

— SAMEERA —
Vajralayam

 **SAMEERA**
FUTURE IS HERE

PREMIUM RESIDENTIAL TOWNSHIP



Key Highlights

- 💎 70+acre DTCP & RERA-approved layout with 330 plots
- 💎 Ready-to-build plots from 600–3,214 sq. ft.
- 💎 Gated community with 24x7 security & CCTV
- 💎 LED street lights, power supply, and blacktop roads
- 💎 Avenue trees and green community planning
- 💎 Located at Walajapet – 10 mins from railway & bus stand
- 💎 Near reputed schools and colleges
- 💎 Close to hospitals and essential services
- 💎 Great appreciation potential & investment opportunity



VAJRALAYAM

Hills View

Wake up to the serene embrace of nature, with panoramic hill views that calm the mind and uplift the spirit. At Sameera Vajralayam, the surrounding hills don't just offer a beautiful backdrop — they create a peaceful atmosphere, improve air quality, and reduce noise, making every day feel like a retreat. Whether you're meditating at sunrise or sipping tea at dusk, the hillside views bring a sense of timeless charm and quiet luxury to your lifestyle.



Why Choose an On-Road Plot?

On-road plots enjoy premium visibility, making them ideal for commercial activities such as shops, offices, clinics, or rental spaces. These plots provide easy and direct vehicle access, making daily commute and business logistics more convenient. With direct main road frontage, on-road plots offer strong business potential and customer reach. Such plots often appreciate faster in value due to their strategic location and high demand. Perfect for dual-purpose construction—combine residential comfort with commercial income on the same plot. Located close to key junctions, public transport, and high-traffic zones, ensuring convenience and connectivity.



Location Advantages

Nearby Schools:

- 💎 Vedavalli Vidyalaya School – 5 minutes
- 💎 Sunbeam International School (CBSE) – 10 minutes
- 💎 Sumaithangi Government Higher Secondary School – 10 minutes

Nearby Colleges:

- 💎 Ranipet Arts & Science College – 5 minutes
- 💎 Arignar Anna Government College – Government institution - 10 minutes
- 💎 Sunrise College, Ranipet – 15 minutes
- 💎 CMC medical college and hospital ranipet Cambus – 25 mins

Highlights:

- 💎 All institutions are within 5–15 minutes driving distance from Sameera Vajralayam
- 💎 Covers CBSE, international standards, and higher education streams like arts and science..





**Sameera
Vajralayam Offers
Seamless Transport
Connectivity For
All Your Needs! With
Convenient
Transport Facilities
Right At Your
Doorstep, Travel To
Key Locations
Effortlessly.**

Location Advantages

Nearby Transportation:

- 💎 **Walaja Railway Station – 15 mins**
- 💎 **Walajapet Bus Stand – 10 mins**
- 💎 **Arcot Bus Stand – 15 mins**
- 💎 **Ranipet Bus Stand – 10 mins**

Nearby Industries :

- 💎 **BHEL - 20 mins**

ACTUAL VIEW

Chennasamudram
Toll Plaza - walajapet





— SAMEERA —
Vajralayam

**Chennai - Bangalore
National Highway
(NH -48)**



Real Estate

News +++ Information +++ News +++ Information +++ News +++ Information +++



Press Coverage on Walajapet Growth



Ranipet–Walajapet Highway Expansion Stalled

(Published by: The Times of India (May 30, 2024))

- ◆ The National Highways Authority of India (NHAI) cancelled the tender for the planned six-lane expansion of the 28 km Ranipet–Walajapet road.
- ◆ This stretch is vital as it connects Tamil Nadu with Karnataka via Andhra Pradesh.
- ◆ The project was intended to improve safety and reduce traffic but faced administrative delays.



338 Crore Approved for NH-40 Access-Controlled Highway

(Published by: Biltrax Media, Swarajya, RahstaExpo, Indian Infrastructure (Dec 2024 – Feb 2025))

- ◆ Government sanctioned ₹1,338 crore for a 28 km access-controlled highway project connecting Walajapet–Ranipet to TN–AP border.
- ◆ The project includes: four-lane main road, two-lane service roads, 10 km bypass, 4 major bridges, 2 railway over-bridges.
- ◆ Expected to enhance regional connectivity and benefit industries like leather and engineering.

Nature, Recreation, and Wellness
All in Your Backyard.



Outdoor Amenities



Grand Entrance Arch



Gated Community with 24x7 Security



Wide Blacktop Roads



Avenue Plantation with Landscaped Walkways



Children's Play Area



Senior Citizen Sitting Zones



Open-Air Yoga & Meditation Deck



Walking & Jogging Tracks



Street Lighting



Water Supply Connection



Connectivity Highlights



15 mins to Walajapet Railway Station

Direct trains to Chennai, Bengaluru & more.



On Chennai–Bengaluru Highway (NH 48)

Seamless road access to major cities.



5 mins to Bus Stops

Easy access to Walajapet & Kateri bus routes.



Daily Commute Made Easy

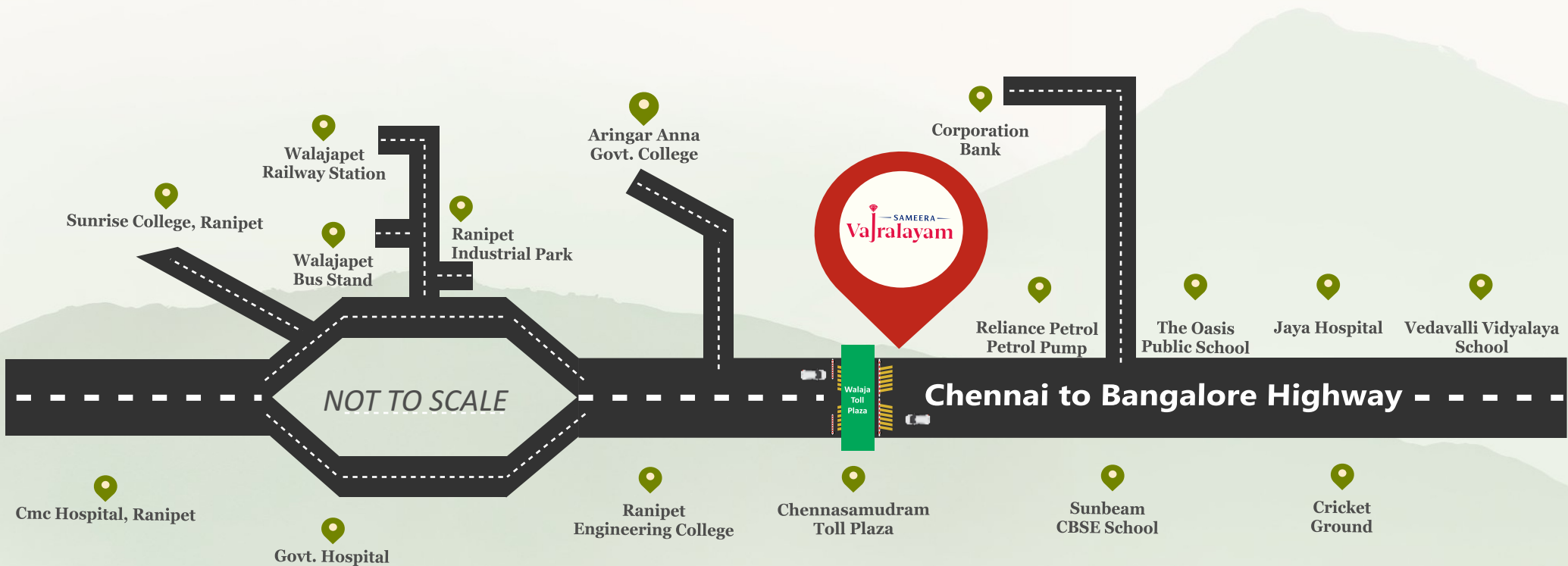
Auto & bus services at your doorstep.



Prime Growth Location

Located in a fast-growing highway corridor.

Location Map



SCAN FOR
SITE LOCATION



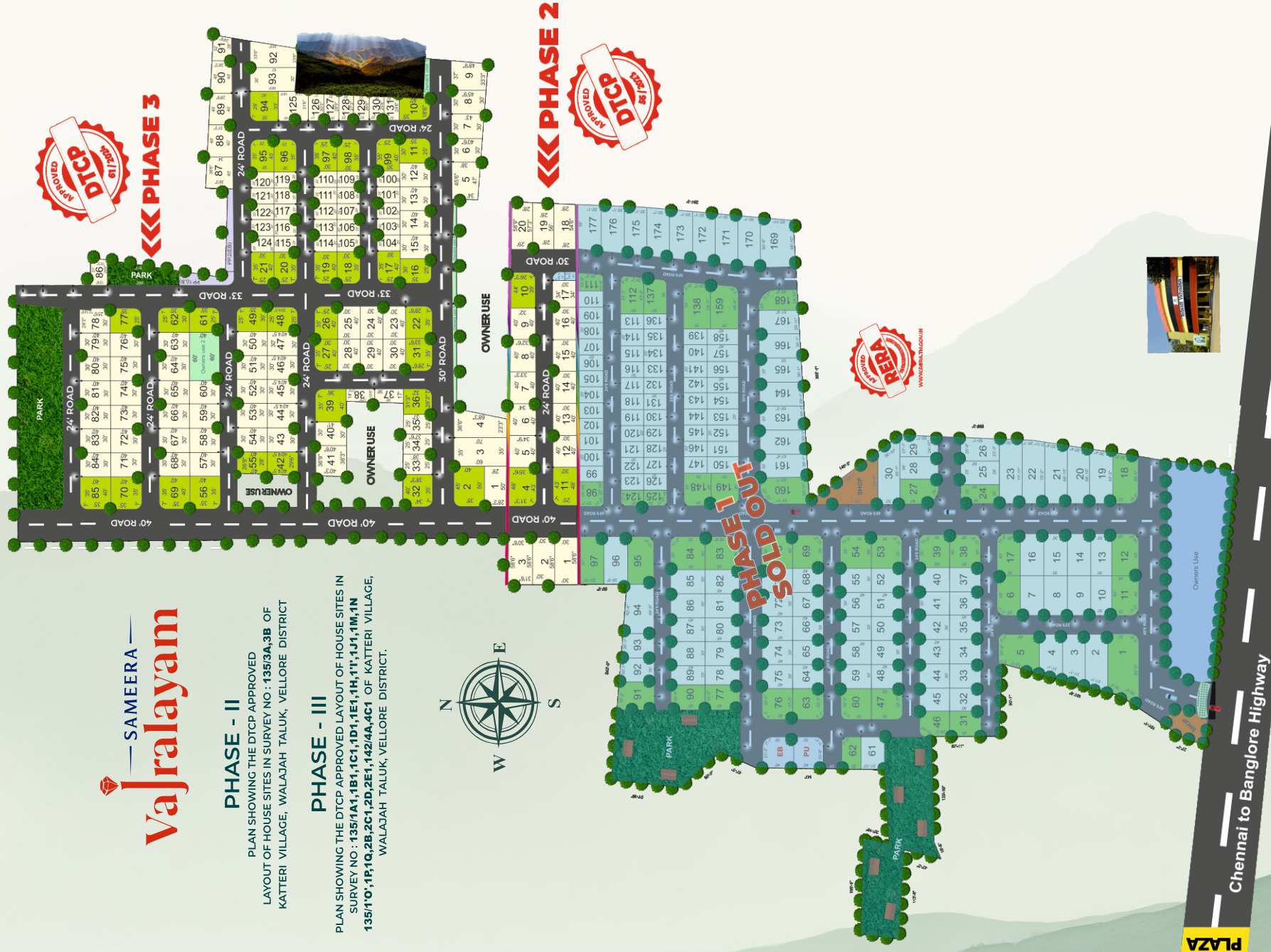


PHASE - II

PLAN SHOWING THE DTCP APPROVED
LAYOUT OF HOUSE SITES IN SURVEY NO : **135/3A,3B** OF
KATTERI VILLAGE, WALAJAH TALUK, VELLORE DISTRICT

PHASE - III

PLAN SHOWING THE DTCP APPROVED LAYOUT OF HOUSE SITES IN
SURVEY NO : 135/4A1,1B1,1C1,1D1,1E1,1H,1I,1J,1K,1M,1N
135/1'O',1P,1Q,2B,2C1,2D,2E1,142/4A,4C1 OF KATTERI VILLAGE,
WALAJAH TALUK, VELLORE DISTRICT.



Area Statement

PHASE 2				PHASE 3				PHASE 3			
P.NO	SQ.FT	P.NO	SQ.FT	P.NO	SQ.FT	P.NO	SQ.FT	P.NO	SQ.FT	P.NO	SQ.FT
1	1755	29	1200	80	1200	80	1200	80	1200	80	1200
2	1755	30	1200	81	1200	81	1200	81	1200	81	1200
3	1814	31	1328	82	1200	82	1200	82	1200	82	1200
4	1710	32	1533	83	1200	83	1200	83	1200	83	1200
5	1405	33	953	84	1200	84	1200	84	1200	84	1200
6	1375	34	944	85	1588	85	1588	85	1588	85	1588
7	1345	35	931	86	457	86	457	86	457	86	457
8	1315	36	1144	87	1379	87	1379	87	1379	87	1379
9	1290	37	618	88	1305	88	1305	88	1305	88	1305
10	1379	38	557	89	1200	89	1200	89	1200	89	1200
11	1428	39	1628	90	1100	90	1100	90	1100	90	1100
12	1200	40	1223	91	761	91	761	91	761	91	761
13	1200	41	1514	92	1809	92	1809	92	1809	92	1809
14	1200	42	1161	93	1811	93	1811	93	1811	93	1811
15	1200	43	1211	94	1308	94	1308	94	1308	94	1308
16	1200	44	1211	95	1188	95	1188	95	1188	95	1188
17	1020	45	1211	96	1188	96	1188	96	1188	96	1188
18	1547	46	1211	97	1188	97	1188	97	1188	97	1188
19	1586	47	1211	98	1188	98	1188	98	1188	98	1188
20	1653	48	1199	99	1188	99	1188	99	1188	99	1188
		49	1188	100	600	100	600	100	600	100	600
PHASE 3				50	1200	101	600	101	600	101	600
P.NO	SQ.FT	51	1200	102	600	102	600	102	600	102	600
1	1431	52	1200	103	600	103	600	103	600	103	600
2	1988	53	1200	104	600	104	600	104	600	104	600
3	2433	54	1200	105	600	105	600	105	600	105	600
4	2124	55	1095	106	600	106	600	106	600	106	600
5	1665	56	1588	107	600	107	600	107	600	107	600
6	1178	57	1200	108	600	108	600	108	600	108	600
7	1253	58	1200	109	600	109	600	109	600	109	600
8	1331	59	1200	110	600	110	600	110	600	110	600
9	1660	60	1200	111	600	111	600	111	600	111	600
10	948	61	1188	112	600	112	600	112	600	112	600
11	1188	62	1188	113	600	113	600	113	600	113	600
12	1200	63	1200	114	600	114	600	114	600	114	600
13	1200	64	1200	115	600	115	600	115	600	115	600
14	1200	65	1200	116	600	116	600	116	600	116	600
15	1200	66	1200	117	600	117	600	117	600	117	600
16	1200	67	1200	118	600	118	600	118	600	118	600
17	1188	68	1200	119	600	119	600	119	600	119	600
18	1188	69	1588	120	600	120	600	120	600	120	600
19	1188	70	1588	121	600	121	600	121	600	121	600
20	1188	71	1200	122	600	122	600	122	600	122	600
21	1188	72	1200	123	600	123	600	123	600	123	600
22	1328	73	1200	124	600	124	600	124	600	124	600
23	1200	74	1200	125	1304	125	1304	125	1304	125	1304
24	1200	75	1200	126	525	126	525	126	525	126	525
25	1200	76	1200	127	590	127	590	127	590	127	590
26	1188	77	1188	128	560	128	560	128	560	128	560
27	1188	78	1180	129	538	129	538	129	538	129	538
28	1200	79	1200	130	520	130	520	130	520	130	520
				131	500	131	500	131	500	131	500

Awards & Recognition



Best Gated Community
Plotted Development of the Year **2021**



Best Enterprising
CEO of the Year **2022**



Best Plotted Developer
of the Year **2022**

Get your Friends as your neighbours & get reward too!

Get 1% Referral Benefit as bonus with every booking

Proud owners of sameera groups plots & villas.



Ms. ANITHA M

Plot Owner at Sameera Vajralayam

"Walajapet From Location Advantages To Plot Clarity, Everything Was Handled With Transparency. The Site Visits and Documentation Process Were Smooth. I Highly Recommend Sameera Groups For Anyone Looking For Safe And Valuable Real Estate."



Mr. DINESH KUMAR

Villa Owner at
Sameera Haven Crest

"What Impressed Me The Most Was Their Architectural Planning And Vastu-friendly Layouts. The Apartment Design Maximizes Natural Light And Ventilation. Sameera Has Definitely Raised The Bar For Quality Housing."



Mr. VIGNESH

Plot Owner at
Sameera New Vision Township

"As A First-time Buyer, I Had Many Doubts. But Sameera's Team Explained Everything With Patience. The Gated Layout, Upcoming Infrastructure, And Transparency Really Impressed Me. I Now Feel Proud To Be A Part Of New Vision Township."





1,00,000+
HAPPY CUSTOMERS

10
MILLION
SQ.FT. SOLD

20+
ONGOING
PROJECTS

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