

**SEMMA LIFESTYLE,  
SEMMA LIFE.**

ELITE TOWER



**CASAGRAND**  
building aspirations





Casagrand Real Estate Enterprise is committed to building aspirations and delivering value.

In the last twelve years, we have developed over 9 million sft of prime residential real estate across Chennai, Bengaluru and Coimbatore. 68 landmark properties and over 4000 happy families stand testimony to our commitment.

In line with our philosophy of creating superior living spaces that reflect our belief, we also offer tastefully chosen plotted development spaces in select locations.

In the thirteenth year of our journey, we at Casagrand are all set to progress further forward with projects worth over ₹6500 crore in the pipeline.





## A life that's the stuff of dreams!

Imagine driving down the ECR, through the Uthandi toll plaza, being hit by a whiff of the ocean while passing Mayajaal. And then, imagine driving a few metres further and coming to a halt at a scenic high-rise overlooking the Bay of Bengal that you can proudly call your home. Now, imagine coming back to that after a tired day's work, spending a weekend at Mayajaal or exploring the ECR. Or, stop imagining and get to making this a reality.



## ECR14 - Salient Features

- Spread across 7 acres, which makes it the biggest gated community on ECR
- 573 high-rise apartments in a stilt + 14 design structure
- Contemporary design and architecture with zero dead space
- Central design balcony to provide maximum views and better ventilation
- Unique sea facing, double height lounge on 8<sup>th</sup> floor
- Commercial space equipped with supermarkets and restaurants
- 15+ amenities like clubhouse, swimming pool, gym, kids' play area and more
- Secure community with state-of-the-art features

## Elite Tower - Salient Features

- Wide choice of apartments with 2, 3 & 4 BHK units from 1256 sft to 2995 sft
- Efficiently-planned internal spaces
- Premium apartments overlooking swimming pool and landscape
- Premium fittings and features



# Amenities

## **Stilt Floor**

- Association room
- Party hall
- Seaters along with landscaping

## **Level 1**

- Swimming pool
- Toddlers' pool
- Gym
- Spa / Jacuzzi
- Indoor kids' play area & Lego room
- Video games room
- AV room
- Yoga / Aerobics / Dance room

- Art / Music room
- Table tennis room
- Carrom / Chess room

## **Elite Tower J**

- Learning centre
- Business centre
- Indoor kids' play area

## **Other Elite Towers**

- Coffee parlor
- Golf simulator
- Snooker room
- Cards room

# Payment Pattern

Booking Advance	: 10%	Tenth Floor Roof	: 5%
Agreement Stage	: 30%	Twelfth Floor Roof	: 5%
Foundation	: 15%	Fourteenth Floor Roof	: 5%
Fourth Floor Roof	: 5%	Brick & Plastering	: 10%
Sixth Floor Roof	: 5%	Handing Over	: 5%
Eighth Floor Roof	: 5%		

Aerial view





Entrance view





Elite studio tower



Interior view



Interior view







SITE PLAN



- |                               |                        |
|-------------------------------|------------------------|
| 01. Double height entry lobby | 11. Video games room   |
| 02. Business center           | 12. Tower lobby        |
| 03. Lounge                    | 13. Podium landscaping |
| 04. AV room                   | 14. Pool deck          |
| 05. Dance / Yoga room         | 15. Kids pool          |
| 06. Indoor Kids' play area    | 16. Pool               |
| 07. Lego room                 | 17. Change rooms       |
| 08. Art / Music room          | 18. Jacuzzi            |
| 09. Table tennis room         | 19. Spa / Manicure     |
| 10. Chess / Carrom room       | 20. Gym                |



BASEMENT LEVEL PLAN



STILT LEVEL PLAN



- 01. Double height entry lobby
- 02. Tower lobby
- 03. Multipurpose room
- 04. Estate manager
- 05. Association room
- 06. Mail room
- 07. Pool services

LEVEL 01 PLAN



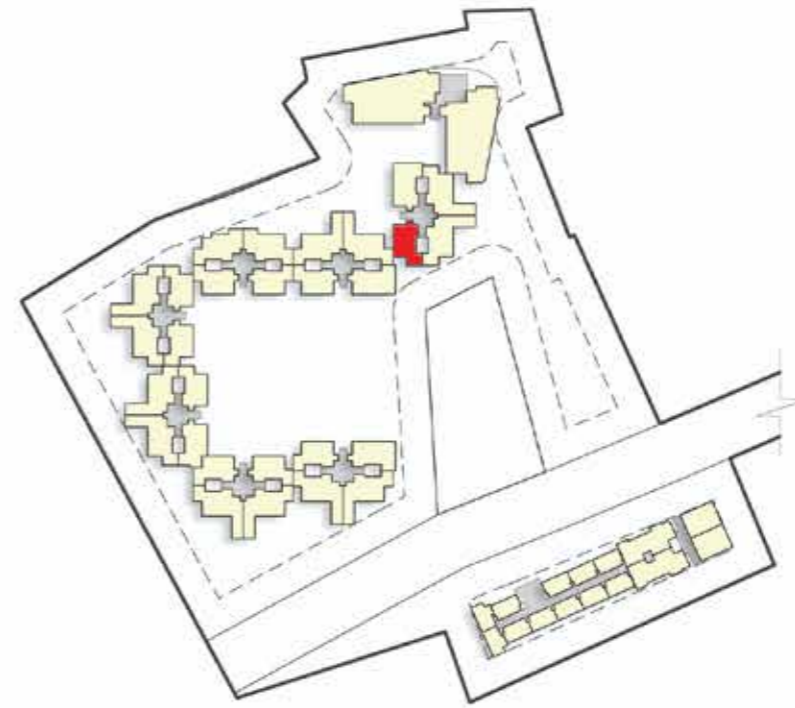
- |                               |                        |
|-------------------------------|------------------------|
| 01. Double height entry lobby | 11. Video games room   |
| 02. Business center           | 12. Tower lobby        |
| 03. Lounge                    | 13. Podium landscaping |
| 04. AV room                   | 14. Pool deck          |
| 05. Dance / Yoga room         | 15. Kids pool          |
| 06. Indoor Kids' play area    | 16. Pool               |
| 07. Lego room                 | 17. Change rooms       |
| 08. Art / Music room          | 18. Jacuzzi            |
| 09. Table tennis room         | 19. Spa / Manicure     |
| 10. Chess / Carrom room       | 20. Gym                |

LEVEL 08 PLAN



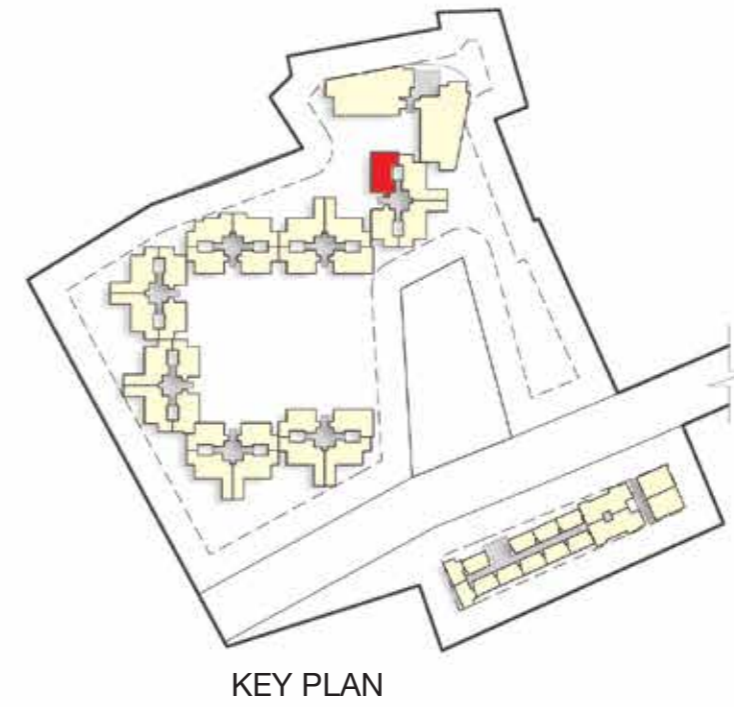
- 01. Learning center
- 02. Snooker room
- 03. View deck
- 04. Cards room
- 05. Golf simulator
- 06. Business development
- 07. Indoor games
- 08. Video games

Type : 2 BE (2 BHK + 2T)  
Built-up Area : 1274 sft  
Carpet Area : 879 sft  
Unit No. : B104, B204, B304, B404, B504, B604, B704, B804

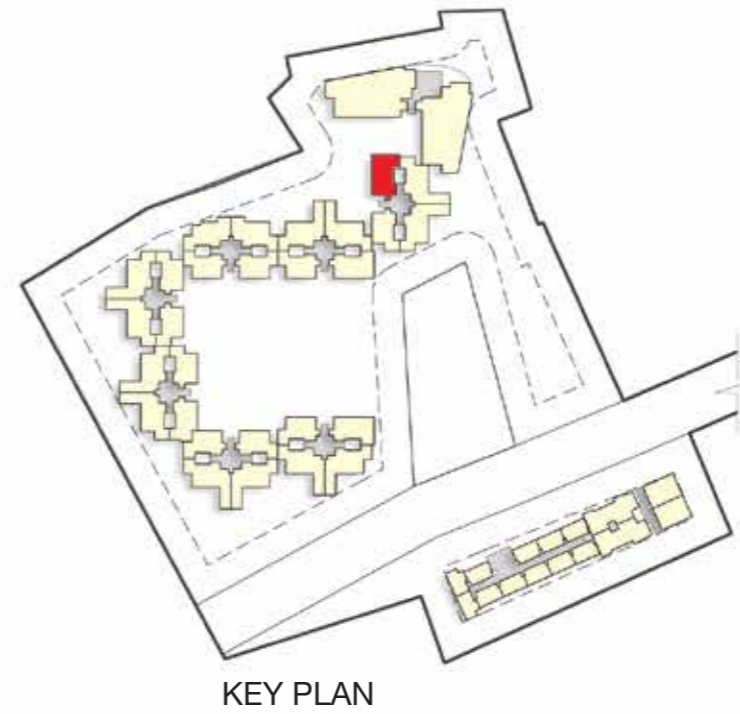


KEY PLAN

Type : 2 T (2 BHK + 2T + TR)  
 Built-up Area : 1416 sft  
 Carpet Area : 945 sft  
 Terrace Area : 67 sft  
 Unit No. : B401, B901

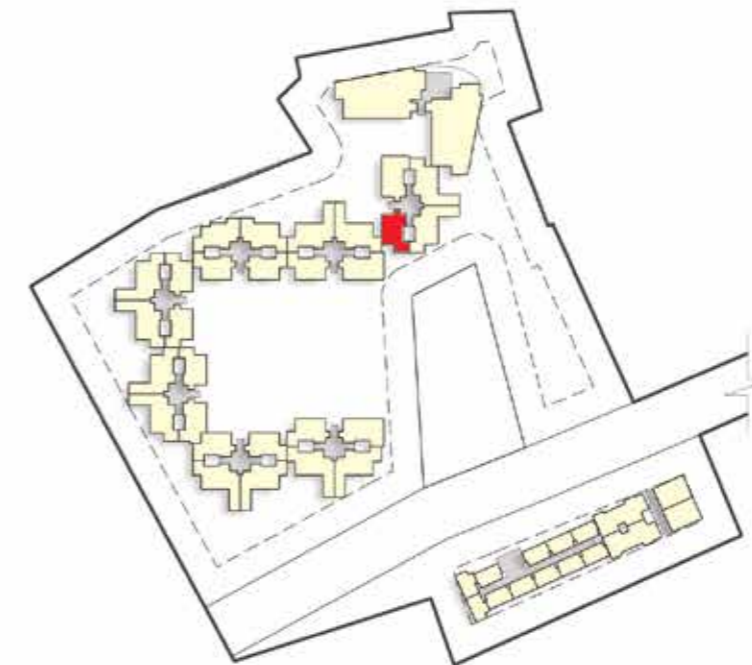


Type : 2 EC (2 BHK + 2T)  
Built-up Area : 1416 sft  
Carpet Area : 945 sft  
Unit No. : B501, B1001



KEY PLAN

Type : 2 A (2 BHK + 2T)  
Built-up Area : 1385 sft  
Carpet Area : 883 sft  
Unit No. : B904, B1004, B1104, B1204, B1304, B1404

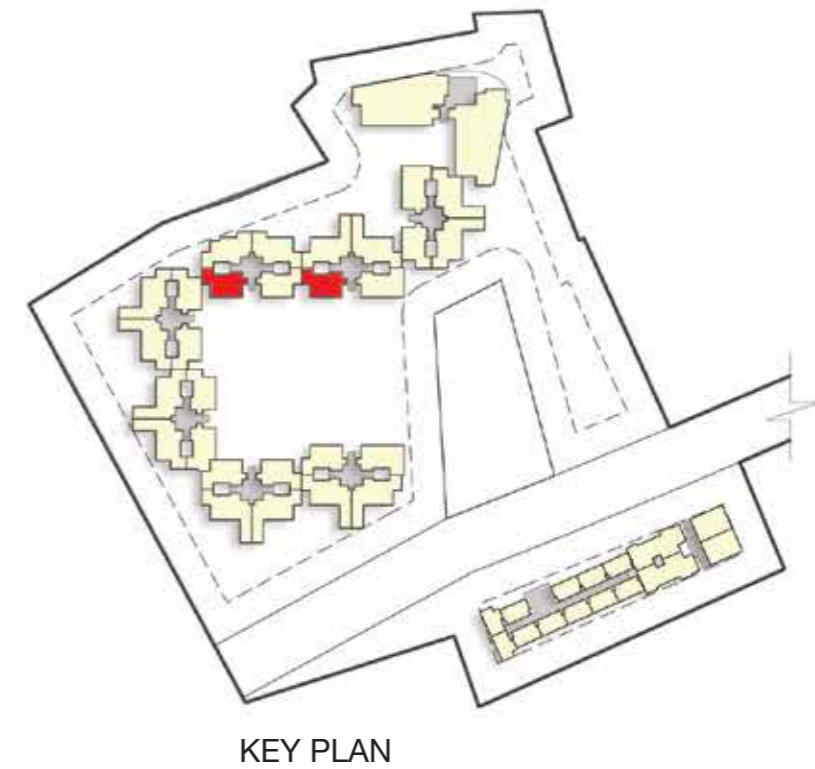


KEY PLAN



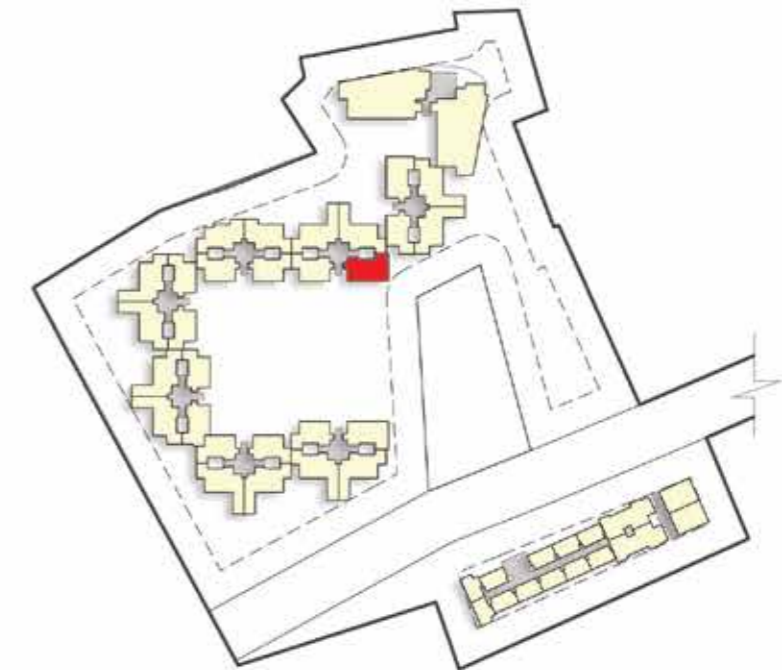
Type : 2 (2 BHK + 2T)  
Built-up Area : 1256 sft  
Carpet Area : 867 sft  
Unit No. : C201, C301, C401, C501, C601  
C701, C901, C1001

Type : 2 (2 BHK + 2T)  
Built-up Area : 1262 sft  
Carpet Area : 867 sft  
Unit No. : D301, D401, D501, D601, D701, D801



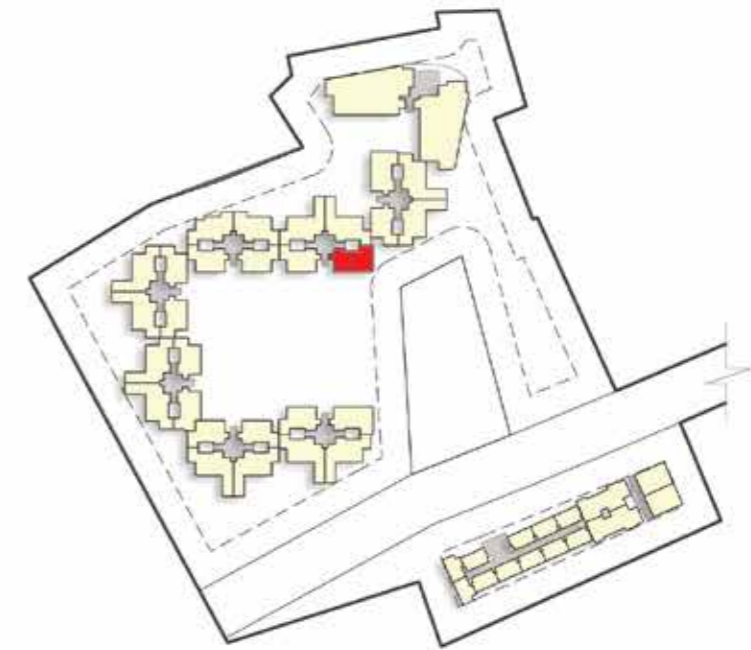
KEY PLAN

Type : 2 T (2 BHK + 2T + TR)  
Built-up Area : 1416 sft  
Carpet Area : 945 sft  
Terrace Area : 67 sft  
Unit No. : C404, C904



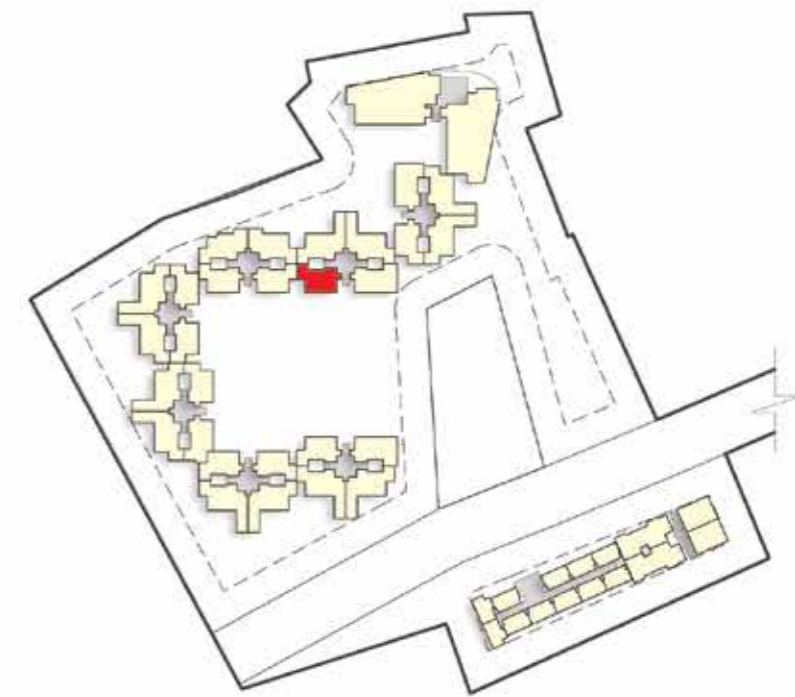
KEY PLAN

Type : 2 EC (2 BHK + 2T)  
Built-up Area : 1416 sft  
Carpet Area : 945 sft  
Unit No. : C504, C1004



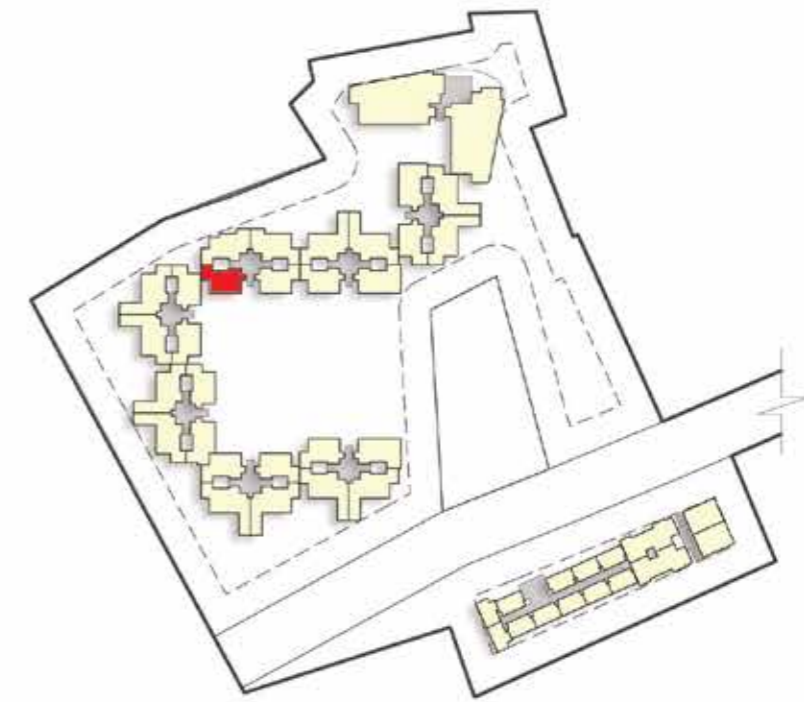
KEY PLAN

Type : 28 T (2 BHK + 2T + TR)  
Built-up Area : 1258 sft  
Carpet Area : 872 sft  
Terrace Area : 118 sft  
Unit No. : C801



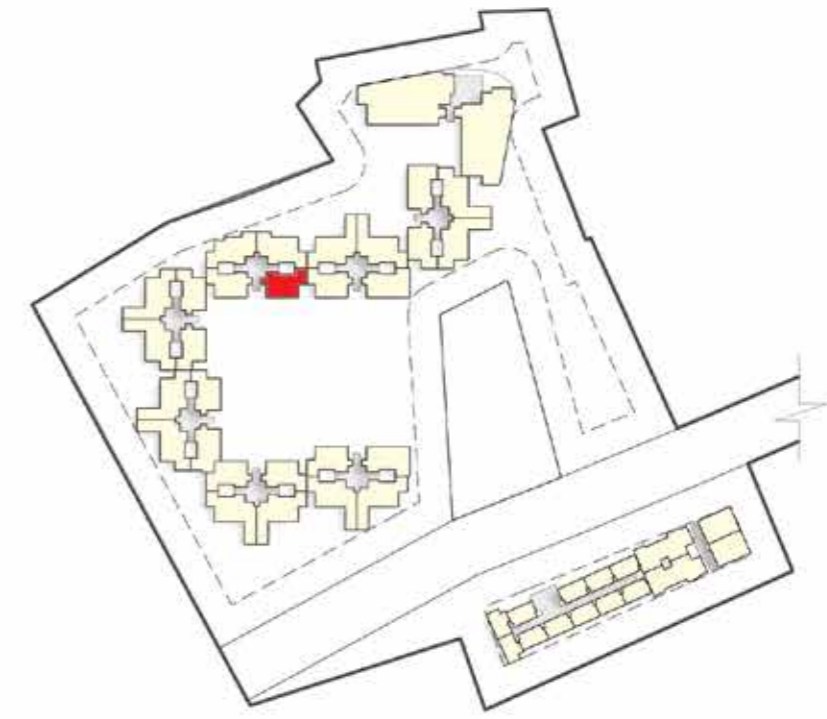
KEY PLAN

Type : 2 (2 BHK + 2T + TR)  
Built-up Area : 1262 sft  
Carpet Area : 867 sft  
Terrace Area : 122 sft  
Unit No. : D201



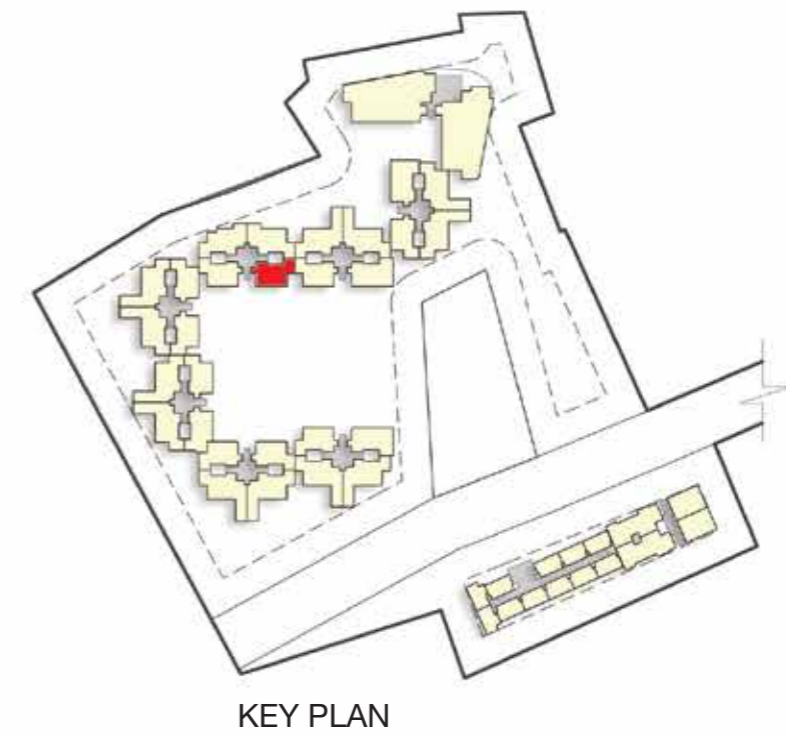
KEY PLAN

Type : 2 (2 BHK + 2T)  
Built-up Area : 1256 sft  
Carpet Area : 867 sft  
Unit No. : D204, D304, D404, D504, D604  
D704, D904, D1004

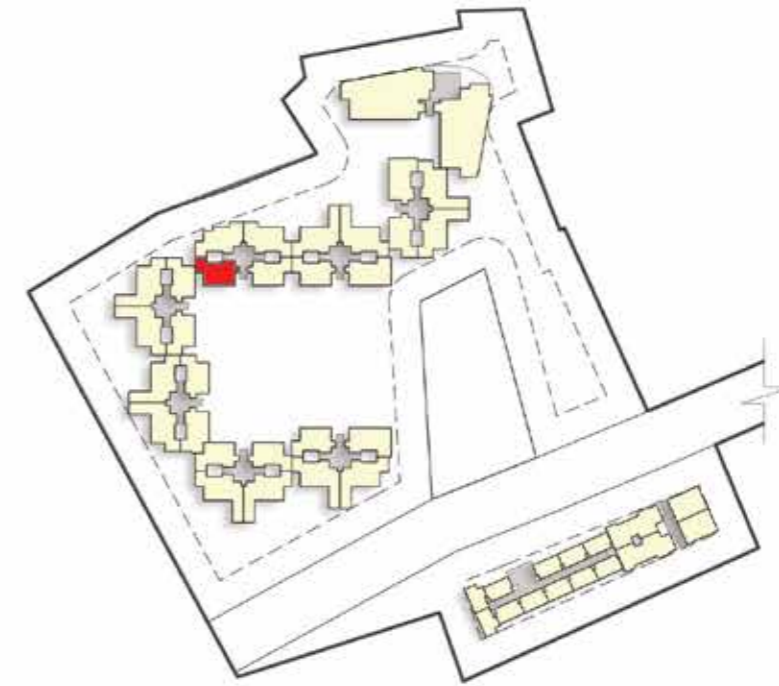


KEY PLAN

Type : 28 T (2 BHK + 2T + TR)  
Built-up Area : 1258 sft  
Carpet Area : 872 sft  
Terrace Area : 118 sft  
Unit No. : D804



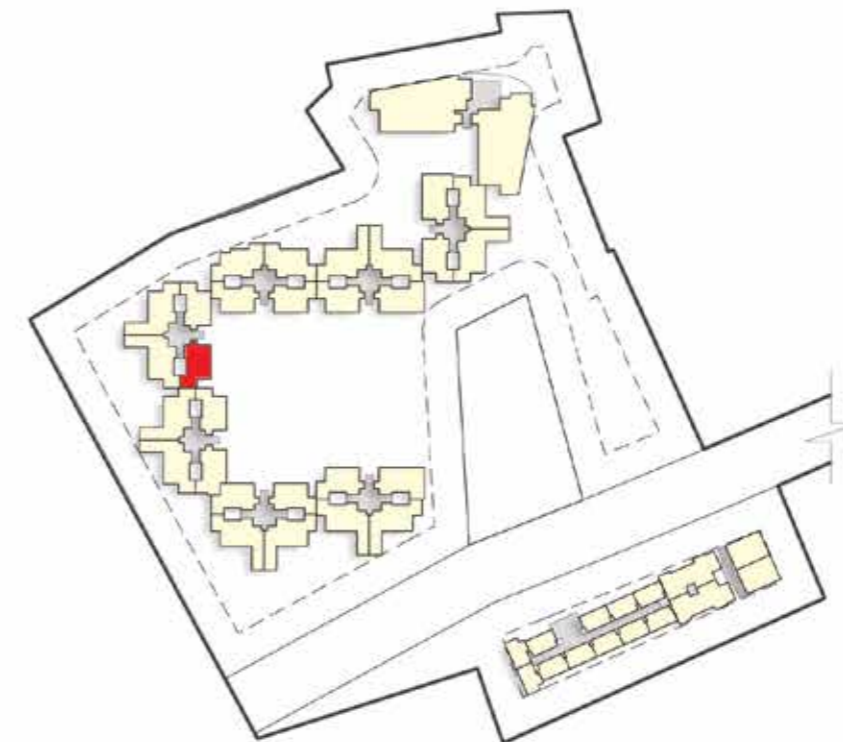
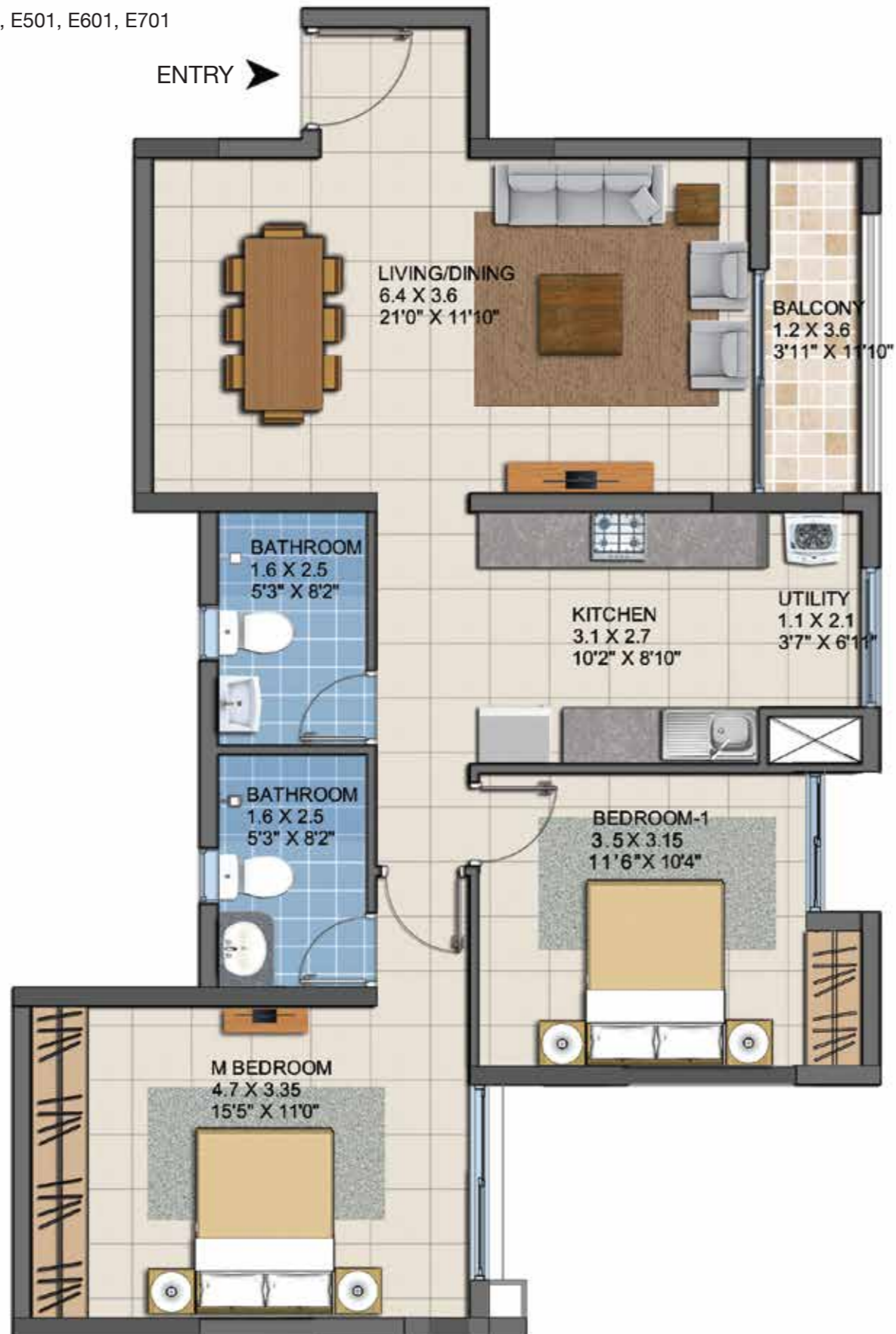
Type : 2 B (2 BHK + 2T)  
Built-up Area : 1315 sft  
Carpet Area : 872 sft  
Unit No. : D901, D1001



KEY PLAN

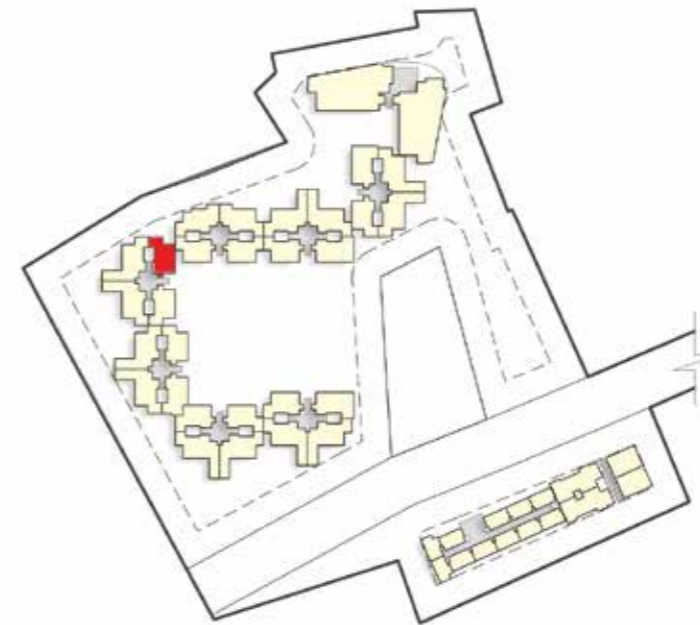


Type : 2 (2 BHK + 2T)  
Built-up Area : 1256 sft  
Carpet Area : 867 sft  
Unit No. : E201, E301, E401, E501, E601, E701



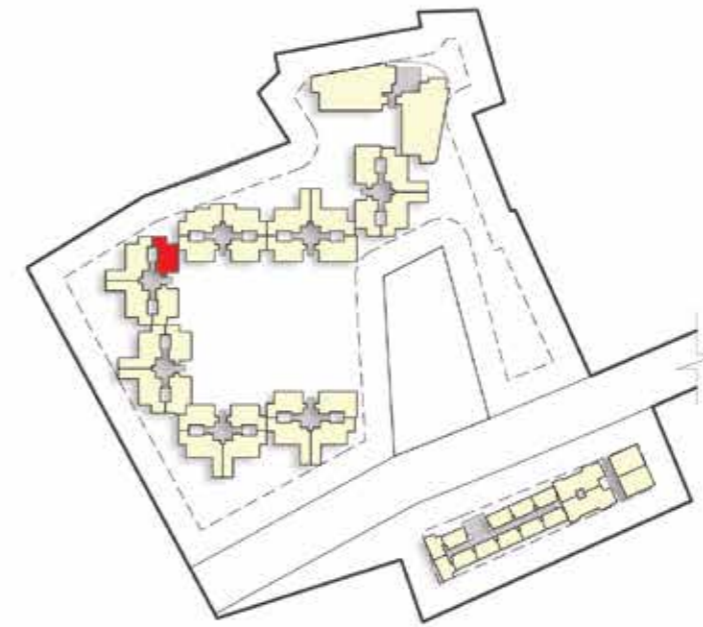
KEY PLAN

Type : 2 BE (2 BHK + 2T + TR)  
Built-up Area : 1274 sft  
Carpet Area : 879 sft  
Terrace Area : 122 sft  
Unit No. : E204



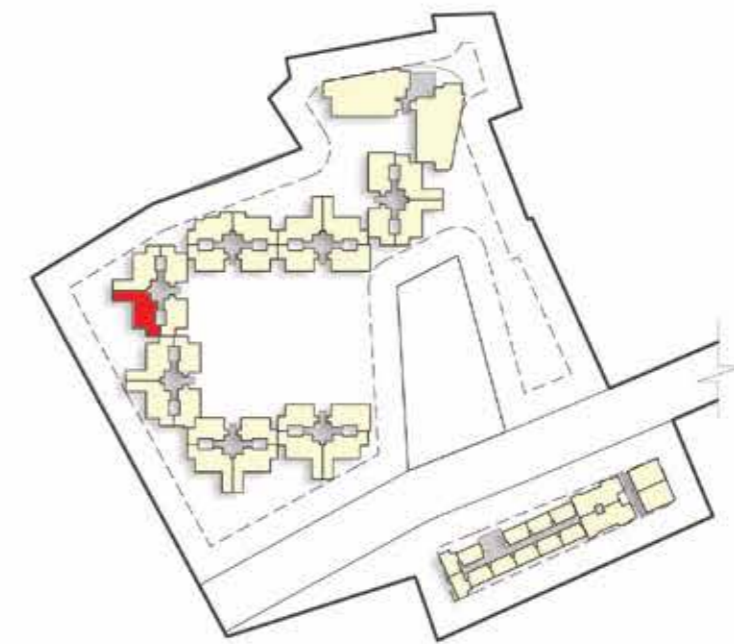
KEY PLAN

Type : 2 BE (2 BHK + 2T)  
Built-up Area : 1274 sft  
Carpet Area : 879 sft  
Unit No. : E304, E404, E504, E604, E704



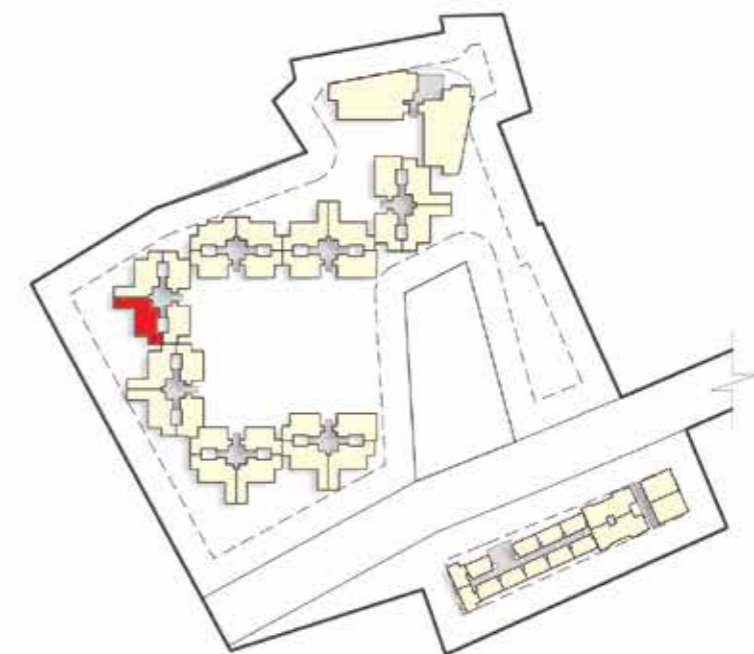
KEY PLAN

Type : 2 QT (2 BHK + 2T + TR)  
Built-up Area : 1481 sft  
Carpet Area : 993 sft  
Terrace Area : 68 sft  
Unit No. : E802



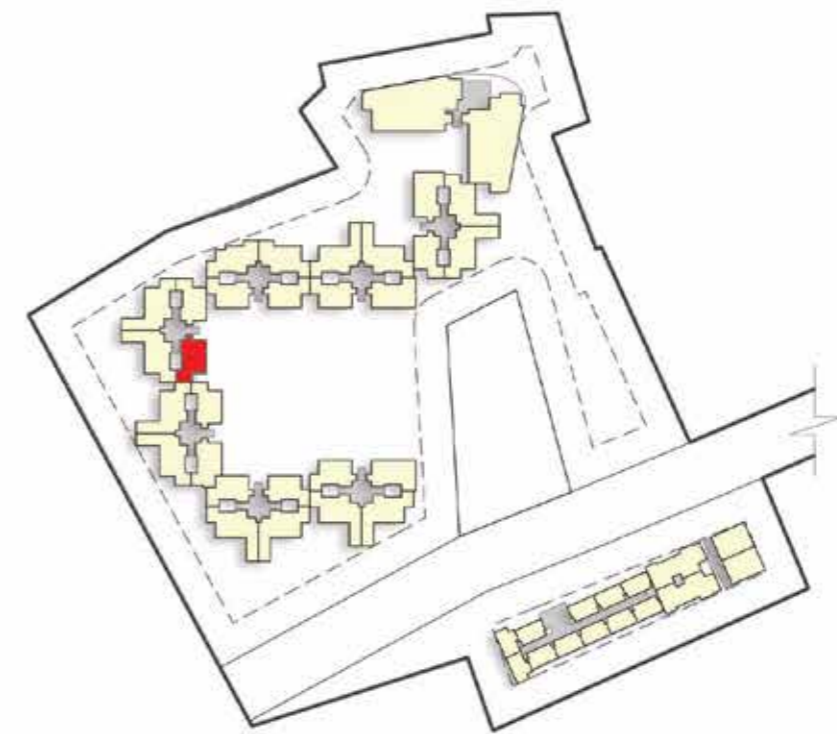
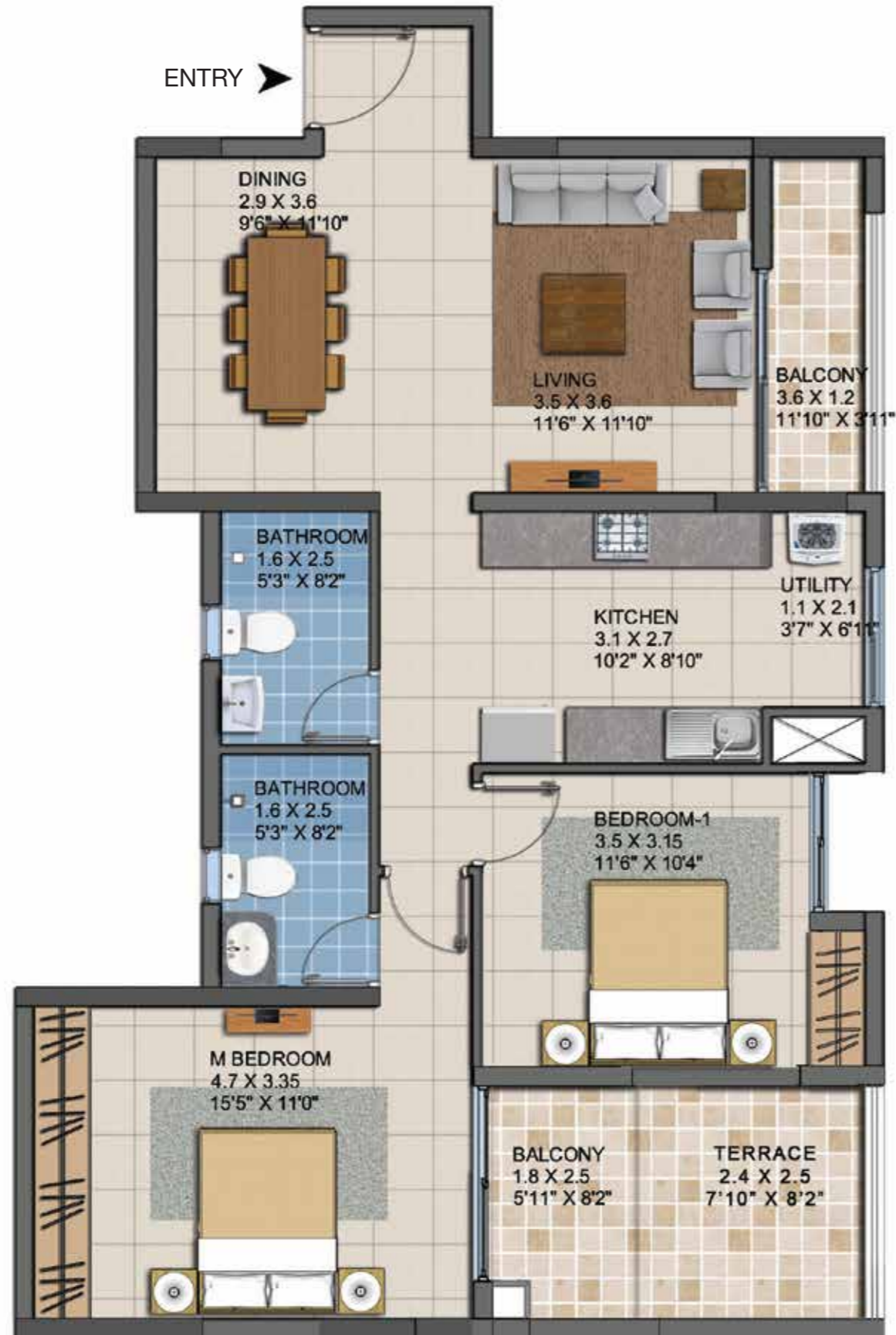
KEY PLAN

Type : 2 Q (2 BHK + 2T)  
Built-up Area : 1480 sft  
Carpet Area : 990 sft  
Unit No. : E902



KEY PLAN

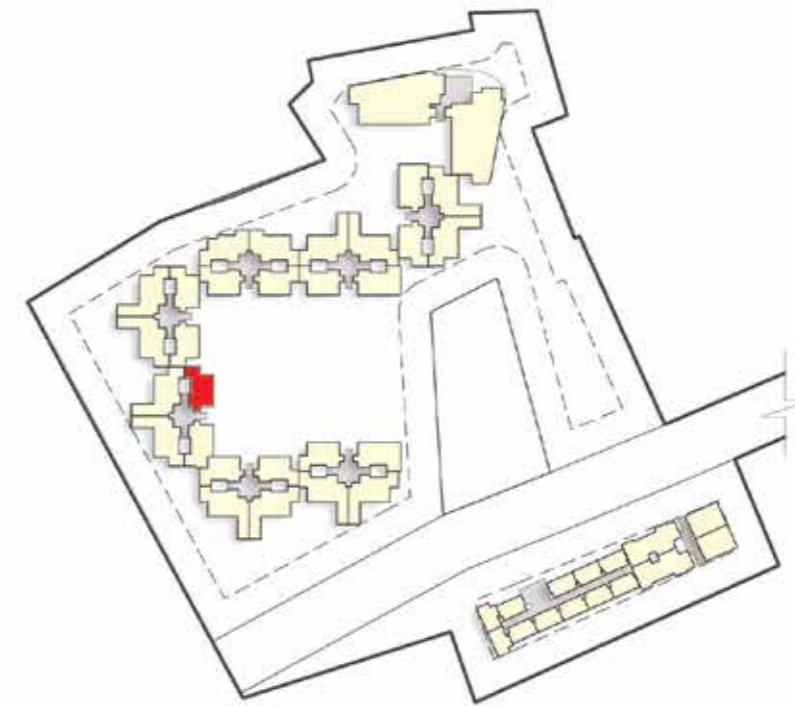
Type : 2 B (2 BHK + 2T + TR)  
 Built-up Area : 1308 sft  
 Carpet Area : 872 sft  
 Terrace Area : 65 sft  
 Unit No. : E1001



KEY PLAN

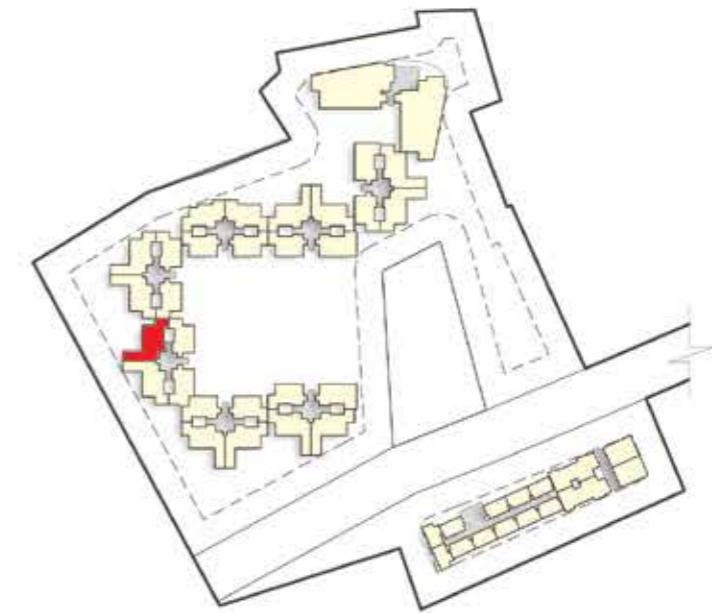
Type : 2 (2 BHK + 2T)  
Built-up Area : 1261 sft  
Carpet Area : 867 sft  
Unit No. : F204, F304, F404, F504, F604, F704

Type : 2 (2 BHK + 2T)  
Built-up Area : 1258 sft  
Carpet Area : 867 sft  
Unit No. : F1004



KEY PLAN

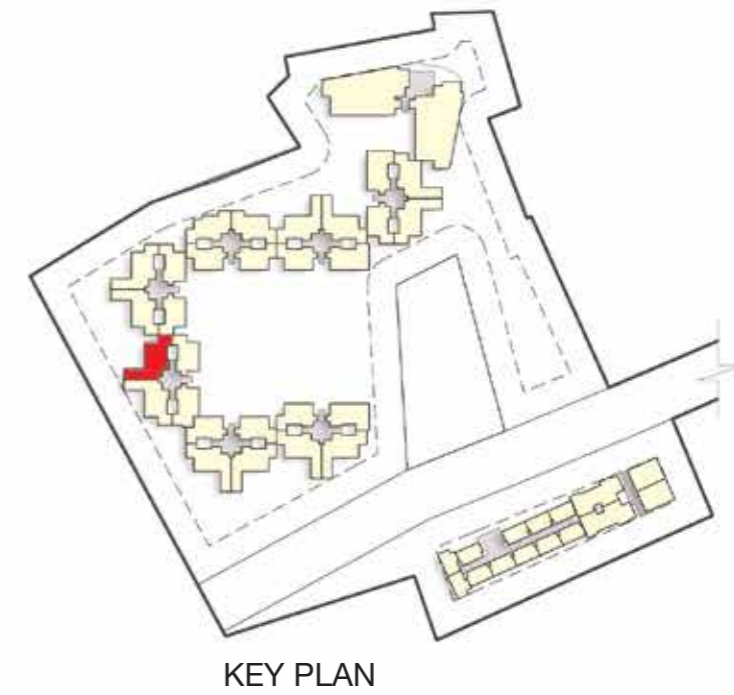
Type : 2 PT (2 BHK + 2T + TR)  
Built-up Area : 1481 sft  
Carpet Area : 993 sft  
Terrace Area : 74 sft  
Unit No. : F803



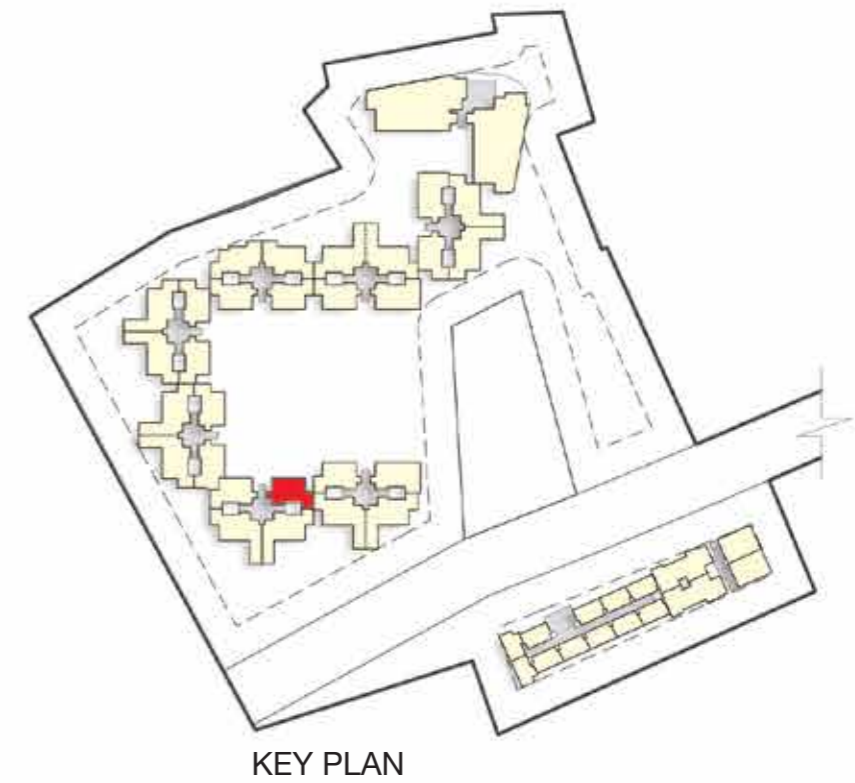
KEY PLAN



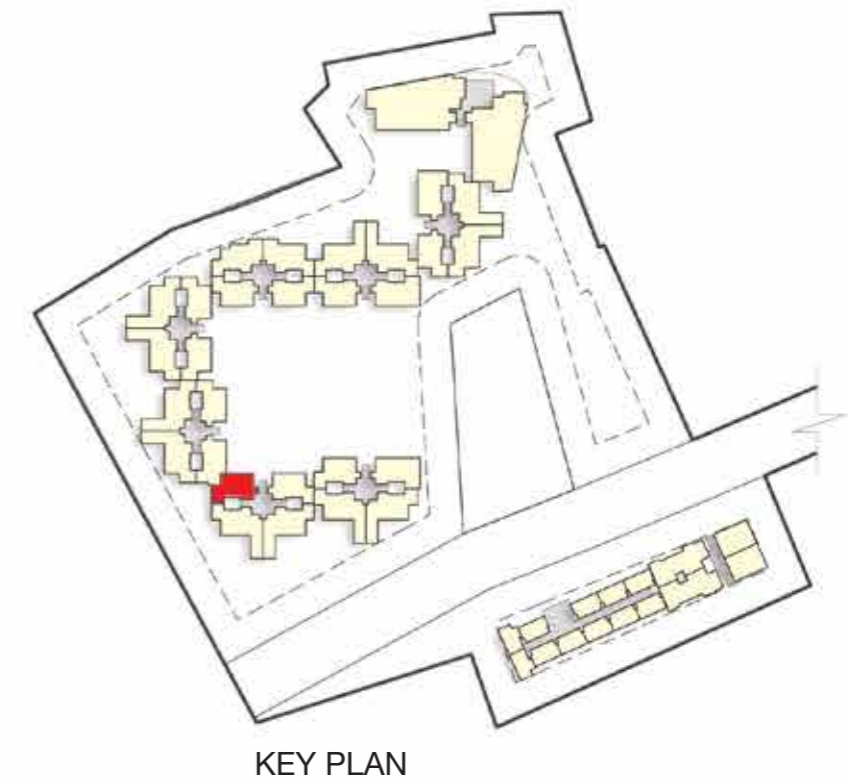
Type : 2 P (2 BHK + 2T)  
Built-up Area : 1480 sft  
Carpet Area : 990 sft  
Unit No. : F903



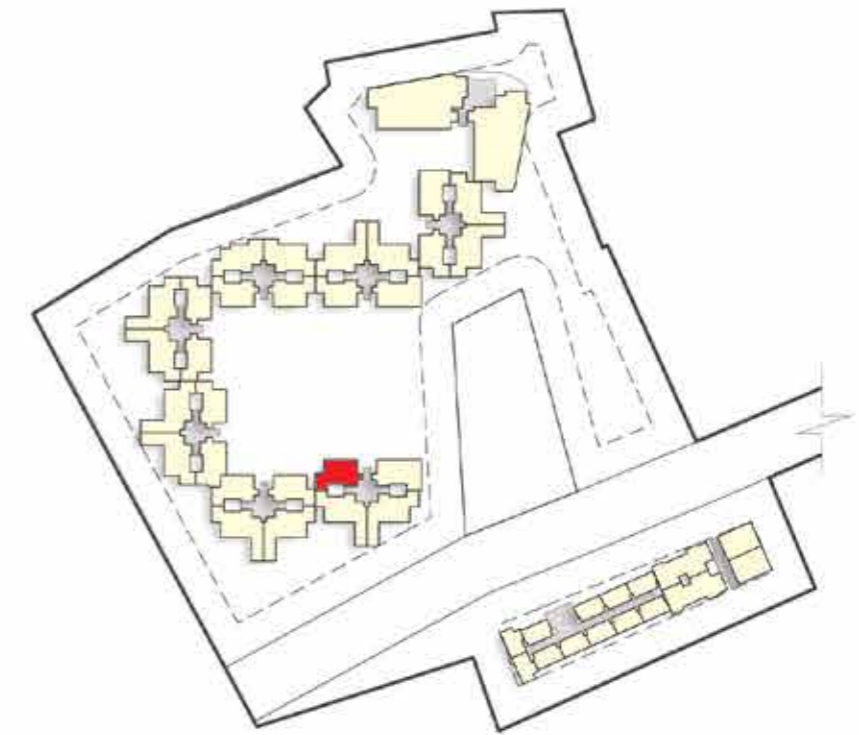
Type : 2 (2 BHK + 2T)  
Built-up Area : 1256 sft  
Carpet Area : 867 sft  
Unit No. : G201, G301, G401, G501, G601, G701, G801



Type : 2G (2 BHK + 2T)  
Built-up Area : 1286 sft  
Carpet Area : 887 sft  
Unit No. : G204, G304, G404, G504, G604, G704, G804

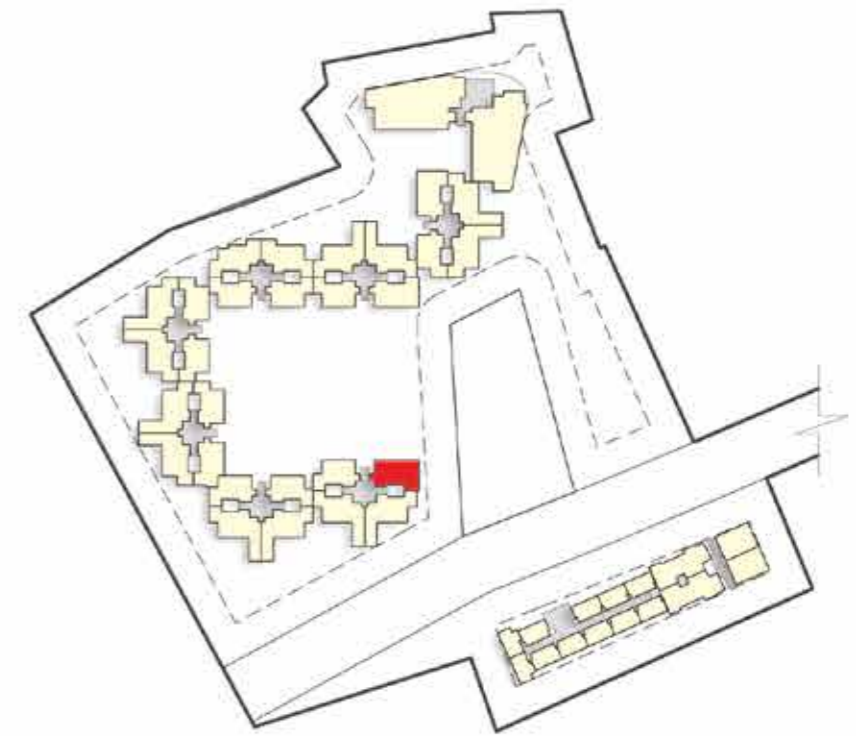


Type : 2 (2 BHK + 2T)  
Built-up Area : 1261 sft  
Carpet Area : 867 sft  
Unit No. : H204, H304, H404, H504, H604, H704, H804



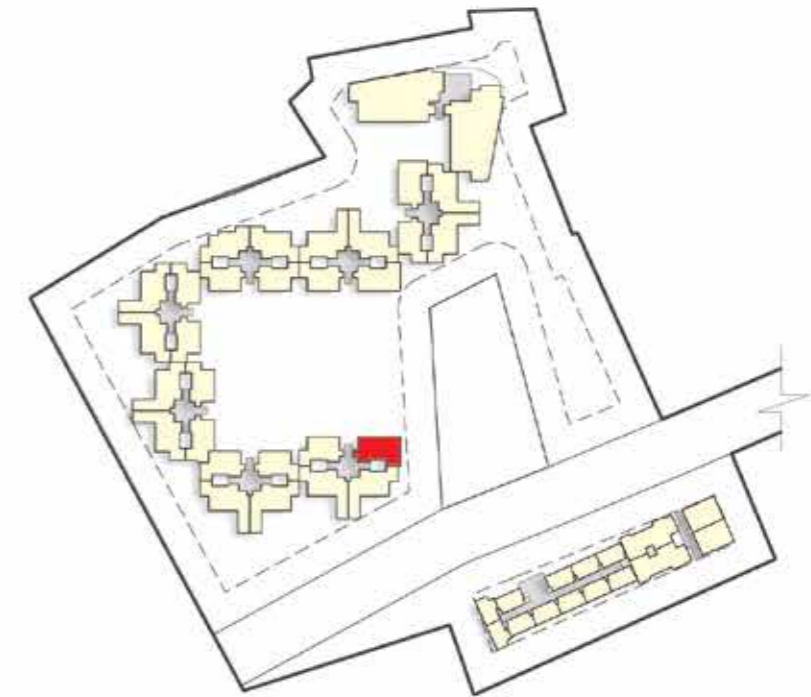
KEY PLAN

Type : 2 T (2 BHK + 2T + TR)  
 Built-up Area : 1416 sft  
 Carpet Area : 945 sft  
 Terrace Area : 67 sft  
 Unit No. : H401, H901



KEY PLAN

Type : 2 EC (2 BHK + 2T)  
Built-up Area : 1416 sft  
Carpet Area : 945 sft  
Unit No. : H501, H1001



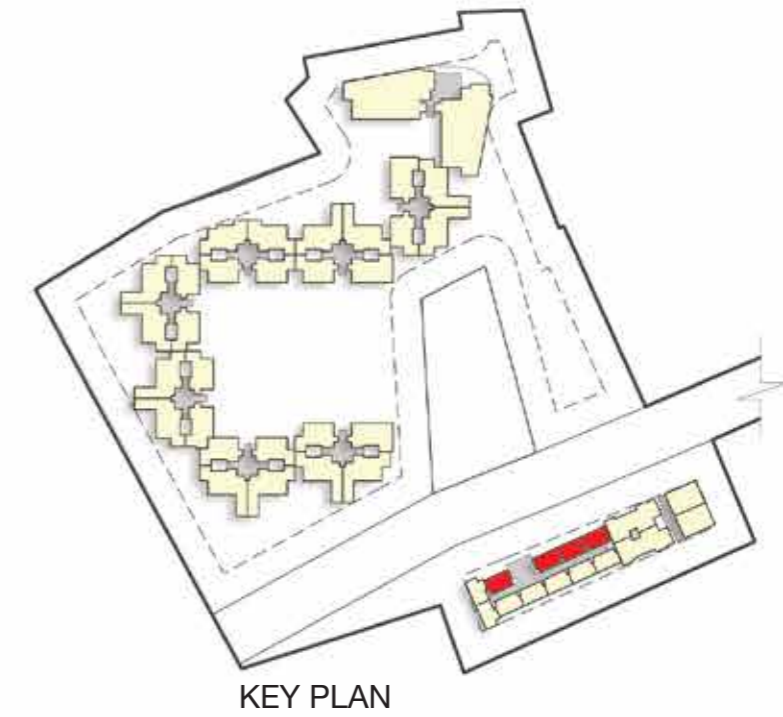
KEY PLAN

Type : E2 (2 BHK + 1T)  
Built-up Area : 600 sft  
Carpet Area : 423 sft  
Unit No. : J101, J103, J211, J201, J311, J303, J511, J501,  
J503, J603, J711, J701, J703, J803, J911, J901, J1011, J1001  
J1003, J1103, J1201, J1311, J 1303, J1401

Type : E2 (2 BHK + 1T)  
Built-up Area : 596 sft  
Carpet Area : 423 sft  
Unit No. : J502, J602, J802, J1102, J1002



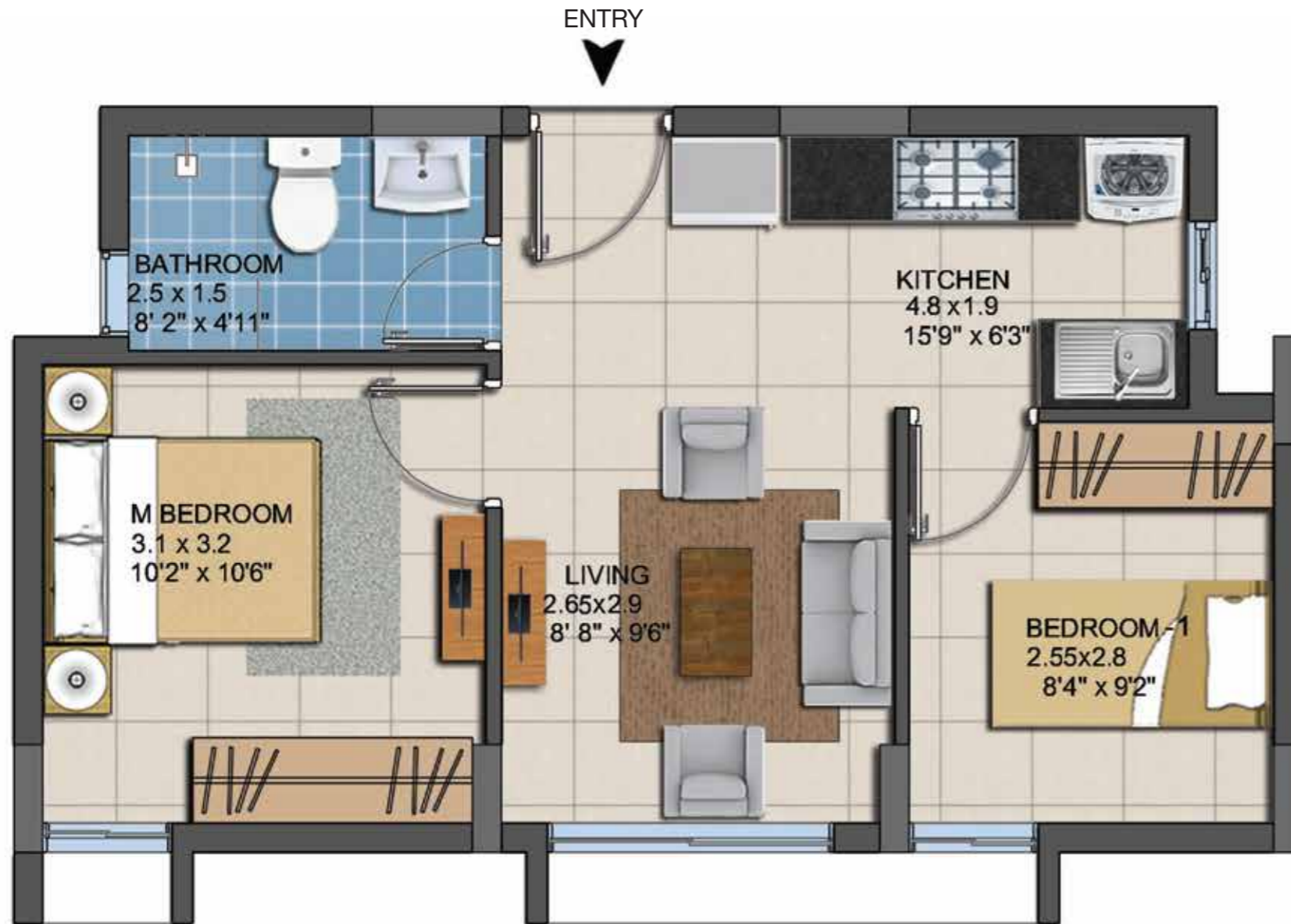
▲  
ENTRY



Type : E1 (2 BHK + 1T)  
 Built-up Area : 600 sft  
 Carpet Area : 423 sft  
 Unit No. : J104, J404, J604, J804, J1104, J1204, J1404

Type : E1 (2 BHK + 1T)  
 Built-up Area : 597 sft  
 Carpet Area : 423 sft  
 Unit No. : J108, J208, J408, J908, J1208

Type : E1 (2 BHK + 1T)  
 Built-up Area : 596 sft  
 Carpet Area : 423 sft  
 Unit No. : J306, J307, J406, J606, J707, J106, J205, J 207, J407  
 J705, J806, J907, J1005, J1106, J1207, J1305, J1306, J1307, J1407



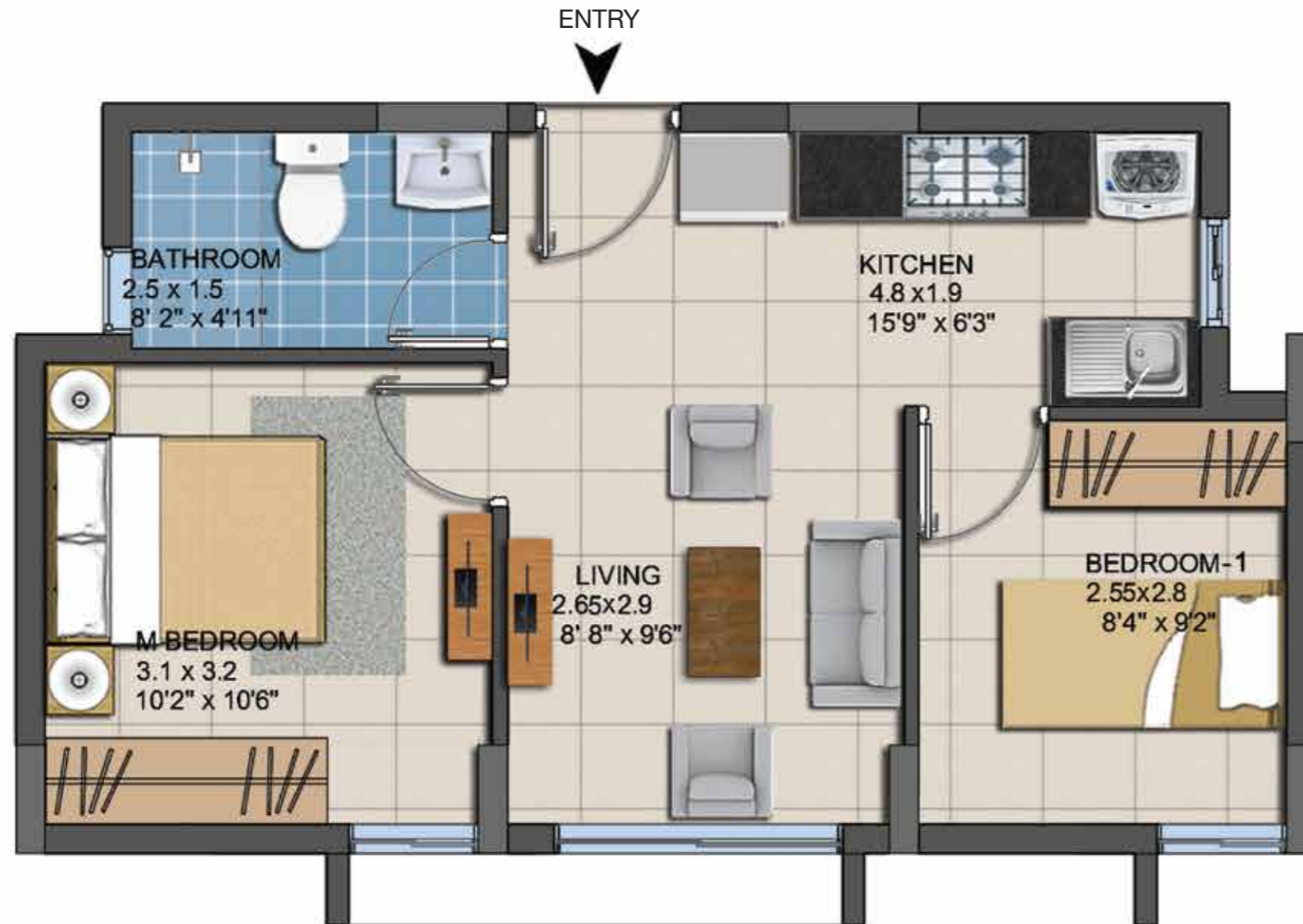
KEY PLAN



Type : E2 (2 BHK + 1T)  
 Built-up Area : 600 sft  
 Carpet Area : 423 sft  
 Unit No. : J204, J304, J504, J704, J808, J904,  
 J1004, J1304

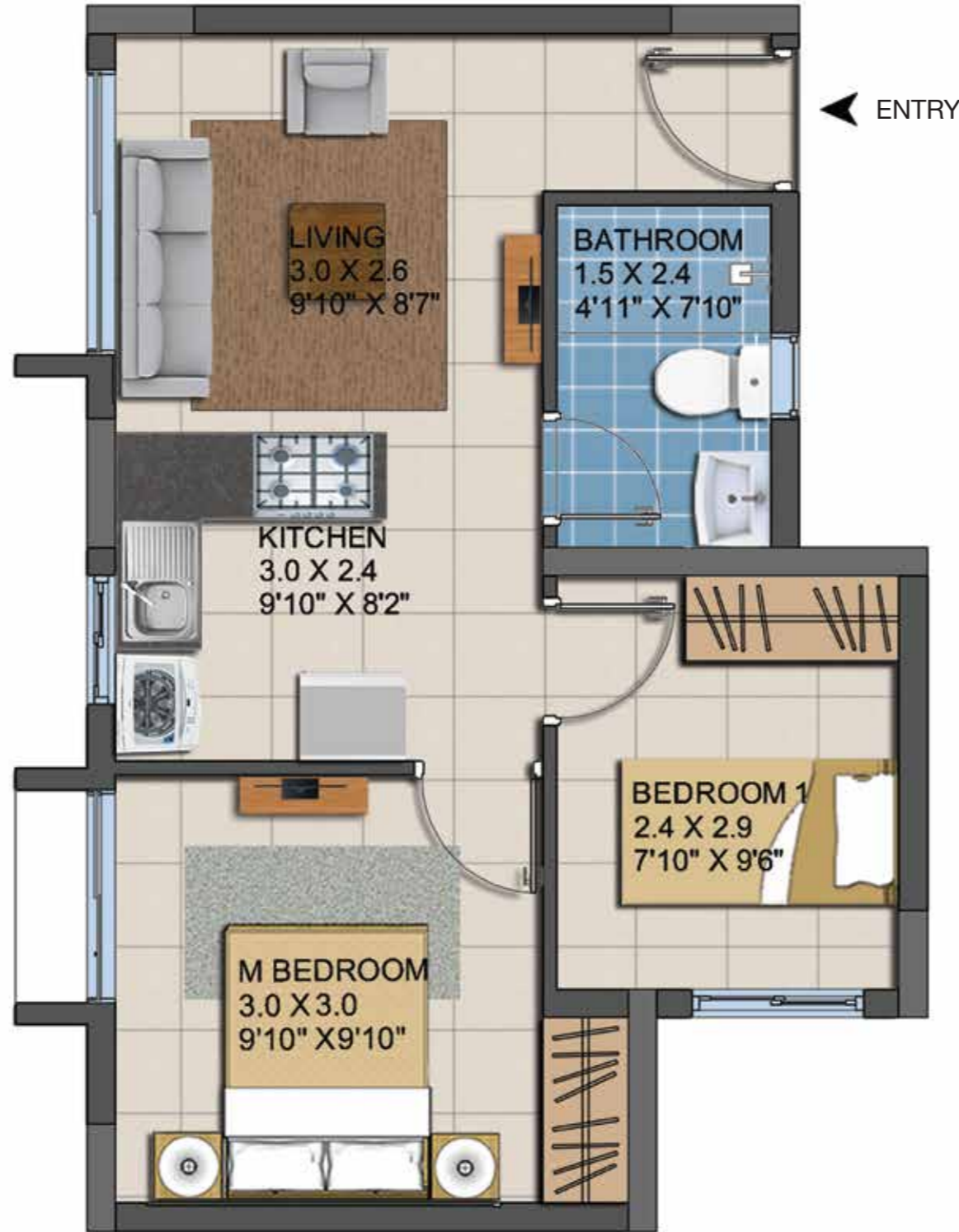
Type : E2 (2 BHK + 1T)  
 Built-up Area : 596 sft  
 Carpet Area : 423 sft  
 Unit No. : J105, J107, J206, J305, J405, J507, J505, J605  
 J607, J706, J506, J805, J807, J905, J906, J1006, J1007  
 J1105, J1107, J1205, J1206, J1405, J1406

Type : E2 (2 BHK + 1T)  
 Built-up Area : 597 sft  
 Carpet Area : 423 sft  
 Unit No. : J308, J508, J608, J708  
 J1008, J1108, J1308, J1408



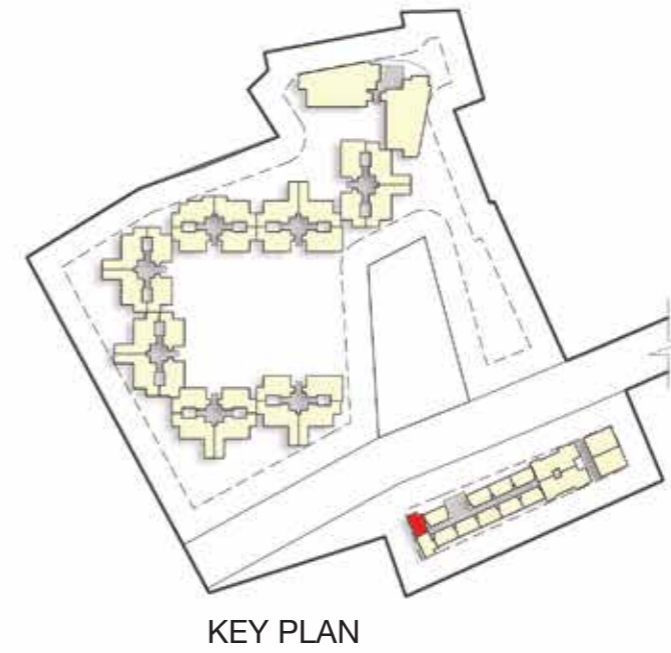
KEY PLAN

Type : EC (2 BHK + 1T)  
Built-up Area : 592 sft  
Carpet Area : 420 sft  
Unit No. : J109, J209, J309, J409, J509, J609, J709  
J909, J1009, J1109, J1209, J1309, J1409



KEY PLAN

Type : EC (2 BHK + 1T)  
Built-up Area : 592 sft  
Carpet Area : 420 sft  
Unit No. : J110, J210, J310, J410, J510, J610, J710  
J910, J1010, J1110, J1210, J1310, J1410

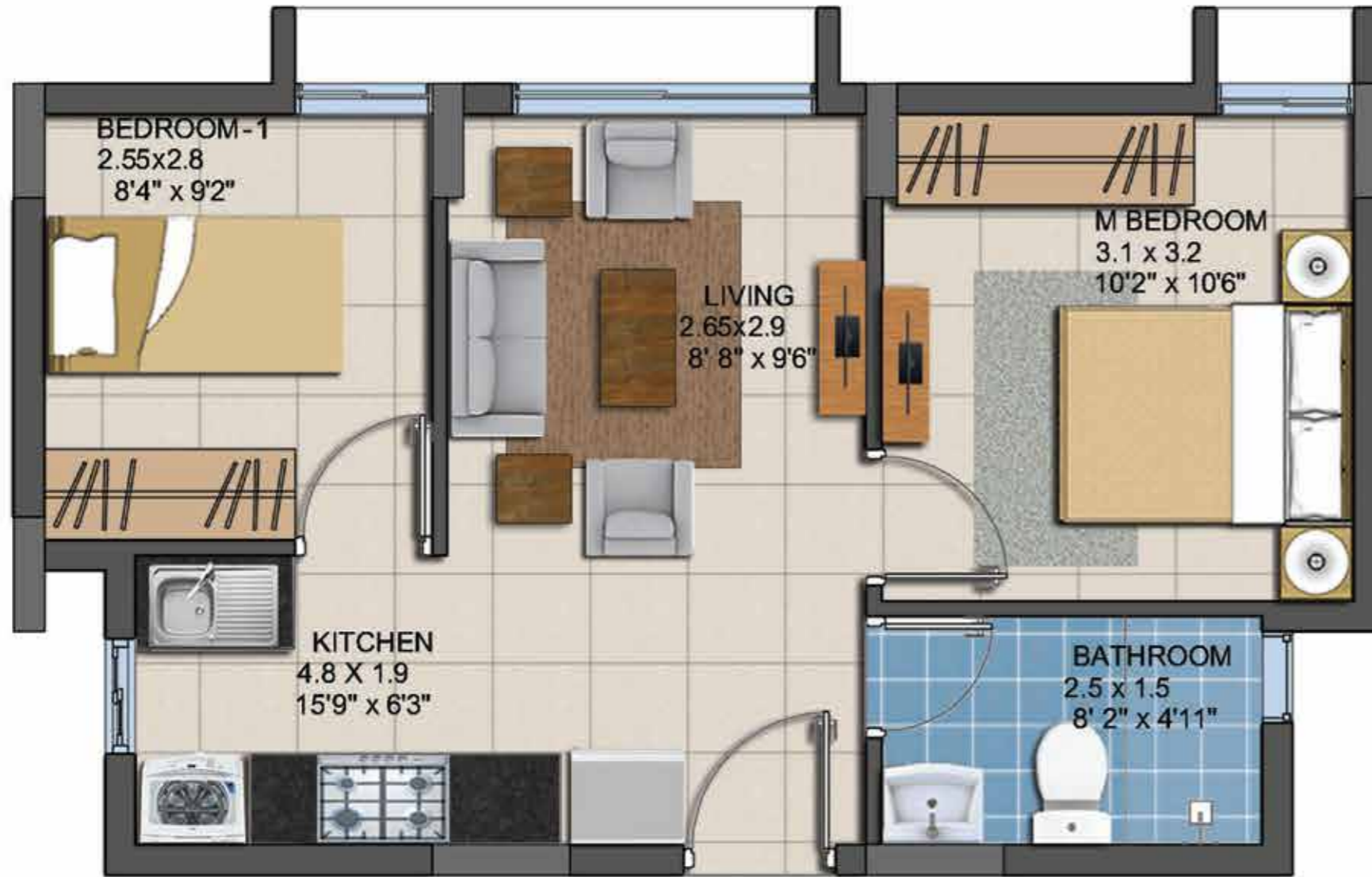


KEY PLAN

Type : E1 (2 BHK + 1T)  
 Built-up Area : 596 sft  
 Carpet Area : 423 sft  
 Unit No. : J102, J202, J302, J402, J702, J902,  
 J1202, J1302, J1402

Type : E1 (2 BHK + 1T)  
 Built-up Area : 600 sft  
 Carpet Area : 423 sft  
 Unit No. : J111, J411, J301, J401, J203, J403, J601  
 J611, J801, J903, J1111, J1101, J1211, J1203  
 J1301, J1411, J1403

Type : E1 (2 BHK + 1T)  
 Built-up Area : 603 sft  
 Carpet Area : 423 sft  
 Unit No. : J811

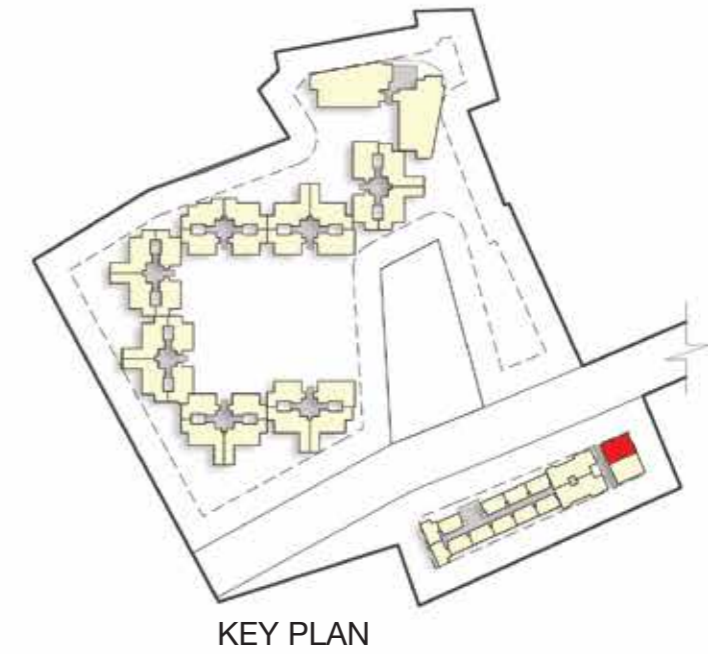


▲  
ENTRY

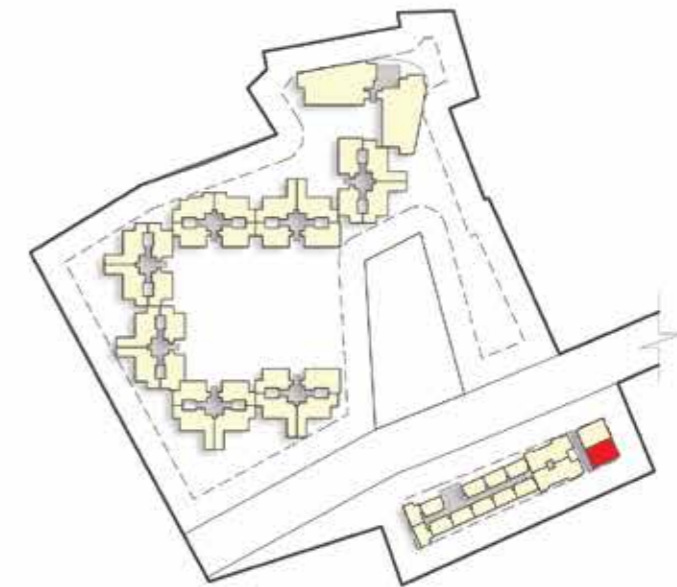


KEY PLAN

Type : 2 K1 (2 BHK + 2T)  
Built-up Area : 1140 sft  
Carpet Area : 782 sft  
Unit No. : K102, K302, K502, K702, K902, K1102, K1302

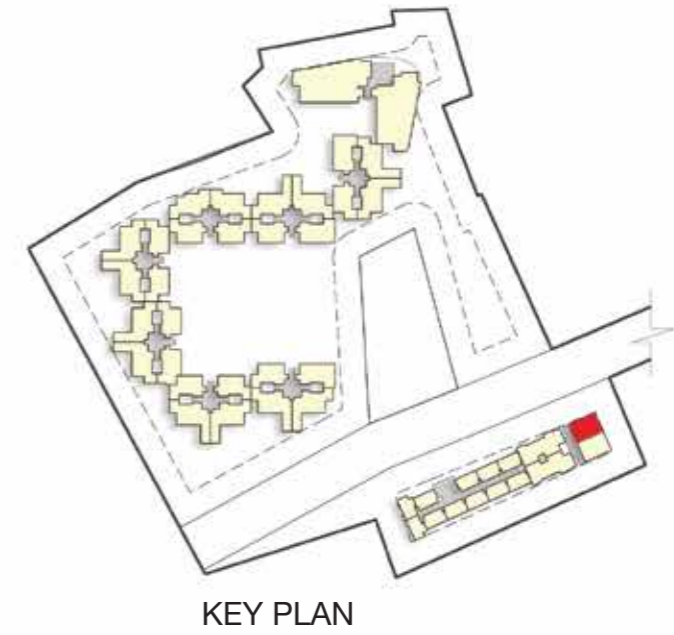


Type : 2 K1 (2 BHK + 2T)  
Built-up Area : 1140 sft  
Carpet Area : 782 sft  
Unit No. : K103, K303, K503, K703, K903, K1103, K1303

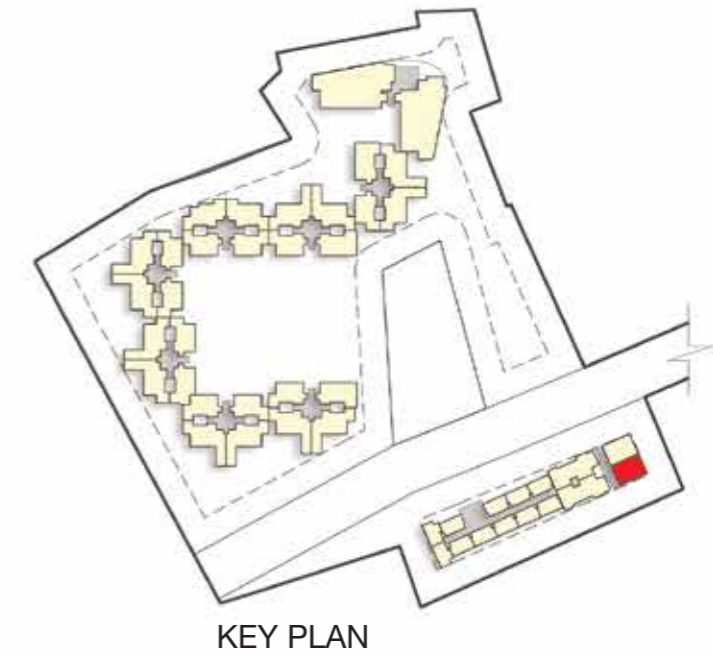


KEY PLAN

Type : 2 K2 (2 BHK + 2T)  
Built-up Area : 1140 sft  
Carpet Area : 782 sft  
Unit No. : K202, K402, K602, K1002, K1202, K1402



Type : 2 K2 (2 BHK + 2T)  
Built-up Area : 1140 sft  
Carpet Area : 782 sft  
Unit No. : K203, K403, K603, K1003, K1203, K1403

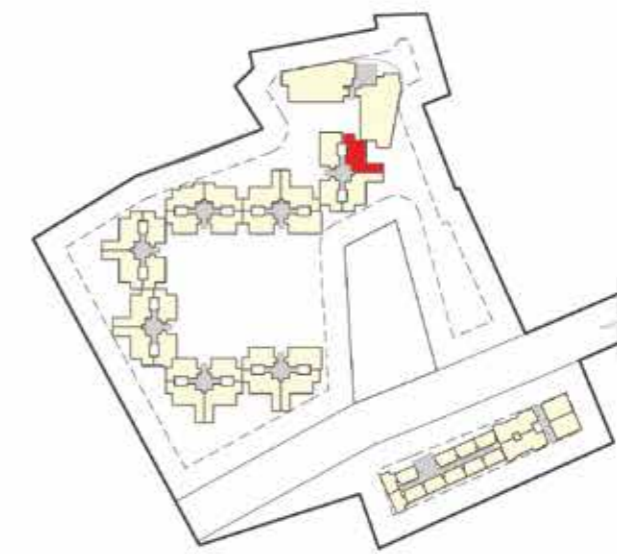




Type : 3 EC (3 BHK + 2T + PTR)  
Built-up Area : 1502 sft  
Carpet Area : 1049 sft  
Private Terrace Area : 1894 sft  
Unit No. : B101

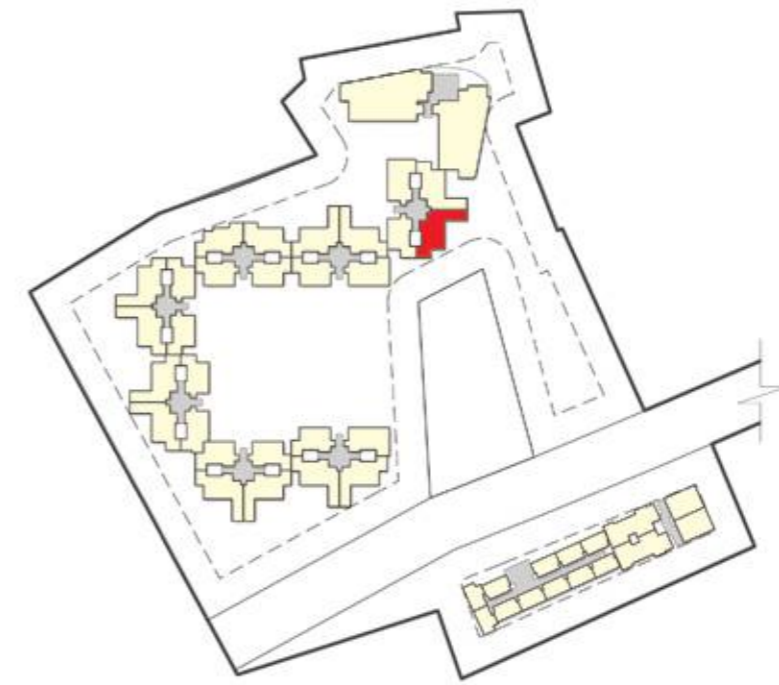


Type : 3 WB (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 499 sft  
 Unit No. : B102



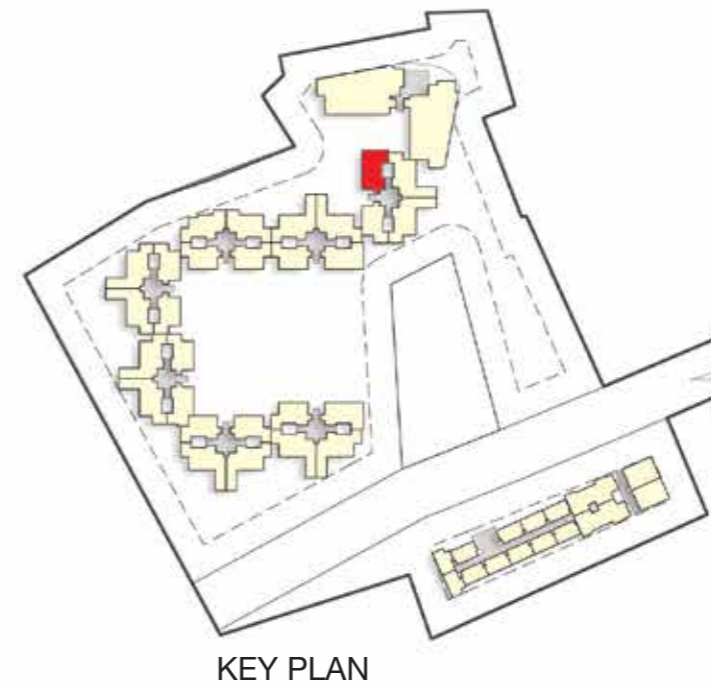
KEY PLAN

Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 100 sft  
 Unit No. : B103



KEY PLAN

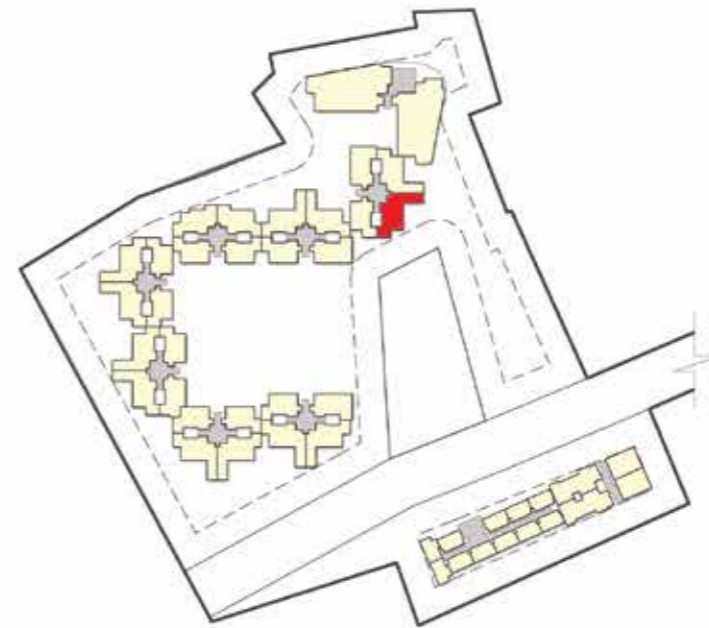
Type : 3 EC (3 BHK + 2T)  
Built-up Area : 1502 sft  
Carpet Area : 1049 sft  
Unit No. : B201, B301, B601, B701, B801  
B1101, B1201, B1301, B1401



Type : 3 WB (3 BHK + 3T)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Unit No. : B202, B602, B702, B1102, B1202



Type : 3 W (3 BHK + 3T)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Unit No. : B203, B303, B703, B803, B1203

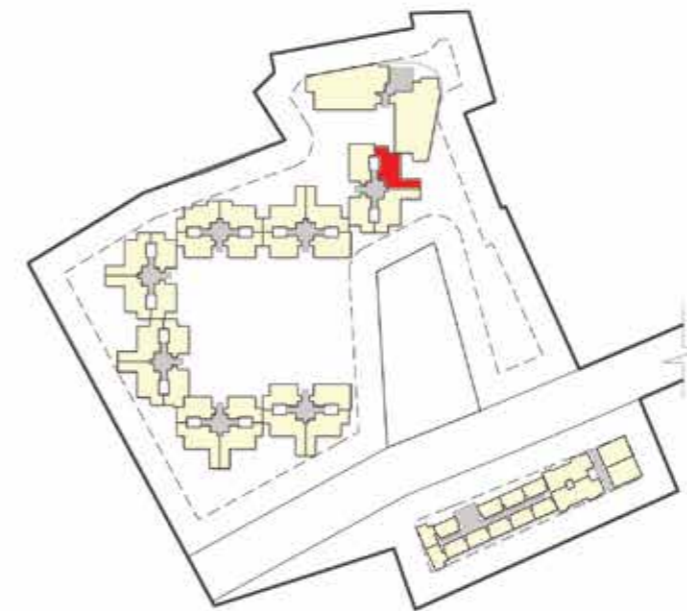


KEY PLAN

Type : 3 AB (3 BHK + 3T + TR)  
Built-up Area : 1728 sft  
Carpet Area : 1174 sft  
Terrace Area : 74 sft  
Unit No. : B302, B802



Type : 3 B (3 BHK + 3T)  
Built-up Area : 1698 sft  
Carpet Area : 1170 sft  
Unit No. : B402, B502, B902, B1002



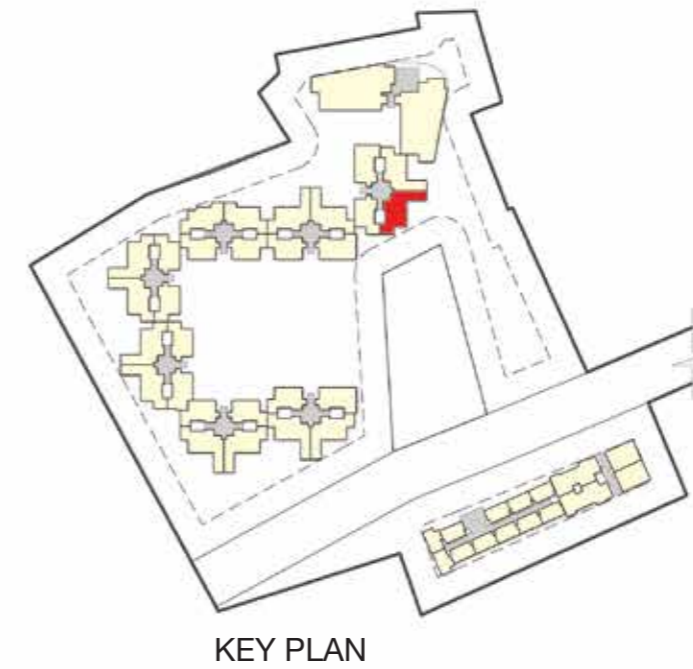
KEY PLAN



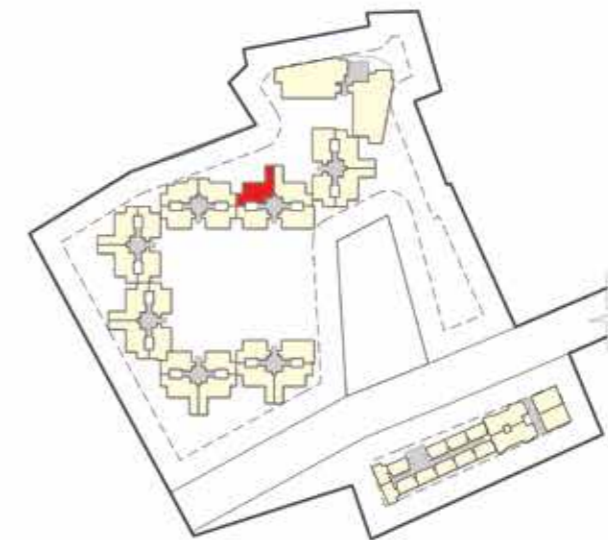
Type : 3 A (3 BHK + 3T + TR)  
Built-up Area : 1728 sft  
Carpet Area : 1174 sft  
Terrace Area : 74 sft  
Unit No. : B403, B903



Type : 3 (3 BHK + 3T)  
Built-up Area : 1698 sft  
Carpet Area : 1170 sft  
Unit No. : B503, B603, B1003, B1103

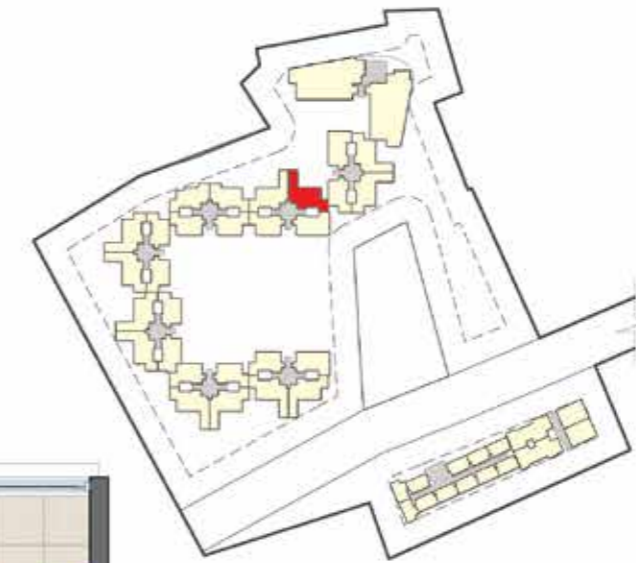


Type : 3 W (3 BHK + 3T + PTR)  
Built-up Area : 1816 sft  
Carpet Area : 1240 sft  
Private Terrace Area : 1051 sft  
Unit No. : C102



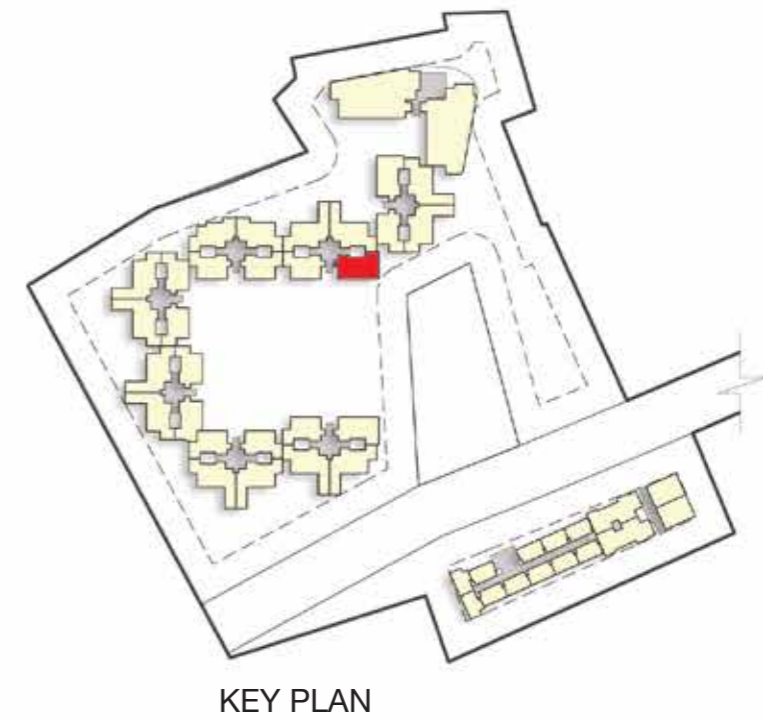
KEY PLAN

Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 723 sft  
 Unit No. : C103

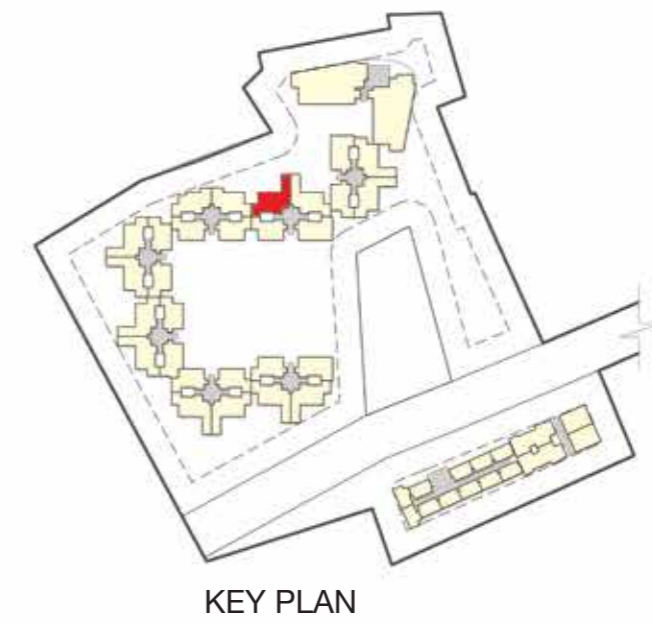


KEY PLAN

Type : 3 EC (3 BHK + 2T)  
Built-up Area : 1502 sft  
Carpet Area : 1049 sft  
Unit No. : C104, C204, C304, C604, C704, C804



Type : 3 W (3 BHK + 3T)  
Built-up Area : 1816 sft  
Carpet Area : 1240 sft  
Unit No. : C202, C702, C1202, C1302, C1402



Type : 3 W (3 BHK + 3T)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Unit No. : C203, C603, C703



KEY PLAN

Type : 3 TA (3 BHK + 3T + TR)  
Built-up Area : 1817 sft  
Carpet Area : 1244 sft  
Terrace Area : 129 sft  
Unit No. : C302, C802



KEY PLAN



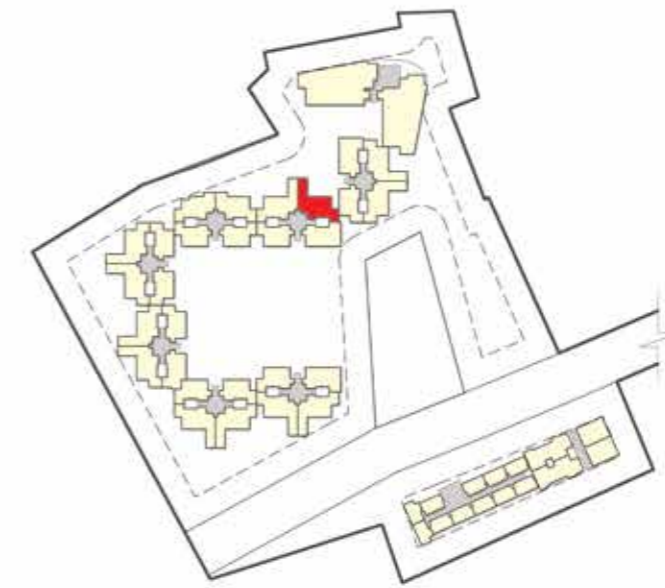
Type : 3 A (3 BHK + 3T + TR)

Built-up Area : 1728 sft

Carpet Area : 1174 sft

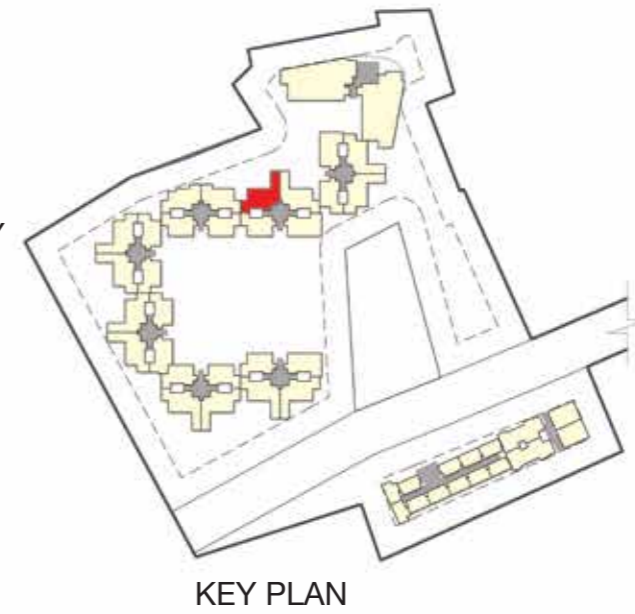
Terrace Area : 74 sft

Unit No. : C303, C803



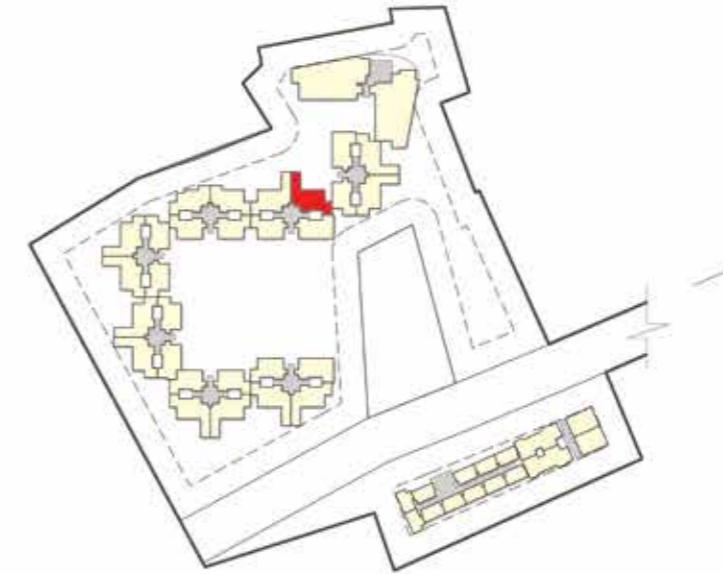
KEY PLAN

Type : 3 A (3 BHK + 3T + TR)  
 Built-up Area : 1723 sft  
 Carpet Area : 1174 sft  
 Terrace Area : 74 sft  
 Unit No. : C402, C902



KEY PLAN

Type : 3 (3 BHK + 3T)  
Built-up Area : 1698 sft  
Carpet Area : 1170 sft  
Unit No. : C403, C503



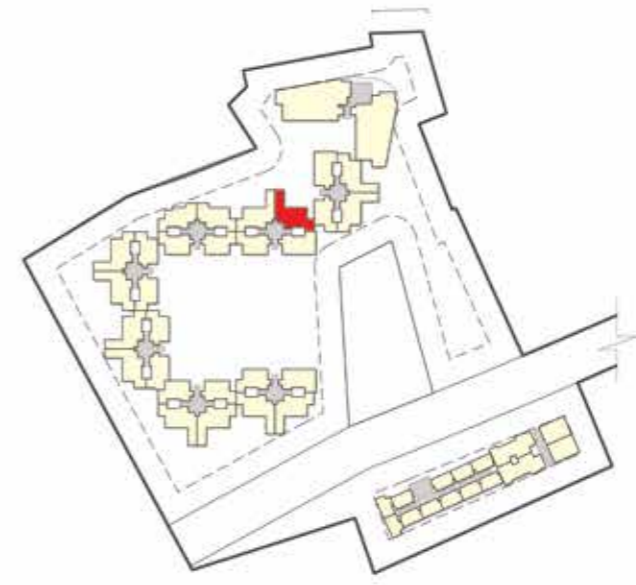
KEY PLAN

Type : 3 (3 BHK + 3T)  
Built-up Area : 1693 sft  
Carpet Area : 1170 sft  
Unit No. : C502, C602, C1002, C1102



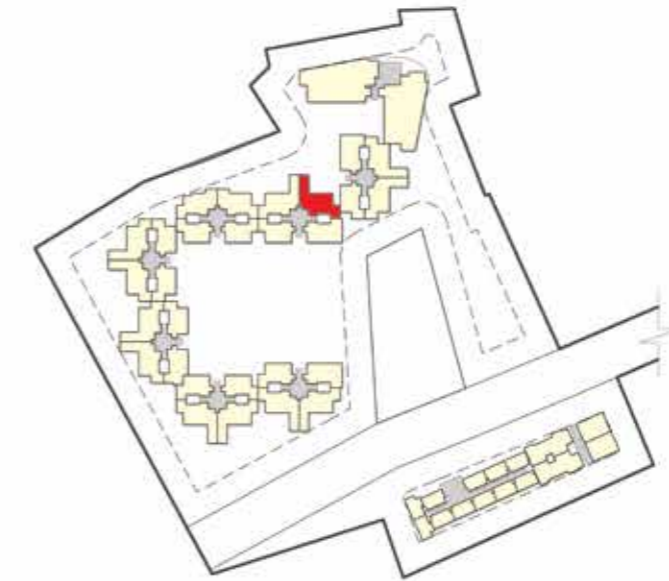
KEY PLAN

Type : 3 C (3 BHK + 3T)  
Built-up Area : 1742 sft  
Carpet Area : 1175 sft  
Unit No. : C903, C1003



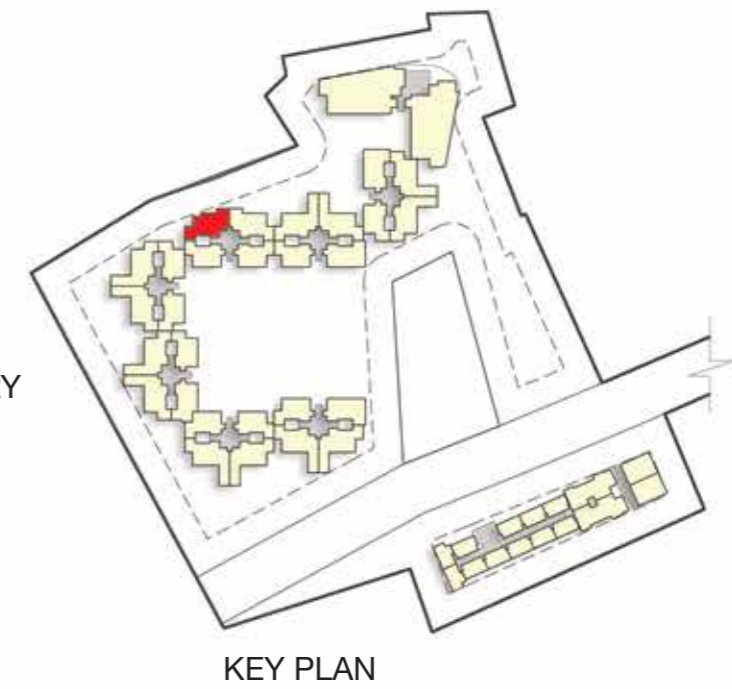
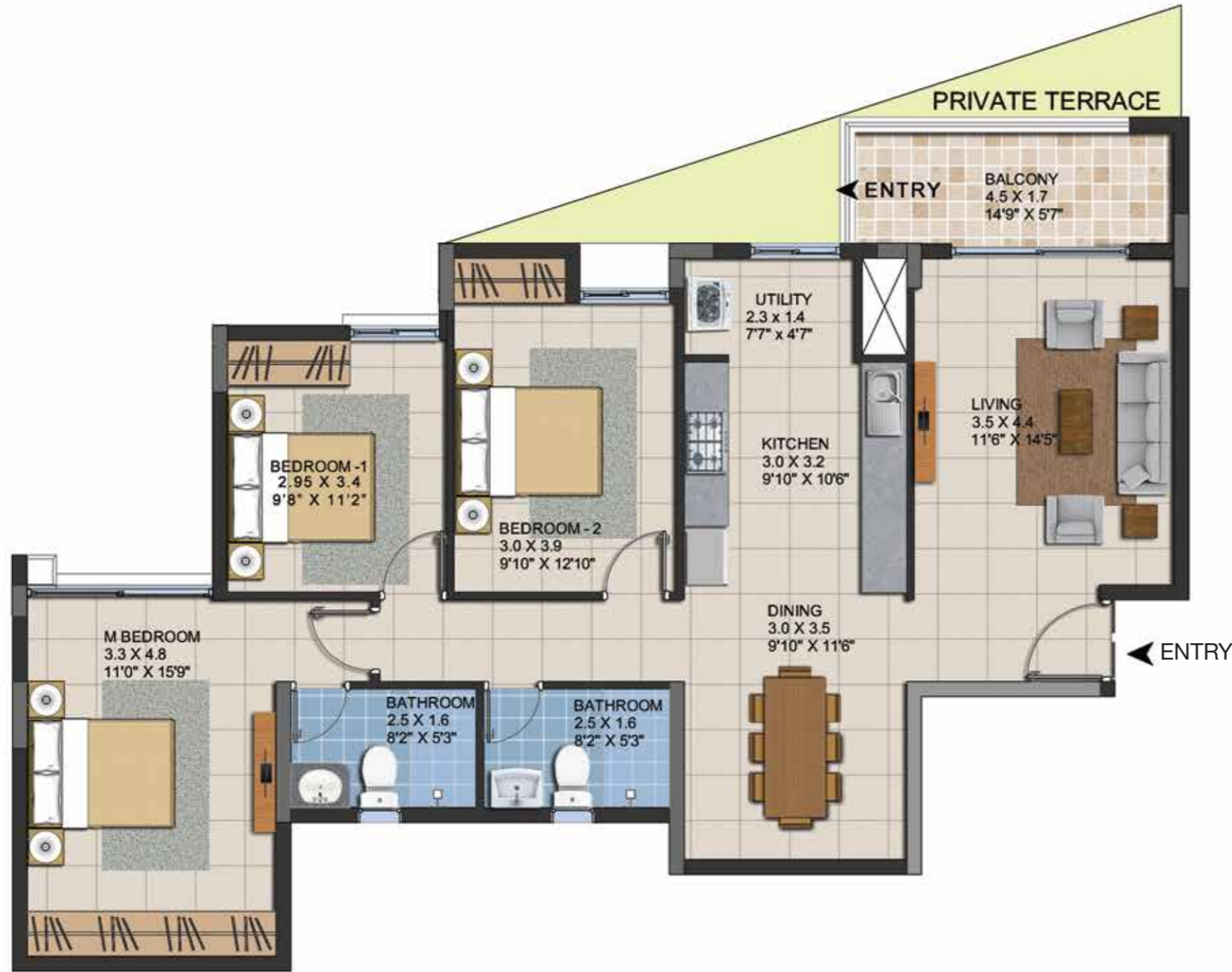
KEY PLAN

Type : 3 WC (3 BHK + 3T)  
Built-up Area : 1865 sft  
Carpet Area : 1244 sft  
Unit No. : C1103, C1203, C1303, C1403

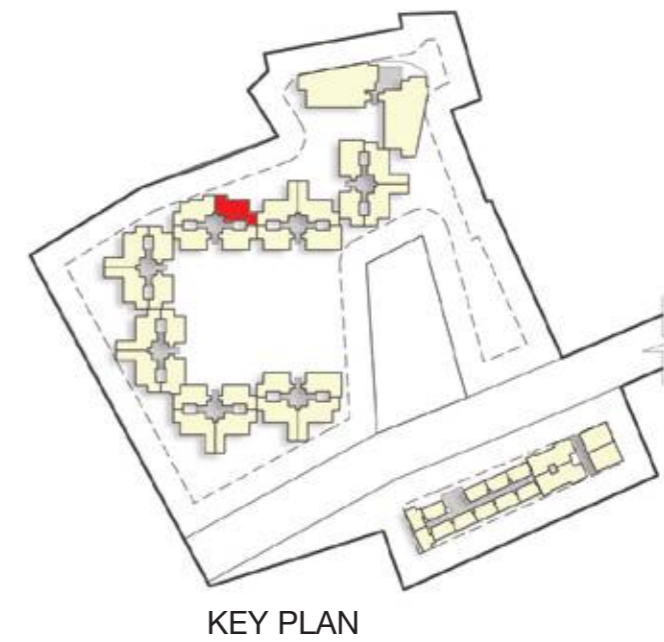


KEY PLAN

Type : 3 DA (3 BHK + 2T + PTR)  
Built-up Area : 1555 sft  
Carpet Area : 1064 sft  
Private Terrace Area : 95 sft  
Unit No. : D102



Type : 3 DB (3 BHK + 2T + PTR)  
 Built-up Area : 1585 sft  
 Carpet Area : 1090 sft  
 Private Terrace Area : 1003 sft  
 Unit No. : D103

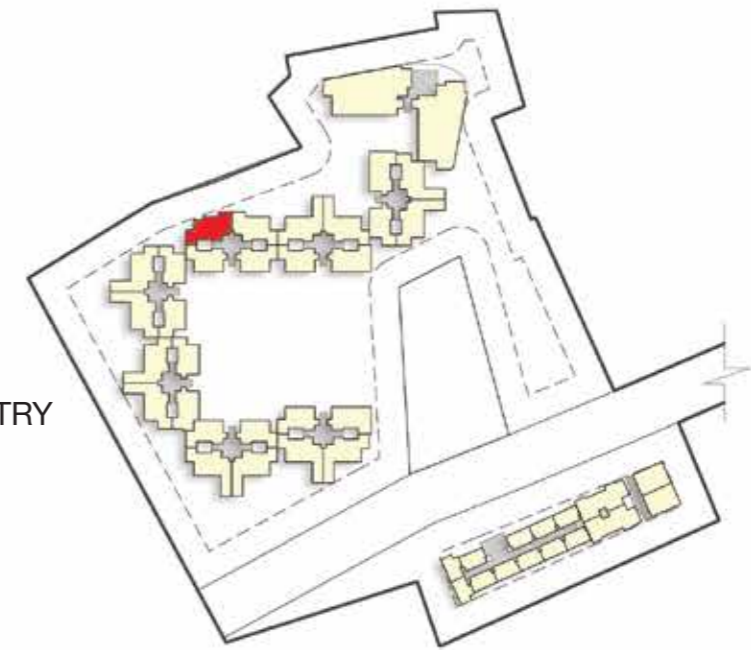




Type : 3 DA (3 BHK + 2T)  
Built-up Area : 1555 sft  
Carpet Area : 1064 sft  
Unit No. : D202, D402, D502, D602, D702, D902, D1002  
D1102, D1202, D1302, D1402

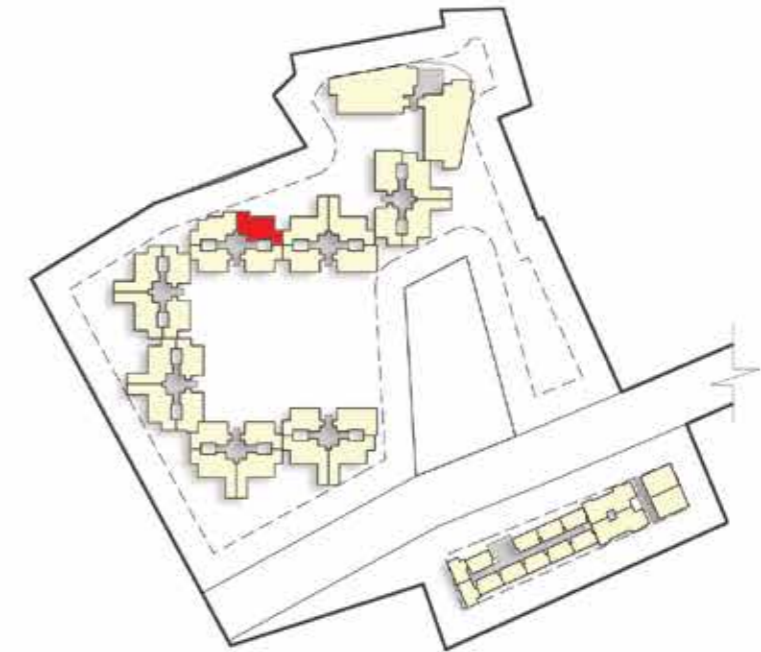


← ENTRY



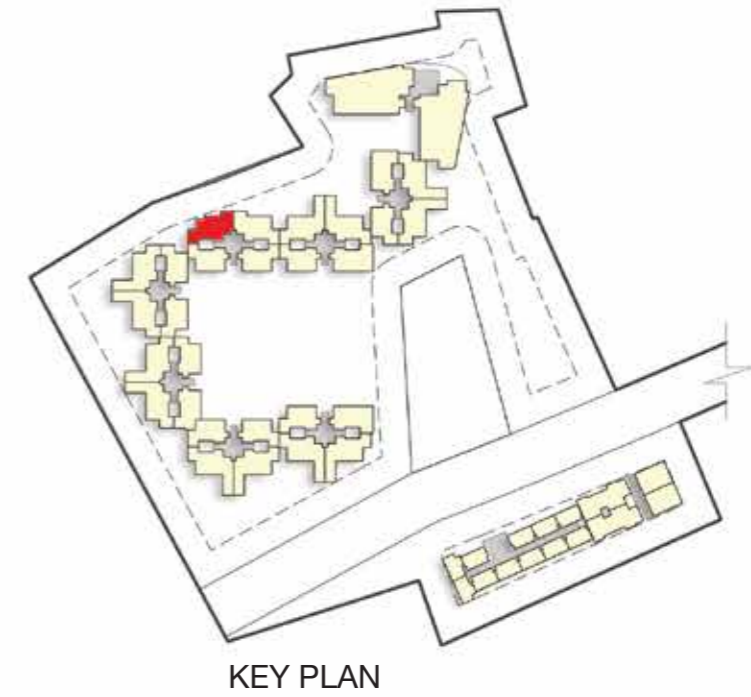
KEY PLAN

Type : 3 DB (3 BHK + 2T)  
Built-up Area : 1585 sft  
Carpet Area : 1090 sft  
Unit No. : D203, D403, D503, D603, D703, D903, D1003  
D1103, D1203, D1303, D1403

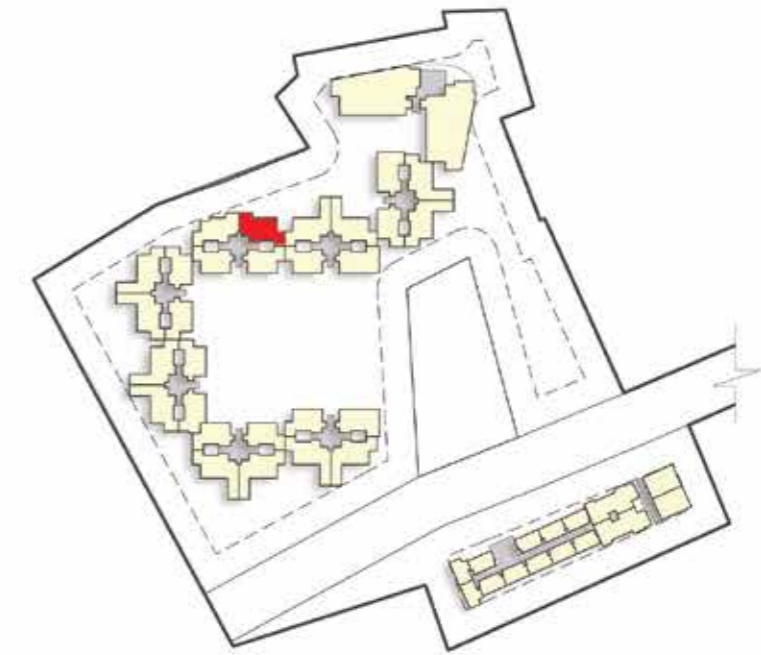


KEY PLAN

Type : 3 DAT (3 BHK + 2T + TR)  
Built-up Area : 1556 sft  
Carpet Area : 1069 sft  
Terrace Area : 79 sft  
Unit No. : D302, D802



Type : 3 DBT (3 BHK + 2T + TR)  
Built-up Area : 1586 sft  
Carpet Area : 1094 sft  
Terrace Area : 129 sft  
Unit No. : D303, D803

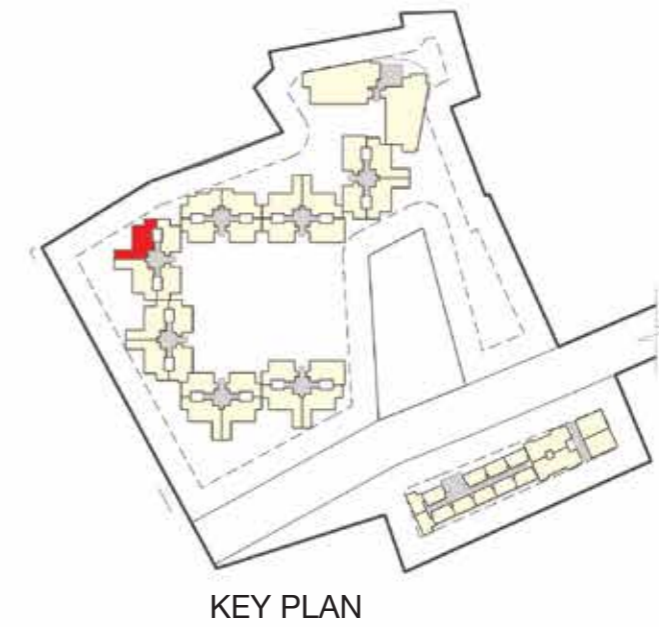


KEY PLAN

Type : 3 WV (3 BHK + 3T + PTR)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Private Terrace Area : 1063 sft  
Unit No. : E102

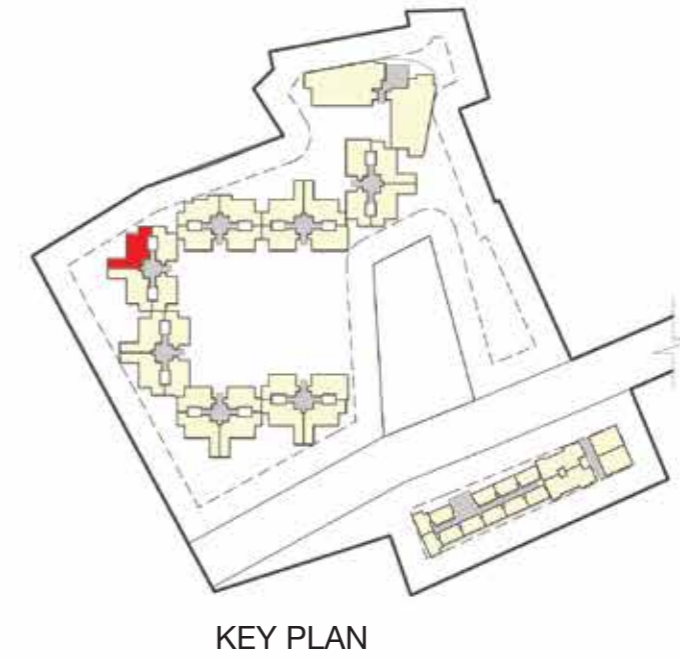


Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 778 sft  
 Unit No. : E103



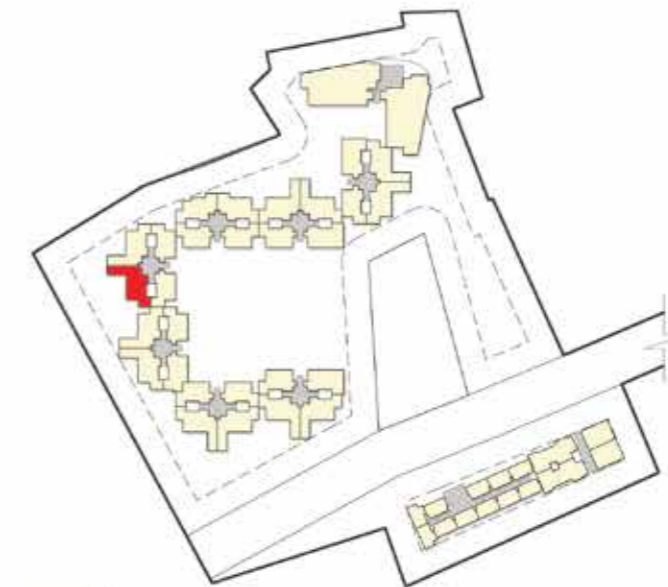
Type : 3 TE (3 BHK + 3T + TR)  
 Built-up Area : 1729 sft  
 Carpet Area : 1178 sft  
 Terrace Area : 167 sft  
 Unit No. : E303

Type : 3 TE (3 BHK + 3T + TR)  
 Built-up Area : 1732 sft  
 Carpet Area : 1178 sft  
 Terrace Area : 167 sft  
 Unit No. : E803



KEY PLAN

Type : 3 AV (3 BHK + 3T + TR)  
Built-up Area : 1730 sft  
Carpet Area : 1174 sft  
Terrace Area : 68 sft  
Unit No. : E402



KEY PLAN



Type : 3 WV (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 644 sft  
 Unit No. : F102

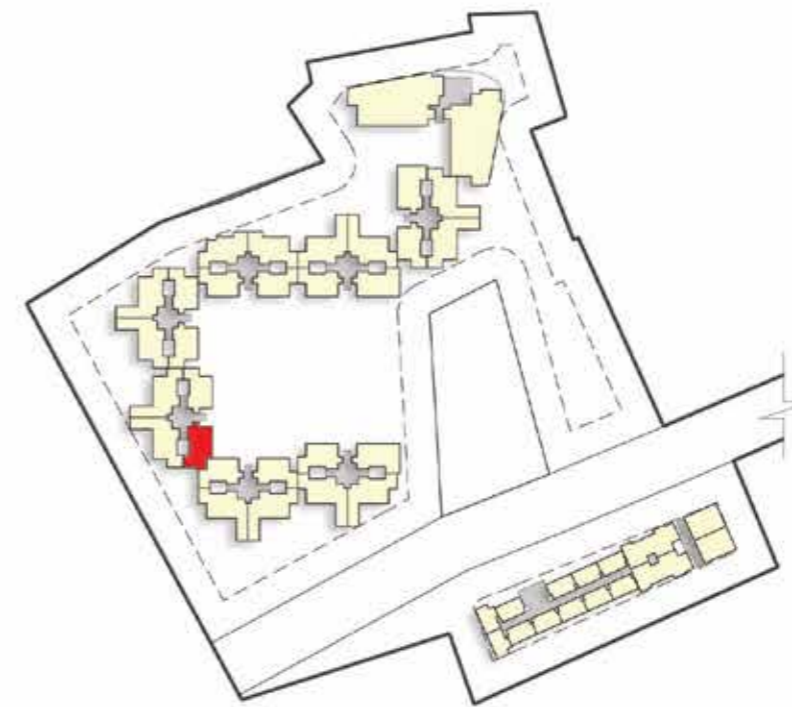


KEY PLAN

Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1816 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 1172 sft  
 Unit No. : F103



Type : 2.5 F (3 BHK + 2T)  
Built-up Area : 1380 sft  
Carpet Area : 957 sft  
Unit No. : F201, F301, F401, F501, F601  
F701, F901, F1001



KEY PLAN

Type : 3 WV (3 BHK + 3T)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Unit No. : F202, F602, F702, F1102, F1202  
 E202, E302, E702, E1202

Type : 3 WV (3 BHK + 3T)  
 Built-up Area : 1823 sft  
 Carpet Area : 1240 sft  
 Unit No. : E1302

Type : 3 WV (3 BHK + 3T)  
 Built-up Area : 1827 sft  
 Carpet Area : 1240 sft  
 Unit No. : E1402



Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1816 sft  
 Carpet Area : 1240 sft  
 Unit No. : F203, F303, F703, F1203

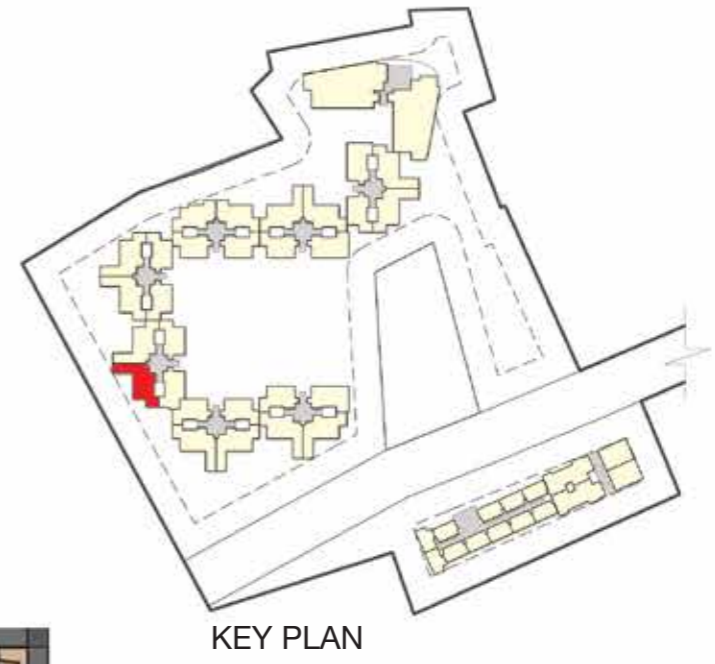
Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1819 sft  
 Carpet Area : 1240 sft  
 Unit No. : F1303

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1822 sft  
 Carpet Area : 1240 sft  
 Unit No. : F1403

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Unit No. : E203, E603, E703, E1103, E1203



Type : 3 TV (3 BHK + 3T + TR)  
Built-up Area : 1732 sft  
Carpet Area : 1178 sft  
Terrace Area : 202 sft  
Unit No. : F302, F802

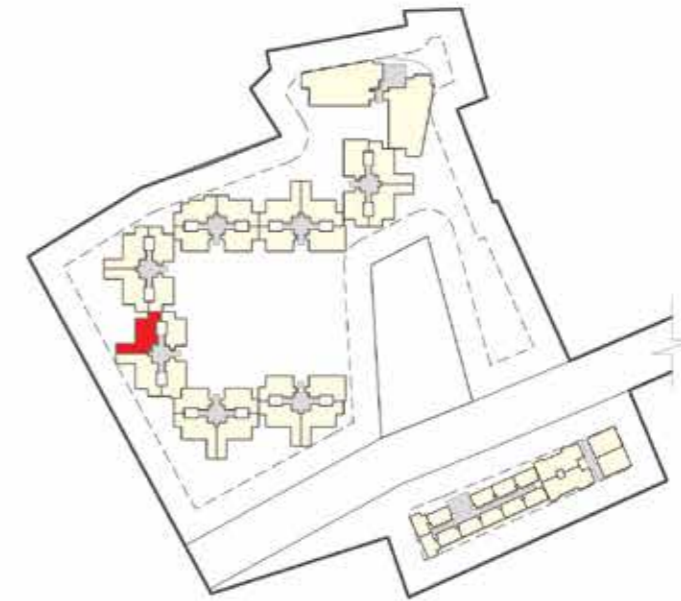


Type : 3 V (3 BHK + 3T)  
Built-up Area : 1701 sft  
Carpet Area : 1170 sft  
Unit No. : F402, F502, F902, F1002

Type : 3 V (3 BHK + 3T)  
Built-up Area : 1700 sft  
Carpet Area : 1170 sft  
Unit No. : E502, E602, E1002, E1102



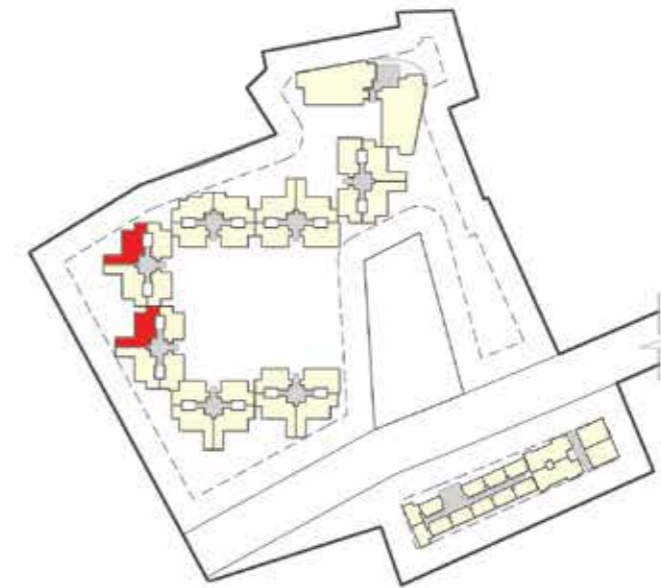
Type : 3 A (3 BHK + 3T + TR)  
Built-up Area : 1725 sft  
Carpet Area : 1174 sft  
Terrace Area : 74 sft  
Unit No. : F403



KEY PLAN

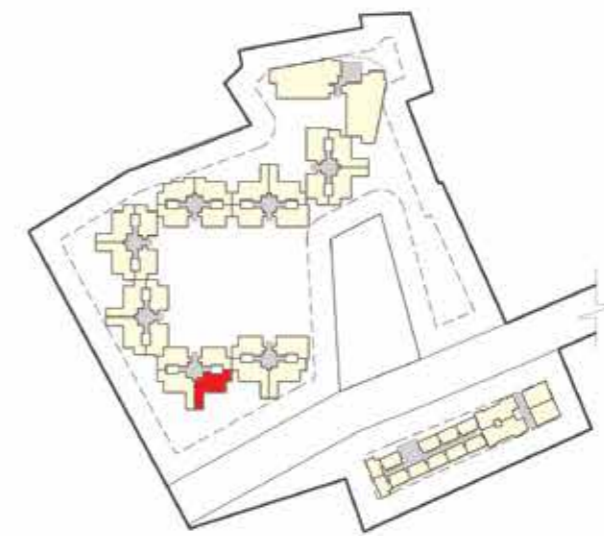


Type : 3 (3 BHK + 3T)	Type : 3 (3 BHK + 3T)	Type : 3 (3 BHK + 3T)
Built-up Area : 1691 sft	Built-up Area : 1692 sft	Built-up Area : 1700 sft
Carpet Area : 1170 sft	Carpet Area : 1170 sft	Carpet Area : 1170 sft
Unit No. : F503, F1003	Unit No. : F603, F1103	Unit No. : E403, E503, E903, E1003



KEY PLAN

Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 1063 sft  
 Unit No. : G102



KEY PLAN

Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 1063 sft  
 Unit No. : G103

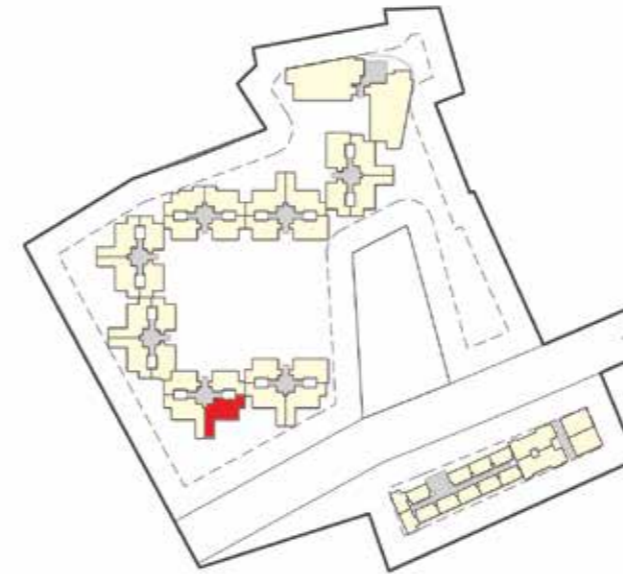


KEY PLAN

Type : 3 W (3 BHK + 3T)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Unit No. : G202, G702, G1202



Type : 3 TA (3 BHK + 3T + TR)  
 Built-up Area : 1822 sft  
 Carpet Area : 1244 sft  
 Terrace Area : 134 sft  
 Unit No. : G302, G802



KEY PLAN

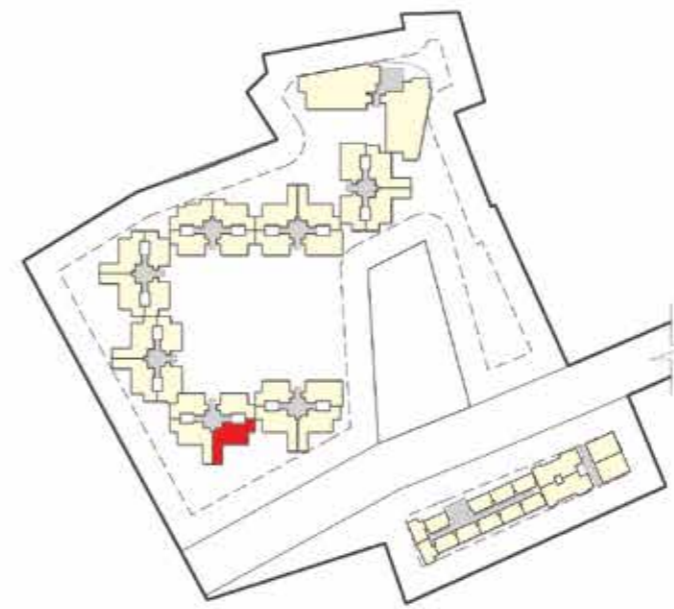
Type : 3 T (3 BHK + 3T + TR)  
 Built-up Area : 1729 sft  
 Carpet Area : 1178 sft  
 Terrace Area : 208 sft  
 Unit No. : G303, G803



KEY PLAN

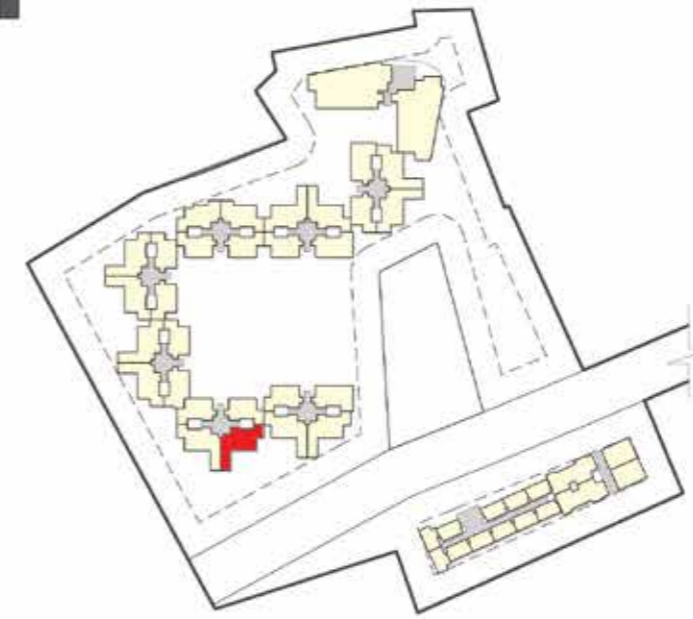


Type : 3 A (3 BHK + 3T + TR)  
 Built-up Area : 1728 sft  
 Carpet Area : 1174 sft  
 Terrace Area : 74 sft  
 Unit No. : G402, G902



KEY PLAN

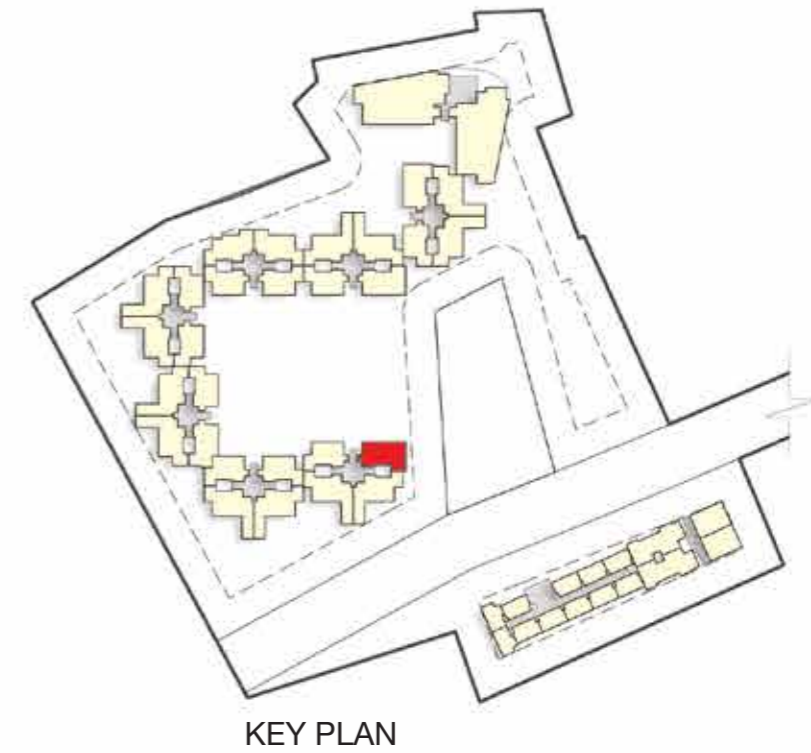
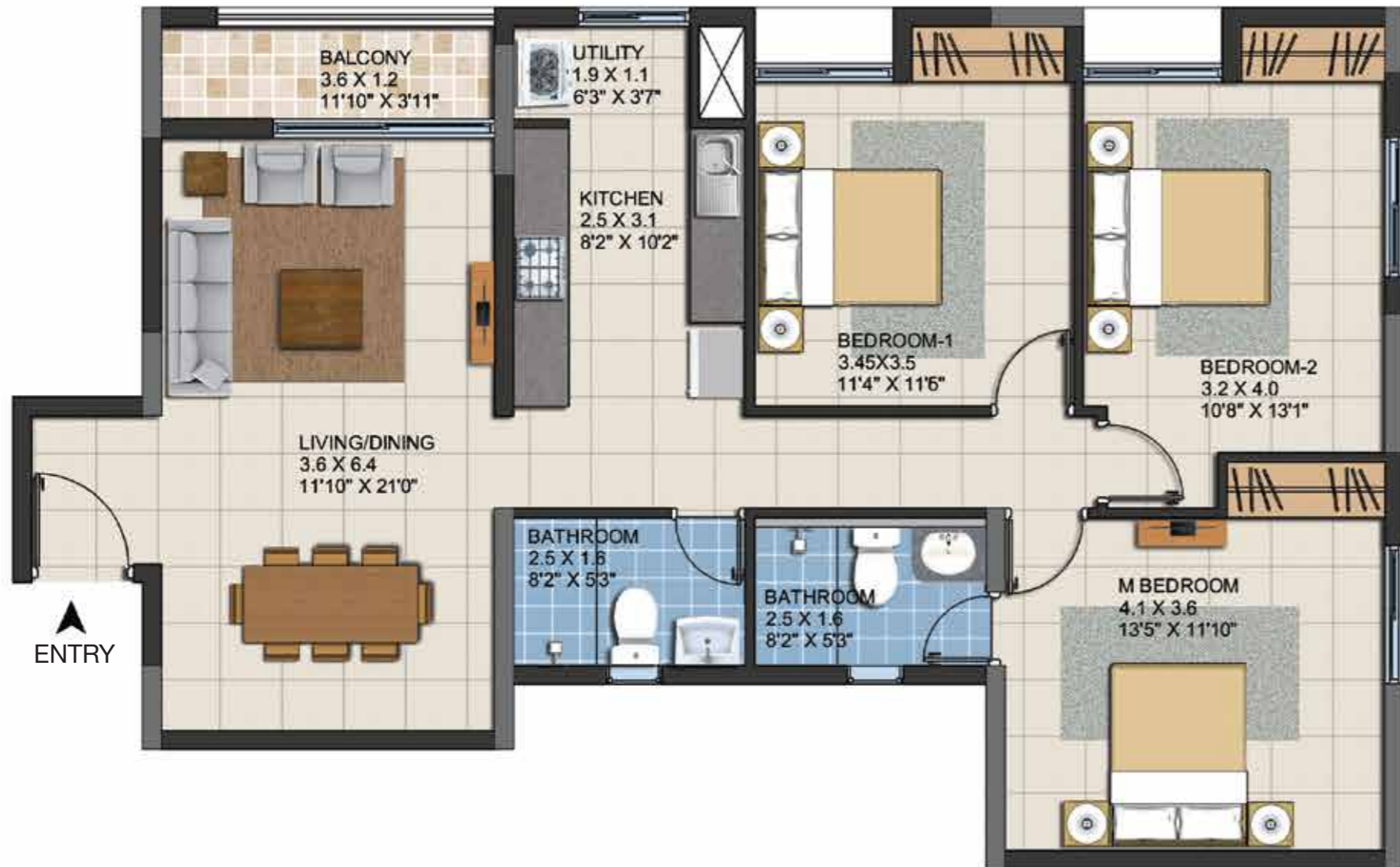
Type : 3 (3 BHK + 3T)  
Built-up Area : 1697 sft  
Carpet Area : 1170 sft  
Unit No. : G502, G602, G1002, G1102



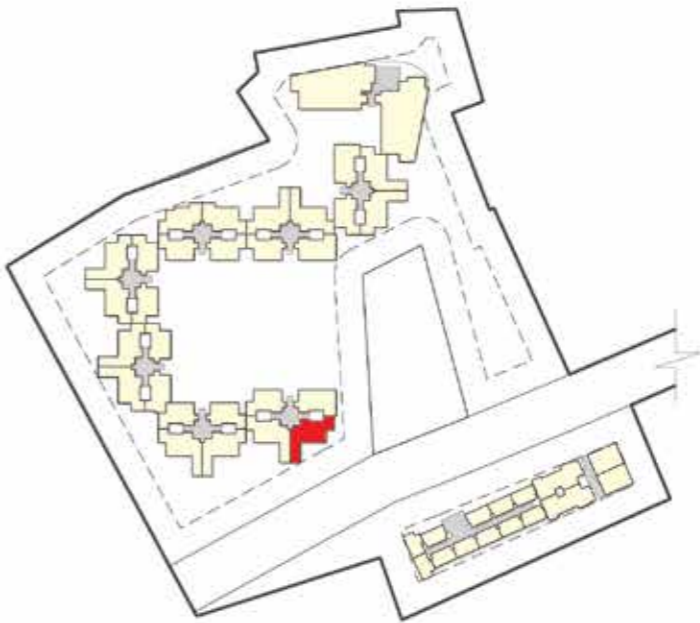
KEY PLAN



Type : 3 EC (3 BHK + 2T)  
Built-up Area : 1502 sft  
Carpet Area : 1049 sft  
Unit No. : H101, H201, H301, H601, H701, H801



Type : 3 W (3 BHK + 3T + PTR)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Private Terrace Area : 463 sft  
 Unit No. : H102

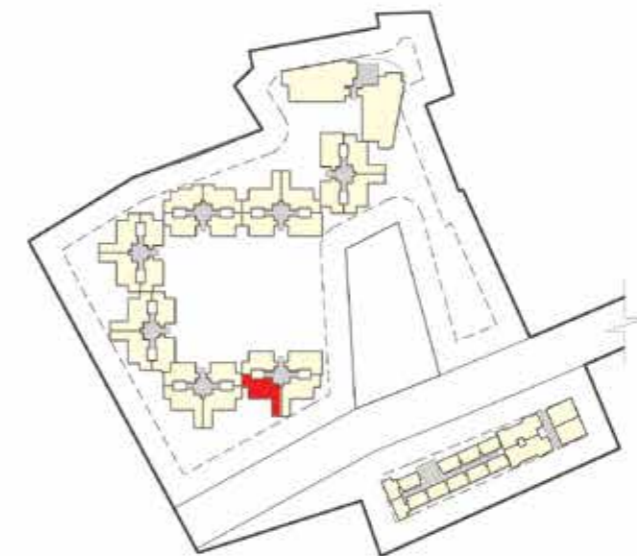


KEY PLAN

Type : 3 W (3 BHK + 3T)  
Built-up Area : 1821 sft  
Carpet Area : 1240 sft  
Unit No. : H202, H602, H702, H1102, H1202



Type : 3 W (3 BHK + 3T + PTR)  
Built-up Area : 1816 sft  
Carpet Area : 1240 sft  
Private Terrace Area : 847 sft  
Unit No. : H203



KEY PLAN

Type : 3 T (3 BHK + 3T + TR)  
 Built-up Area : 1729 sft  
 Carpet Area : 1178 sft  
 Terrace Area : 208 sft  
 Unit No. : H302, H802



Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1816 sft  
 Carpet Area : 1240 sft  
 Unit No. : H303, H703, H803, H1203

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1819 sft  
 Carpet Area : 1240 sft  
 Unit No. : H1303

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1822 sft  
 Carpet Area : 1240 sft  
 Unit No. : H1403

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1821 sft  
 Carpet Area : 1240 sft  
 Unit No. : G203, G603, G703  
 G1103, G1203

Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1824 sft  
 Carpet Area : 1240 sft  
 Unit No. : G1303

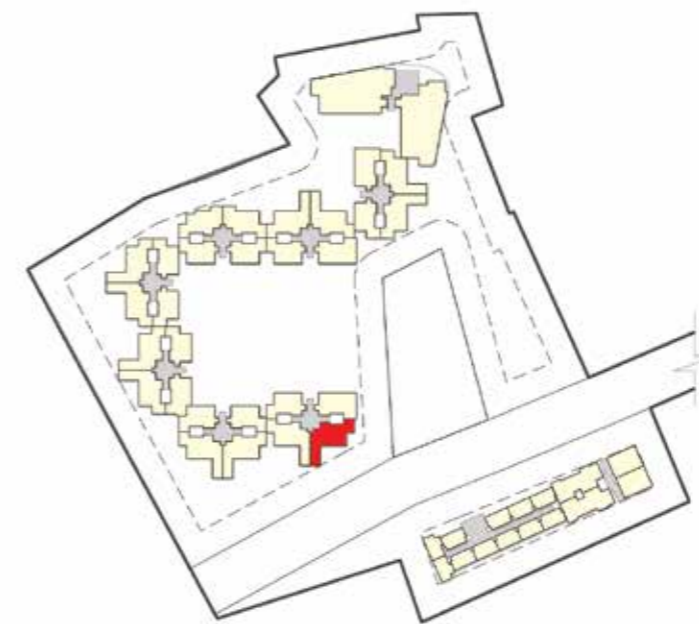


Type : 3 W (3 BHK + 3T)  
 Built-up Area : 1828 sft  
 Carpet Area : 1240 sft  
 Unit No. : G1403



KEY PLAN

Type : 3 (3 BHK + 3T)  
Built-up Area : 1698 sft  
Carpet Area : 1170 sft  
Unit No. : H402, H502, H902, H1002



KEY PLAN

Type : 3 (3 BHK + 3T)  
Built-up Area : 1693 sft  
Carpet Area : 1170 sft  
Unit No. : H503, H603, H1003, H1103

Type : 3 (3 BHK + 3T)  
Built-up Area : 1698 sft  
Carpet Area : 1170 sft  
Unit No. : G403, G503, G903, G1003





Type : 3 K1 (3 BHK + 3T)  
Built-up Area : 1705 sft  
Carpet Area : 1132 sft  
Unit No. : K101, K301, K501, K701, K901, K1101, K1301

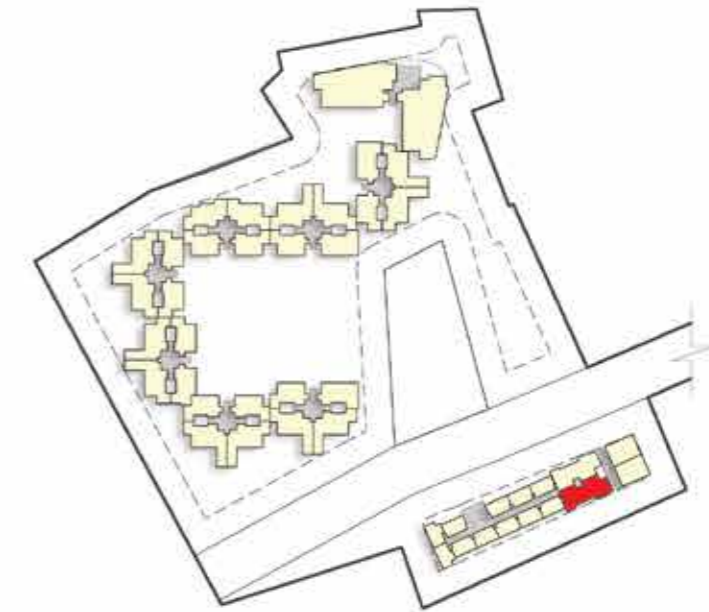


KEY PLAN

Type : 3 K1 (3 BHK + 3T)  
Built-up Area : 1705 sft  
Carpet Area : 1132 sft  
Unit No. : K104, K304, K504, K704, K904, K1104, K1304



← ENTRY

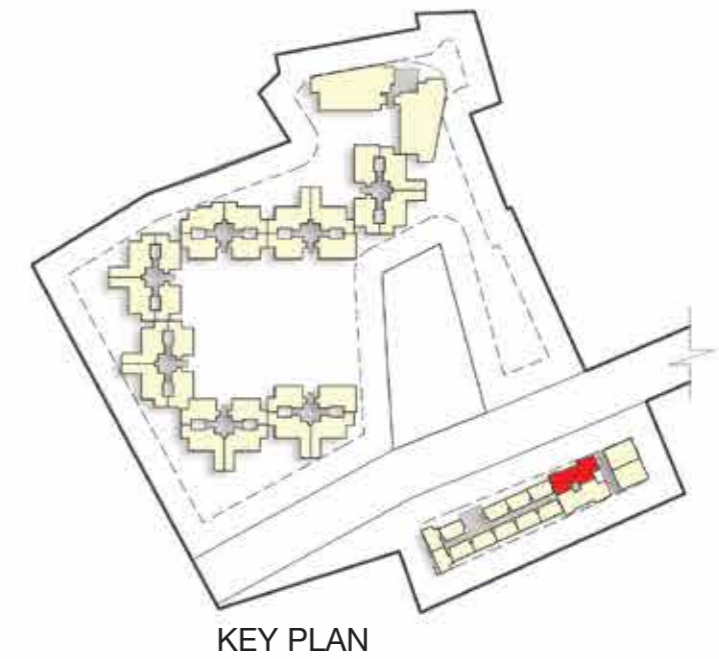


KEY PLAN

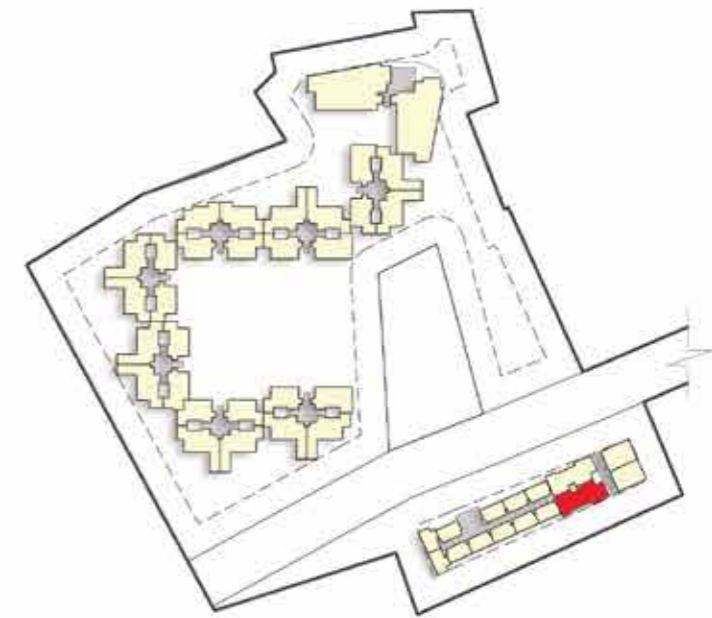
Type : 3 K2 (3 BHK + 3T)  
Built-up Area : 1695 sft  
Carpet Area : 1132 sft  
Unit No. : K201, K401, K601, K801, K1001, K1201, K1401



← ENTRY

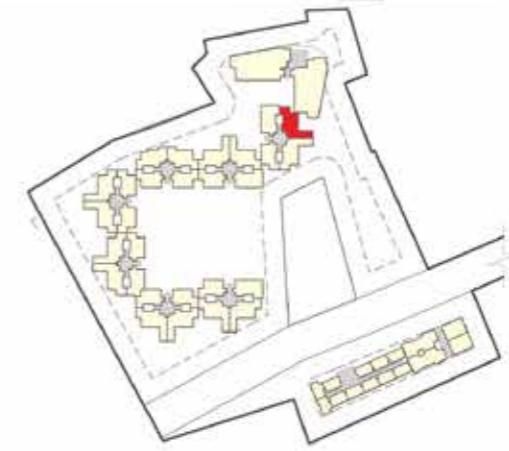


Type : 3 K2 (3 BHK + 3T)  
Built-up Area : 1695 sft  
Carpet Area : 1132 sft  
Unit No. : K204, K404, K604, K804, K1004, K1204, K1404



KEY PLAN

Type : 4 PB (4 BHK + 4T + TR)  
 Built-up Area : 2992 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 283 sft  
 Unit No. : B1302

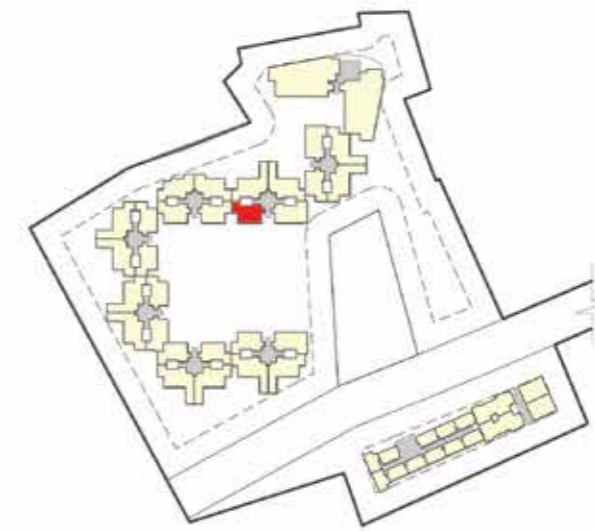


KEY PLAN

Type : 4 P (4 BHK + 4T + TR)  
 Built-up Area : 2992 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 283 sft  
 Unit No. : B1303

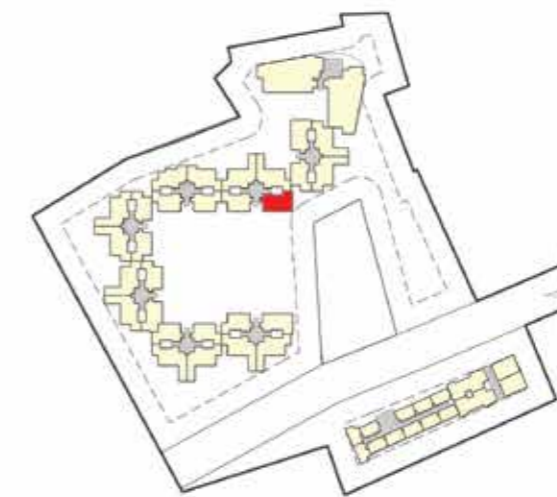


Type : 4 S (4 BHK + 5T)  
 Built-up Area : 2583 sft  
 Carpet Area : 1722 sft  
 Unit No. : C1101, C1301



KEY PLAN

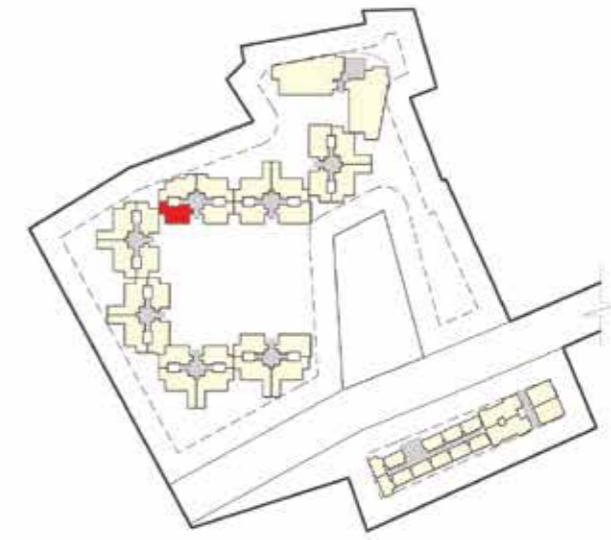
Type : 4 EC (4 BHK + 4T)  
 Built-up Area : 2907 sft  
 Carpet Area : 1940 sft  
 Unit No. : C1104, C1304



KEY PLAN

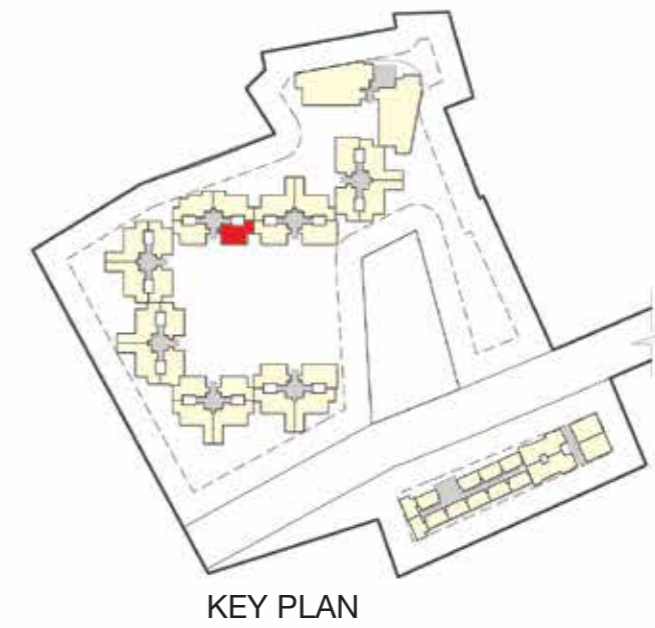


Type : 4 D (4 BHK + 4T)  
 Built-up Area : 2635 sft  
 Carpet Area : 1736 sft  
 Unit No. : D1101, D1301



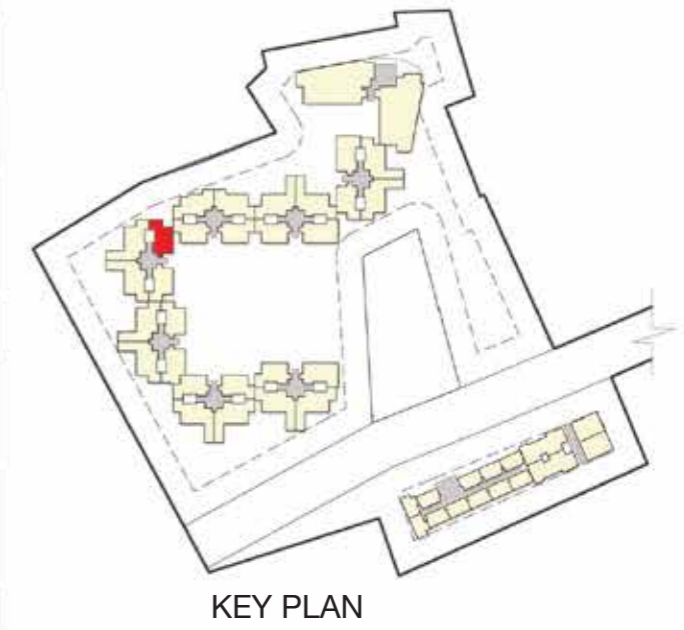
KEY PLAN

Type : 4 S (4 BHK + 5T)  
 Built-up Area : 2583 sft  
 Carpet Area : 1722 sft  
 Unit No. : D1104, D1304

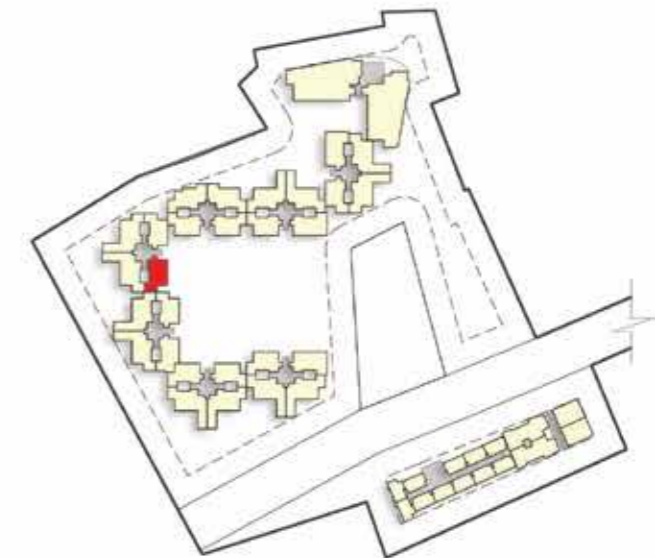


KEY PLAN

Type : 4 E (4 BHK + 4T)  
 Built-up Area : 2778 sft  
 Carpet Area : 1769 sft  
 Unit No. : E904, E1104, E1304



Type : 4 (4 BHK + 5T)  
 Built-up Area : 2680 sft  
 Carpet Area : 1732 sft  
 Unit No. : E1101, E1301

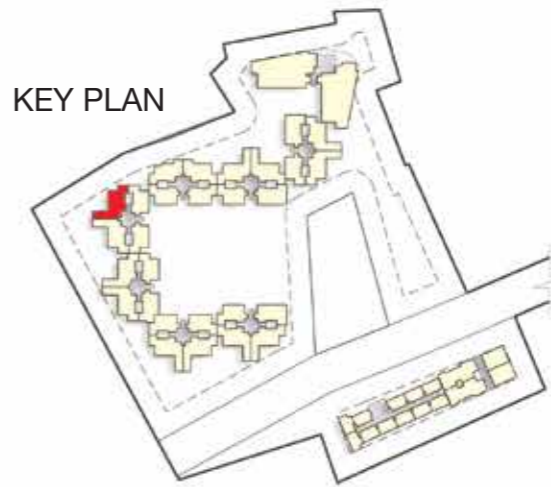


KEY PLAN

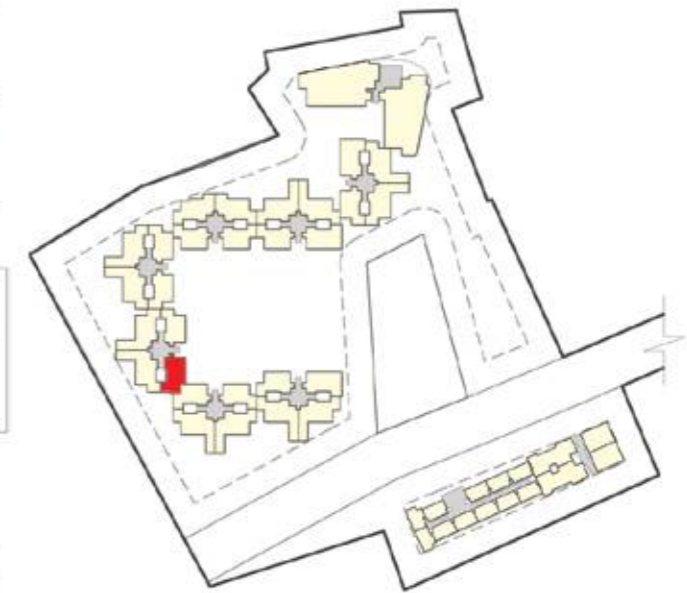
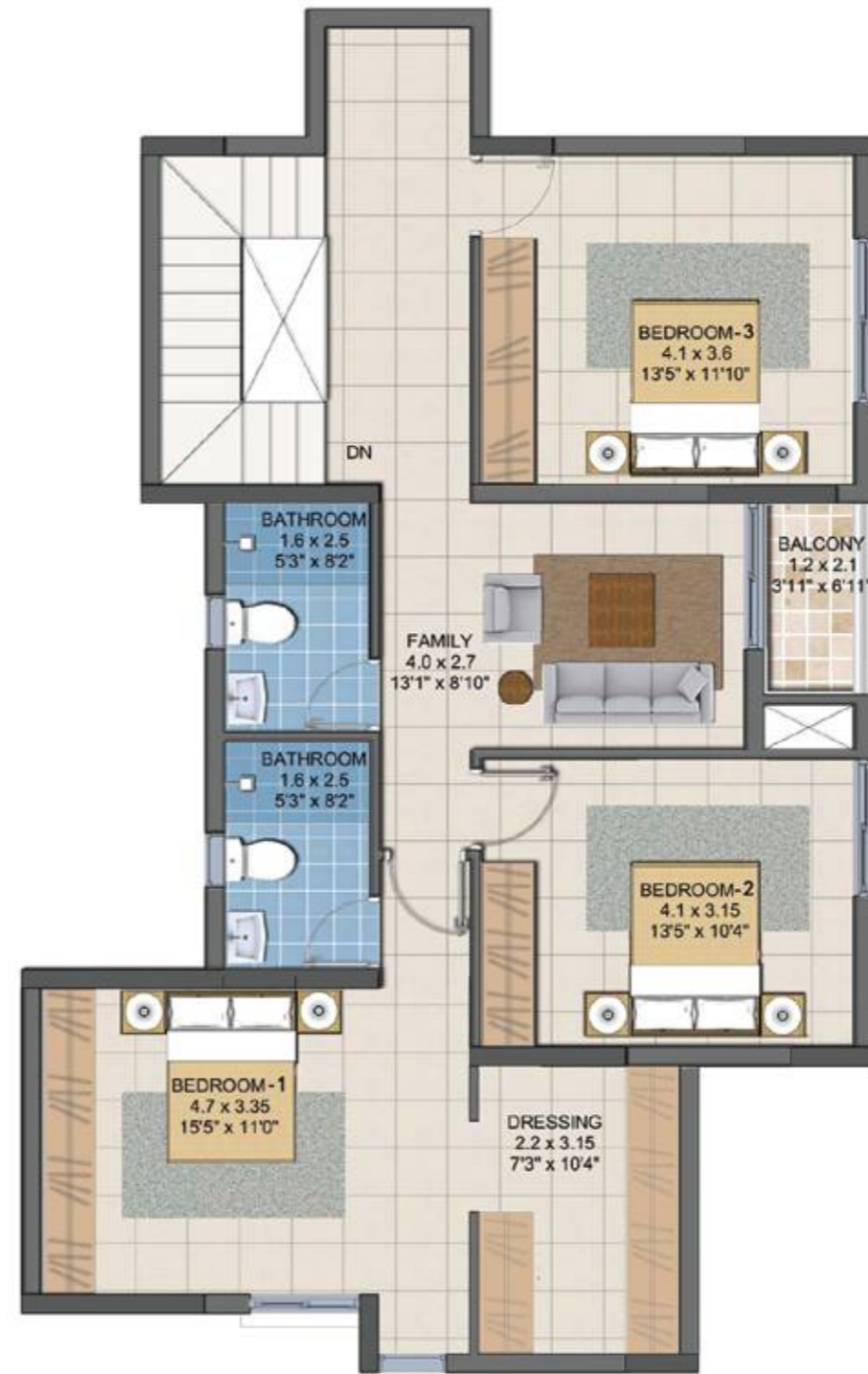
Type : 4 P (4 BHK + 4T + TR)  
 Built-up Area : 2994 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 275 sft  
 Unit No. : E1303



KEY PLAN

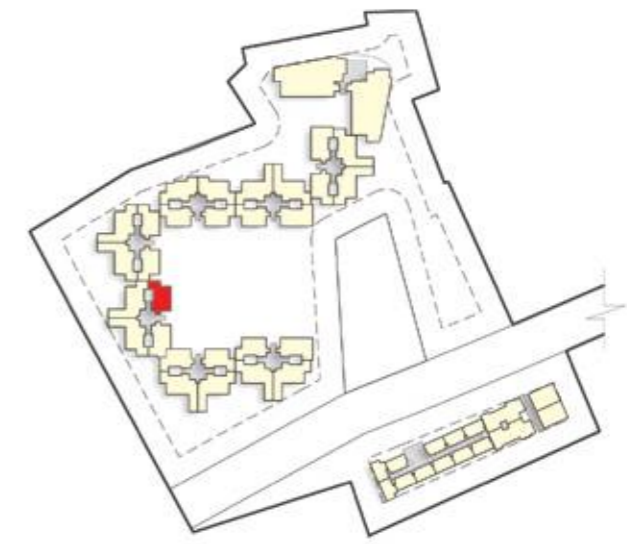
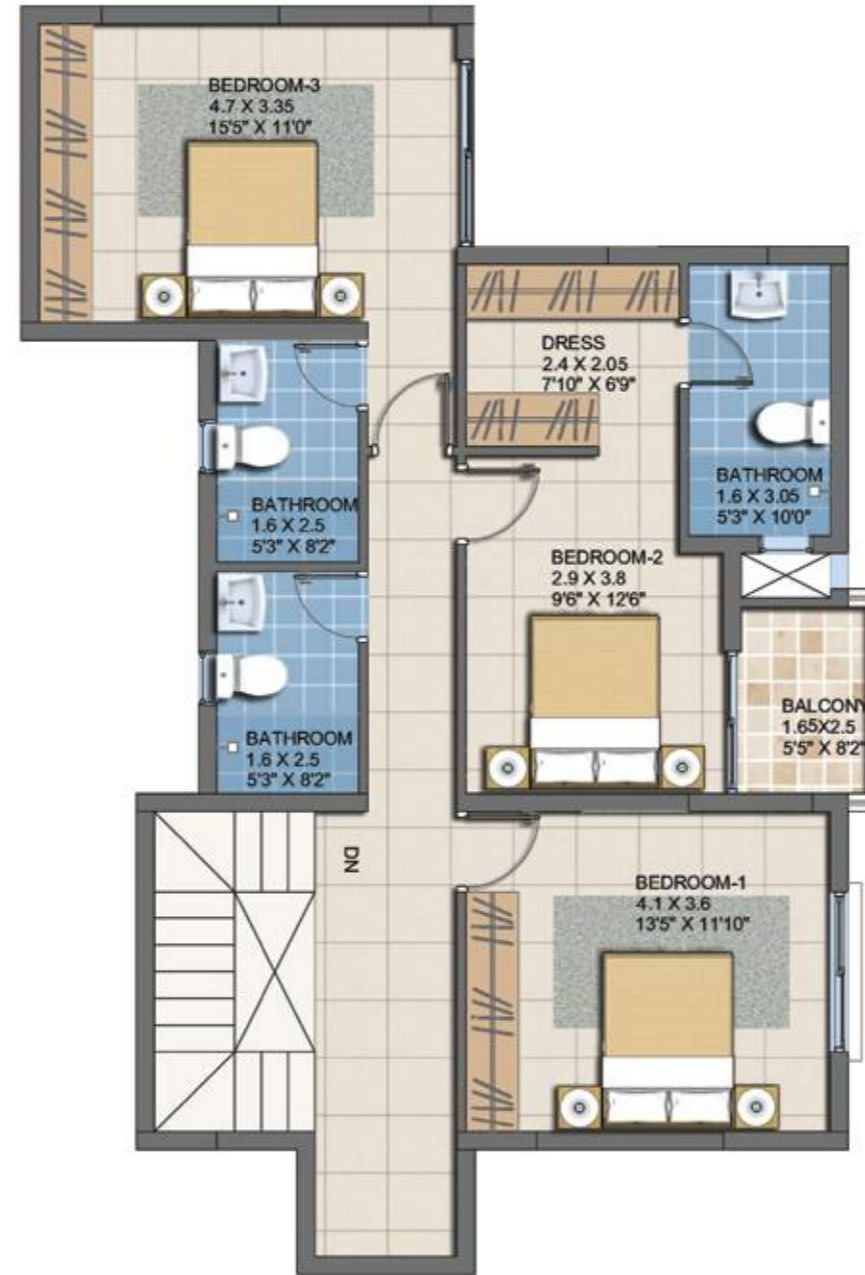


Type : 4 F (4 BHK + 4T)  
Built-up Area : 2759 sft  
Carpet Area : 1905 sft  
Unit No. : F1101, F1301



KEY PLAN

Type : 4 S (4 BHK + 5T)  
Built-up Area : 2583 sft  
Carpet Area : 1722 sft  
Unit No. : F1104, F1304



KEY PLAN

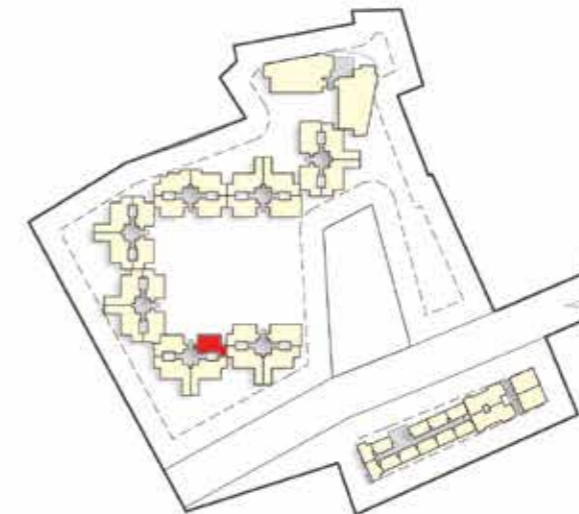
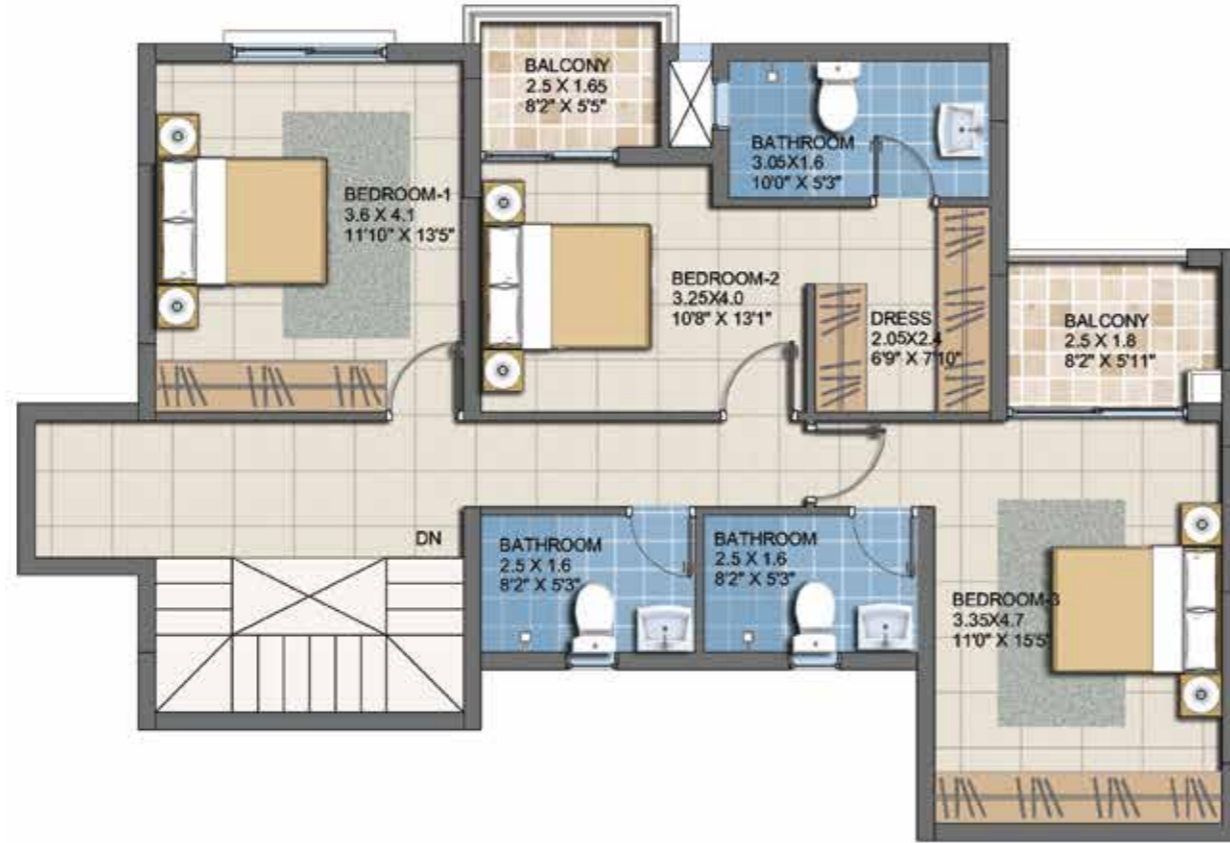
Type : 4 P (4 BHK + 4T + TR)  
 Built-up Area : 2994 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 277 sft  
 Unit No. : F1302



KEY PLAN

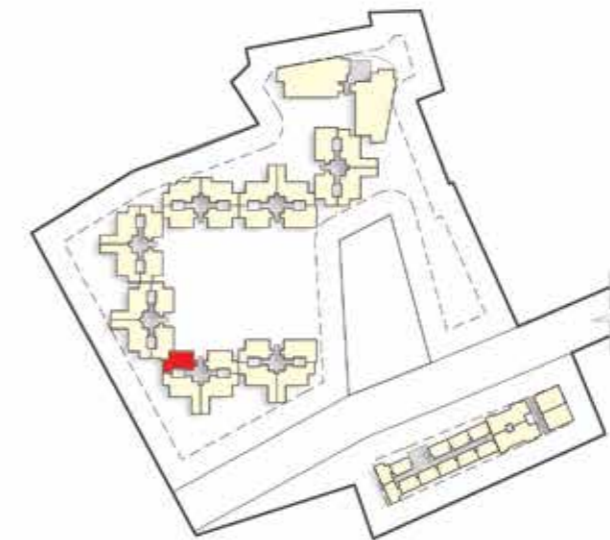
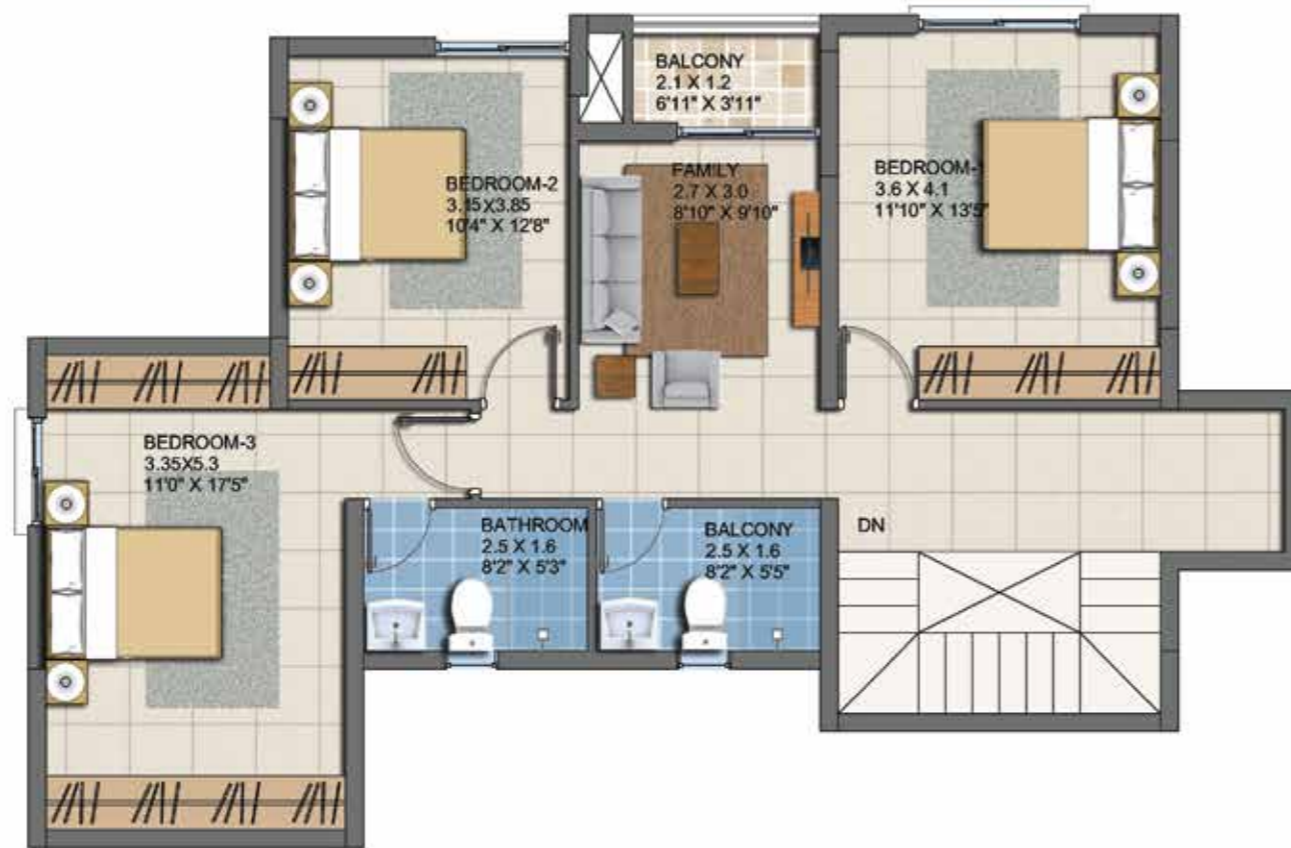


Type : 4 (4 BHK + 5T)  
 Built-up Area : 2680 sft  
 Carpet Area : 1732 sft  
 Unit No. : G901, G1101, G1301



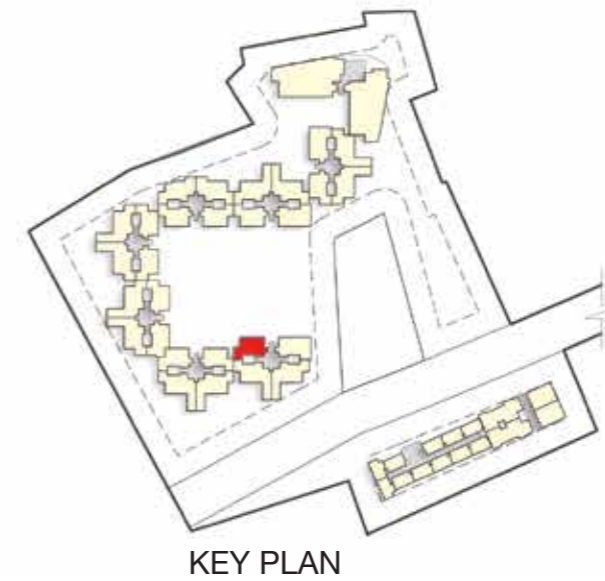
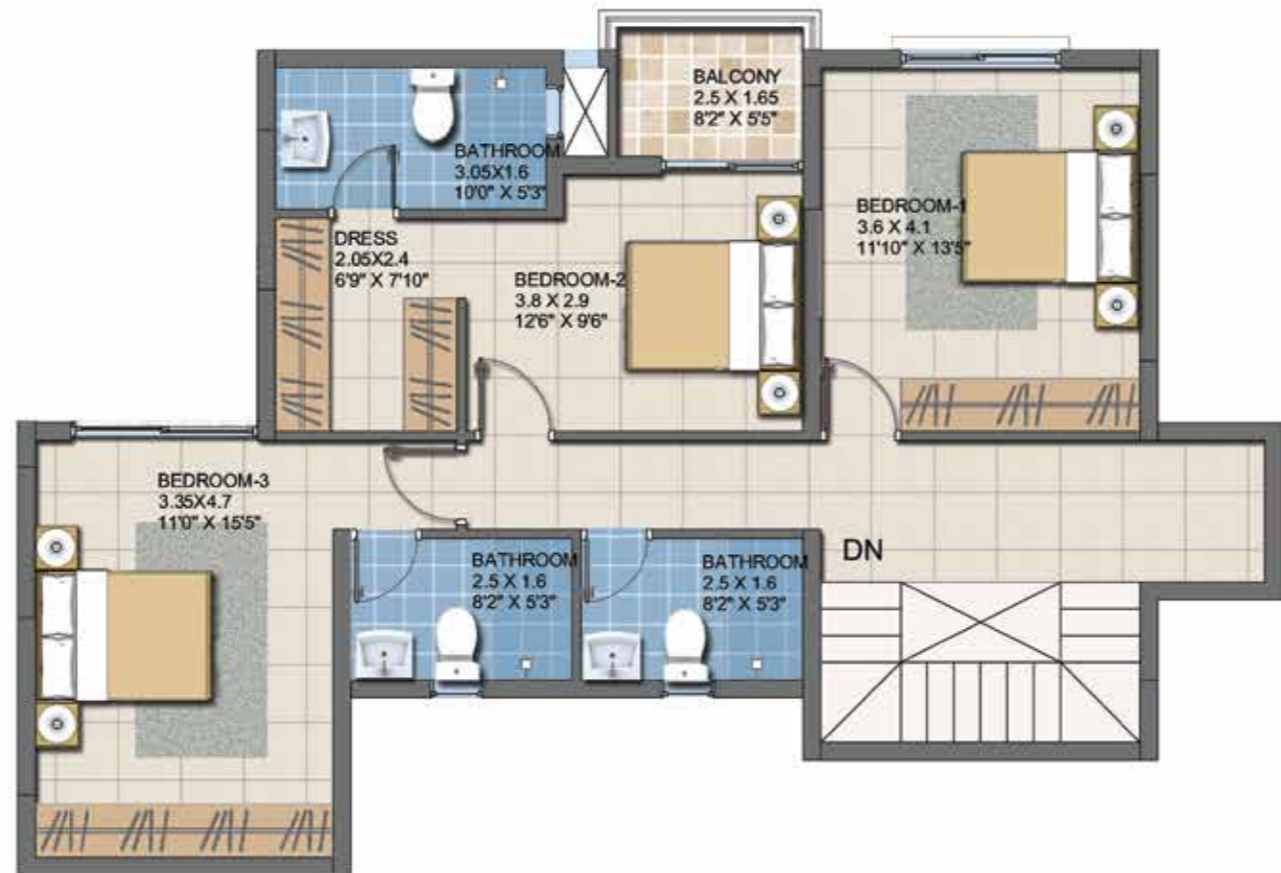
KEY PLAN

Type : 4 G (4 BHK + 4T)  
 Built-up Area : 2545 sft  
 Carpet Area : 1743 sft  
 Unit No. : G904, G1104, G1304

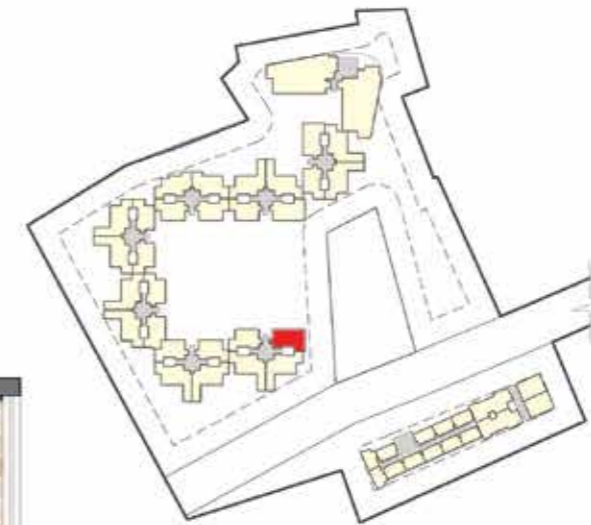


KEY PLAN

Type : 4 S (4 BHK + 5T)  
Built-up Area : 2583 sft  
Carpet Area : 1722 sft  
Unit No. : H904, H1104, H1304



Type : 4 EC (4 BHK + 4T)  
 Built-up Area : 2907 sft  
 Carpet Area : 1940 sft  
 Unit No. : H1101, H1301



KEY PLAN

Type : 4 P (4 BHK + 4T + TR)  
 Built-up Area : 2994 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 277 sft  
 Unit No. : H1302

Type : 4 P (4 BHK + 4T + TR)  
 Built-up Area : 2991 sft  
 Carpet Area : 2159 sft  
 Terrace Area : 277 sft  
 Unit No. : G1302



# Specifications

## Structure

- RCC framed structure
- Light weight block of 200 mm for outer wall and 100 mm for internal partition wall
- Floor to floor height will be maintained at 3 m

## Wall Finish

- Internal walls in the living, dining, bedrooms, kitchen and lobby will be finished with 1 coat of primer, 2 coats of putty and 2 coats of plastic emulsion
- Ceiling will be finished with 2 coats of putty and emulsion
- Exterior faces of the building will be finished with 1 coat of primer and 2 coats of emulsion paint
- Utility and toilets will be finished with 1 coat of primer and 2 coats of OBD
- Bathroom walls will be finished with glazed ceramic tiles up to 7 feet height
- Utility walls will be finished with glazed ceramic tiles up to 4 feet height

## Flooring

- Foyer, living, dining, reading and bedrooms will have 600 x 600 mm vitrified tile flooring
- Bathrooms, utility, and balcony will have 300 x 300 mm matte finish ceramic tiles
- Terrace floor will have grano flooring with threaded grooves
- Common areas and staircase will have granite / tile flooring

## Kitchen

- Platform will be done with granite slab 600 mm wide at a height of 800 mm from the floor level and will be provided with stainless steel sink with drain board
- Dado tiles up to 600 mm from granite slab
- Provision for chimney and water purifier
- Good quality CP fittings

## Bathroom

- Polished granite slab with counter top wash basin in master bathroom
- Wall mounted basin in all remaining bathrooms
- Floor mounted W/C with health faucet in all bathrooms
- Good quality CP and sanitary fittings
- Good quality concealed wall mixer will be provided
- Provision for geysers will be provided in all bathrooms

## Entrance Door

- Main door will be flush door of 7 feet height with polish finish with locks, door viewer, safety latch, door stopper, etc.

## Bedroom Doors

- Skin moulded shutter doors of 7 feet height with locks, thumb turn with keys, door stopper, etc.

## Bathroom Door

- Skin moulded shutter doors with waterproofing on the inner side of 7 feet height with thumb turn

## Windows

- UPVC sliding panel with see-through plain glass with MS grills wherever applicable
- Balconies with UPVC framed French doors and toughened glass will be provided without grills
- For ventilators, UPVC frame with suitable louvered glass panes

## Electrical Fittings

- Good quality cables and wiring
- Good quality switches and sockets
- Split air conditioner points will be provided in master bedrooms and provision in other rooms
- Modular plate switches, MCB and ELCB (Earth Leakage Circuit Breaker) system
- Telephone and TV (DTH) points will be provided in living and master bedroom
- USB charging port in living / dining and master bedroom

## Others

- STP
- Rain water harvesting
- 24 x 7 generator backup of up to 1000 W for all apartments other than those in Tower J and 750 W for all apartments in Tower J
- 24 x 7 generator backup for common area
- Piped gas
- CCTV
- Intercom

## External Features

- 8-passenger automatic lift will be provided
- 3-phase power supply will be provided for all elite type apartments
- Suitable landscaping will be done at required areas

# Location Advantages

## Schools Nearby

Vael's Billabong High International School, St. Joseph's Higher Secondary School, Sunbeam Matric Higher Secondary School and Gateway The Complete School

## Colleges Nearby

AMET University, Indian Maritime University and Ragas Dental College

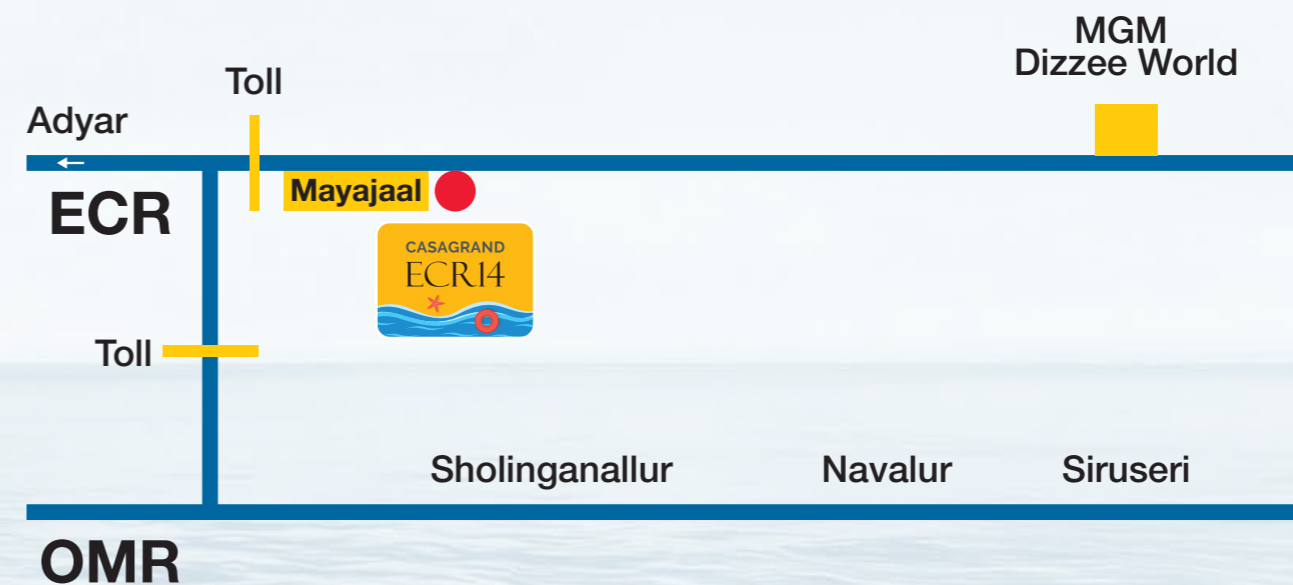
## Hospitals Nearby

Global Hospitals, Global Cancer Institute, Apollo Hospital and Ragas Hospital

## Easy Accessibility

OMR, Sholinganallur Junction, Injambakkam and Thiruvanmiyur

# Location Map





Dear Customer,  
An exciting partnership is in the offing and we would like you to be a part of it. Refer your friend, colleague or family to a Casagrand home and stand to earn financial rewards for your efforts. After all, who knows our homes better than you, partner?

---

To refer, call 73051 00900  
referral@casagrand.co.in | www.cgregerral.com

RERA No. TN/01/Building/0030/2017

**CASAGRAN**  
building aspirations

**CORPORATE OFFICE:**

NPL Devi, New No. 111, Old No. 59, LB Road,  
Thiruvanniyur, Chennai - 600 041.  
Ph: +91-44 4411 1111  
Mob: 98848 30000/2/4 Fax: +91-44 4315 0512

**COIMBATORE OFFICE:**

Sri Dwaraka, No. 1-A, B.R. Nagar Main Road,  
Singanallur Post,  
Coimbatore - 641 005.  
Ph: +91-422 4411 111

**BENGALURU OFFICE:**

Salma Bizhouse, 34/1, 4<sup>th</sup> Floor,  
Meenee Avenue Road, Opp. Lakeside Hospital,  
Ulsoor Lake, Bengaluru - 560 042.  
Ph: +91-80 4666 8666

**DUBAI OFFICE:**

4<sup>th</sup> Floor, Block-B, Business Village,  
Dubai, United Arab Emirates,  
PO Box. 183125.  
Ph: +971 565302759

www.casagrand.co.in

Disclaimer: Whilst reasonable care has been taken in preparing the brochure and constructing the model and sales gallery show flat (the materials), the developer and its agents shall not be held responsible for any inaccuracies in their contents or between the materials and the actual unit. All statements, literature and depictions in the materials are not to be regarded as a statement or representations of the fact. Visual representation such as layout plans, finishes, illustrations, pictures, photographs and drawings contained in the materials are artists' impressions only and not representations of fact. Such materials are for general guidance only and should not be relied upon as accurately describing any specific matter. All information, specifications, plans and visual representations contained in the materials are subject to changes from time to time by the developer and/or the competent authorities and shall not form part of the offer or contract. The sales and purchase agreement shall form the entire agreement between the developer and the purchaser and shall in no way be modified by any statement, representations or promises (whether or not contained in the materials and/or made by the developer or the agent) made. No part of the materials shall constitute a representation or warranty. Measurements given for kitchen includes utility area also. All measurements for all rooms are in feet, inches and meters.