

**BOOK  
NOW**

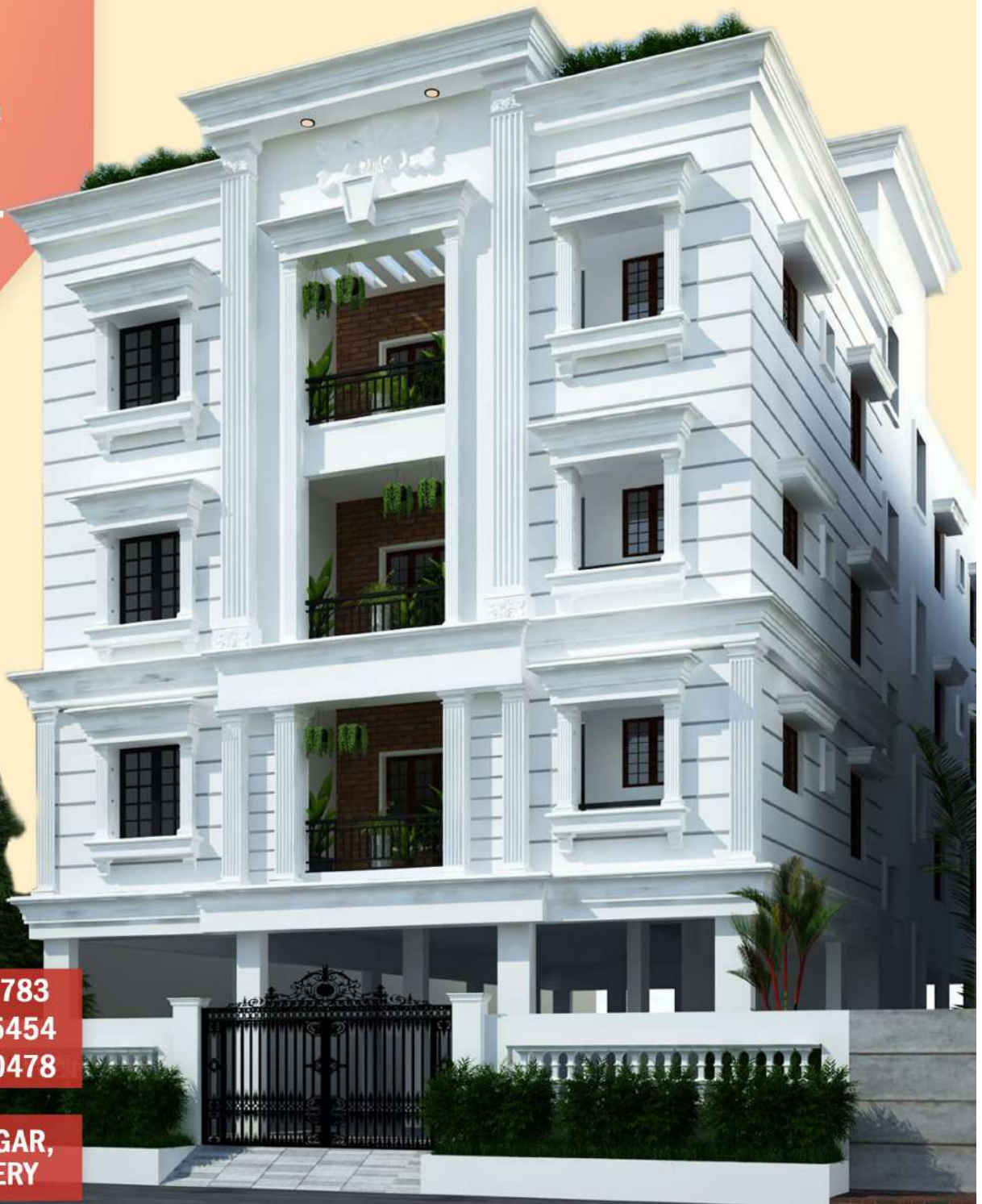


**ANUGRAHA  
BUILDERS**

## **SARAVANAN KUDIL**

📍 TANSI NAGAR, VELACHERY

**Compact  
3 BHK  
&  
Premium  
2 BHK  
1100Sqft.**



**7904693783**



**98698 45454**

**78454 80478**



**TANSI NAGAR,  
VELACHERY**

📍 Anugraha Builders - 1st Floor, Anandham Complex, 100 Feet Rd, Madipakkam, Chennai-600 091.

# SARAVANAN KUDIL

TANSI NAGAR, VELACHERY



ANUGRAGHA  
BUILDERS

40'-0"



ROAD

GROUND FLOOR

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Premium  
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1100Sqft.**



TYPICAL FLOOR PLAN



**ANUGRAHA  
BUILDERS**

## F2 & T2 FLOOR PLAN



## S2 FLOOR PLAN



## F1,S1 & T1 FLOOR PLAN



- Vaastu Compliant Plan
- Glass-Finish SS Lift
- Lift Access to Terrace
- Teak Main Door with Fingerprint Lock
- Touch Sensor Entry (Main Corridor)
- Full CCTV with TV Display
- 10' Setback on All Sides
  - Video Door Phone (180° View)
- Much More Comfort, Luxury & Safety Features

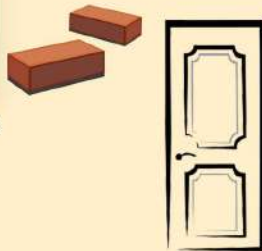
### SPECIFICATION

#### - Structure & Walls

RCC Framed Structure

Wire-cut Red Brick Walls

Plastered cement Walls



#### - Doors

**Main Door:** Teak wood frame and shutters, varnished, with brass hinges and Godrej fingerprint lock.

**Bedroom Doors:** Padak wood frames with Malaysian shutters.

**Bathroom Doors:** Moisture & Water resistant WPC doors.

#### - Windows

UPVC Frames with MS Grills for all windows.



#### - Flooring

**Living Areas:**

Vitrified tiles (4x2 size) from KAG, Johnson, or equivalent client's choice.



**Kitchen:** Black granite countertop.

**Staircase:** Granite flooring with anti-skid finish.

**Bathrooms:** Glazed ceramic tiles with imported digital tiles up to 7' height.

#### - Painting

**Interior:** Premium Asian Emulsion Paint.

**Exterior:** Weather Coat Emulsion.

**Main Doors:** Teak wood polish.

**Door Frames & Grills:** Satin enamel polish.



#### - Plumbing

**Attached Bathrooms:** E.W.C., wash basin (Parryware or Jaquar), mixer taps, and chromium-plated ISI fittings.



**Common Bathroom:** I.W.C. available on request.

#### - Electrical Installation

**Three-Phase Supply:** With Finolex or Orbit cables.

**Switches:** Anchor Roma switches (ISI grade).



**Points:** Telephone, TV, AC, and geyser points in designated areas.

#### - Lighting

**Adequate Lighting:** Provided in all common areas and around the building.

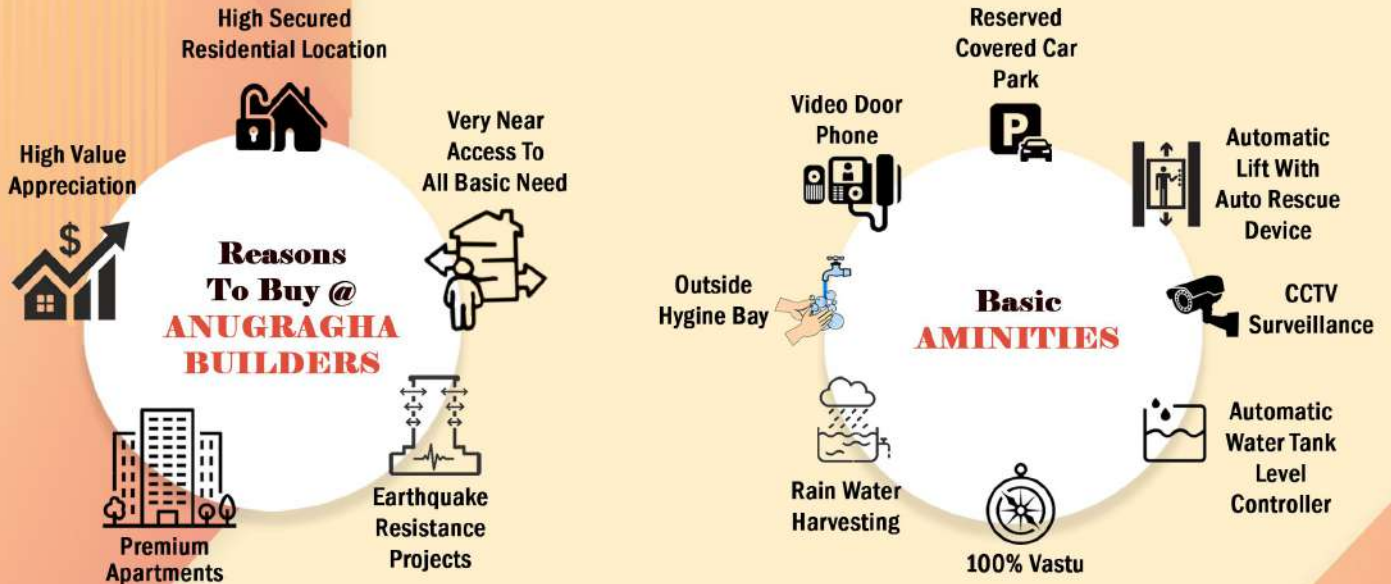


# SARAVANAN KUDIL

TANSI NAGAR, VELACHERY



**ANUGRAGHA  
BUILDERS**



## PAYMENT SCHEDULE

|                                        |        |
|----------------------------------------|--------|
| Booking Advance                        | - 10%  |
| On Agreement                           | - 20%  |
| On Completion of Roof                  | - 45%  |
| On Registration                        | - 60%  |
| On Completion of Brickwork             | - 70%  |
| On Completion of Plastering            | - 85%  |
| On completion of Electrical & Plumbing | - 95%  |
| Before Handing Over                    | - 100% |

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## ON GOING PROJECT'S



**"200+ flats  
located within a  
5 km radius."**

## REACH OUT



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