



NELLA KRISHNA CONSTRUCTION



Ariva Villas

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Avadi

BAI PATRON MEMBER

A PREMIUM GATED COMMUNITY

LAND AREA : 734 - 757 SQ.FT
 BUILD UP AREA : 575 SQ.FT
 Price onwards - 19,00,000 - 19,25,000



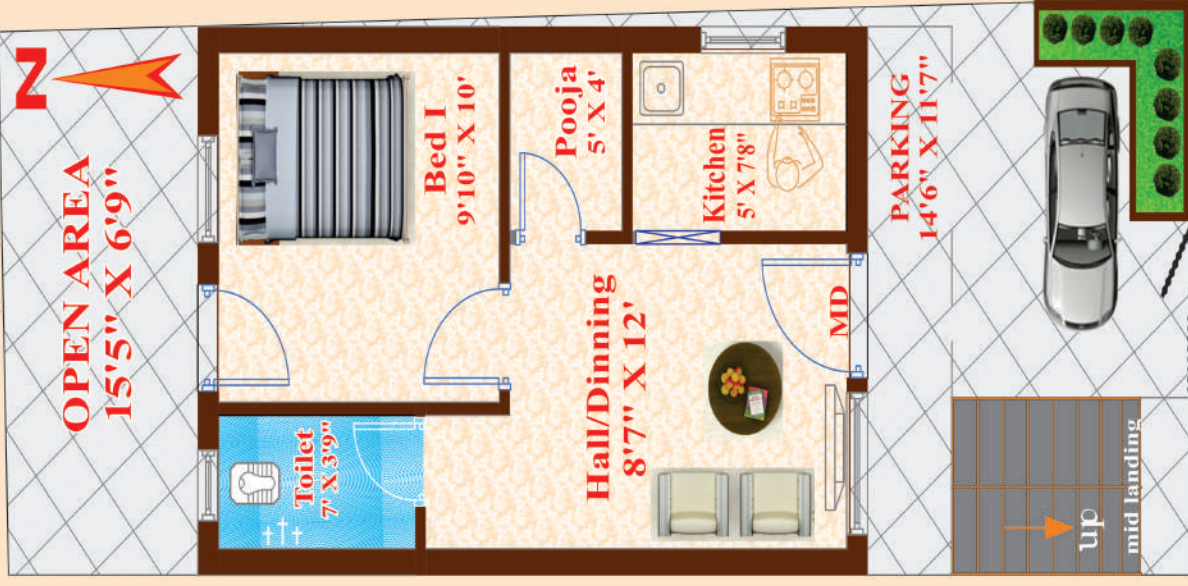
2A, 2B, 3A, 3B

LAND AREA : 767 - 819 SQ.FT
 BUILD UP AREA : 600 SQ.FT
 Price onwards - 19,75,000 - 20,35,000



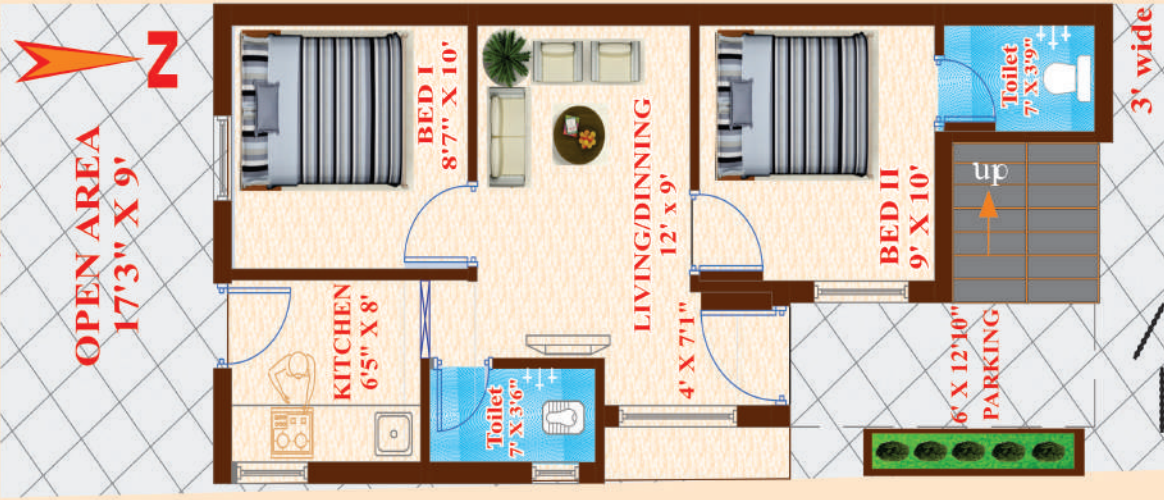
4A, 4B, 5A, 5B, 6A, 6B, 7A, 7B, 8A, 8B

LAND AREA : 669 SQ.FT
 BUILD UP AREA : 500 SQ.FT
 Price - 17,20,000/-only*



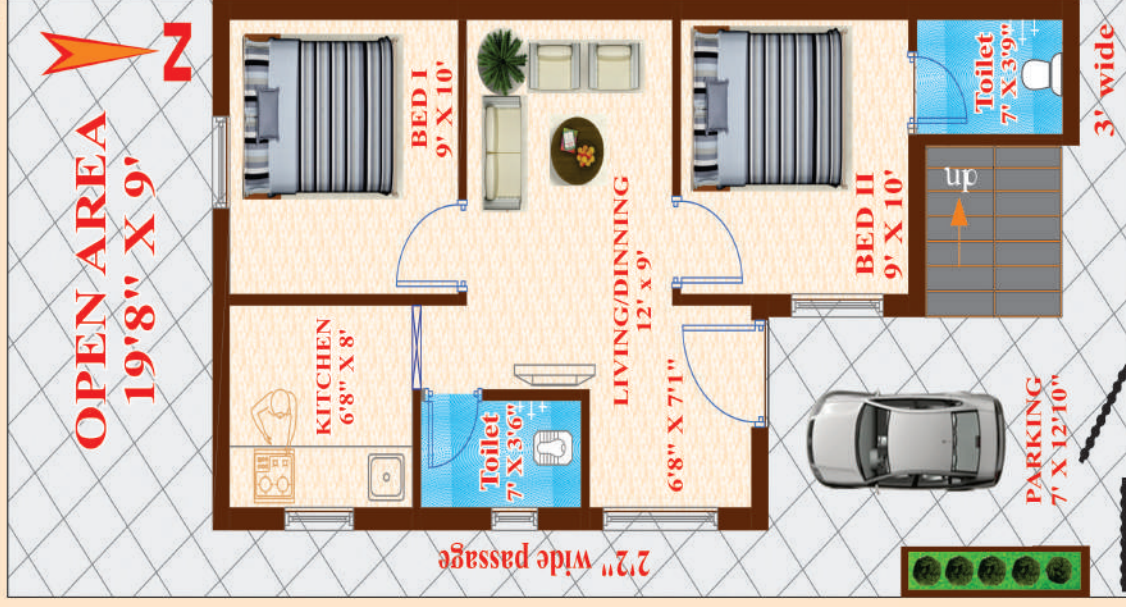
2A, 2B, 3A, 3B

LAND AREA : 830 SQ.FT
BUILD UP AREA : 600 SQ.FT
Price - 20,50,000/-only*



9B

LAND AREA : 970 SQ.FT
BUILD UP AREA : 675 SQ.FT
Price onwards - 23,50,000/-only*



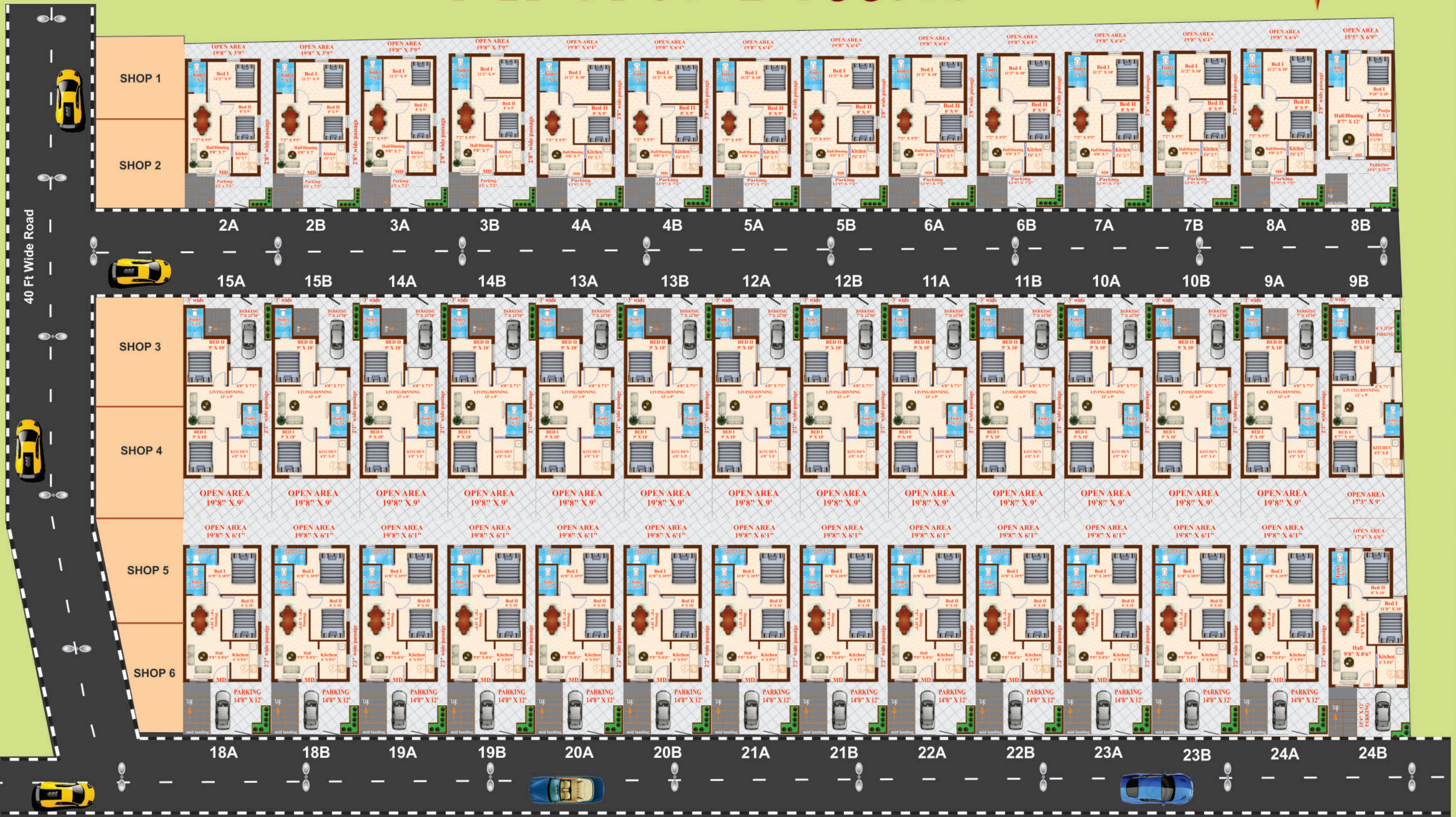
9A, 10A, 10B, 11A, 11B, 12A, 12B, 13A, 13B, 14A, 14B, 15A, 15B

LAND AREA : 970 SQ.FT
BUILD UP AREA : 675 SQ.FT
Price onwards - 23,50,000/-only*



18A, 18B, 19A, 19B, 20A, 20B, 21A, 21B, 22A, 22B, 23A, 23B, 24A
BUILD UP AREA : 675 SQ.FT

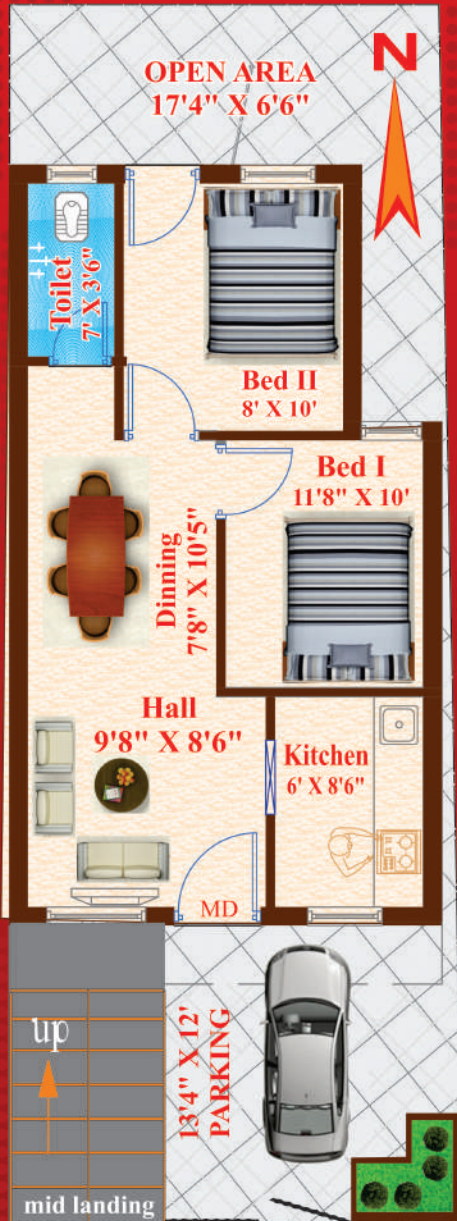
Ariva Villas



BAI PATRON MEMBER

TOTAL AREA : 879 SQ.FT
BUILD UP AREA : 625 SQ.FT
Price-21,50,000/-only*

ELEVATION MODELS

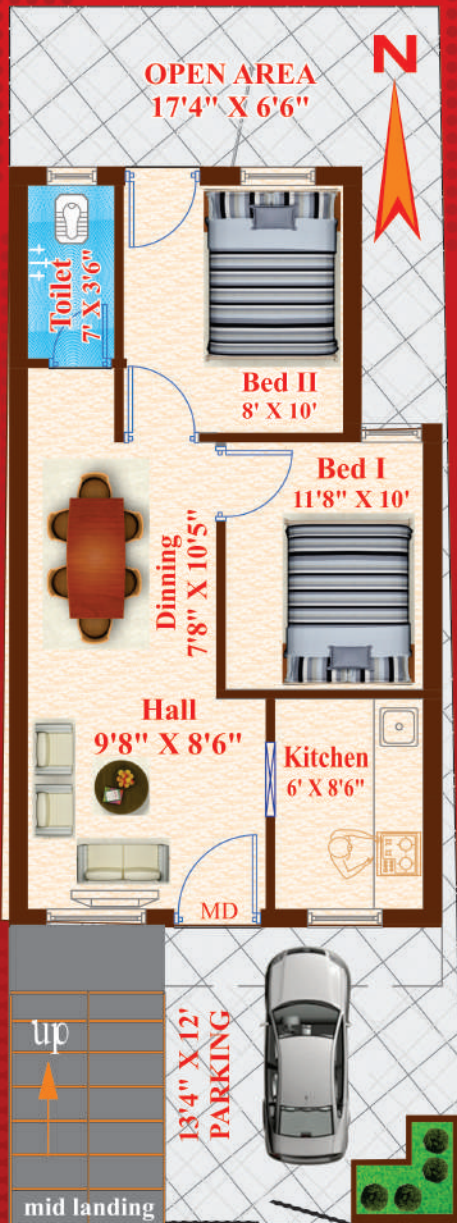


24B



TOTAL AREA : 879 SQ.FT
BUILD UP AREA : 625 SQ.FT
Price-21,50,000/-only*

ELEVATION MODELS



24B



Specification

STRUCTURE

Reinforced Cement Concrete Structure with 9th external walls and 4.5" internal walls. All walls will be build using high quality bricks & mortar.

PLASTERING

Two coats in cement mortar with sponge finishing for external walls and smooth finishing for internal walls.

FLOORS

Main living room, dining, kitchen & bedrooms will be covered with choice of high-end vetrified Tiles (2x2). Ceramic tiles for Toilets wash area & Sit-outs.

KITCHEN

Polished granite countertop with Stainless steel sink and drainboard will be provided. Glazed ceramic wall dado of 2" height will be provided aboved granite countertop. Bathrooms Beautiful dual tone wall dado tiles and borders upto 7" height.

DOORS

The main door to be framed in teak wood frame with teak wood shutters internal bedrooms & balconies to be framed in country wood. toilets doors will feature PVC flushdoors.

WINDOWS

Vengai wood frame with glazed shutter with built in iron grills.

PLUMBING

Concealed piping of CPVC/PVC pipes. Sanitary Fitting Standard CP Fittings with one Indian & one Western Closed

ELECTRICAL FITTINGS

Standard Electrical Fittings, Standard switcher with adequate number of points.

PAINTING

Internal walls with emulsion paint, water proof paint for exteriors, Wood work with Enamel paint.

SEWAGE

Sewage lines connected to Septic tank.

EXTRA CHARGES

For Registration, Electricity, Corpus Fund, Maintenance & Service Tax

Price Details

Plot No.	LAND AREA (Sq.ft)	BUILD UP AREA (Sq.Ft)	Cost
2A	734	575	1900000
2B	739	575	1905000
3A	748	575	1915000
3B	757	575	1925000
4A	767	600	1975000
4B	771	600	1980000
5A	779	600	1985000
5B	784	600	1990000
6A	794	600	2005000
6B	802	600	2015000
7A	812	600	2025000
7B	819	600	2035000
8A	800	600	2010000
8B	669	500	1720000
9B	830	600	2050000
24B	879	625	3150000
9A, 10A-15B, 18A-24A	970	675	2350000

The rate not include of any extra works, any alteration and modification , EB connection and deposite, water connection, sewage connection, documentation, registration service tax and any other tax

PAYMENT TERMS

| Booking -10% | Land Registration-40% | Basement Completion-10% |

| Lintel Level Completion-10% | Roof Completion-20% | Plastering-5% | Completion and Handing over-5% |

Builder Reserved all rights to change specification, rate, and construction activities without having any priority information or notice

Key Plan



PROXIMITY :

- 3.5Kms from Avadi Railway Station and Bus Stop
- 3.5 Kms from Pattabiram Railway Stations
- 3 Kms From Hindu College
- 4 Kms from Poonamallee – Avadi High Road
- 15 Kms From CMBT
- 7 Kms From Ambattur

97107 77701
97107 77702

SITE ADDRESS

Sri Ambal Dhanalakshmi Nagar,
Vayalanallur Village,

Poonamallee Taluk, Thiruvallur District.

E-mail nellaikrishnaconstruction@gmail.com

OFFICE ADDRESS

No.14/1, Judge Chellapa Naicken Street,
Poonamallee, Chennai - 600 056.

Phone : 044-26274660

Web : <http://www.nellaikrishnagroup.com>