

A photograph of a park scene. In the center, a wooden bench sits on a green lawn. Above the bench, a large tree with dense foliage in shades of green, yellow, and red (autumn colors) dominates the upper half of the frame. The ground is covered with fallen leaves. The overall atmosphere is peaceful and scenic.

PURAVANKARA

**YOUR 55 ACRES OF
GREEN SANCTUARY IN
THE HEART OF CHENNAI**

PURVA WINDERMERE
PALLIKARANAI

WELCOME TO THE
NEW ASHOK NAGAR
OF CHENNAI.

WELCOME TO
AN ELITE ENCLAVE
SPREAD OVER 55 ACRES.

Yes! You've heard it right. A neighbourhood that's emerging as the hottest destination not only in Chennai but is rated as the best even in India. Welcome to Purva Windermere at Pallikaranai, a grand lifestyle spread over 55 acres, yet surprisingly close to the bustling city center of Velachery. This award winning project from Puravankara speaks of spacious homes. Homes that promise you a lifestyle that's truly international in terms of size and the number of amenities.

Purva Windermere is well connected to Airport and the IT Corridor, giving you the strategic advantage of being closer to places you happen to frequent in day. From the best of malls and hospitals to multiplexes and schools, you'll find it all close by. As for amenities, the project has two world-class clubhouses catering to the varied needs of your loved ones. In fact, you'll be spoilt by the choice of facilities available in this project.



A HOME SO
GREEN THAT
THE TROUBLES
OF THE CITY WILL
SEEM LIKE A
DISTANT DREAM.

To begin with, you're cordoned off from the main road, by layers of green cover. From tree-lined avenues to landscaped gardens and the adjacent lake, the whole ambience here seems like a serene suburb, though you're in the middle of the city.

Enjoy quiet walks in solitude, amidst tweeting birds and sentinel trees. Ponder on happy thoughts from the comfort of your park bench. Take your pet for a stroll in the paw park...catch up with your neighbors and their pets as well. In a city so busy, it pays to live in a home that's more like a getaway.



An architectural rendering of a modern residential development. The scene features a large, multi-story apartment building with a white and grey facade and prominent balconies. In the foreground, there is a large, calm body of water reflecting the sky. A lush green lawn with various trees and shrubs separates the water from the building. A few people are visible near the water's edge, and a white car is parked nearby. The sky is a soft gradient of orange and pink, suggesting a sunset or sunrise. A large tree branch is visible in the top left corner.

PURVA
windermere
AN ELITE ENCLAVE



CLUBHOUSE



AQUAMARINE CENTER





INDOOR FACILITIES AT LAKESIDE LEISURE & AQUAMARINE CENTER

- Aerobics/Yoga Room ●
- Billiards ●
- Squash Court ●
- Table Tennis Room ●
- Cards Room/ Indoor Games ●
- Entertainment Centre ●
- Gymnasium ●
- Health Club ●
- Swimming Pool ●
- Multipurpose Hall ●
- Joggers Track ●
- Children's Play Area ●
- Provision for Restaurant ●
- Provision for Parlours ●
- Provision for Super Market ●

Outdoor facilities

- Basketball Court ●
- Tennis Court ●
- Volleyball Court ●
- Fun and Frolic Zone ●
- Well- lit Landscaped Garden ●

WE TAKE LEISURE TO
THE NEXT LEVEL.
A LEVEL AT WHICH YOU
FEEL THOROUGHLY
PAMPERED.

Leisure at Purva Windermere is a serious pursuit. And on this count, we haven't left anything to chance. Experience our indoor facilities at the Lakeside and Aquamarine center. Spend a few minutes improving your shots at the squash court or the pool table. If kids are running haywire at home, send them packing to the children's play area. For their energy can't be kept bottled up for long. And meanwhile, remember to send your hubby to the health club, lately he has been piling on weight at the wrong places.

In fact, the indoor activities over here are many. Swimming pool to table tennis to cards room, pick an indulgence of your choice. Then there are facilities like the supermarket, parlours and a restaurant for your everyday needs. Need to spend time outdoors? Well, you've an array of amenities to spend some quality time. From basketball to tennis court to a well-lit landscaped garden...there are enough places to socialize with your friends and family.





THE IMAGES USED IN THE BROCHURE ARE ONLY INDICATIVE



LOCATION MAP



PROXIMITY

Velachery MRTS	:	6.0 km
OMR	:	6.0 km
Velachery	:	7.0 km
Guindy	:	9.0 km
Airport	:	10.0 km
Tamparam	:	10.0 km
Tidel Park	:	12.0 km
Adyar	:	13.0 km

IN YOUR NEIGHBOURHOOD

EDUCATIONAL INSTITUTES

Satyabhama University |
St. Joseph College of Engineering |
Jain Engineering College |
Mohd Sathak Engineering College |
KCG college of Technology |
Apple Kids | Global Kids |
Christ The King School |
Zigma Matriculation School |
BS Matriculation School |
St. Joseph's Matriculation School |
DAV School | PSBB Millennium |
Headstart | Bharathi Vidyalaya |
Boaz Matriculation |
Magdalene Matriculation |
PRINCE Shri Venkateshwara
Padmavathy Engineering College |
PRINCE Dr. K. Vasudevan College of
Engineering and Technology |
Quaid-E-Milleth College For Men |
New Prince Sri Bhavani Arts &
Science College | Bharani Swathi
College of Physiotherapy |
Bharani Swathi College of Arts and
Science | Balaji Dental College |
Jerusalem College of Arts and Science

HOSPITALS

Kamakshi Hospital | Global Hospitals

SHOPPING CENTRES

City Super Market | Nilgris | More |
Reliance Fresh | Sekar Stores |
Food World | Ambal Stores | Hot Breads |
Gupta Bhavan | Shanmugam Stores

COMPANIES

American Megatrends India | Vestas |
Mahindra Satyam | HCL Technologies |
Tata Consultancy Services |
Accenture India | TECCI Park |
Wipro Technologies |
Cognizant Technology Solutions |
Scope International | Photon Infotech |
Polaris Software Lab | Infosys | Siemens |
Ford | Sutherland

HOTELS, RESORTS AND EATERIES

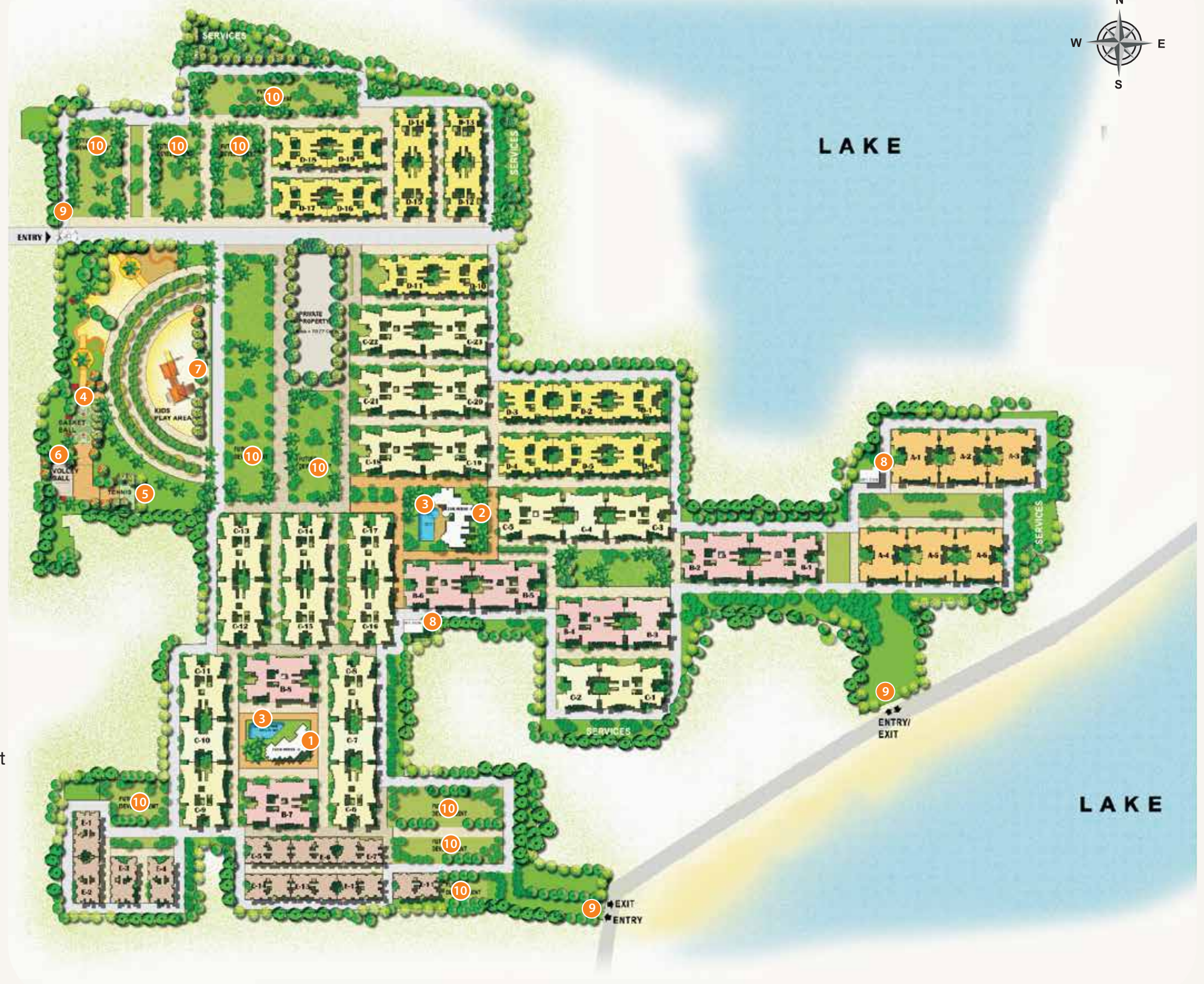
Cafè Coffee Day | Dominos | Asiana Hotel
| Gateway Hotel | KFC | McDonalds

MASTER PLAN

LEGEND

- 01. Aquamarine Centre
- 02. Lakeside Leisure
- 03. Swimming Pool
- 04. Basketball Court
- 05. Tennis Court
- 06. Volleyball Court
- 07. Fun and Frolic Zone
- 08. Provision for Supermarket
- 09. Entry and Exit Points
- 10. Future Development

- Type A
- Type B
- Type C
- Type D
- Type E



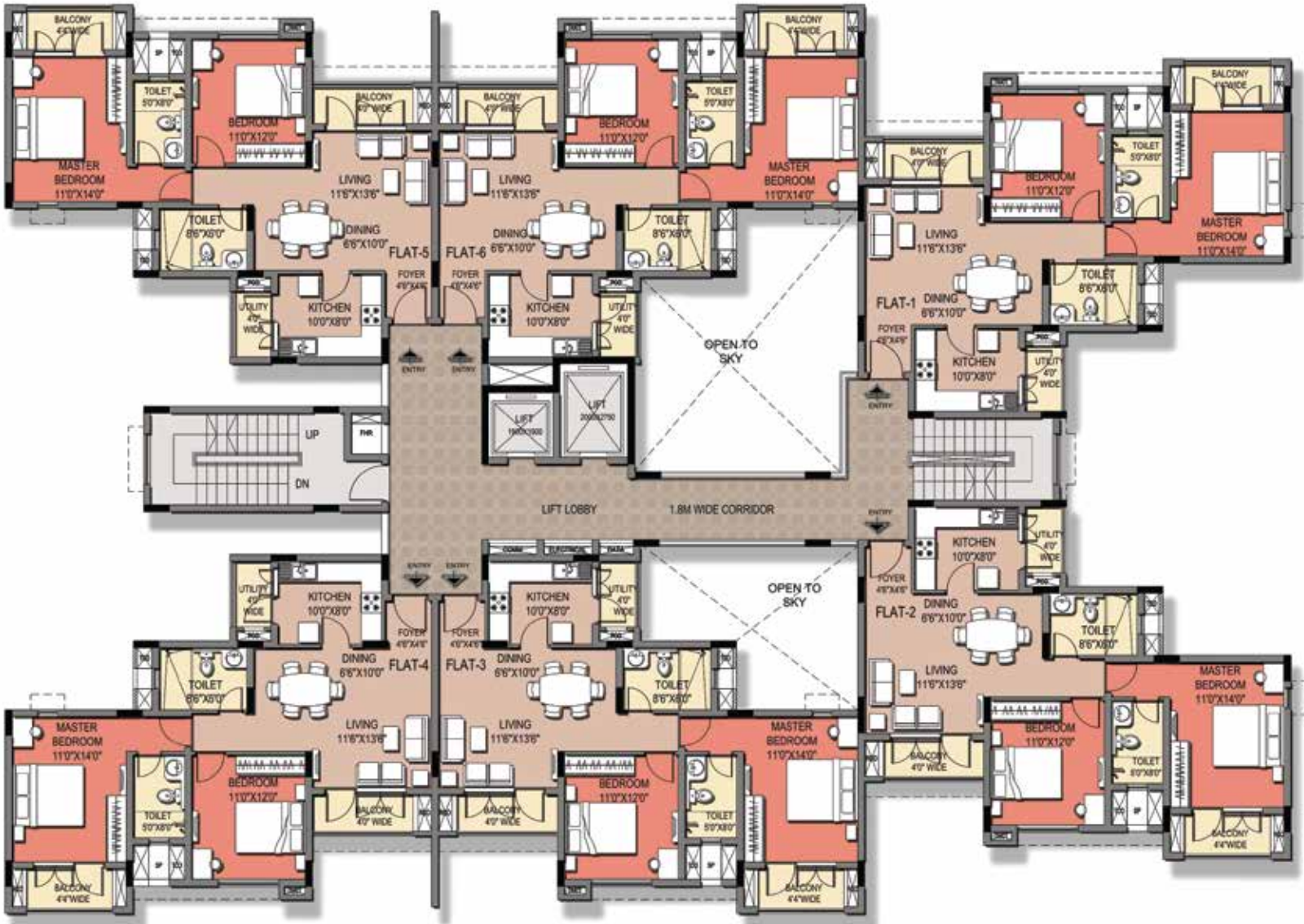
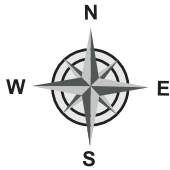
MASTER PLAN IS SUBJECT TO CHANGE

FLOOR PLAN

TYPE - D16 & D19
2 BHK



Type - D16 & D19			
Unit Series	Configuration	Size(sft.)	Classification
101	2 BHK	1255	Premium
102	2 BHK	1255	Premium
103	2 BHK	1243	Premium
104	2 BHK	1254	Premium
105	2 BHK	1254	Premium
106	2 BHK	1243	Premium

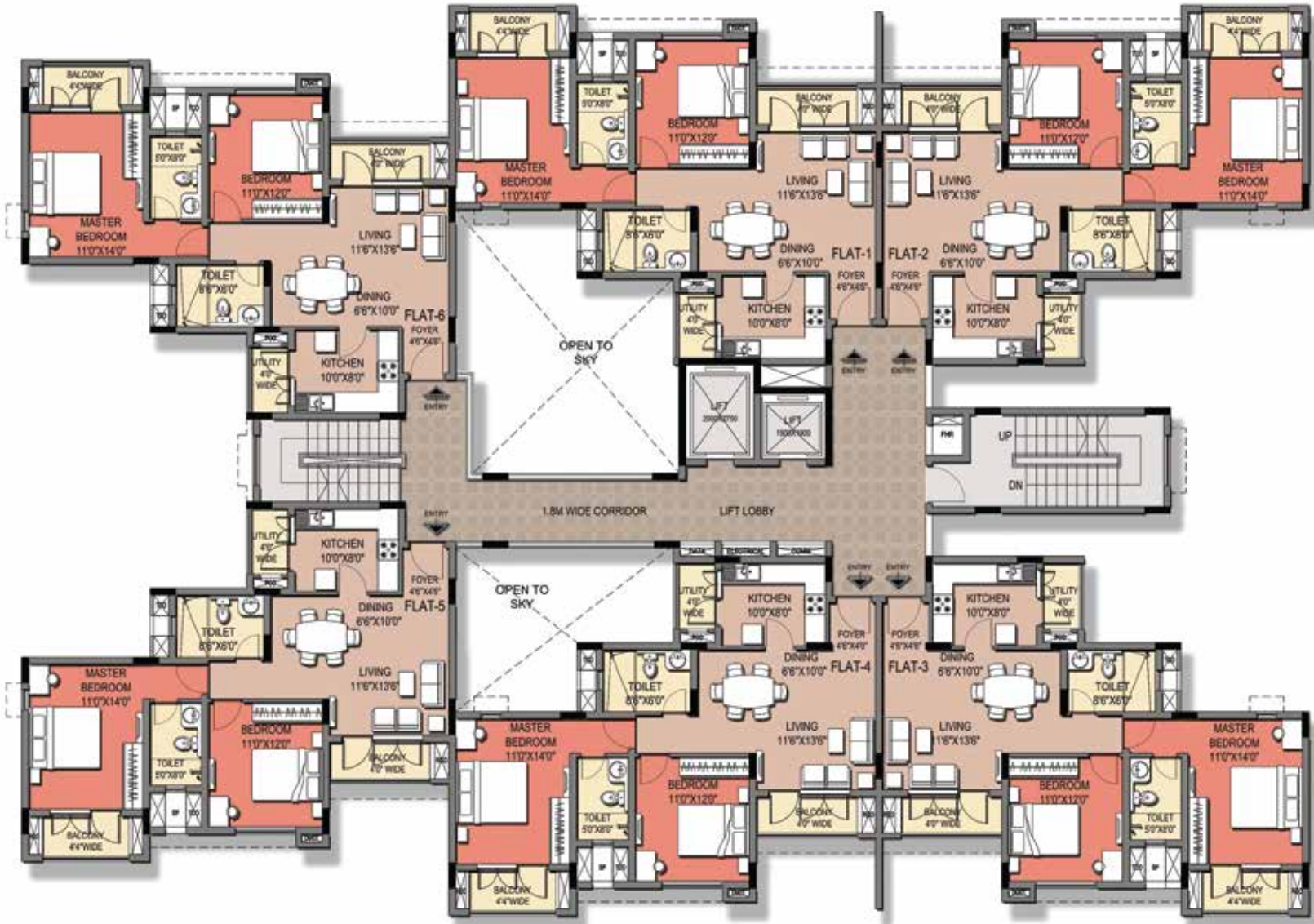
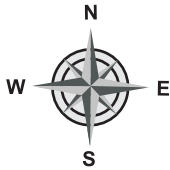


FLOOR PLAN

TYPE - D17 & D18 2 BHK



Type - D17 & D18			
Unit Series	Configuration	Size(sft.)	Classification
101	2 BHK	1243	Premium
102	2 BHK	1254	Premium
103	2 BHK	1254	Premium
104	2 BHK	1243	Premium
105	2 BHK	1255	Premium
106	2 BHK	1255	Premium



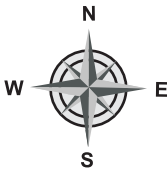
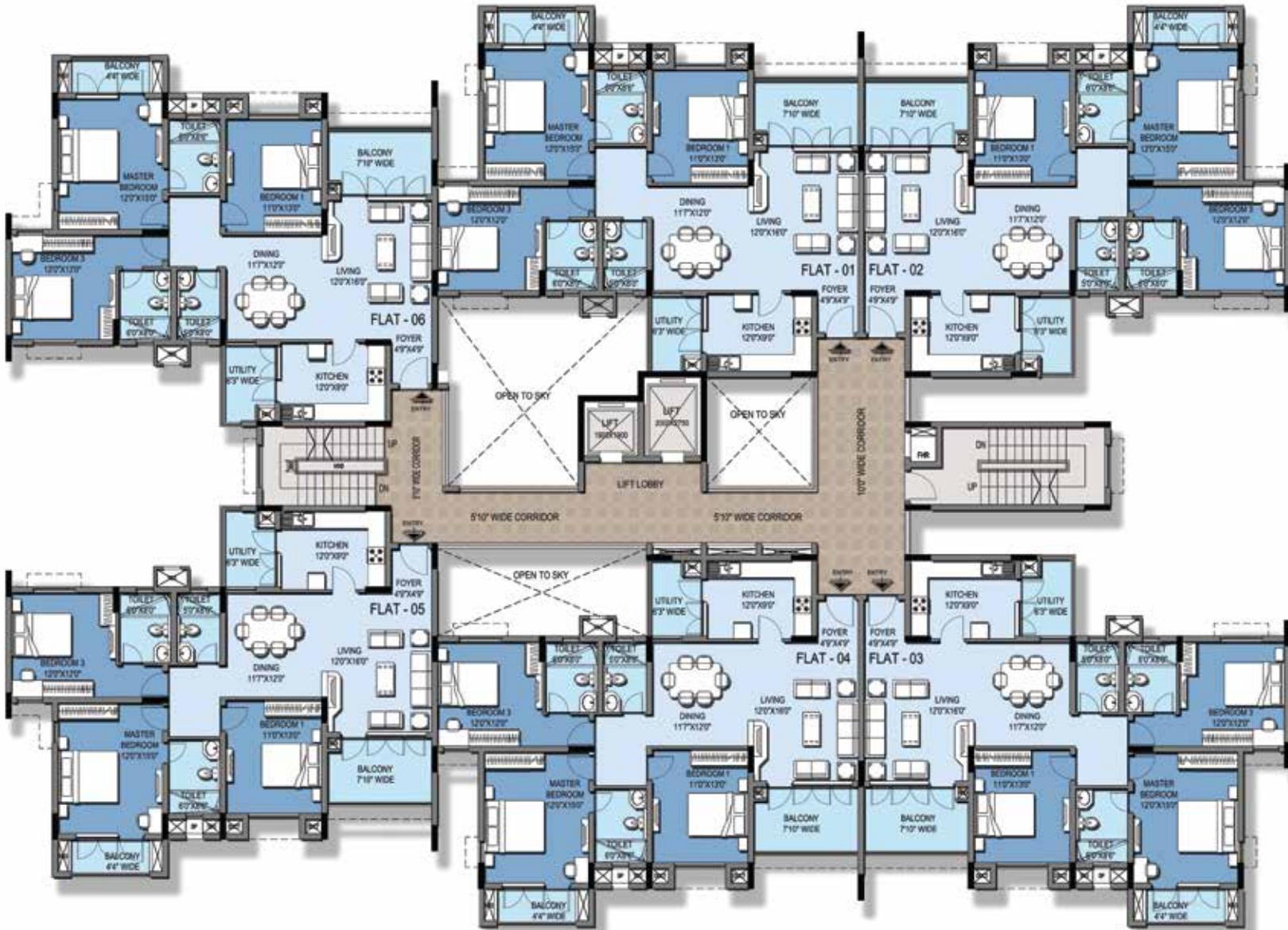
FLOOR PLAN

TYPE - C18 & C22 3R BHK



Type - C18			
Unit Series	Configuration	Size(sft.)	Classification
101	3 BHK	1929	Premium
102	3 BHK	1943	Premium
103	3 BHK	1943	Super Premium
104	3 BHK	1922	Super Premium
105	3 BHK	1944	Super Premium
106	3 BHK	1944	Premium

Type - C22			
Unit Series	Configuration	Size(sft.)	Classification
101	3 BHK	1929	Premium
102	3 BHK	1943	Premium
103	3 BHK	1943	Premium
104	3 BHK	1922	Premium
105	3 BHK	1944	Premium
106	3 BHK	1944	Super Premium



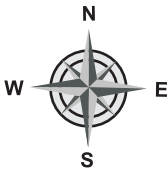
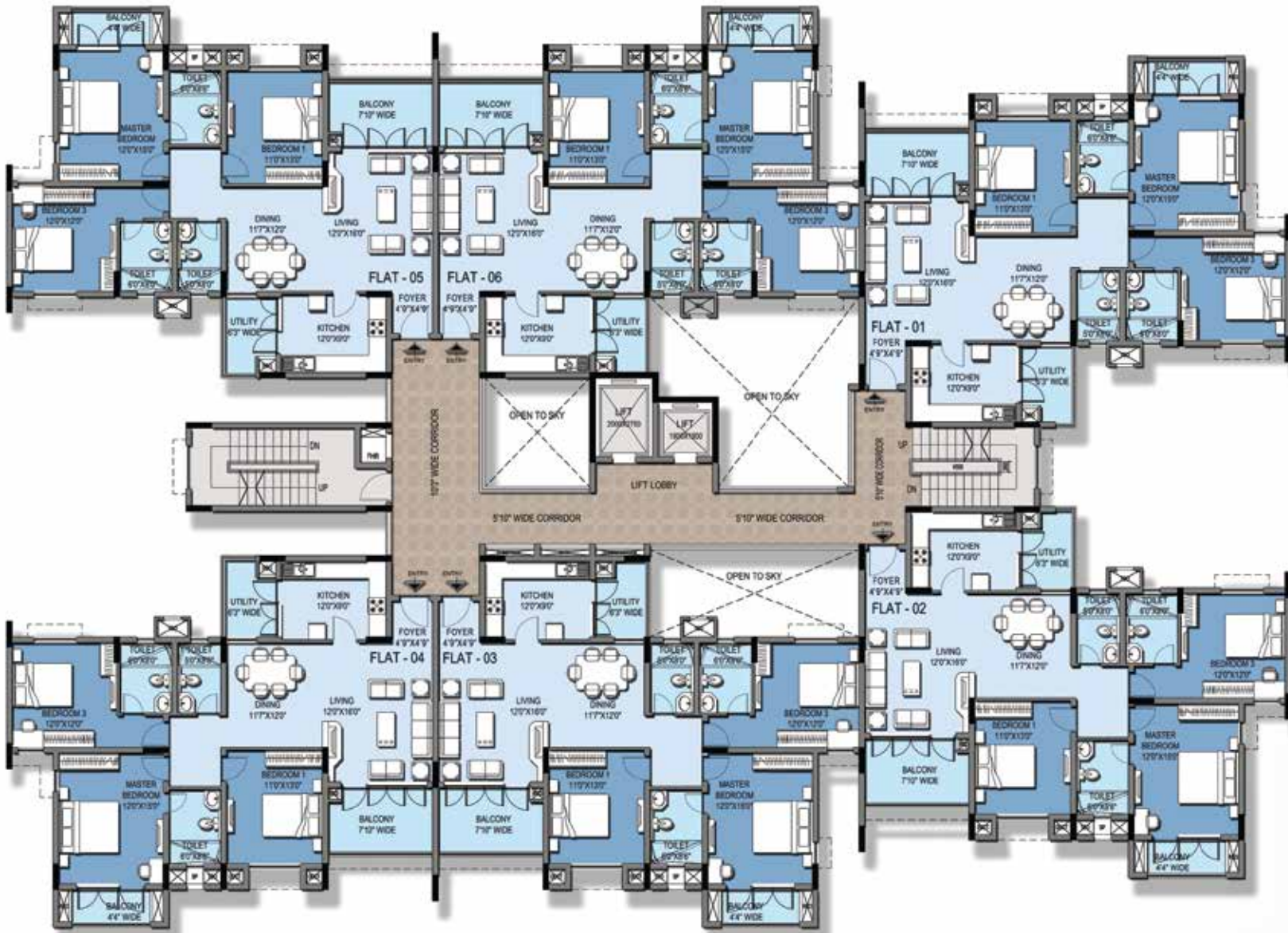
FLOOR PLAN

TYPE - C19 & C23 3R BHK



Type - C19			
Unit Series	Configuration	Size(sft.)	Classification
101	3 BHK	1944	Premium
102	3 BHK	1944	Super Premium
103	3 BHK	1922	Super Premium
104	3 BHK	1943	Super Premium
105	3 BHK	1943	Premium
106	3 BHK	1929	Premium

Type - C23			
Unit Series	Configuration	Size(sft.)	Classification
101	3 BHK	1944	Super Premium
102	3 BHK	1944	Premium
103	3 BHK	1922	Premium
104	3 BHK	1943	Premium
105	3 BHK	1943	Premium
106	3 BHK	1929	Premium



FLOOR PLAN

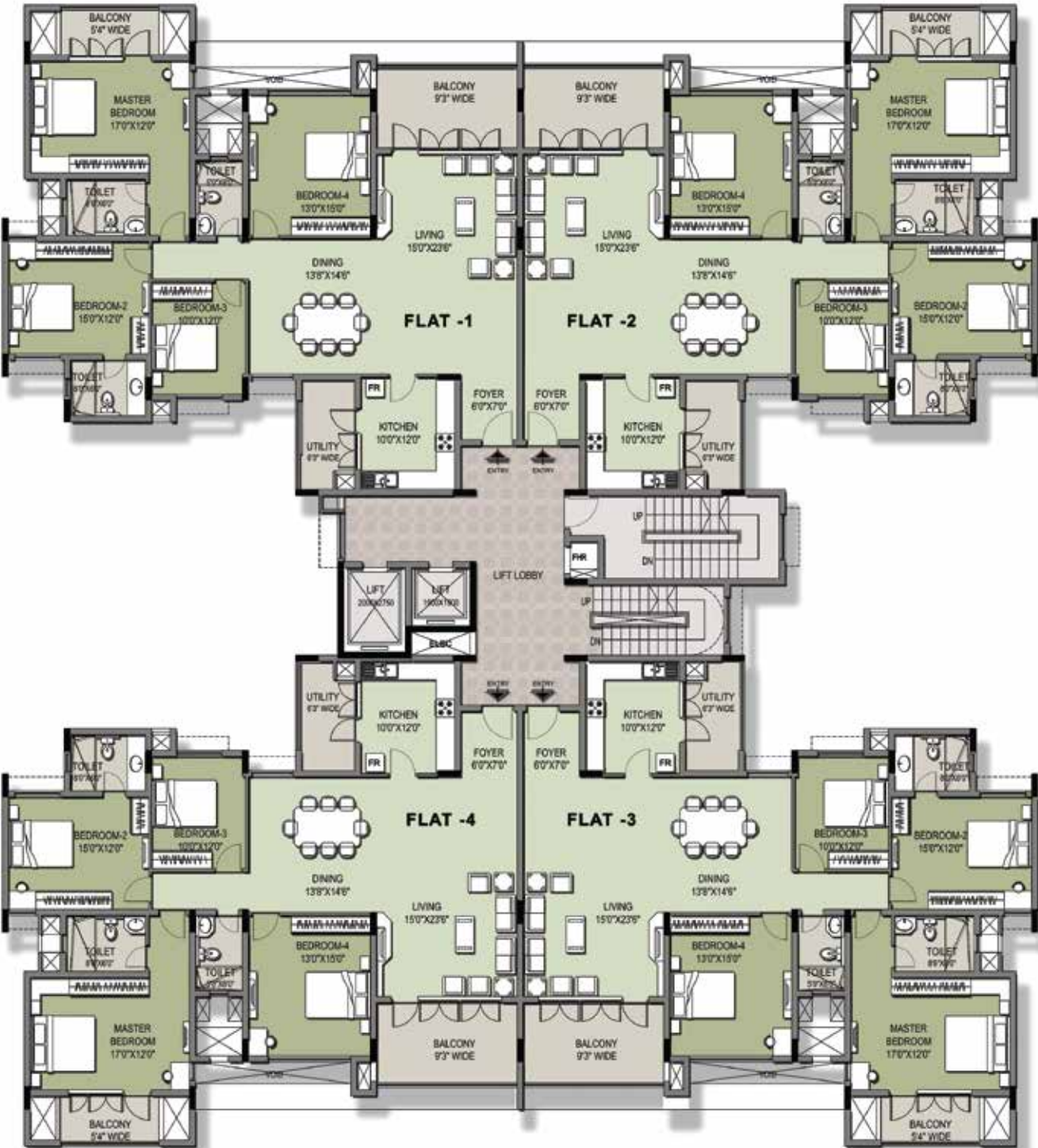
TYPE - A1 - A6 (1st to 4th Floor) 4 BHK



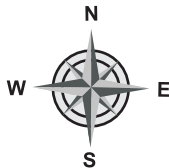
Type - A1			
Unit Series	Configuration	Size(sft.)	Classification
101 - 401	4 BHK	2712	Super Premium
102 - 402	4 BHK	2710	Super Premium
103 - 403	4 BHK	2710	Premium
104 - 404	4 BHK	2712	Super Premium

Type - A2 & A3			
Unit Series	Configuration	Size(sft.)	Classification
101 - 401	4 BHK	2712	Super Premium
102 - 402	4 BHK	2710	Super Premium
103 - 403	4 BHK	2710	Premium
104 - 404	4 BHK	2712	Premium

Type - A4			
Unit Series	Configuration	Size(sft.)	Classification
101 - 401	4 BHK	2712	Super Premium
102 - 402	4 BHK	2710	Premium
103 - 403	4 BHK	2710	Premium
104 - 404	4 BHK	2712	Premium



Type - A5 & A6			
Unit Series	Configuration	Size(sft.)	Classification
101 - 401	4 BHK	2712	Premium
102 - 402	4 BHK	2710	Premium
103 - 403	4 BHK	2710	Premium
104 - 404	4 BHK	2712	Premium



FLOOR PLAN

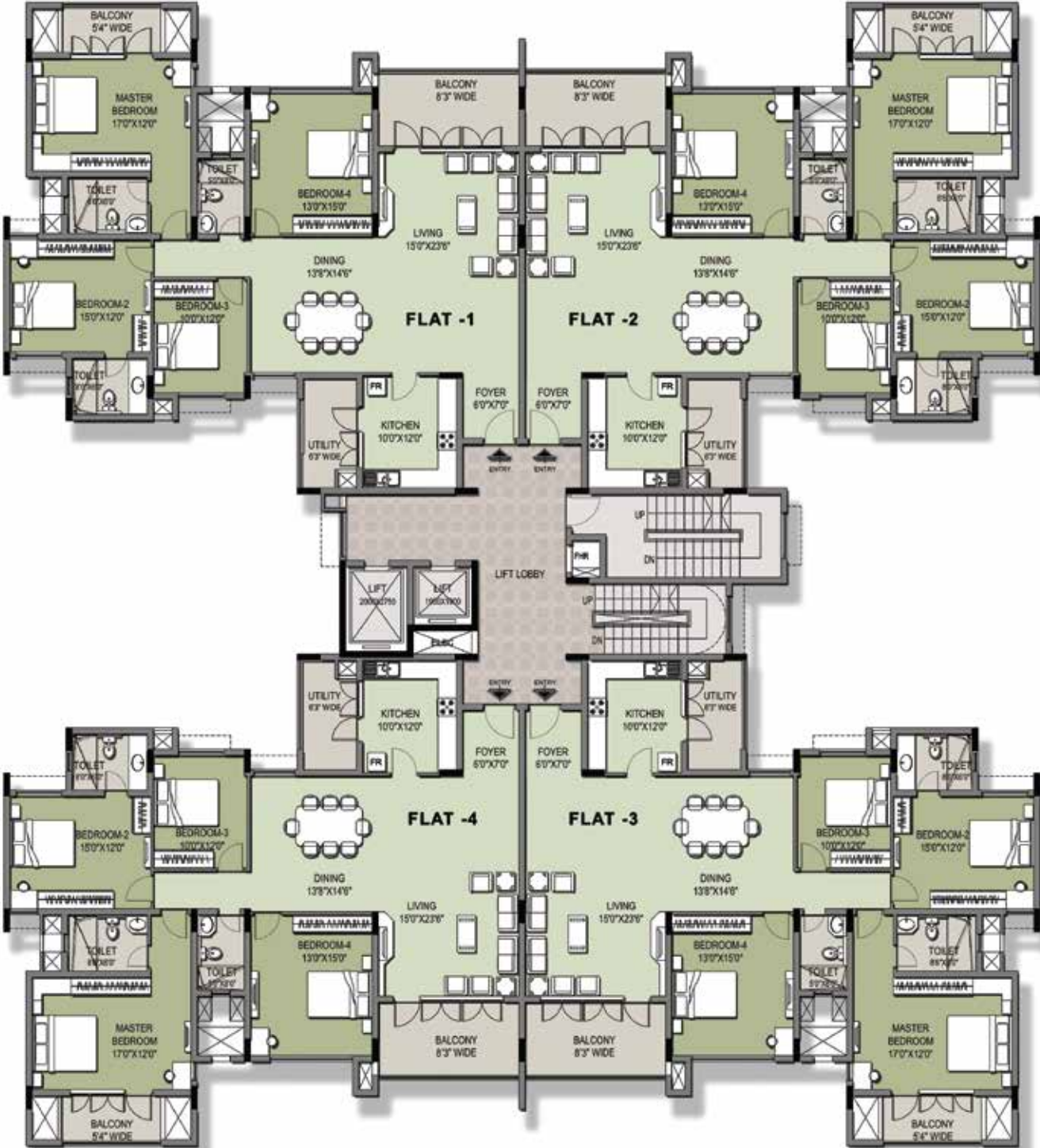
TYPE - A1 - A6 (5th to 7th Floor) 4 BHK



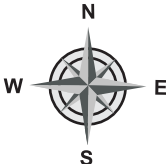
Type - A1			
Unit Series	Configuration	Size(sft.)	Classification
501 - 701	4 BHK	2693	Super Premium
502 - 702	4 BHK	2691	Super Premium
503 - 703	4 BHK	2691	Premium
504 - 704	4 BHK	2693	Super Premium

Type - A2 & A3			
Unit Series	Configuration	Size(sft.)	Classification
501 - 701	4 BHK	2693	Super Premium
502 - 702	4 BHK	2691	Super Premium
503 - 703	4 BHK	2691	Premium
504 - 704	4 BHK	2693	Premium

Type - A4			
Unit Series	Configuration	Size(sft.)	Classification
501 - 701	4 BHK	2693	Super Premium
502 - 702	4 BHK	2691	Premium
503 - 703	4 BHK	2691	Premium
504 - 704	4 BHK	2693	Premium



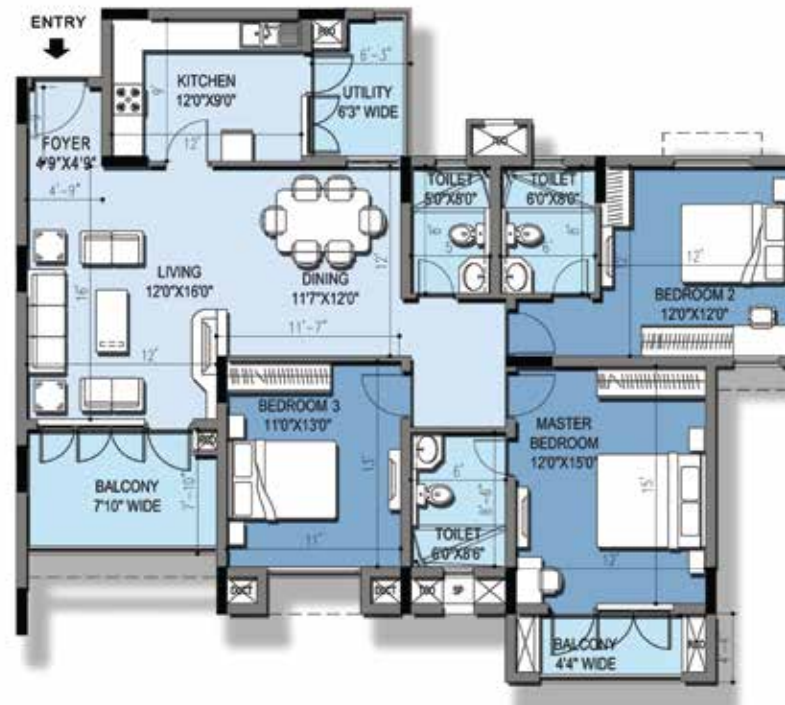
Type - A5 & A6			
Unit Series	Configuration	Size(sft.)	Classification
501 - 701	4 BHK	2693	Premium
502 - 702	4 BHK	2691	Premium
503 - 703	4 BHK	2691	Premium
504 - 704	4 BHK	2693	Premium



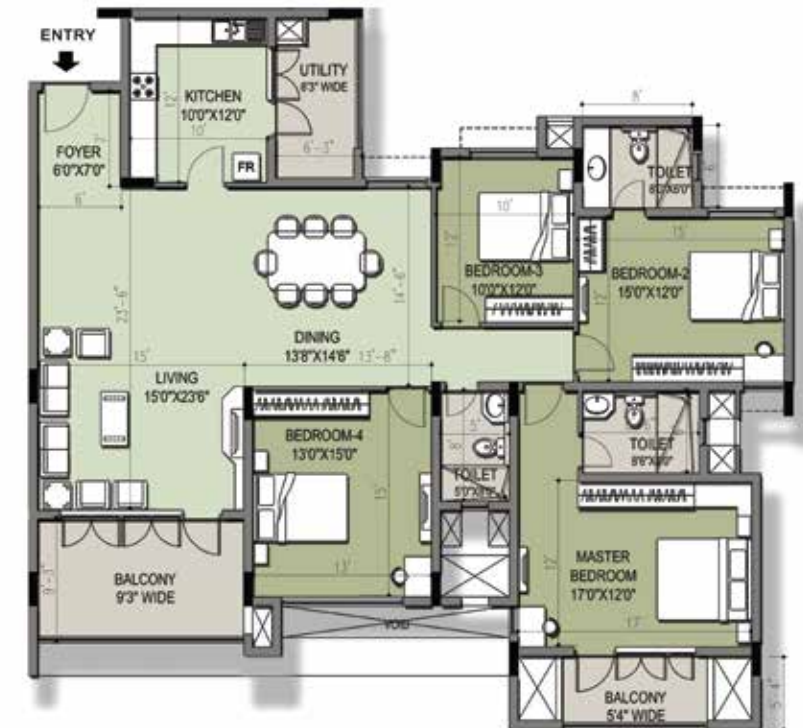
UNIT PLANS



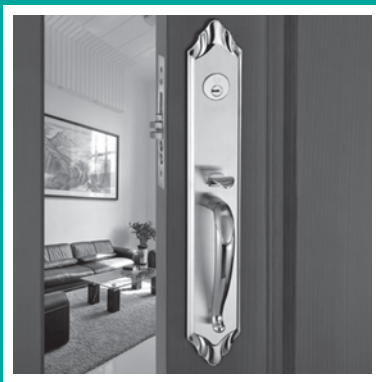
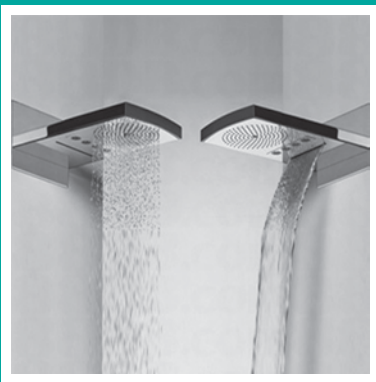
2 BHK - 1255 sq. ft.



3 BHK - 1944 sq. ft.



4 BHK - 2710 sq. ft.



Images shown are indicative only

PROJECT SPECIFICATIONS

STRUCTURE:

- RCC framed structure

LOBBY:

- Elegant ground floor lobby with imported marble or highly polished granite or engineered marble flooring

APARTMENT FLOORING:

- Vitrified tiles in living, dining, bedrooms, passages leading to bedrooms and in balcony of living and dining area

KITCHEN & UTILITY:

- Vitrified tile flooring in kitchen and utility area
- Vitrified or ceramic tile dado up to 2' ht above kitchen counter
- Highly polished granite for kitchen counter top
- Single bowl, single drain stainless steel sink in 1 BHK and double bowl single drain stainless steel sink in 2 BHK apartments with premium quality hot and cold water basin mixer.
- Provision for water purifier above the drain board

BATHROOMS:

- Anti skid/matt ceramic designer tile flooring
- Colored glazed/matt finished designer tiles up to the false ceiling
- Master bathrooms - Glass partition for shower area with good quality vitreous ware granite/marble counter-top wash basin with hot and cold water mixer
- Common bedroom bathroom (2 BHKs) - Good quality vitreous ware granite/marble counter-top wash basin with bottle trap/pedestal
- All bathroom are fitted with wall mounted EWC with premium quality CP fittings and sanitary fixtures.

DOORS:

- Main door – Engineered wooden door frame and shutter or HDF door with teak wood frame or equivalent brand with good quality hardware and security eye
- Bedroom doors – Engineered wooden door frame and shutter or HDF doors with teak wood frame or equivalent brand with good quality hardware
- Bathroom doors – Waterproofed (in side) flush door with hardwood frame or equivalent brand including good quality hardware and thumb turn lock
- Balconies for living and dining - Glazed French windows with heavy gauged UPVC/aluminum frames with sliding/hinged shutters
- Other balcony/utility door - Glazed door and window with UPVC/aluminum frames with sliding/hinged shutters

WINDOWS:

- Heavy gauged aluminum/UPVC frames with glazed, sliding/hinged shutters with mild steel grills

VENTILATORS:

- Heavy gauged, aluminum/UPVC with glazed, louvered/hinged/fixed ventilators
- Provision for exhaust fan

PAINTING:

- Acrylic/cement based paint and textured surfaces in selective places as per design for exterior fascia of the building
- Interior walls are painted in acrylic emulsion

CEILINGS:

- POP/Polystyrene cornices in living, dining and in foyer

BALCONY RAILINGS & STAIRCASE HANDRAILS:

- Mild steel railings as per architect's design

ELECTRICAL:

- All electrical wiring is concealed with premium quality PVC conduits
- Adequate power outlets for lights, fans, exhaust-fans, call-bell, television points are provided in all bedrooms, living and dining area
- One AC point in all bedrooms and AC point provision in living and dining area
- Telephone and television connectivity in living area
- Provision for cable TV connection in living area
- 5 KW power for 2 BHK, and 3 KW for 1 BHK.

ELEVATORS:

- Automatic passenger lifts are provided in each block with intercom facility connected to security cabin and D.G. backup

DG POWER:

- Back-up for common area lighting, pumps and lifts.
- 2 KW for 2 BHK and 1 KW for 1 BHK.

SECURITY SYSTEM & INTRA COMMUNICATION SYSTEM:

- Peripheral vigilance through CCTV/cameras and patrolling by security guards
- Gas leak detector in kitchen.
- Intra- communication facility among apartments and to security cabin within the complex

PURAVANKARA

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READY-TO-MOVE-IN PROJECTS ACROSS INDIA

Purva High Crest, Off Kanakapura Road, Bangalore

Purva Gold Crest, Off Kanakapura Road, Bangalore

Purva Highland, Off Kanakapura Road, Bangalore

Sky Condos Series I at the Highlands of Kanakapura Road, Bangalore

Purva Venezia, Yelahanka, Bangalore

Purva Atria, RMV IIInd Stage, Bangalore

Purva Oceana, Marine Drive, Kochi

Purva GrandBay, Marine Drive, Kochi

Purva Eternity, Kakkanad, Kochi

Sky Condos Series I at Eternity Kakkanad, Kochi

Purva Moonreach, On Seaport-Airport Road, Kochi

ON-GOING PROJECTS ACROSS INDIA

Purva Whitehall, On Sarjapur Main Road, Bangalore

Purva Skywood, Off Sarjapur Road, Bangalore

Purva Midtown Residences, Off Old Madras Road, Bangalore

Purva Platina, RMV IIInd Stage, Bangalore

Purva Season, C.V. Raman Nagar, Bangalore

Purva Sunflower, at Rajajinagar, Bangalore

Purva Skydale, Off Sarjapur Road, Bangalore

Purva Westend, Hosur Road, Bangalore

Purva Palm Beach, Off Hennur Road, Bangalore

The Sound of Water, Off Bannerghatta Road, Bangalore

Sky Condos Series I, OMR, Chennai

Purva Swanlake, OMR, Chennai

Purva Windermere, Pallikaranai, Chennai

Manhattan Condos, Pallikaranai, Chennai

Purva Bluemont, Singanallur, Trichy Road, Coimbatore

Purva Amaiti, Singanallur, Trichy Road, Coimbatore

The images used are only indicative



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