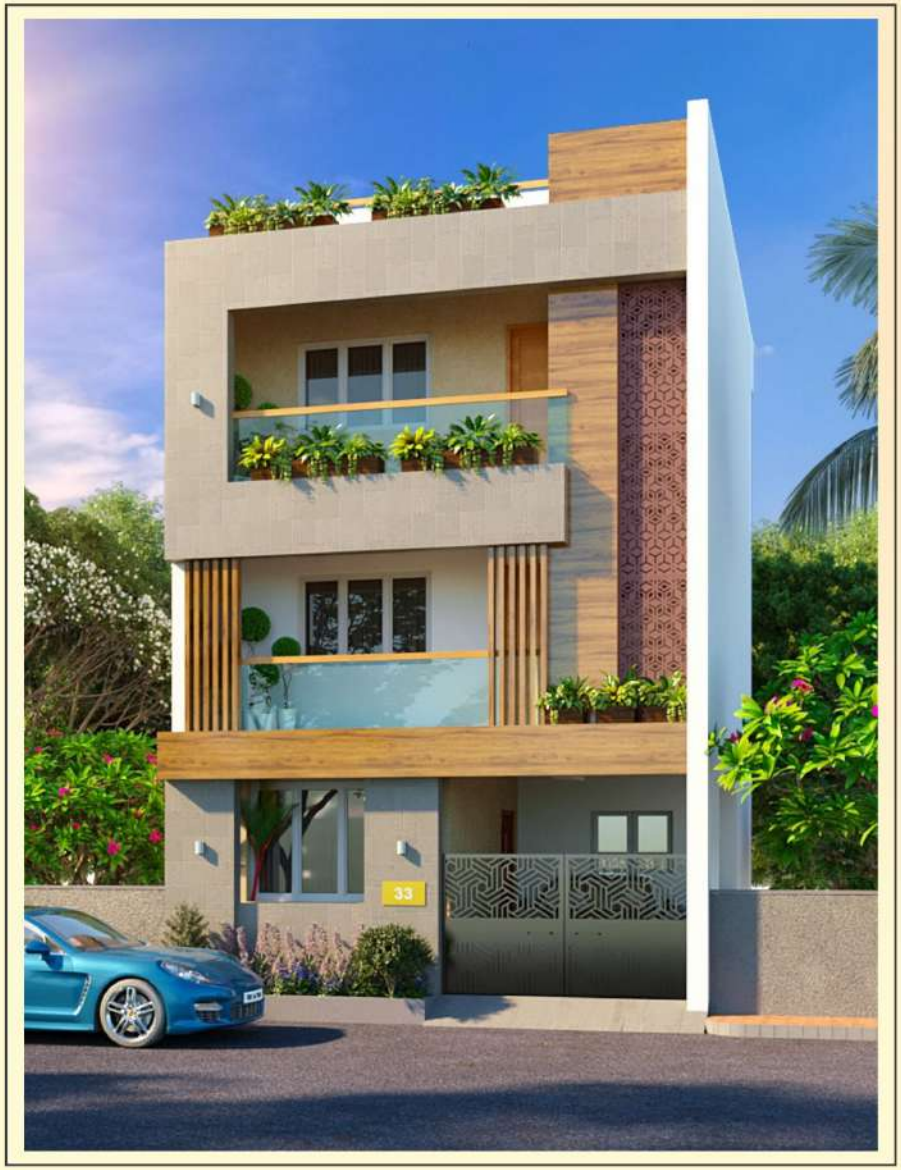
dac Promoters
HOMES NEAR HOMES

Tambarilla
Independent Villas





~~NEAR~~

REAL TAMBARAM

INDIVIDUAL VILLAS
@ APARTMENT PRICE

₹4999*/- ELITE
PER SQ.FT.

₹5550*/- PREMIUM
PER SQ.FT.

LIMITED EDITION WITH
CLUB HOUSE

JUST 1.5 KMS FROM CAMP ROAD

IAF ROAD

₹89* LAKHS to ₹1.4* CRORE



Tambarilla

Independent Villas

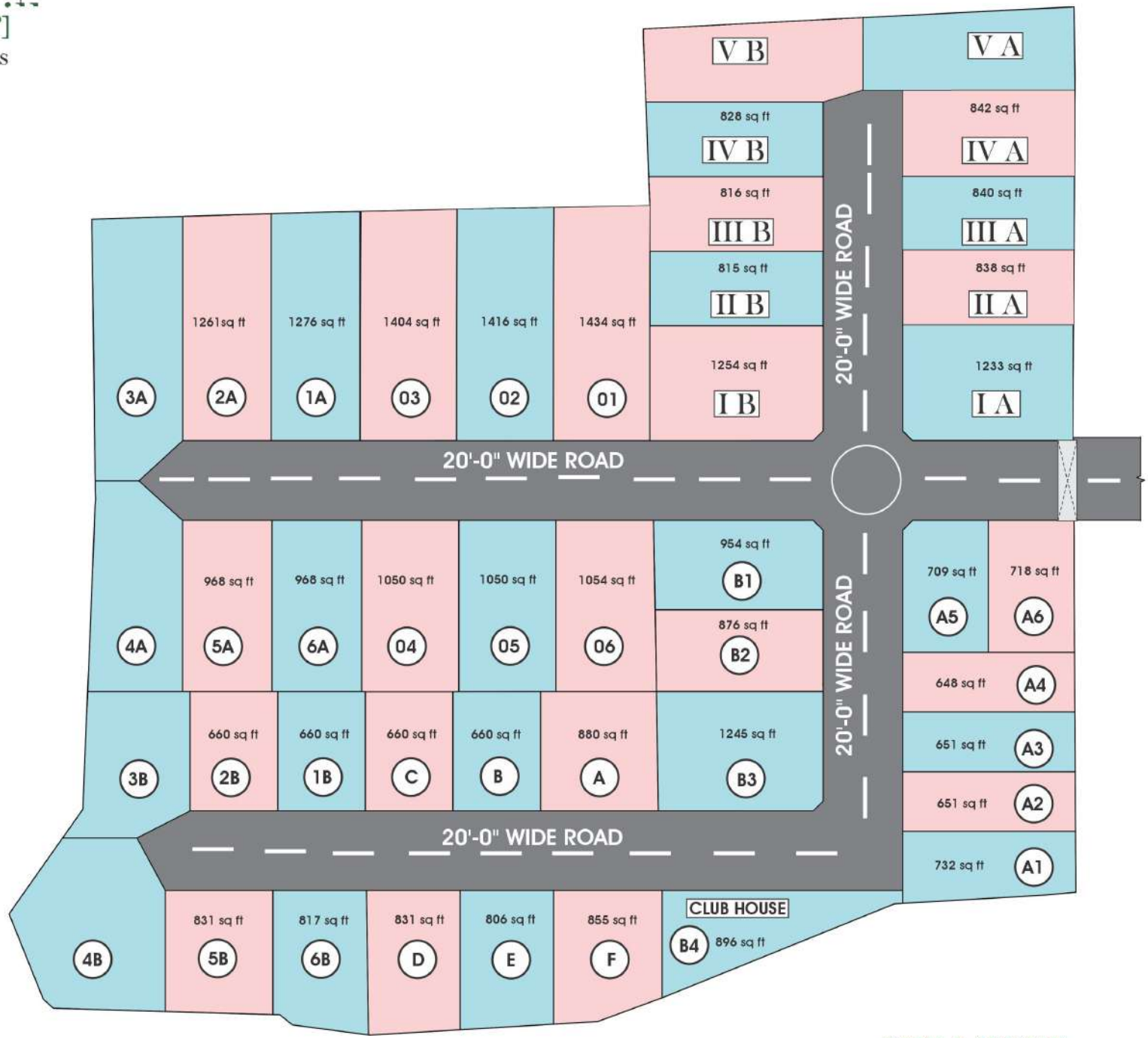
Independent living

Life feels too good in a independent villa. Independent houses to a certain extent are a symbol of luxury, sophistication and an exclusive lifestyle. An independent villa offers its residents with independence and privacy required for living in peace. Living feels so excited to get your own Garden, terrace, staircase, and parking. Independent house makes a great investment. Usually the land value climbs the height of everest in recent days so that the independent villa's turns out to be the tremendous investment option which is located at east Tambaram.



Tambari
Independent Villas

N



SITE LAYOUT

N

Ground Floor



First Floor



Second Floor



Plot No : 6A

4 BHK Villa

PREMIUM VILLA

Land Area : 968 Sq.ft. Build up Area : 2142 Sq.ft. Facing : East

Ground Floor



First Floor



Second Floor



4 BHK
Villa

PREMIUM VILLA

Land Area : 968 Sq.ft.
Build up Area : 2142 Sq.ft. Facing : East

N

Ground Floor



First Floor



Second Floor



Plot No : 1B

3 BHK Villa

ELITE VILLA

Land Area : 660 Sq.ft. Build up Area : 1635 Sq.ft. Facing : East

Ground Floor



First Floor



Second Floor



3 BHK
Villa

ELITE VILLA

Land Area : 660 Sq.ft.
Build up Area : 1635 Sq.ft. Facing : East

N

Ground Floor



First Floor



Second Floor



Plot No : A2

3 BHK Villa

ELITE VILLA

Land Area : 651 Sq.ft. Build up Area : 1666 Sq.ft. Facing : North

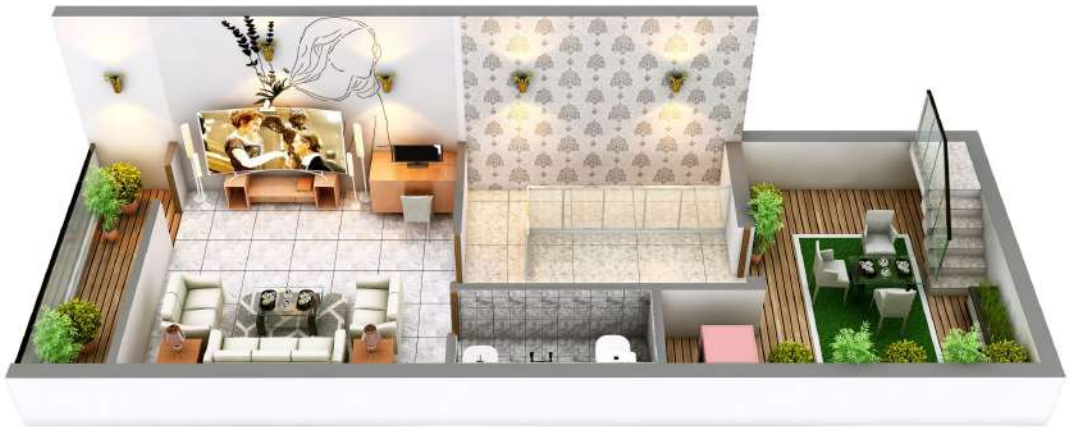
Ground Floor



First Floor



Second Floor



3 BHK
Villa

ELITE VILLA

Land Area : 651 Sq.ft.
Build up Area : 1666 Sq.ft. Facing : North



Privacy based Neighbourhood

If you are weary of prying eyes and nosy neighbours, then opting for a villa is a great, notable alternate. You can enjoy the perks and facilities of neighbourhood housing while maintaining a private lifestyle. Perfectly aligned independent and semi independent villa's where you feel the most joy.

PREMIUM VILLAS SPECIFICATION

General

1. 3 Sides Ventilation 2.Entrance Pergola with landscaped pathway
3. Exclusive access to Main Door with wicket gate 4.A small garden Area with Pergola
5.Texture paint finish in car park area

Staircase

1. Granite finish
2. S.S Handrail with toughened glass for Staircase railing

Doors

1. Main Door – Teak wood frame with designer shutter
2. Bedroom & Toilet – ABS Door

Tiles

1. 800x800 premium vitrified tiles for Living 2. 4'x2' vitrified tiles in Bedroom
3. 2'x2' wooden pattern tiles in Kitchen 4. 400x400 Designer heat resistant tiles in second floor
5. 300x300 Kajaria heat resistant tiles in terrace

Paint

1. Exterior – Damp Sheath with 2 coats of Apex
2. Interior – Premium Emulsion Asian/Equivalent

Plumbing & Sanitation

1. External UPVC Pipes (Finolex / Astral /Prince /Equivalent)
2. Internal CPVC Pipes (Astral /Prince/ Equivalent)
3. Jaquar CP fittings & Sanitarywares.
4. Jaquar wall mounted EWC with concealed flush tank.

Windows

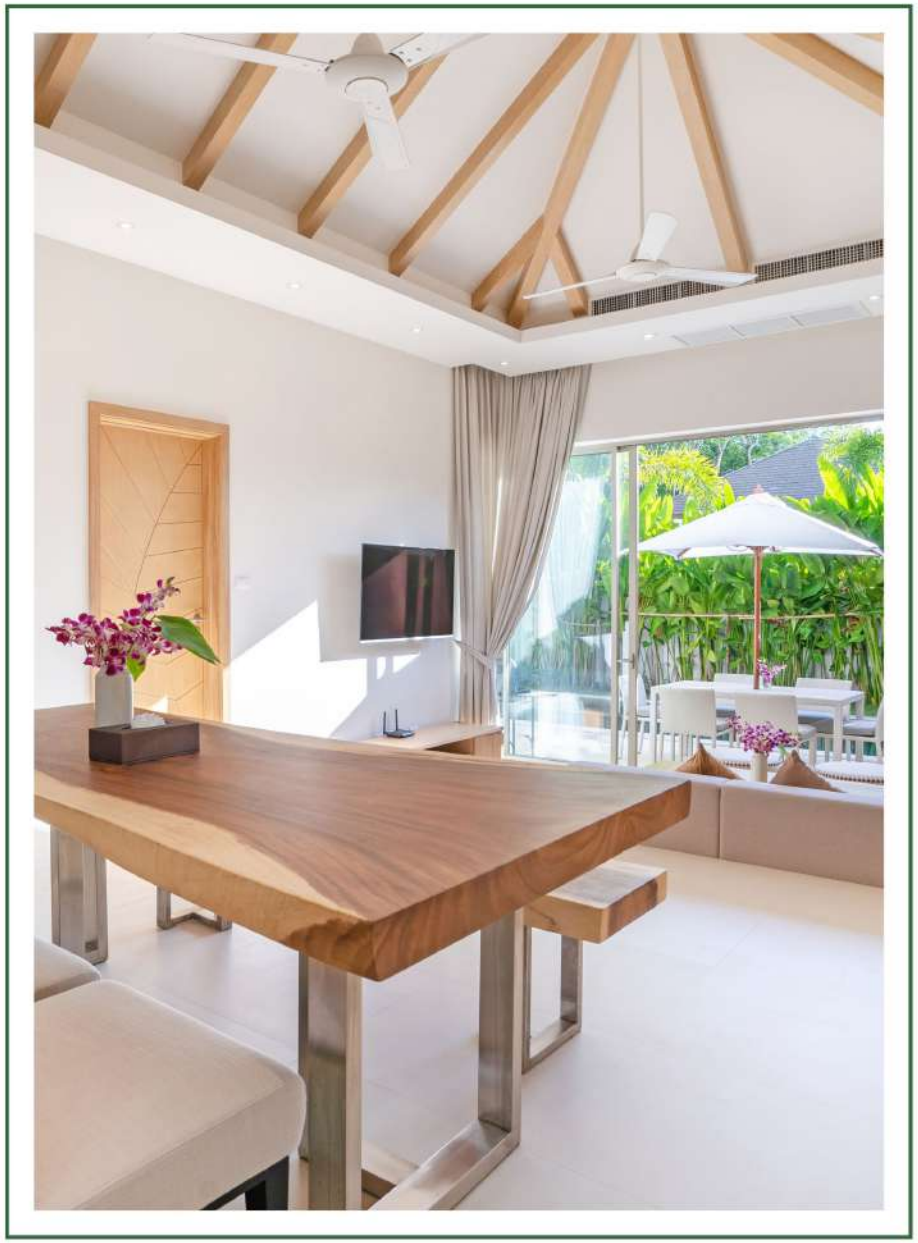
1. Premium sliding / openable UPVC windows with safety Grills

Electrical

1. Concealed 3 Phase Electricity Supply with Anchor Roma / Equivalent wiring MCB's adequate Light, fan, sufficient Power points with switches. Free inverter Wiring.

Structure

1. Isolated /Combined footing designed by qualified Professional structural Engineer.







Tambarilla
Independent Villas

A Paradise For Gardening Lovers



Lifestyle Amenities


Club House


Rooftop Swimming Pool


Indoor Games


MultiPurpose Hall


Air Conditioned Gym


Children Play Area


Covered Car Parking



Proudly live in a Villa on your own land

Cherish the advantage of Independent living, take pride in the ownership of the land on which you live.

ELITE VILLAS SPECIFICATION

General

1. 2 Side Ventilation (No common walls)
2. A small garden Area

Staircase

1. Granite finish
2. S.S Handrail for Staircase

Doors

1. Main Door - Teak wood frame with designer shutter
2. Bedroom & Toilet - ABS Door

Tiles

1. 4'x2' vitrified tiles for Living / Bedroom / Dining
2. 400x400 Designer heat resistant tiles in second floor
3. 300x300 Kajaria heat resistant tiles in terrace

Paint

1. Exterior – Damp Sheath with 2 coats of Apex
2. Interior – Premium Emulsion Asian / Equivalent

Plumbing & Sanitation

1. External UPVC Pipes (Finolex / Astral /Prince /Equivalent)
2. Internal CPvc Pipes (Astral /Prince/ Equivalent)
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4. Jaquar wall mounted EWC with concealed flush tank.

Windows

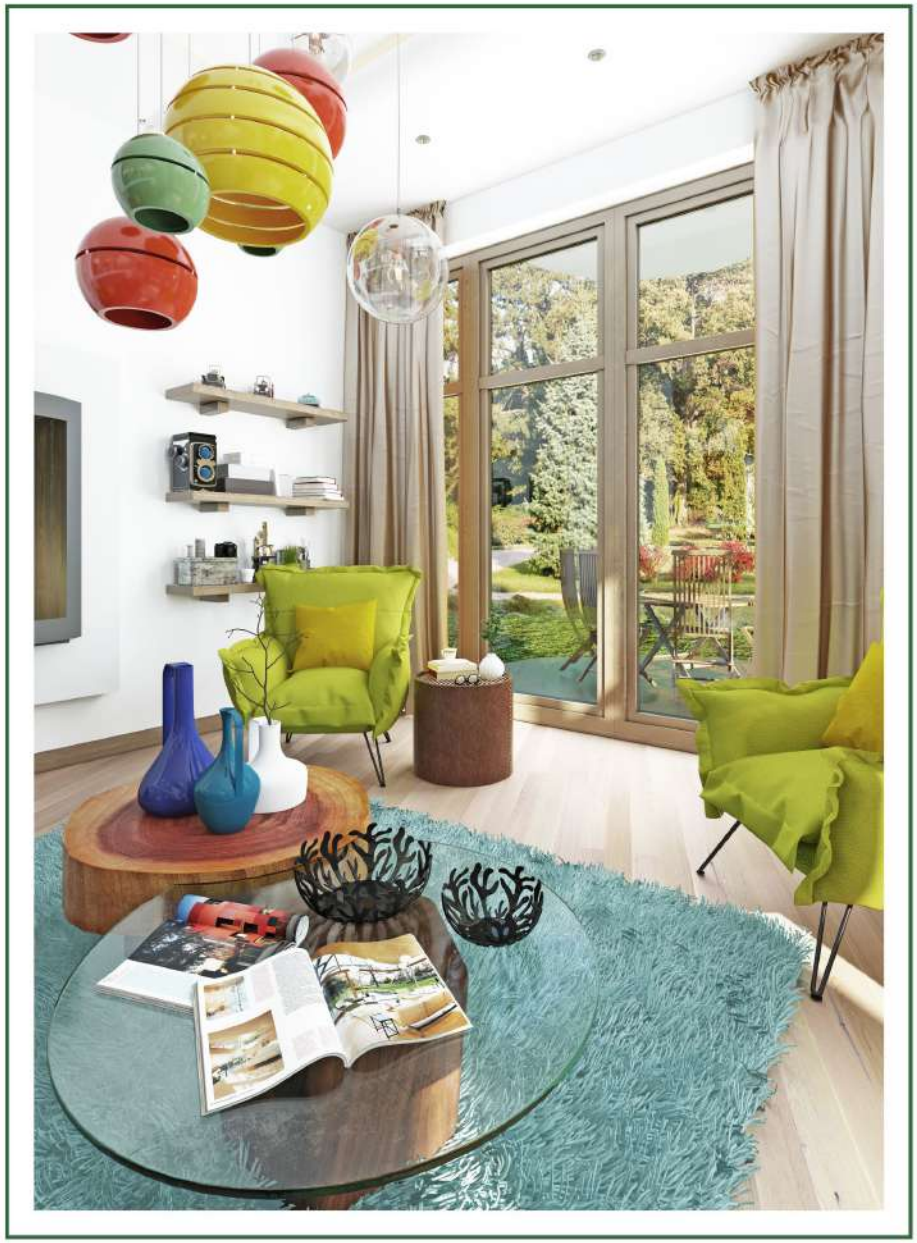
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Structure

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Location Map (Not to Scale)



SITE ADDRESS: Mahadevan Nagar, I.A.F Road, Selaiyur, Tambaram East, Chennai - 600 073.

dac Promoters
HOMES NEAR HOMES

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Location Advantages

SCHOOLS

- Zion Matriculation Higher Secondary School
- Grace International School
- Sri Venkateswara Vidyalaya Higher Sec School
- NSN Memorial School (CBSE)
- Annai Violet Matriculation School
- SDMS Jain Vidyalaya Matriculation School
- Christ King Girls Higher Secondary School
- Kendriya Vidyalaya No.1 & 2
- Alwin Memorial Public School
- Alpha School
- Sri Sankara Vidyalaya Matriculation School
- Sri Kanchi Mahaswami Vidya Mandir

NEAR BY LOCATION

- Thiruppur Kumaran Selaiyur Park
- Gandhi Park
- Bharathi Park
- Selaiyur Police Station

RAILWAY STATION & BUS STAND

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

COLLEGES

- Madras Christian College
- Mohamed Sathak College of Arts & Science College
- Prince Shri Venkateshwara Arts & Science College
- Sairam Engineering College
- Bharath University

HOSPITALS

- Christudas Orthopaedic Speciality Hospital
- Medicity Multispecialty Hospital
- Bethesda Hospital
- Raghavendra Dental Hospital
- Sindhu Eye Care
- New Life Hospital