





Location PLAN



PROJECT INITIATED BY



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NARENDRA PROPERTIES LIMITED
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A Steller Location

Ankur Palm Springs is located in the already booming portion of Chennai metro – Anna Nagar West Extn. A popular residential area, you can be assured of being close to the commercial and industrial hub of the region.

Close to popular schools including the prestigious SBOA school, the property is also near the Railway Station and Opposite Brakes India Ltd. There are ample shopping facilities, hospitals and other commercial enterprises around the site. Truly a location that balances convenience and comfort!

An Oasis of Joy!

Experience a peaceful oasis nestled in the heart of a vibrant city that brings new light to your life. Every waking moment brings on smiles that stretches from ear to ear. Welcoming each day with renewed joy. Where every luxurious convenience is close at hand. Everything seems to be created, keeping you in mind.

Your bliss, found.

In your hands right now is a brochure, within a few pages of which, we present to you a lifestyle you always desired.

Here is where the perfect elements for a blissful life is to be enjoyed, for a long, long time!

The team of architects & various consultants at 'Ankur' utilize the knowledge of urban planning & most importantly, the understanding of your distinct lifestyle to create a habitat of refuge which is complete in all respects, where living is a poetic experience.

It is your home at Ankur Palm Springs...creating a harmonious balance, for a life embraced in fullness and purpose.

Welcome!



A home of abundant luxury

Ankur Palm Springs is a haven of style. On offer are contemporary styled 2, 2.5 & 3-BHK apartments, privacy and exclusivity are guaranteed alongside the array of new leisure amenities that shall define good life. The developer's commitment to quality of life means apartment sizes are well above average and display the very best in layout and fittings in spacious, naturally-lit surroundings.

Ankur Palm Springs is arranged in front facing orientation overlooking the manicured landscaped garden. Allowing a liberal view of the greens and ample natural aeration and sunlight. In keeping with the boutique style the exteriors are treated differently, creating a building of unique texture, unique elevation...and most importantly, for a unique lifestyle.

Another milestone adds to the rich legacy of 'Ankur' spanning over 4 decades. A brand name that instantly evokes a feeling of trust and quality craftsmanship.





Exclusive Recreational Pleasures

Splash your heart out or sweat it out. Lounge by the pool or join the kids for a walk in the landscaped garden. Chilling out in the Indoor games space or the Gym will bring immense pleasure as you catch up with family & friends. The smiles, the contented look and innocent laughter are precious memories that will be etched on the mind and engraved in the heart.

- Fully equipped Air conditioned Gym/ Health Club
- Swimming Pool at the Podium Level
- Table Tennis Room
- Billiards Room
- Yoga Room
- Community Hall (or) Party Hall
- Children's Play area
- Senior Citizens sitting area
- Lavish garden with jogging track



Luxurious height for pure indulgence

Live in a completely relaxing mode. One that could only be conjured by great ventilation and a sense of spaciousness. Rest assured that each detail is being taken care of, as nothing seems to be compromised. Enjoy the airiness of the spaces and feel the warmth of the interiors; evident details of the undivided attention to every layout!

STRUCTURE

- ✧ RCC earthquake resistance structure designed by approved Structural Engineer

WALL FINISH

- ✧ Interiors: 2-coat Wall Putty with Acrylic emulsion paint
- ✧ Exteriors: Weather Coat Paint

ELECTRICAL

- ✧ Concealed copper ISI wire with modular switches
- ✧ Concealed cabling for telephone in the Living room, TV Point in Hall and Master Bed Room
- ✧ Exhaust fans in Kitchen and Toilets
- ✧ Back up invertors (or) Genset for limited Lights & Fans
- ✧ Split A/C Provision in all Rooms / Hall / Dining (Piping and wiring)

DOORS

- ✧ Attractive Entrance door with designer Handle/ Lock with Night Latch and both sides Polished
- ✧ Other doors - Flush Doors with Enamel Paint

WINDOWS

- ✧ UPVC windows in all Flats / Grill with Enamel Paint

KITCHEN

- ✧ Granite Kitchen top with sink in all Kitchens
- ✧ Gas pipeline for all Kitchens

BATHROOMS

- ✧ Bathroom fittings of "Jaguar" or equivalent make in all Bathrooms
- ✧ Sanitary fittings of "Parryware" / "Hindware" or Equivalent make in all Bathrooms
- ✧ Water heaters in all Bathrooms of the Flats

FLOORING

- ✧ Vitrified Flooring in all rooms
- ✧ Anti-skid flooring in balcony & wash
- ✧ Master Bedroom with Wooden flooring

Note : All amenities and facilities indicated are subject to approval and may be changed if required by respective authorities and advising expert consultants.

Please note - All drawings, measurements, amenities and facilities indicated are subject to approval and may change if required by respective authorities and advising expert consultants. The pictures shown in the brochure are purely conceptual.





VALUE ADDITIONS THAT MAKE YOUR LIFE COMPLETE!

No words could aptly describe the feeling of fulfillment.
Surreal and compelling, not just the first day, but each living day of your life.
Enjoy the happiness in the eyes of your family...because it is an investment worth making!

- ▲ Grand Entrance Foyer - Star Class lobby with lounge area for visitors
- ▲ Wi-Fi Unit for easy usage of internet in all Flats
- ▲ 4 Automatic High Speed Elevators (Including One Stretcher Elevator in each Block)
- ▲ Ample covered, open and basement parking
- ▲ Generator back up for lights in the common areas, lifts and electric motors
- ▲ Automated Passage lights Synchronized with the Opening of the Main Door
- ▲ Intercom Facility and Security Systems for all Flats, Lifts and Main Areas of the building. (But not within the Flats)
- ▲ C.C.T.V. Cameras on Entrance foyer and Gates
- ▲ Society Office Room (or) Managers Room
- ▲ Bathrooms for servants & Drivers in Ground floor
- ▲ Fire Fighting Facilities





Layout Plan -

DSR Land

Wing A

Club House

Wing B







A world of Happiness

ANKUR FOUNDATIONS PRIVATE LTD

CONSTRUCTION & REAL ESTATE