



800 UNITS @ PONMAR - VENGADAMANGALAM

### LML ATITA



3 BHK, 4 APARTMENTS @ PERUNGUDI - OMR  
STILT + 2FLOORS

### LML LAKESCAPE



3 BHK, 16 APARTMENTS @ PADUR - OMR  
STILT + 4FLOORS

## CONTACT DETAILS



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LET US PUT  
YOUR DREAMS  
WITHIN REACH !



LML RAGA  
2 BHK APARTMENTS @ PERUNGUDI - OMR



'LML Homes' is a division of LUCKY MERCANTILE LIMITED, a reputed Non-Banking Finance Company, registered and commenced in the year 1992 providing finance. 'LML HOMES' was started in 2005, as a strategic decision to spread out the business portfolios and also to cater to the Public at large in search of good dwelling.

A decade of successful excellence in real estate industry, "LML HOMES" implemented 20 Prestigious residential and commercial Projects of various size and design, bringing contentment to 300 Plus families.

This experience and the joy of our clients, enthuse us to raise the bar of uncompromising quality construction with each completed project. This legacy continues in 'LML HOMES' Raga too.

TWO  
BEDROOMS

EXCELLENT  
SPACE

LIFT

COVERED  
CAR PARKING

SECURITY  
INTERCOM

STILT + 2 FLOORS

CLOSE  
TO IT HUBS



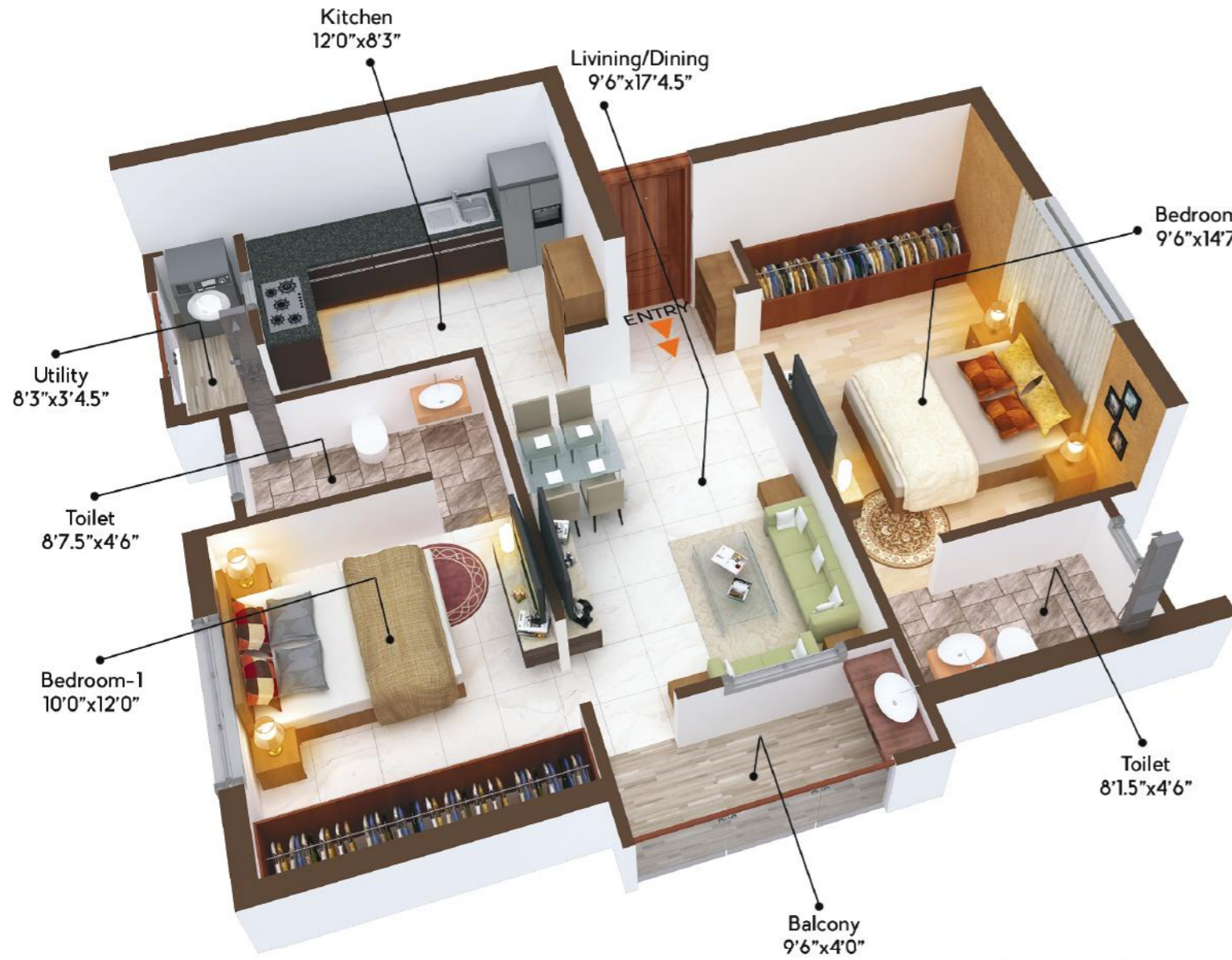
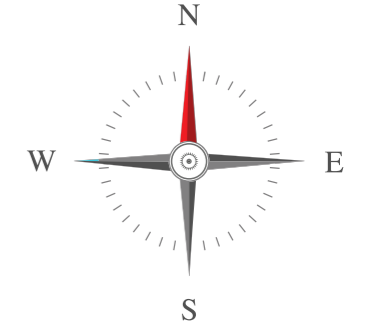
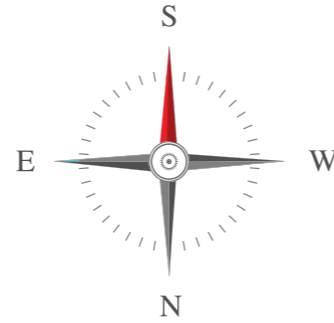
## Raga " THE PROJECT "

We achieved perfection with LML Raga - a peaceful community of spacious 2 BHK homes at Perungudi, Chennai. These elegantly crafted homes are located in the IT hub of Chennai city. Each apartment is architected carefully to ensure you get the best of everything, best interiors and amenities, high quality fittings and life-time reliability.

Why  
LML RAGA?

A STONE'S THROW AWAY FROM THE CHENNAI'S IT HUB  
JUST 2 KMS FROM PERUNGUDI MAIN ROAD  
ACCESSIBLE TO SCHOOLS, HOSPITALS, IT COMPANIES AND CORPORATES  
NEW ERA ARCHITECTURE  
PEACEFUL COMMUNITY

# Floor PLANS



Typical First & Second Floor Plan  
2 BHK / Front Side 920 sq.ft.

A & C



Typical First & Second Floor Plan  
2 BHK / Rear side 935 sq.ft.

B & D

# SPECIFICATIONS

## Structure

- Framed structure with RCC column beams over masonry walls of 9 inches and 4.5 inches walls plastered and paint finished.

## Flooring

- Living, dining and bedroom area will be finished with good quality 2X2 Vitrified tiles of builder's choice with necessary skating.

## Plumbing and choice

- Ceramic flooring (Anti-Skid) in the toilets will be provided as per builders.

## Sanitary

- Bathroom vans will be covered with ceramic tiles as per builder's choice up to 7"0height.
- Concealed/ open plumbing lines
- All closets and washbasins will be white (Hindware/ equivalent), or builders choice
- Provision in plumbing for connecting one geyser in each toilet.
- Hot and cold wall mixer will be provided for shower area inside the bathrooms.
- All CP fittings will be Jaquar (Florentine)/ equivalent fitting.
- Toilet closets will be EWC flat mount only.

## Kitchen

- Kitchen Platform will be polished granite with a double bowl with drain board stainless steel sink and gazed tiles dada of 20' feet above the kitchen platform.
- 30' feet dada in utility area (if provided).

## Windows and Ventilators

- Steel grills (painted) will be provided in all windows and Ventilators.
- Window and Ventilator will be well seasoned country wood/UPVC with clear glass pane will be provided
- Provision for split Air Conditioner in all bedrooms.

## Painting

- Living, dining and bedrooms walls will be finished with emulsion paint.
- Ceiling will be finished with cement paint
- All wooden frames, shutters and M.S. Grill will be finished with enamel paint.

## Electrical

- Concealed copper wiring suitable for three-phase supply, will be of ISI quality.
- Switches and sockets with adequate mills for light, fan and power supply will be provided.
- Separate meter for lighting in common areas and the pumps.
- Three phases supply with auto phase changer with trip switch will be provided for each flat/apartment.
- One calling bell point will be provided.
- Provision for UPS wiring will be provided.

## Doors

- Main doorframe will be of teak wood and door shutter MI be of teak wood finished flush door. Finished with lacquer varnish.
- Other doors will be with good quality wood frames and flush doors with good quality imported stun painted on both sides.
- All door linings roll be of steel fittings.
- Main door will be provided with Godrej or equivalent lock door eye. tower bolt and door stopper
- Doors to the bedrooms will be provided with door handles.
- Door and frame will not be provided for kitchen.

## Water

- One common borewell and one common sump will be provided.
- One pump for borewell and one pump for sump will be provided.

# Location MAP



## Distance CHART

- ▶ 3.1 Km to Tharamani
- ▶ 4.5 kms to Tidel Park
- ▶ 5.1 kms to Thiruvanniyur
- ▶ 8 kms to Madya Kayilash
- ▶ 6.5 kms to Adyar
- ▶ 7.6 kms to Besant Nagar .

# NEIGHBORHOOD

## IT HUBS

- SP Infocity
- RMZ Millenia
- Prince Infocity
- IIFL Towers
- Ascendas

## SCHOOLS

- American International School
- Sangford School
- BVM Global
- Montfort Matriculation
- Saint Plus School

## HOSPITALS

- Apollo Speciality Hospital
- Sri Lakshmi Multi Speciality Hospital
- VP Hospital
- Sri Ram Hospital

## SUPERMARKETS

- More Store
- Nilgiri's
- Golden Choice