 017.

+91 44 4348 6666 | enquiry@bbcl.in | www.bbcl.in

★ ★ ★ ★
LUXURY

IGBC Pre-certified Gold Rated
Green Home Project

CREDAI





TYPE 'B' VILLA

+ GREEN FEATURES

- IGBC pre-certified gold rated building
- Energy efficient building
- Adequate day lighting and fresh air
- Charging facility for battery operated vehicles
- Efficient rain water harvesting
- Use of ultra-low flow and water efficient fixtures
- Water meters and energy meters
- Landscaping with native species
- Use of Eco friendly building materials

+ SECURITY & POWER

- Surveillance cameras in common areas
- Smart card + key pad access control system
- Video door phone facility
- Diesel Generator power backup for common amenities (Pump, Street lights, security system, Treatment plant, Club house, etc.)
- Diesel Generator power back up in villas - lights, fans, 1 refrigerator point, 1 TV point (of maximum 1.5 KW in total)
- Wifi, Internet, Telephone



+ SHARED AMENITIES

- Club house
- Party Hall + Garden
- Indoor games
- Children's pocket
- Seniors' courtyard
- Gym
- Infinity pool
- Service staff restrooms
- Reflexology garden

the Villas

BBCL Stanburry is a community of luxury row villas tuned to needs of sophisticated urban lifestyles. Every detail of our boutique villas is executed to enhance everyday life, equipped with the finest fittings and finishes to make your home a joy to live in. Your BBCL Stanburry home is upgradable to a fully furnished villa with Italian furniture and fixtures with complete home automation.

52 BOUTIQUE VILLAS

Available in 3 or 4 bedroom configurations, everything about a BBCL Stanburry villa is thought out to give you more: well designed floor plans for more privacy, 2 covered car parks and a plush master suite with walk in wardrobes. A central skylight illuminates every floor through the day and your private terrace is perfect for a get-together in the evening.

BBCL Stanburry Villas

2,157 - 2,498 sq ft *
3 & 4 BHK

- Attached bathrooms + powder room + service toilet
- 2 levels of living
- Open Kitchen + bar / breakfast counter + dining room
- Bedroom
- Private Terrace + Balcony
- Landscaped Garden
- 2 Covered Car Parks

VILLAS

TYPE A

2,460 - 2,498 SQ FT

TYPE B

2,219 - 2,271 SQ FT

TYPE C

2,433 - 2,456 SQ FT

TYPE D

2,231 - 2,270 SQ FT

TYPE E

2,157 - 2,282 SQ FT

TYPE F

2,457 - 2,497 SQ FT

* Private terrace area additional.



TYPE 'B' VILLA