



U



49



Endless Possibilities



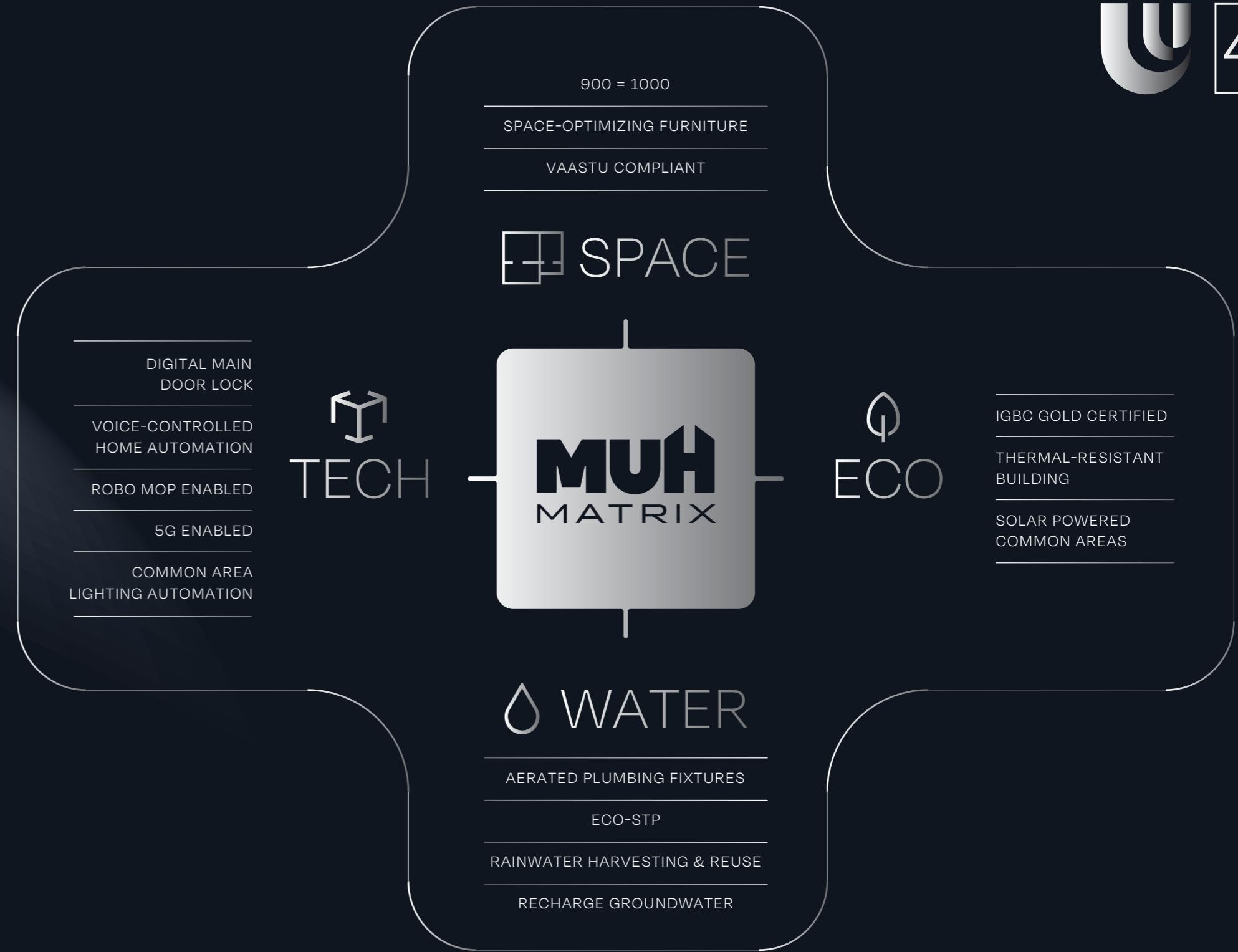
In a world where space is precious and sustainability is crucial, MultiUtility Homes offer the **Ultimate futuristic living solution.**



MUH

MULTI UTILITY HOMES

MultiUtility Homes integrate futuristic technology, sustainable living practices, and innovative floor space design to create adaptable, self-sufficient homes that address the practical needs of modern homeowners.



MultiUtility Homes

Maximized Space Planning

What you get in MUH's 900 ft² is equivalent to what you get in 1000 ft² from other apartments

ADVANTAGE
More living space at a competitive price.

MultiUtility HOME
Saleable area: **900 sq.ft**
Carpet area: **660 sq.ft**
Floor Space Efficiency: **73%**



Normally you get
Saleable area: **1000 sq.ft**
Carpet area: **650 sq.ft**
Floor Space Efficiency: **65%**



MultiUtility Homes Designed to accommodate

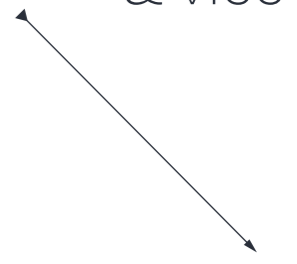
Space Optimizing Furniture

2=3





The cutlery unit
converts into
a dining table
& vice versa.





The sofa converts into a bed & vice versa.





Futuristic Homes

Engaging Unitd - the efficient space planners for your interior needs, be rest assured that your home would be a haven of comfort with futuristic features.



Voice Controlled Home Automation

Lights, fans & appliances can be controlled via voice & remotely.



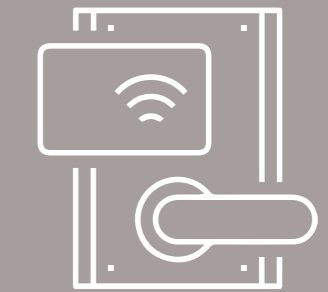
5G Enabled Homes

For excellent network accessibility to work from home and a seamless entertainment experience.



Robo - Mop Enabled

Our intricate planning and the advantage of our space optimizing furniture, accommodate the free flow of home cleaning robots.



Digital Door Lock

Ensure your home's security with our advanced smart digital lock - convenient, reliable, and smartphone-controlled.

Note: All the above features come at an additional cost.



Creating MultiUtility Homes across the length and breadth of the region, Unitd homes are named keeping in mind the pin code of the region.

Saravanampatti Pin code: **641 049** and hence the project is named **Unitd 49**.

Sprawling on a lavish 2 acres spread, Unitd 49 is strategically located at Saravanampatti neighbouring IT establishments, educational institutions, hospitals and other essentials like entertainment zones, convenio stores etc. Embellished with 190 units comprising 2, 2.5 and 3 BHK MultiUtility apartments, Unitd 49 addresses the futuristic needs keeping in mind the significance of maximum utilization of carpet area equipped with space optimizing furniture, hand-picked amenities, water empowered living etc.

Tucked amidst the many essentials aspired in an urban living and equipped with futuristic features, Unitd 49 is indeed a stature of comfort and convenience adorned in concrete.

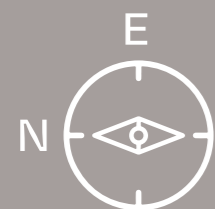


190 Apartments | Saravanampatti

2BHK | 2.5BHK | 3BHK

855 Sq Ft | 1182 Sq Ft





All Homes at UNITD 49 are only
NORTH & EAST facing.



All Master Bedrooms at UNITD 49 are
Positioned in
SOUTH WEST corner.

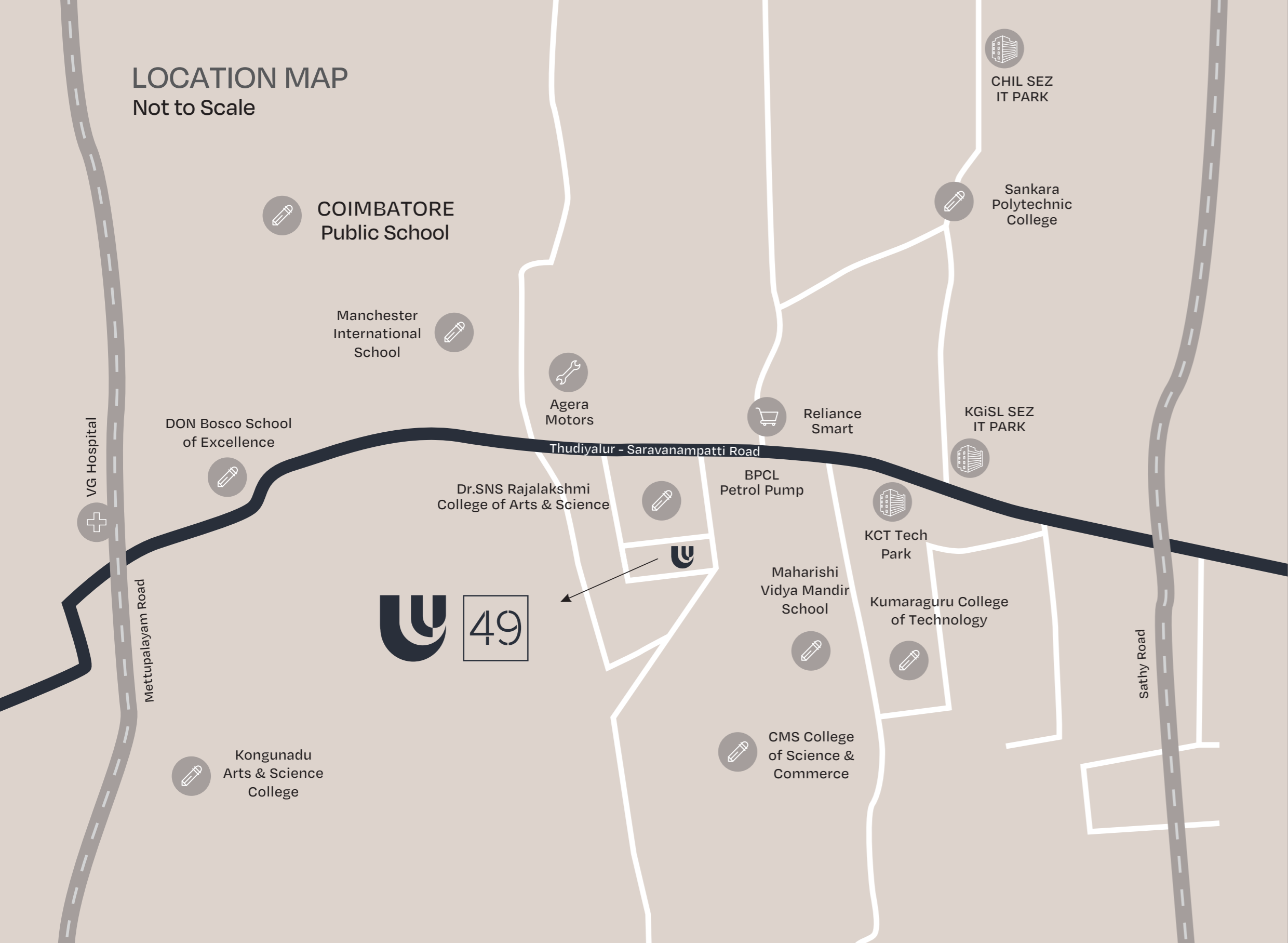


All Kitchens at UNITD 49 are
Positioned in
SOUTH EAST corner.



LOCATION MAP

Not to Scale



Distance Indicators



COLLEGES

Dr. SNS Rajalakshmi College of Arts & Science	: 500 mtrs
Sankara College of Polytechnic	: 2.3 Kms
Sankara College of Management Science	: 2.3 Kms
Sankara College of Science & Commerce	: 2.4 Kms
Kumaraguru College of Technology	: 2.5 Kms
KG College of Arts & Science	: 3.5 Kms
KG College of Health Science	: 3.5 Kms
KG College of Nursing	: 3 Kms
KGiSL College of Information Management	: 3 Kms
KGiSL Institute of Technology	: 4 Kms



HOSPITALS

Kurinji Clinic & Pharamarcy	: 1.3 Kms
Mullai Medical Centre	: 1.4 Kms
Bennie Clinic	: 1.4 Kms
BBR Child Care	: 1.5 Kms
Sri Balaji Clinic	: 1.5 Kms
Nesam ENT Skin Hospital	: 4 Kms
Dr. Muthus Super Specialty Hospital	: 4.3 Kms
Sathya Multispecialty Hospital	: 4.5 Kms
Ram Medical Centre	: 4.5 Kms
Geethashree Hospitals	: 4.6 Kms
Vimal Jyothi Hospitals	: 5 Kms



SCHOOLS

DonBosco School	: 1.5 Kms
SNS Academy	: 1.5 Kms
Manchester International School	: 2 Kms
Velammal Bodhi Campus	: 2.5 Kms
Little Flower Matriculation School	: 2.8 Kms
Vivekam CBSE School	: 3 Kms
Lisieux CMI public School	: 5 Kms

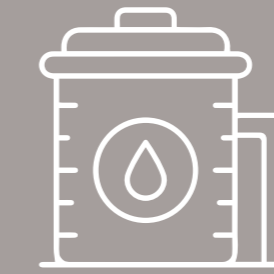


Sustainable Living

Embrace sustainable living by reducing waste, conserving resources, and choosing eco-friendly products. Together, we can build a greener, healthier future.



IGBC RATING



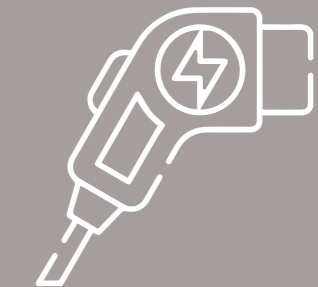
WATER SOLUTIONS

- Aerator Fixtures
- ECO STP • Rain Water



ECO-FRIENDLY CONSTRUCTION

- AAC Blocks • Foam Concrete
- UV Reflective Tiles



ENERGY EFFICIENT PRACTICES

- Solar Powered common areas
- EV Charging Points

49

Unitd 49 is under
IGBC Gold Pre-certification*



UNITD 49 ADVANTAGE

Water
Consumption
30% ↓

Energy
Consumption
20% ↓

Makes you an
Eco Friendly
Resident

To know more about IGBC and its ratings, please visit: www.igbc.in

*Certification in process



“INDIA IS EXPECTED TO BE THE MOST SEVERELY AFFECTED NATION BY WATER SCARCITY BY 2050” - UN

Unitd 49 has embraced the 3R methodology

■ Reduce ■ Reuse ■ Recharge

Net excess **1.50** Crore Litres



REDUCE

Unitd 49 MultiUtility Homes come with Aerator fixtures specifically designed to save water without compromising on the usage.

65%
Saved

To know more, visit: www.jaquar.com

REUSE

ECOSTP[®]
Sewage to gold[™]

41%
Entire housing community's water needs met

To know more, visit: www.ecostp.com

RECHARGE

At Unitd 49, the excess ECOSTP & Rain water is treated (ozonized) and returned back to the ground restoring the soil back to life by quenching its thirst.



Unitd 49 homes are Cooler in Summer!

Eco-conscious methods are adopted in building Unitd 49 MultiUtility Homes. Materials such as AAC Blocks, foam concrete, and cool roof tiles are used to maintain a comfortable room temperature.



AAC Blocks

Autoclaved Aerated Concrete (AAC) Blocks, Excellent thermal insulation that's 60% better compared to conventional walling material. This leads to direct savings on energy consumption on A/C



FOAM CONCRETE + COOL ROOF TILES

Prevent heat penetration and keep the top floor cool.

UNITD 49
ADVANTAGE

Balances
Temperature
up to **5%**

Reduces AC
load & hence
saves up to **30%** in EB
Charges

Solar - Powered Common Area. Timer - Controlled Common Area Lights.

Unitd 49 homes leverage the solar energy from the abundant sunlight to power up the common areas. This enables a sustainable environment and contributes to considerable savings in common area electricity bills. The timer-controlled common area lights also contribute to energy savings.

Solar - Powered Common Areas



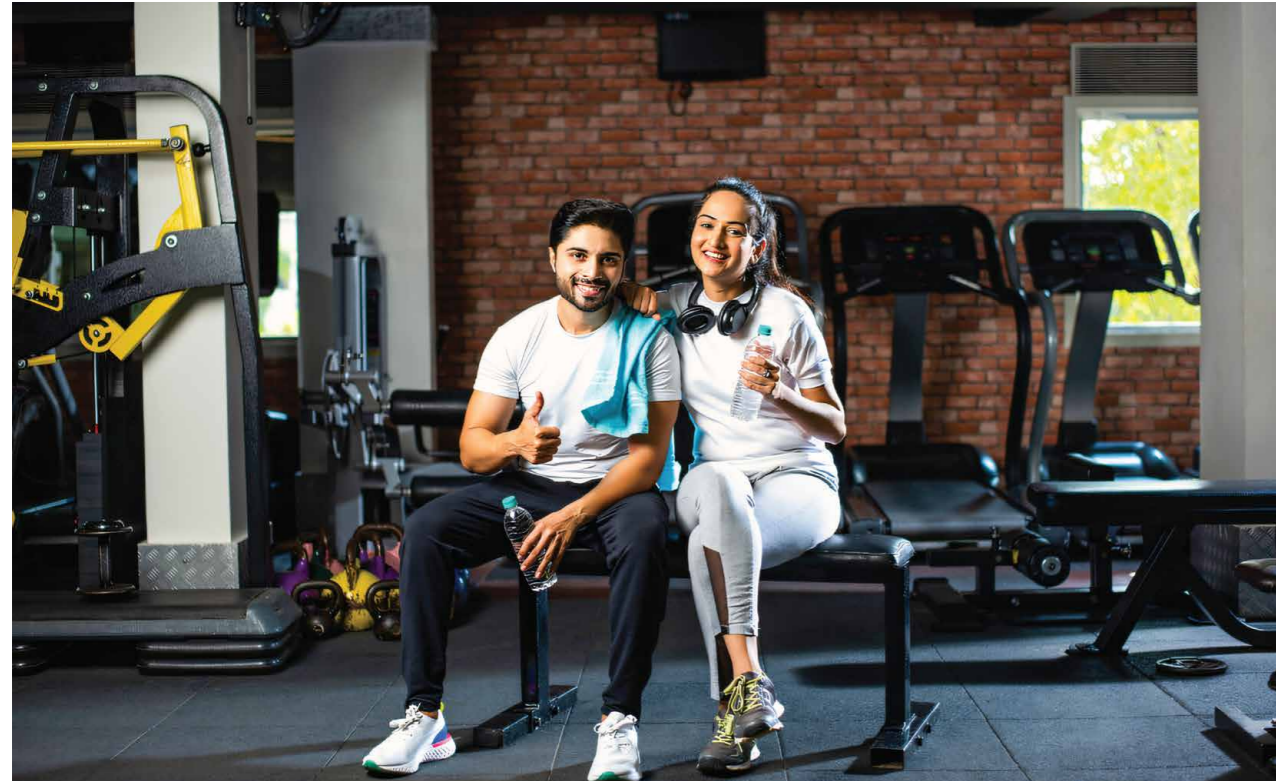
TIMER-CONTROLLED Common Area Lights

100% Lights are lit from 6-9 pm	50% Lights are lit from 9-11 pm	25% Lights are lit from 11-6 am
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These are Pre-Programmed

UNITD 49 ADVANTAGE

Less Common Area Electricity Bills	Less Maintenance Charges
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Indulge in an
**Enticing
Lifestyle**



TURF & PARTY Lawn at Club House Terrace
Eco STP , OHT & UG Sump
EV Charging
Solar Power for Common Areas
DG Backup for Lifts
CCTV Camera
Childrens Play Area
Indoor Sports , Gym & Community Hall at Club House



PLANS FOR AN
ENHANCED LIVING

MASTER PLAN

BLOCK 'A' PLAN

BLOCK 'B' PLAN

BLOCK 'C' PLAN

SPECIFICATIONS



BLOCK A

BLOCK B

CLUB HOUSE

KIDS PLAY AREA

BLOCK C



A101 - A501
FACING EAST

Carpet Area: 856
Saleable Area: 1172

A102 - A502
FACING EAST

Carpet Area: 837
Saleable Area: 1142

A103 - A503
FACING EAST

Carpet Area: 837
Saleable Area: 1142

A104 - A504
FACING EAST

Carpet Area: 856
Saleable Area: 1176



A105 - A505
FACING NORTH

Carpet Area: 864
Saleable Area: 1193

A106 - A506
FACING NORTH

Carpet Area: 841
Saleable Area: 1155

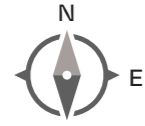
A107 - A507
FACING NORTH

Carpet Area: 857
Saleable Area: 1178

A108 - A508
FACING NORTH

Carpet Area: 845
Saleable Area: 1162

BLOCK B



Carpet Area includes
RERA Carpet Area &
RERA Exclusive Balcony

B101 - B501
FACING EAST

Carpet Area: 765
Saleable Area: 1049

B102 - B502
FACING EAST

Carpet Area: 753
Saleable Area: 1031

B103 - B503
FACING EAST

Carpet Area: 748
Saleable Area: 1028

B104 - B504
FACING NORTH

Carpet Area: 656
Saleable Area: 905

B105 - B505
FACING NORTH

Carpet Area: 656
Saleable Area: 902

B106 - B506
FACING NORTH

Carpet Area: 656
Saleable Area: 903

B107 - B507
FACING EAST

Carpet Area: 785
Saleable Area: 1075

B108 - B508
FACING EAST

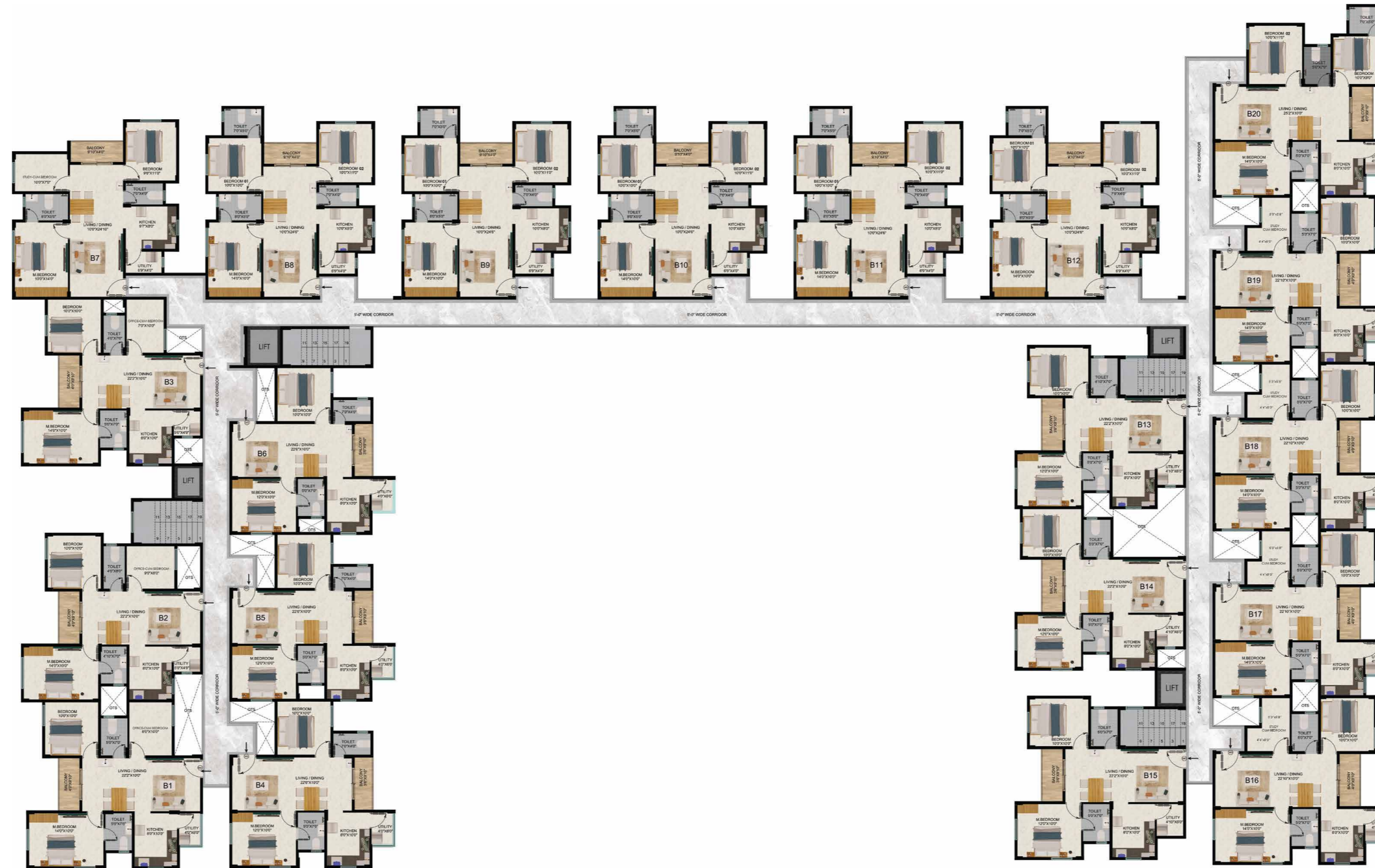
Carpet Area: 857
Saleable Area: 1179

B109 - B509
FACING EAST

Carpet Area: 857
Saleable Area: 1179

B110 - B510
FACING EAST

Carpet Area: 857
Saleable Area: 1179



B111 - B511
FACING EAST

Carpet Area: 857
Saleable Area: 1179

B112 - B512
FACING EAST

Carpet Area: 857
Saleable Area: 1179

B113 - B513
FACING EAST

Carpet Area: 664
Saleable Area: 911

B114 - B514
FACING EAST

Carpet Area: 664
Saleable Area: 916

B115 - B515
FACING EAST

Carpet Area: 664
Saleable Area: 913

B116 - B516
FACING NORTH

Carpet Area: 756
Saleable Area: 1039

B117 - B517
FACING NORTH

Carpet Area: 757
Saleable Area: 1036

B118 - B518
FACING NORTH

Carpet Area: 757
Saleable Area: 1036

B119 - B519
FACING NORTH

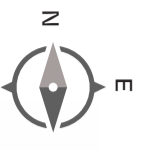
Carpet Area: 757
Saleable Area: 1036

B120 - B520
FACING NORTH

Carpet Area: 852
Saleable Area: 1169

BLOCK C

Carpet Area includes
RERA Carpet Area &
RERA Exclusive Balcony



C101 - C501

FACING EAST
Carpet Area: 652
Saleable Area: 302

C102 - C502

FACING EAST
Carpet Area: 657
Saleable Area: 303

C103 - C503

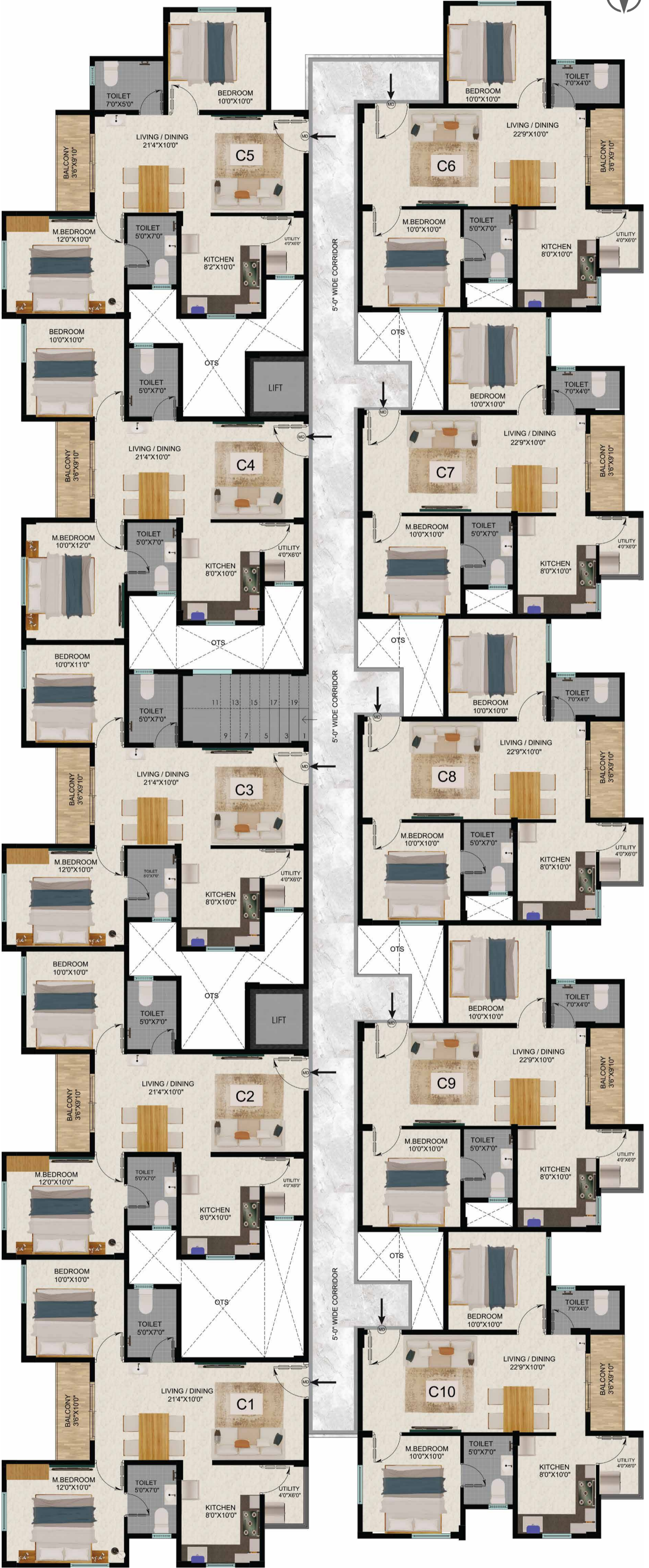
FACING EAST
Carpet Area: 651
Saleable Area: 304

C104 - C504

FACING EAST
Carpet Area: 650
Saleable Area: 304

C105 - C505

FACING EAST
Carpet Area: 650
Saleable Area: 306



C106 - C506

FACING NORTH
Carpet Area: 636
Saleable Area: 378

C107 - C507

FACING NORTH
Carpet Area: 636
Saleable Area: 375

C108 - C508

FACING NORTH
Carpet Area: 636
Saleable Area: 375

C109 - C509

FACING NORTH
Carpet Area: 636
Saleable Area: 375

C110 - C510

FACING NORTH
Carpet Area: 636
Saleable Area: 379



PROJECT SPECIFICATIONS



STRUCTURE

RCC Framed Structure Stilt + 5 Floors



ELECTRICAL

Switches & Wires



CONCRETE

M25 Grade for all Structural Elements except columns & M35 Grade Stilt & First Floor Columns



FLOOR TILES

Vitrified Flooring tiles - 600 x 600 mm , Kitchen Top Granite



STEEL

Fe 550 ISI Grade Steel



TOILET WALL & FLOOR TILES

Ceramic Wall Tile - 450 x 300 mm, cera bond adhesive
Ceramic Antiskid Tile - 300 x 300 mm, cera bond adhesive



CEMENT

PPC Grade



LIFT

No of Lifts And Capacity | 8 Passenger - 6 Nos
6 passenger - 3 Nos



MASONRY BLOCK

AAC Blocks



UPVC

Window frame 100 mm with Grill, Ventilator 60 mm - provision for exhaust fan,
Sliding door - 80 mm



INTERNAL PLASTERING

Gypsum Plaster for walls & Level plaster for ceiling



DOORS

Main Doors & Frames

- Shutter - Laminated Flush Door
- Frame - Mahogany

Bedroom Doors & Frames

- Shutter - Laminated Flush Door
- Frame - Mahogany

Toilet Doors & Frames - WPC Door & Frame | Utility Doors & Frames - WPC Door & Frame



PAINTING

Internal - Dulux Professional Interior Sealer A700
Putty & Primer- 1 Coat , emulsion - 2 Coats
External - Dulux Professional Exterior E900
Primer- 1 Coat , emulsion - 2 Coats
Hand rails and grills primer - 1 coat , enamel 2 coats



PLUMBING

Conduit pipes UPVC for cold water & CPVC for Hot water,
PVC for Other common lines
CP & Sanitary Fittings

unitd





Unitd Living Space

496, B-13, 1ST Floor, Grand Cag Central,
(Near Tata Motors) Avinashi Road, Nava India,
Coimbatore – 641 004. Tamilnadu, India.



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