





20,000 SQ.FT.  
CORPORATE OFFICE  
TO FULLFILL OUR  
CUSTOMER DREAMS



### ***From The Managing Director Desk***

*Almost all projects of DAC Promoters can be found within a radius of 0.5 km to 6 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 many market leaders & players in this industry, unmindful, we wanted to position this brand that precisely meets the primary need, ie., "The homes within residential locations 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.*

*Two unique benefits offered at Madambi, one is "Solar Power", second is "Children playing area" within the apartment. Solar Power considered as cost effective energy consumption and alternate to regular electricity consumption. At DAC Madambi, we have common area powered by Solar Panel.*

*Considering the current scenario of space constraint, air-pollution, safety of children & most importantly the health of children, we have allocated, dedicated space for children to play within the apartment.*

*In furtherance of Customer comfort, our recent projects have Homes with elegantly designed terrace like space within the same floor. "The Private Terrace", one can use it without climbing the stairs.*

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

*Having completed 6,84,059sqft., our current pipeline to be delivered stays at 4,26,065 sqft., across, East Tambaram, Chrompet, Pammal, Pallavaram, Selaiyur, OMR, Potheri & Guduvancheri.*

**S. SATHISH KUMAR**  
*Managing Director*

View From Madambi Balcony





## MADAMBIAN'S PLEASANT VIEW

The immaculate view along the aesthetic park is a bounty for the residents. These premium boutique apartments are uniquely positioned to have an unobstructed morning view with a cup of coffee. Meanwhile evening sunsets have a different story. Either a Barbeque night or a surprise candle-light dinner, it's your call.



VIEW FROM  
NATURAL POND & PARK



DAC  
**Madambi**  
A Grand Abode

Madambi is a premium boutique apartment located in Madambakkam, East Tambaram.

DAC Madambi – 2/3 BHK apartment designed to the comfort of the customer convenience. 24 units, Madambi assures security & privacy which is need of the hour. Each unit has been scientifically designed to provide good space & allow natural light to flow inside with proper ventilation. Life at Madambi should be refreshing & happy, especially senior citizens will love it.

ESSENTIAL  
AMENITIES



**ROOF TOP SIT OUT**  
Chill yourself at your leisure  
at Rooftop Terrace garden



**YOGA HUT**  
Traditionally designed yoga  
hut to practice meditation and yoga



**GIANT LIFT-ACCESS  
UP TO TERRACE**  
Massive elevator that can even  
accommodate 8 adults



**INTERNET PROVISION**  
To obtain a seamless internet connection,  
every apartment gets a plugin for high  
speed internet access



**CHILDREN'S  
PLAY AREA**  
Sufficient space for toddlers to play  
within the premises. Secure & Hygienic



**SEMI COVERED  
&  
COVERED  
CAR PARKING**  
No worries, The cars are  
safely parked

ESSENTIAL  
AMENITIES



**CCTV**

Every nook and corners are monitored



**HOLI THULASI  
MAADAM**

Destroys all the negative energies and creates positive vibes in home.



**CENTRALIZED  
DTH**

Every unit is connected to a single DTH signal receiver



**COMMON  
WASHROOM**

Maids and Drivers will be allocated a separate washrooms



**NATURE POWERED-  
COMMON AREAS**

In order to reduce maintenance, solar systems have been planted for common area's power consumption

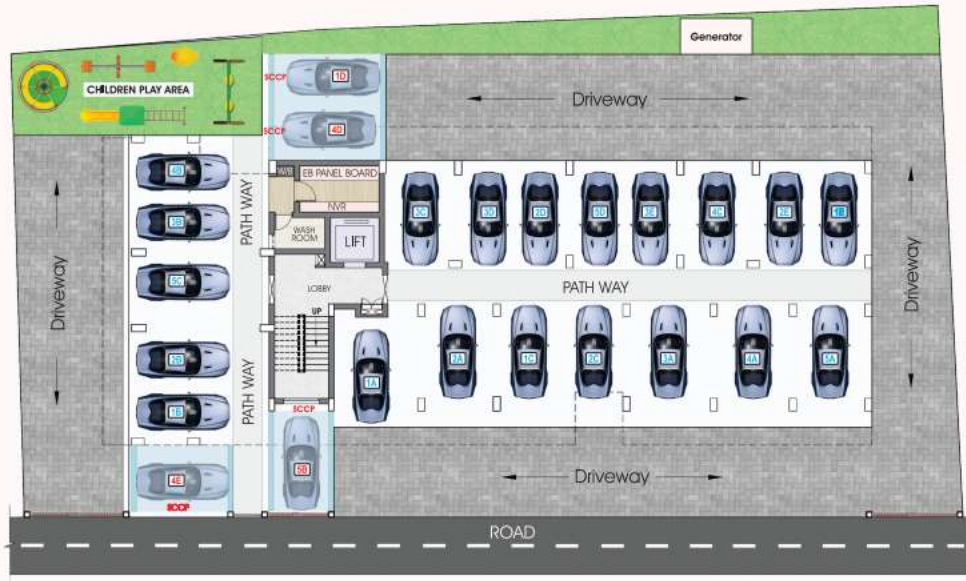


**POWER BACK UP FOR  
ENTIRE APARTMENT**

Your entire apartment is backed by massive generator



DAC MADAMBI



**SCCP (Semi Covered Car Parking)**  
Mudirai | Pterocarpus tree

**CCP (Covered Car Parking)**

**STILT FLOOR CUM CAR PARKING PLAN**





DAC MADAMBI



1ST, 2ND, 3RD & 4TH  
TYPICAL FLOOR PLAN

FIFTH FLOOR PLAN





DAC MADAMBI

A

3BHK

TYPICAL FLOOR PLAN

AREA : 1194 SQ.FT.

; +78 SQ.FT.

FACING : EAST

1  
2  
3  
4



FLOOR PLAN



KEY PLAN [NOT TO SCALE]



3D VIEW





DAC MADAMBI

B

2BHK

TYPICAL FLOOR PLAN

AREA : 910 SQ.FT.

FACING : EAST

1  
2  
3  
4



FLOOR PLAN



KEY PLAN (NOT TO SCALE)

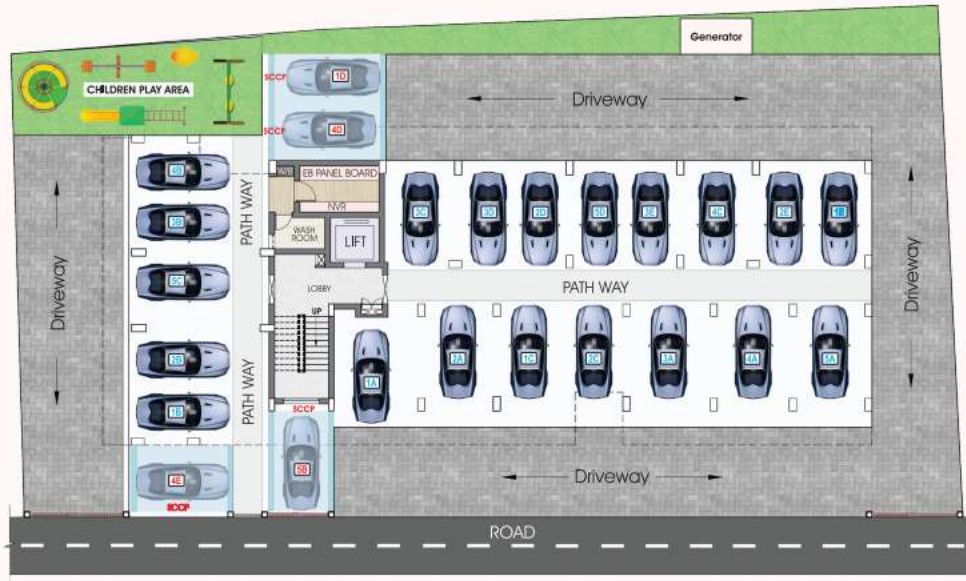


3D VIEW





DAC MADAMBI



**SCCP (Semi Covered Car Parking)**  
Mudirai | Pichalakkattai Street

**CCP (Covered Car Parking)**

**STILT FLOOR CUM CAR PARKING PLAN**





DAC MADAMBI



1ST, 2ND, 3RD & 4TH  
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A

3BHK

TYPICAL FLOOR PLAN

AREA : 1194 SQ.FT.

; +78 SQ.FT.

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1  
2  
3  
4



FLOOR PLAN



KEY PLAN [NOT TO SCALE]



3D VIEW



## TERRACE GARDEN



Go organic, Cultivate veggies and fruits or just flowers and bushes to spend your quality alone time.



DAC MADAMBI

A

2BHK 5

FIFTH FLOOR PLAN

AREA : 1060 SQ.FT.

+100 SQ.FT.

FACING : EAST



FLOOR PLAN



KEY PLAN [NOT TO SCALE]



3D VIEW





DAC MADAMBI

B

1BHK 5

FIFTH FLOOR PLAN

AREA : 708 SQ.FT.  
+156 SQ.FT.  
FACING : EAST



FLOOR PLAN



KEY PLAN (NOT TO SCALE)



3D VIEW





DAC MADAMBI

C

2BHK 5

FIFTH FLOOR PLAN

AREA : 990 SQ.FT.

+364 SQ.FT.

FACING : EAST



FLOOR PLAN



KEY PLAN [NOT TO SCALE]



3D VIEW





DAC MADAMBI

D

2BHK 5

FIFTH FLOOR PLAN

AREA : 882 SQ.FT.

+298 SQ.FT.

FACING : NORTH



FLOOR PLAN



KEY PLAN (NOT TO SCALE)



3D VIEW





## AUTHENTICITY OF CONNECTIONS

Thoughtfully positioned at Madambakkam where you will live in convenient proximities to all necessities of life. A major advantage is that you will live very close to Camp road junction which is just 5 mins from the apartment and that road will take you to the Tambaram railway station and bus stand in just 10 mins. A smooth drive about 20 mins is where airport is, on the other side, The OMR IT corridor happens to be a 30 mins drive. Loads of highly Reputable schools and colleges in addition to plenty of entertainment around to keep you occupied.



# LOCATION ADVANTAGES



## SCHOOLS



- Trileaves International School
- Annai Arul Public School
- Kendriya Vidyalaya No.1 & 2
- Sri Kanchi Mahaswami Vidya Mandir
- MAV Vidyashram CBSE
- Alwin Memorial Public School
- Zion Matriculation Higher Secondary School
- Boaz Public School
- Alpha International School & Alpha Matriculation Higher Secondary School
- Zion International Public School
- Annai Violet Matriculation & Higher Secondary School

## COLLEGES



- Bharath University
- Madras Christian College
- Sri Sai Ram Engineering college
- GKM Engineering college
- Sree Balaji Medical College & Hospital
- Sri Lakshmi Ammaal Engineering College
- Shri Prince Venkateshwara Art & Science College

## RAILWAY STATION & BUS STAND



- Tambaram Railway Station
- Tambaram Sanatorium Railway Station
- Camp Road Bus Stand
- Tambaram Bus Terminus

## HOSPITALS



- Chellam Hospital
- Bethesda Hospital
- Hindu Mission Hospital
- Christudas Orthopaedic Specialty Hospital
- Medicity Multispecialty Hospital
- New Life Hospital
- BS hospital

## NEAR BY LOCATION



- MEPZ SEZ
- Shriram Gateway
- SelThiruppur Kumaran Selaiyur Park
- Selaiyur Police Station
- Reddy's Cricket Academy Ground
- Bharathi Park
- Sri Dhenupureeswarar Temple



## WHY DAC MADAMBI ?

### IDEAL LOCATION

Glorified by the presence of Sri Dhenupureswar temple built about 1,000 years ago by a Chola King Parantaka II.

### FIRST OF ITS KIND

No other special projects with such amenities present in this location

### CAR PARKING

The cars are safely parked while it gets a dedicated driveway



## WHY DAC?



After-sales services managed efficiently, by dedicated team of technicians



Red Brick construction with topmost quality



Increased thickness of the walls separating two houses to provide privacy



Car Parking with driveway perfectly fixed



Providing solutions with futuristic vision

# SPECIFICATIONS

## STRUCTURE

Isolated / Combined Footing, R.C.C Framed Earthquake resistant structure to adhere to seismic zone III - designed by qualified Professional Structural Engineer.



## DOOR

**Main Door** : Main door ABS finished with polish Godrej locks / equivalent

**Internal Door** : ABS / Engineering / Membrane / equivalent door

**Toilet Door** : ABS/ Engineering / Membrane / equivalent door

## TILES

Entire Flat 2' x 2' vitrified tiles / [Kajaria](#)® / Equivalent flooring in all bathroom will be 1' x 1' Anti-Skid tiles and ceramic dado tiles up to 7' height



## KITCHEN

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



ONLY BRANDED MATERIALS ARE USED FOR CONSTRUCTION






## WINDOW

All Windows are UPVC / Sliding window with MS safety grills.

## PLUMBING & SANITATION

External PVC piping (  \* /  \* /  \* / Equivalent)

Internal CPVC piping (  \* /  \* / Equivalent)

All Sanitary wares will be in  \* /  \* /  \* / Equivalent



## PAINT

All Interior walls will be coated with wall putty With roller finish premium emulsion.


Ceiling will be coated with putty and finished with emulsion.



## ELECTRICAL

Conceded 3- phase electricity supply with /  \* /  \* / Equivalent wiring with MCB'S / RCCB'S

Adequate light and fan points

 \* / Equivalent switches in each flats and common areas

Inverter wiring will be provided in default.



## STAIRCASE

Vitrified Anti-Skid tiles / Granite for footsteps with SS Handrals

## EXPERTS ASSOCIATED WITH DAC MADAMBI



**GEO TECHNICAL  
CONSULTANT**  
Mr. Santhosh Rao  
M/s. Nagadi Consultants



**ARCHITECT**  
Ar. V. Srinivasan  
AIIA.,  
Registered Architect  
Reg. No.: CA/96/19755  
M/s. Srinivas & Associates



**STRUCTURAL  
CONSULTANT**  
Mr. C. Kannan  
M/s. Laya Consultants



**ELECTRICAL  
CONSULTANT**  
Mr. K. Sakthi Krishnan  
M/s. SR Associates



**PLUMBING  
CONSULTANT**  
Mr. K. Sakthi Krishnan  
M/s. SR Associates

# CUSTOMER TESTIMONIALS

**MR. ARUN JANANI**

Astrazeneca



DAC INTELLIA - 3B

We feel immense pleasure to be a part of DAC promoters and to buy a flat in DAC Intellia, Selaiyur, as it perfectly made our dream come true.

All teams and employees who collaborated with us were very friendly and approachable.. All our requirements and changes were addressed in the right manner.. thanks to the great team.

**MR. GURUVISHNU**

Project Lead - Cognizant



DAC CHROMQNTIQUE - 2F

We are so Glad on Buying a house in DAC Chromantique. They never compromise On Quality.We Have Gone Through House Searching In Recent Time and DAC Promoters Fulfilled Our Requirements.we Owe A Special Thanks To MR.Gurunathan And Mr.Sarvanan And We also Highly recomend To Be A Part of DAC Promoters

**MR. RAM PRASAD**

Managers at Union Bank of India



DAC CENTUM - 3A

I believe Transparency, Trust & the commitment are essential attributes for any Developers/ Builders in the real estate industry. It's very hard for any builder to possess these qualities all at once and I have seen very few in my past experience. I will definitely say DAC promoters is one among them .They were very professional in handling their clients . The entire process of my booking was seamless and went without any hassles.Really impressed with all the marketing staffs especially Mr. Muthu for his support and guidance in choosing the right property. I don't had any second thoughts also I don't want to waste my time to make the best decision of my life.

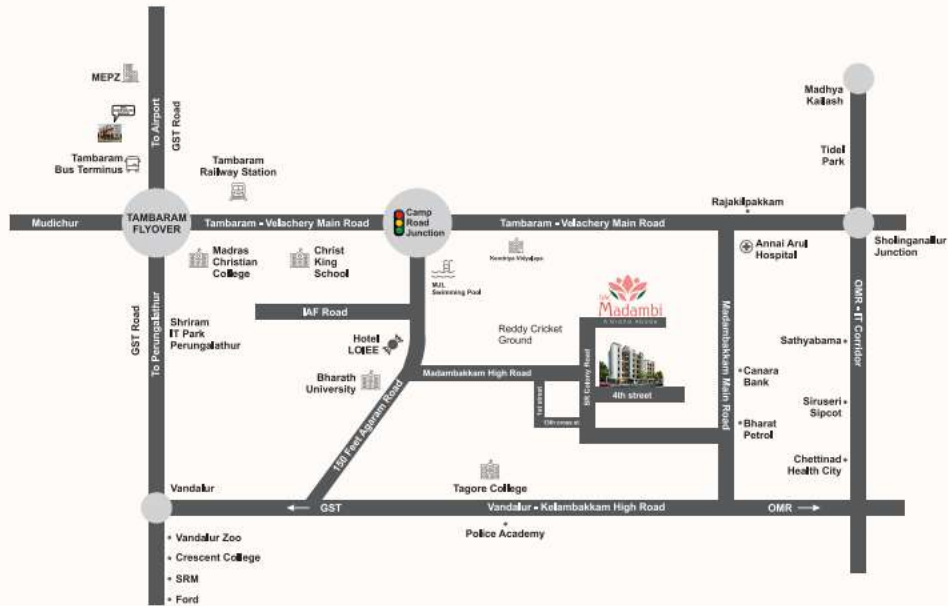
## PURCHASE PROCESS

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	- 5%

## OUR BANKERS



LOCATION MAP (NOT TO SCALE)



SITE ADDRESS: DAC MADAMBI ; PLOT NOS, 39,40, & 41, S.R. COLONY, MADABAKKAM, CHENNAI - 600 126.

**DAC Developers Pvt Ltd.:****Corporate Office:**

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

**Training & R&D Division:**

New No.27, Old No.19, K-Block, Flat -A1  
First Main Road, Anna Nagar East, Chennai - 600 102

☎ 044 4210 3848 / 044 4854 0144

✉ [marketing@dacdevelopers.com](mailto:marketing@dacdevelopers.com)

🌐 [www.dacdevelopers.com](http://www.dacdevelopers.com)

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**Branch Office:**

No. 123, Gandhi Main Road, Sri Shankara Nagar,  
Pammal, Chennai - 600 075.  
Phone: 044 4863 0302

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Call: 93003 93003

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Member  
**CREDAI**

**Disclaimer:**

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