



LAKSHMI RAM

"YOU AND I ARE UNIQUE AND INCOMPARABLE"



From The Managing Director Desk,

*Almost all projects of DAC promoters can be found within a radius of 0.5 km to 9 km from Tambaram. A “**Brand promise**” constructing homes within existing residential localities goes uncompromised touchwood, cue taken from the list of customers most desirous needs. With so many market leaders & players in this industry, unmindful, we wanted to position this brand that precisely meets the primary need. ie, the home within a residential location with all the comfort of nearby schools, hospitals, markets & bus / train facilities. A meaningful promise truly any buyer would consider in this world that is shrinking.*

*Years back during my first project, one of the Client, who later became my customer asked me if there was a possibility to change the size of the room and shuffle bedroom to kitchen and vice-versa. After a bit of thinking, I said “Yes”. It was a tough task though, impelled with his request, I completed the construction to the Client's satisfaction. That is when I included another “**Brand Promise**”, “**The Customization**”.*

Since then, I had made it a point that all my projects carry above two promises imperturbably during viable project situation; purely to deliver that meets customer most desirous needs.

*To further the customer comfort, our recent projects have homes with “**Elegant Terrace**”, one can use it without climbing the stairs. In addition to that, if there is no space constraint, we provide Mr. Kitchen that can be handy for close door family functions.*

At DAC, We strictly adhere to Government norms and regulations during all phase of construction & we never compromise on the delivery schedule and quality of materials used for construction.

Having completed 4,23,802 sq ft, our current pipeline to be delivered stays at 1,68,607 sq ft across East Tambaram, Chromepet, Pammal, Pallavaram & Selaiyur.

S. SATHISH KUMAR

Managing Director





FINESSE OF PEACEFUL LIVING

DAC Lakshmi Ram symbolizes the finesse of peaceful living. DAC Lakshmi Ram Stands BIG just behind Chromepet Bus terminus. Connecting through Road, Train & Air is a true package, DAC Lakshmi Ram offers as accessibility to other destinations is more convenient and comfortable, saving time.







THE DAC HOMES

Option to Customize* your homes that matches your need and imagination, is available. Expansive view of the outside ambience sitting from your Homes is a feast for your eyes coupled with proper circulation of air.







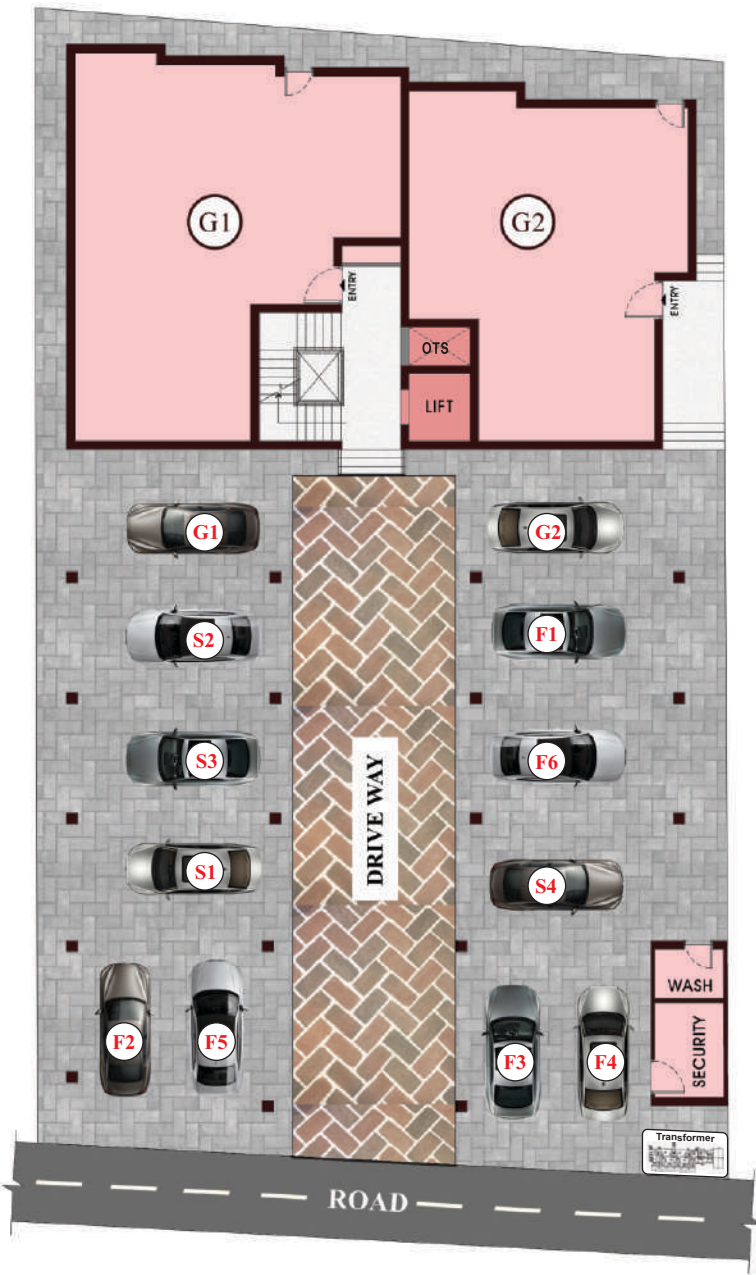
SHOPPING MADE EASY

Walk-in with new collections matching
your lifestyle, shopping locations very
much in New Colony,

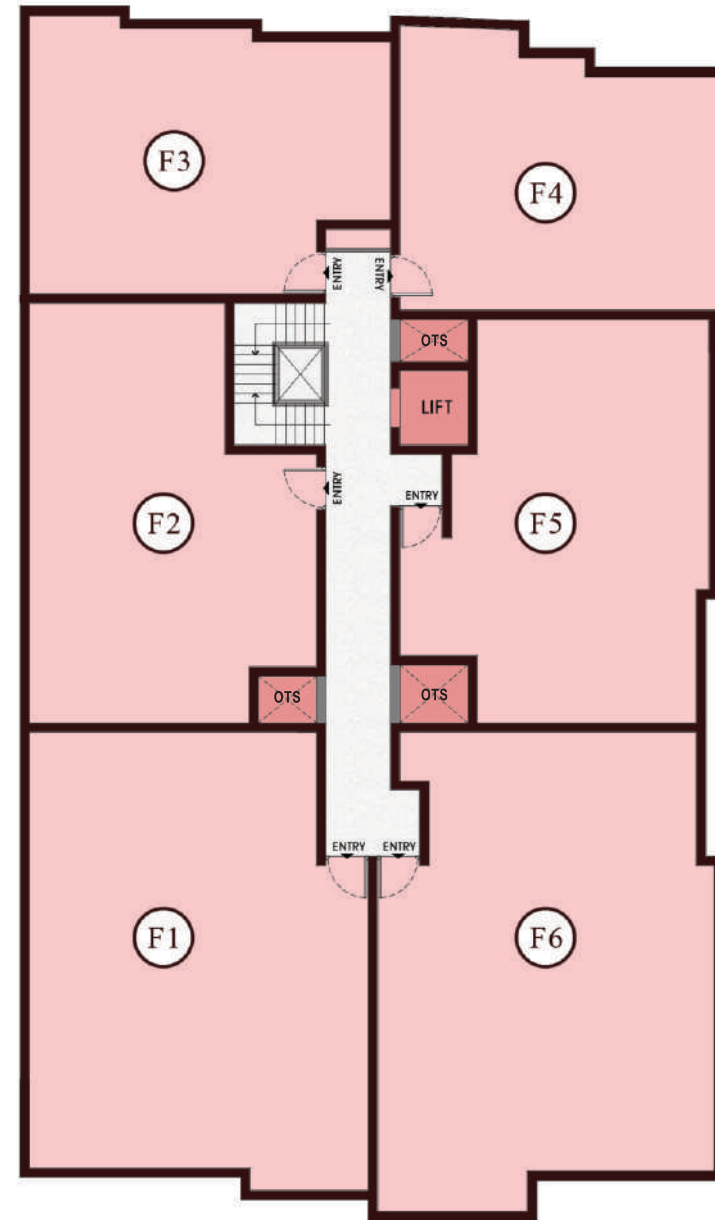
Chromepet – 365 days just
won't be enough.



DAC LAKSHMI RAM

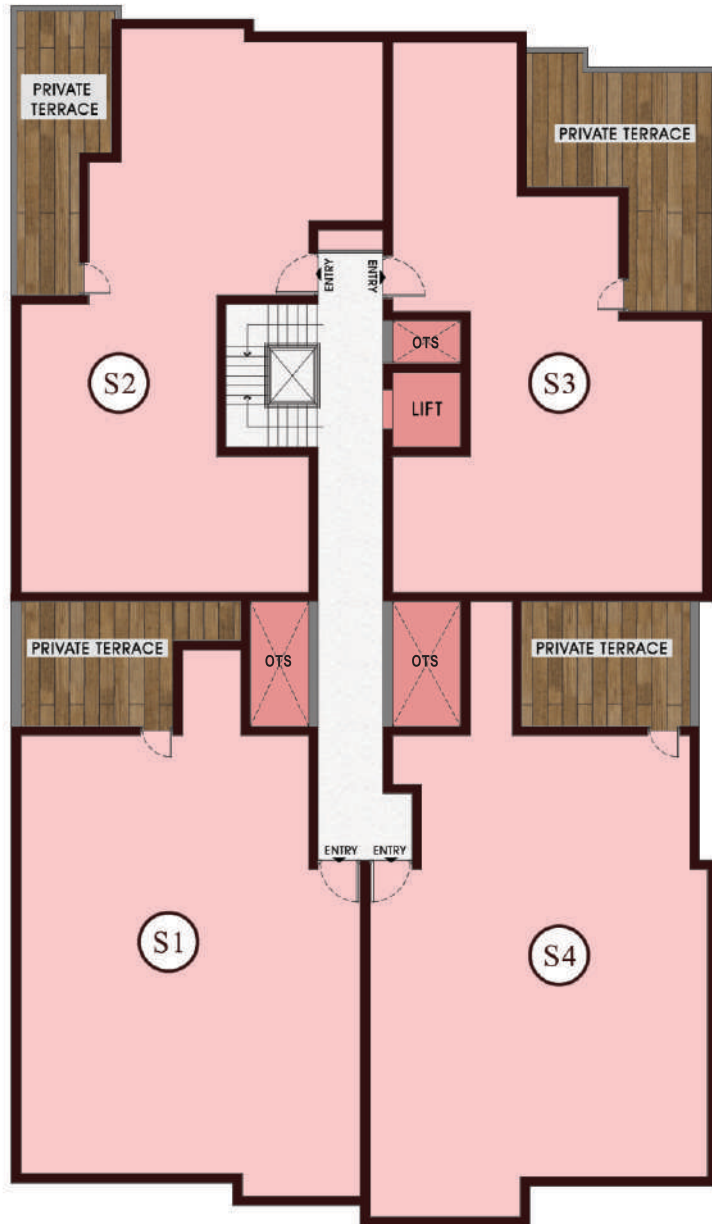


Ground Floor Plan

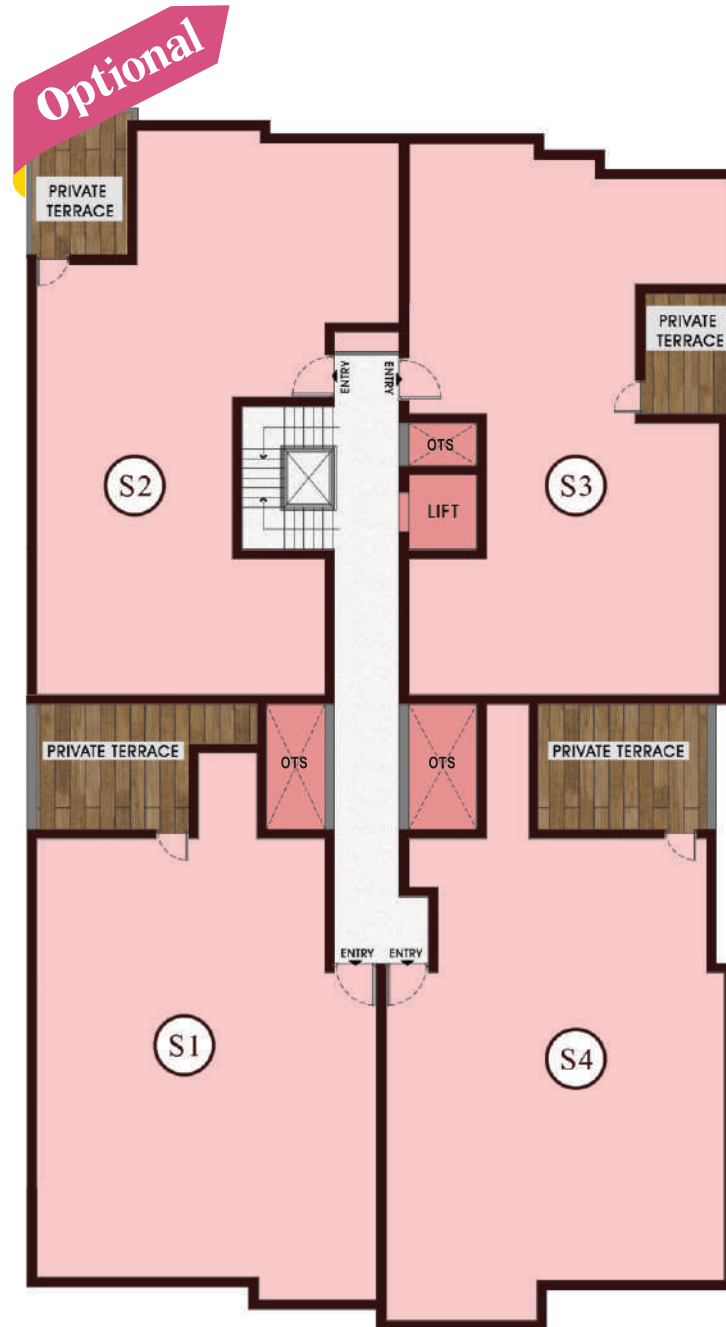


First Floor Plan

DAC LAKSHMI RAM



Second Floor Plan



Second Floor Plan - Optional



Upgrade your
Lifestyle
TO THE ESSENTIAL
“HOME LUXURY”





AMENITIES

- LIFT
- CCTV Camera
- Power Backup
- Video Door Phone
- Potable Water
- Covered Car Parking
- 100% Vaastu







Ground Floor Plan



G1

BHK : 3 BHK

Area : 1033 Sq.ft.

Facing : East Facing



Ground Floor Plan



G2
BHK : 2 BHK
Area : 936 Sq.ft.
Facing : East Facing



First Floor Plan



F1

BHK : 3 BHK

Area : 1221 Sq.ft.

Facing : North Facing



First Floor Plan



F2

BHK : 2 BHK

Area : 905 Sq.ft.

Facing : East Facing



First Floor Plan



F3

BHK : 2 BHK

Area : 801 Sq.ft.

Facing : East Facing



First Floor Plan



F4

BHK : 2 BHK

Area : 700 Sq.ft.

Facing : West Facing



First Floor Plan



F5

BHK : 2 BHK

Area : 921 Sq.ft.

Facing : North Facing



First Floor Plan



F6

BHK : 3 BHK

Area : 1281 Sq.ft.

Facing : North Facing





CELEBRATIONS
AT YOUR OWN
PRIVATE
TERRACE





Second Floor Plan



S1
BHK : 3 BHK
Area : 1306 Sq.ft.
Facing : North Facing



Second Floor Plan



S2
BHK : 3 BHK
Area : 1215 Sq.ft.
Facing : East Facing



Optional



Second Floor Plan



S2
BHK : 3 BHK
Area : 1215+60 Sq.ft.
Facing : East Facing



Second Floor Plan



S3
BHK : 2 BHK
Area : 1031 Sq.ft.
Facing : West Facing



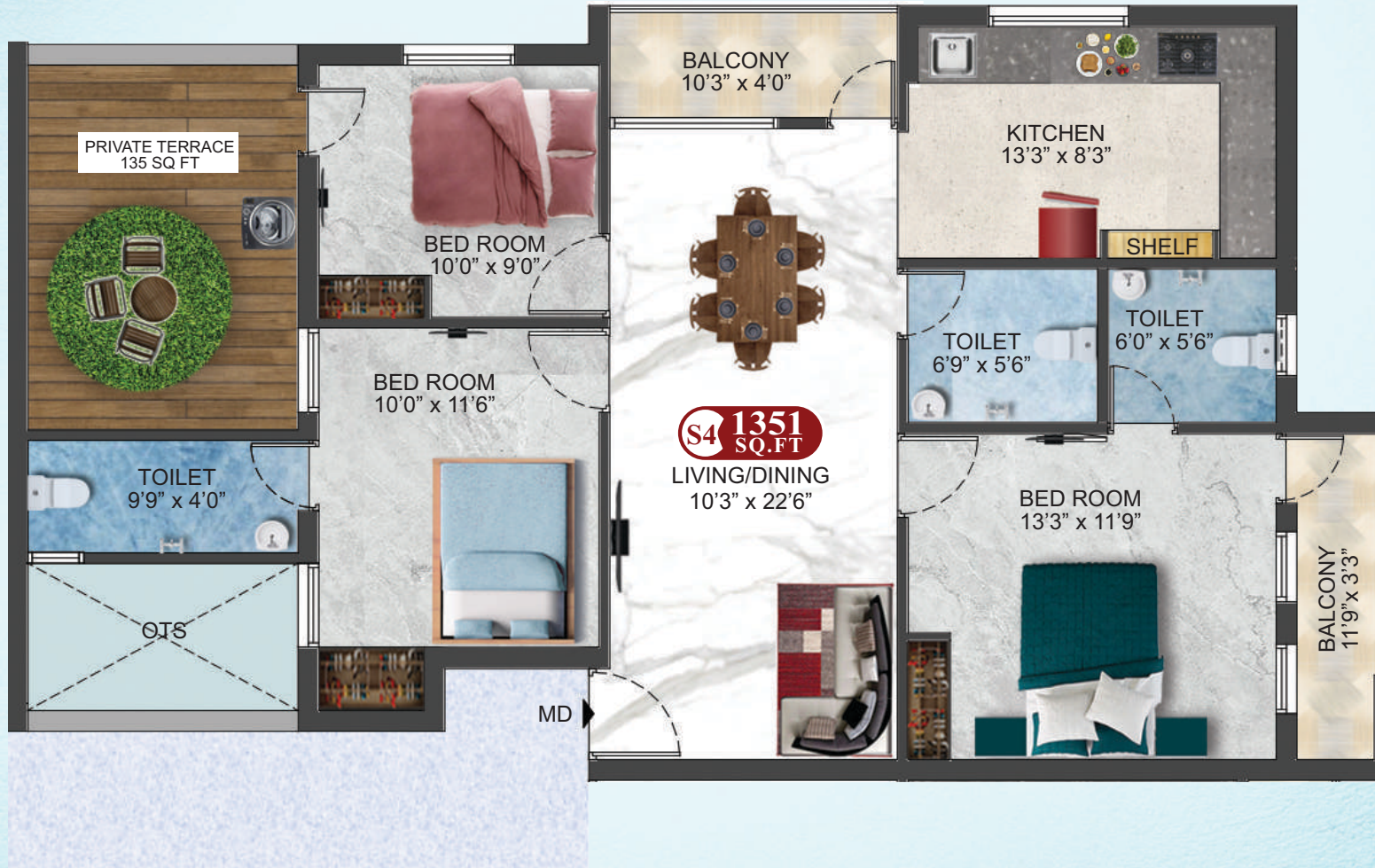
Optional



Second Floor Plan



S3
BHK : 3 BHK
Area : 1031+145 Sq.ft.
Facing : West Facing



Second Floor Plan



S4
BHK : 3 BHK
Area : 1351 Sq.ft.
Facing : North Facing

LOCATION ADVANTAGES



SCHOOLS

- Chaitanya Techno School
- Srimathi Lakshmiammal Memorial Matriculation Hr. Sec. School
- Achariya Bala Siksha Mandir
- GGN International School
- NSN Matriculation Higher Secondary School
- Srimathi Sundravalli Memorial School



COLLEGES

- Sree Balaji Medical College
- SDNB Vaishnav College For Women
- Tagore College Of Arts And Science
- Sree Balaji College Of Nursing
- Madras Institute Of Technology
- Sri Venkateshwara College
- Meenakshi Krishnan Polytecnic College
- SJS Institute Of Optometry





HOSPITALS

- Sree Balaji Hospital
- Deepam Hospital
- Parvathy Hospital
- Akash Nursing Home
- Vasan Eye Care Hospital
- A G Hospital



NEAR BY LANDMARK

- Radiant Technologies | Automation
- Super Saravana Stores
- Lalithaa Jewellery
- Kalyan Jewellers
- Chrompet Police Station



TRANSPORTATIONS

- Chrompet Bus Terminus – 500 mtrs
- Chrompet Railway Station – 500 mtrs



Purchase Process

- Booking Advance - 5%
- Within 10 days from Booking - 10%
- At the time of Agreement - 10% (Within 20 days from booking)
- On Completion of Basement / UDS Registration - 45% (Within 45 days from booking, which ever is earlier)
- On Completion of stilt slab - 10%
- On Completion of corresponding slab - 5%
- On Completion of corresponding flat brick work - 5%
- On Completion of Plastering - 5%
- On Completion of flooring - 2.5%
- One Month before handing over the flat - 2.5%

Our Bankers





SPECIFICATIONS



Structure

Isolated / Combined Footing, R.C.C Framed Structure designed by qualified Professional Structural Engineer.



Paint

All Interior Walls will be applied with wall putty and finished with premium paint, Ceiling will be finished in Ultra White.



Kitchen

Granite top, Stainless steel sink wall tiles upto 2' above granite top.



Tiles

Entire Flat 2'x2' vitrified tiles */ */ */
Equivalent Flooring in all bathroom will be 1'x1' Anti Skid tiles.



Window

All Windows are UPVC openable window with MS safety grills.




Doors

Main Door : Good Quality of Teak wood panel finished with Melamine polish with Godrej locks.
Other Doors : Membrane Doors with good Quality teak frames.
Toilet Doors : Water Proofing flush door (or) Foam Door.



Plumbing & Sanitation

External PVC piping (*/ Astral / Prince / Equivalent) and internal CPVC piping (*/ Prince / Equivalent). All Fittings will be */ Equivalent Ceramic dado tiles upto 7' height.





Staircase

Granite Flooring with SS Handrails (or) Vitrified Anti Skid Flooring with MS Handrails.



Electrical

Concealed 3-phase Electricity supply with */ Equivalent wiring MCB's adequate light, fan sufficient power point, */ Switches & light in common areas, Free inverter wiring.



CLIENT TESTIMONIALS



DAC DELIGHT
F8
Mr. SUDALAI KUMAR

Quality in construction, managing public relations and following an ethical approach in fixing the price insisted us in buying a flat from DAC Promoters. The construction was completed within the stipulated time and response for service maintenance is also good. I have already recommended Dac Promoters for few of my colleagues.



DAC AKRITI
G1
Mr. KRISHNA BALAN

The Outlook of the DAC building captivates attention. I am glad to buy my first home from DAC. It was hassle free good experience right from price negotiation through applying, bank loan, Registration and hand over etc. the way DAC Team members interact is really appreciable, they took care of every small request of mine. And I am happy to receive my home on time with excellent finishing. I will recommend to my people because I find DAC Constructions have a touch of their own

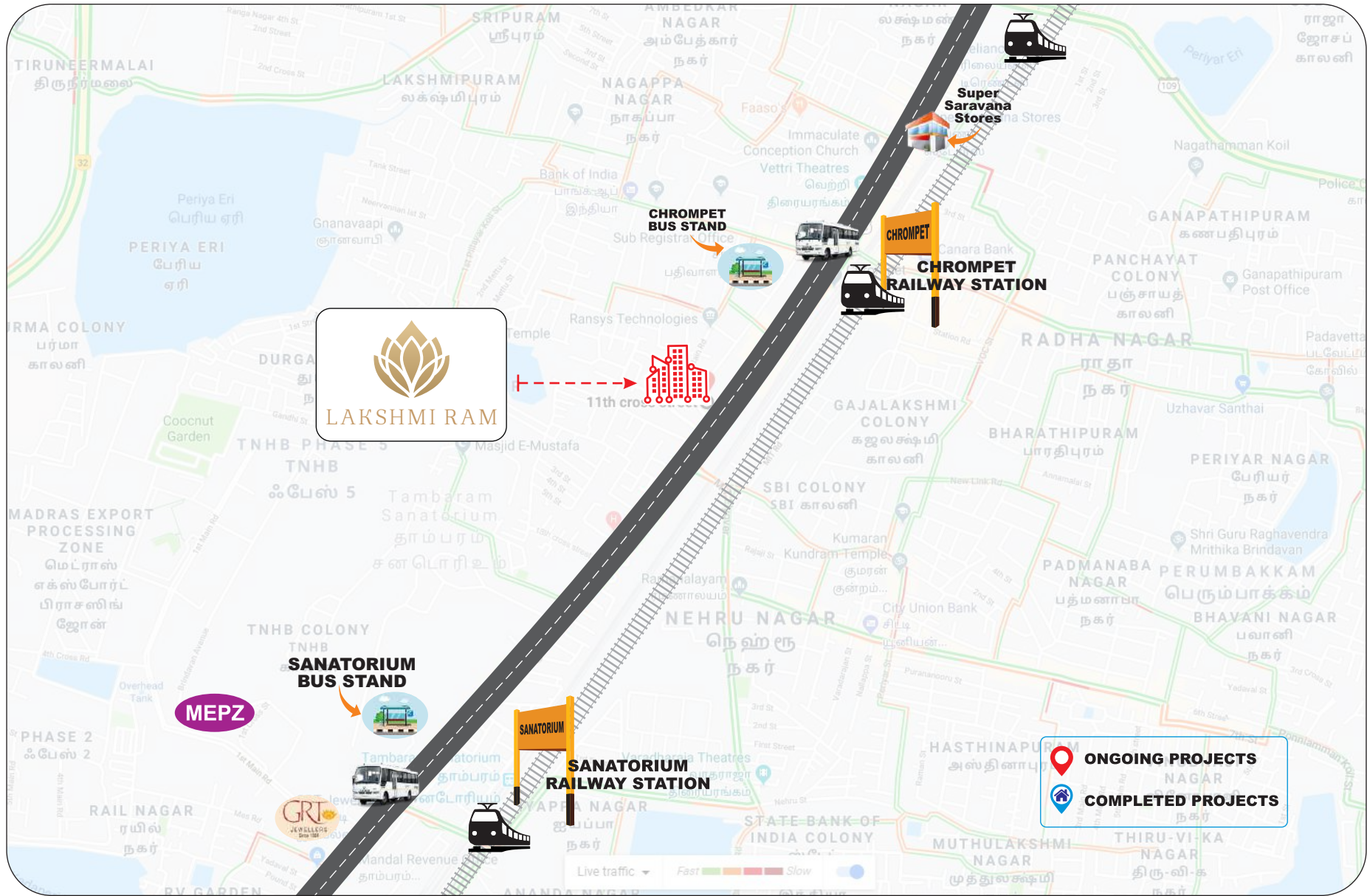


DAC PRAHALATH
F4
Mr. RAMPRASATH

From buyer's point of view, DAC balances customer satisfaction and their businesses aptly. They don't stick completely to one end. We can expect a great interaction with DAC in that way.



DAC Lakshmi Ram - Route Map - (Not to Scale)



Site Address: Plot No. 63A, 11th Cross Street, New Colony, Chrompet, Chennai - 600 044



DAC All Projects Location Map - (Not to Scale)



Structural Consultant:
Mr. Er. N. Kanagavel, ME, MBA, M.I.E, F.I.V




Corporate Office:

Plot No. A, Thiruvalluvar Street, RV Garden,
Tambaram West, Kadaperi, Chennai - 600 045

Training & R&D Division:

No.19, K-Block, Flat No. A-1 Ground Floor,
Anna Nagar East, Chennai - 600 102

 044 4210 3848

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Branch Office:

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Pammal, Chennai - 600 075.

Phone: 044 4863 0302

F4 - DAC Brindavanam, No. 47 Agastiyar Street,
East Tambaram, Chennai - 600 059.

Phone: 044 4854 0144

Call: 93 82 82 80 80

Member


Disclaimer:

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