

LUXURY GETS A NEW ADDRESS.

VGN
NOTTING HILL

PREMIUM HOMES
NEXT TO TAJ - NUNGAMBAKKAM





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Dear Elite Customer,

I personally believe 'Home is where the heart is'

This has been the guiding principle for every project we have executed in the past, and will do so in the future.

At VGN, we are focussed on creating spaces that you can be proud of living. Our mission is to give you homes, that make living more comfortable, efficient and happy and 50,000 + happy families stand testimony to this.

Having executed landmark projects in the suburbs, our aim was to construct a architectural marvel in the heart of the city. And what better location than the Manhattan of Chennai, the Nungambakkam High Road, right next to the Taj Coromandel.

It gives me great pride and pleasure, to present to you VGN Notting Hill.

In conceiving this, we have brought the best of everything together - design, engineering and construction, safety, entertainment, landscaping, technology and more. All, just to ensure that Notting Hill is truly an owner's pride and paradise.

I am sure you will find your heart, in this pinnacle of luxury.

VGN Notting Hill awaits you.

Come, claim your pride.

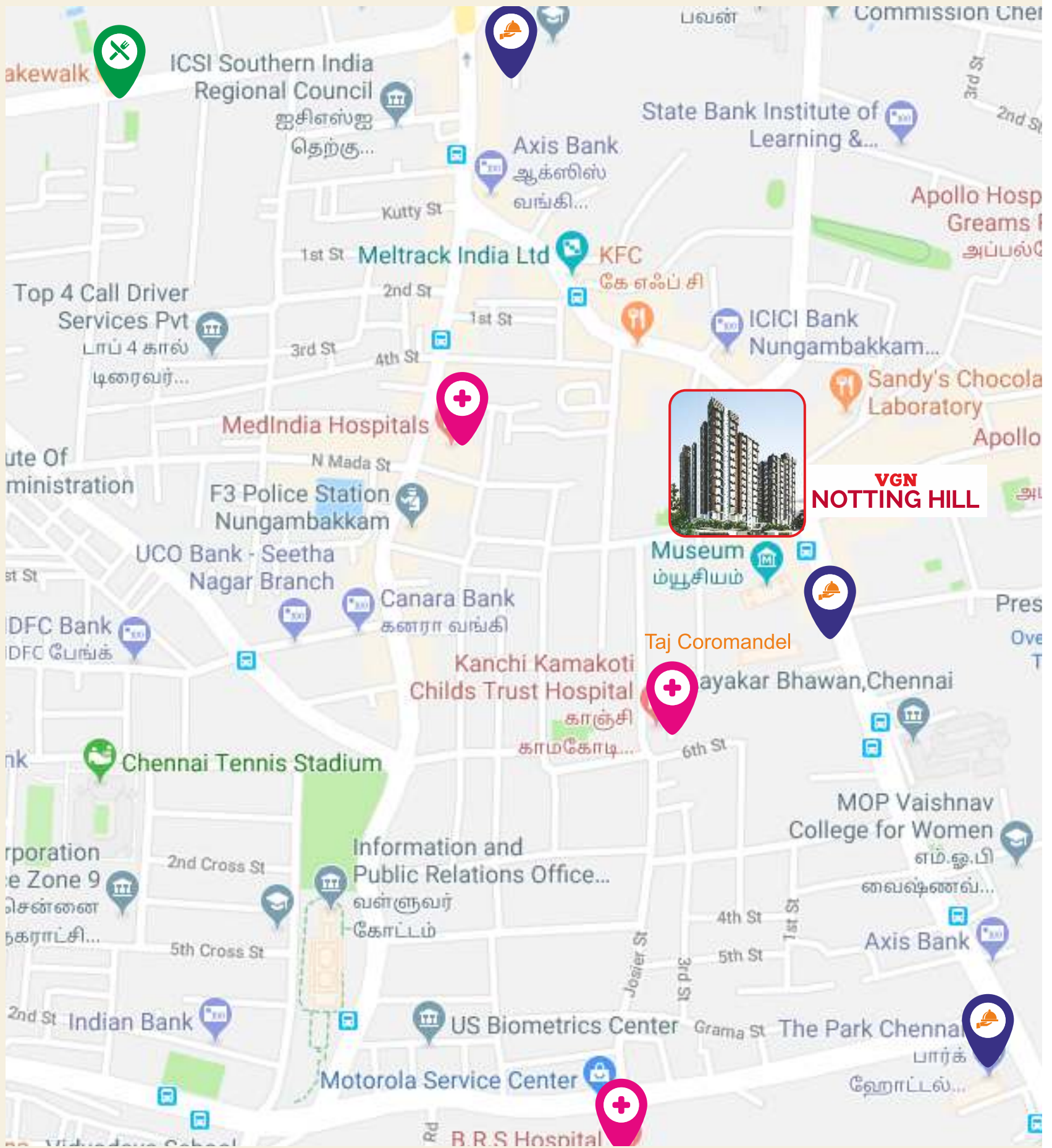
Yours forever

For **VGN Property Developers Pvt. Ltd.**

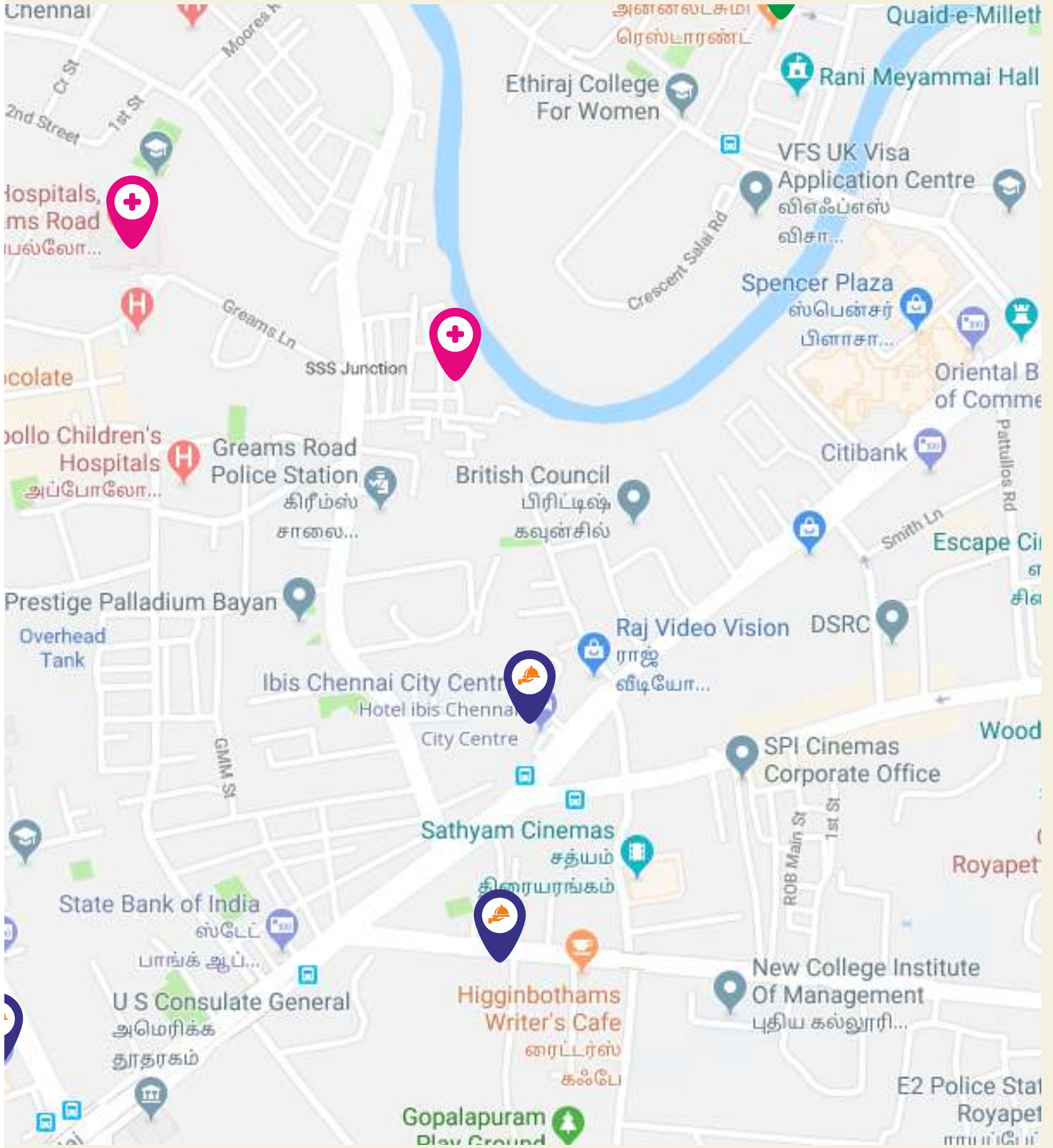


V. Pratish Devadoss

Managing Director



Centre of the city. Centre of attraction.



All roads may or may not lead to Rome. But when the city is Chennai, and the road is Nungambakkam High Road, you are at the centre of it all. Located equidistant from all corners of the city, it's only a short drive to any corner of the city. Here's an invitation to be the centre of attraction.



High street of the highest order.



A stroll from Notting Hill instantly transports you in to a world of elite brands and stores. Core of it ranging from coffee shops to fine dining, salons to spas, global labels to desi labels and from lounges to star hotels. By the time you name it, you are there. Welcome. Indulge.



Grandeur fit for the Royals



Every other place you visit, would definitely fall short of your expectations, after you experience what we have in store for you at VGN Notting Hill. Replete with a 7-Star Lobby, studded with aesthetic artistry, it is the perfect welcome for someone above everyone else.



Class measured in square feet.



Class cannot be taught, but can be built. Every square feet of every home at Notting Hill stands testimony to that. The finest of raw materials and brands, hand-picked from around the globe, adorn the floors, walls and the ceilings of every home here. Global citizen, welcome aboard this first class living experience.



Master bedroom, truly a master stroke.



At VGN Notting Hill, we have left no stone unturned, to ensure that your home is the pinnacle of splendour, that you desire it to be. And your bedroom is no exception. Tastefully crafted to resonate the romantic spirit in you, it oozes a sense of class, style and coziness, that one has witnessed only in the movies.



Health and taste amidst aesthetics.



What's cooking? Well, every kitchen of every home at Notting Hill may have varied cuisines and recipes. But what is standard in each of those kitchens are abundant space and ventilation, well thought, designed and executed, work and storage spaces. Adorn your aprons, let your kitchen bring out the master chef in you.



Step out to only step back in.



At Notting Hill, home is not constrained within the walls. It's beyond that too.

Let your imagination find an equally imaginative space, in the aesthetic landscaping, or in the coral blue pool. Let your body find its fit in the large, fully equipped gym. Let your car find its place on its own with the automated parking. Let your body, mind and soul seek out anything. Notting Hill is sure to offer everything on a platter. Beyond your walls too.

Welcome back. We missed you. We know that this feeling is mutual.



Birthday parties, get-togethers and more - Multi - Purpose Hall



Stay fit. Stay active - Indoor games

Common Amenities

Well-equipped Gymnasium
Multi-purpose Hall
Indoor Games Area
Swimming Pool
100% DG back-up for all flats
Provision for DTH system
Video Door Phone System
Access Controlled Lobbies
CCTV in common areas

Specifications

RCC framed structure with earthquake resistant design
Engineered Marble flooring for foyer, living and dining
Premium laminated wooden flooring for master bedroom
Vitrified tiles flooring for other bedrooms and kitchen
Anti-skid floor tiles in bathroom
SS handrail for main staircase
Teak wood door with Architrave for main door.
Teak Veneer flush doors for internal doors
Premium UPVC windows
Premium CP fittings
Premium white sanitary fittings
Premium Modular switches
Geyser power point provision in all Toilets.
100% DG back-up
Security intercom with video door phone
Air-condition power point provisions in living, dining and all bedrooms
Premium Automatic Elevators with SS finish
Automatic car parking
Automatic Fire Sprinklers in basements, Hydrant System in common area.

Payment Schedule

Booking advance	10%
On 30 days from booking	20%
On completion of basement retention system	10%
On completion of raft foundation	10%
On completion of lower basement roof	10%
On completion of stilt roofing	10%
On completion of 3rd floor roofing	5%
On completion of 6th floor roofing	5%
On completion of 9th floor roofing	5%
On completion of 12th floor roofing	5%
On completion of flooring	5%
On handover	5%

Site Plan





ENTRY

PROPOSED 4.5M X 4.5M
SPRAY

ENTRY

SECURITY
CABIN

ENTRY

7.20M DRIVEWAY

7.20M DRIVEWAY

D.G.SET

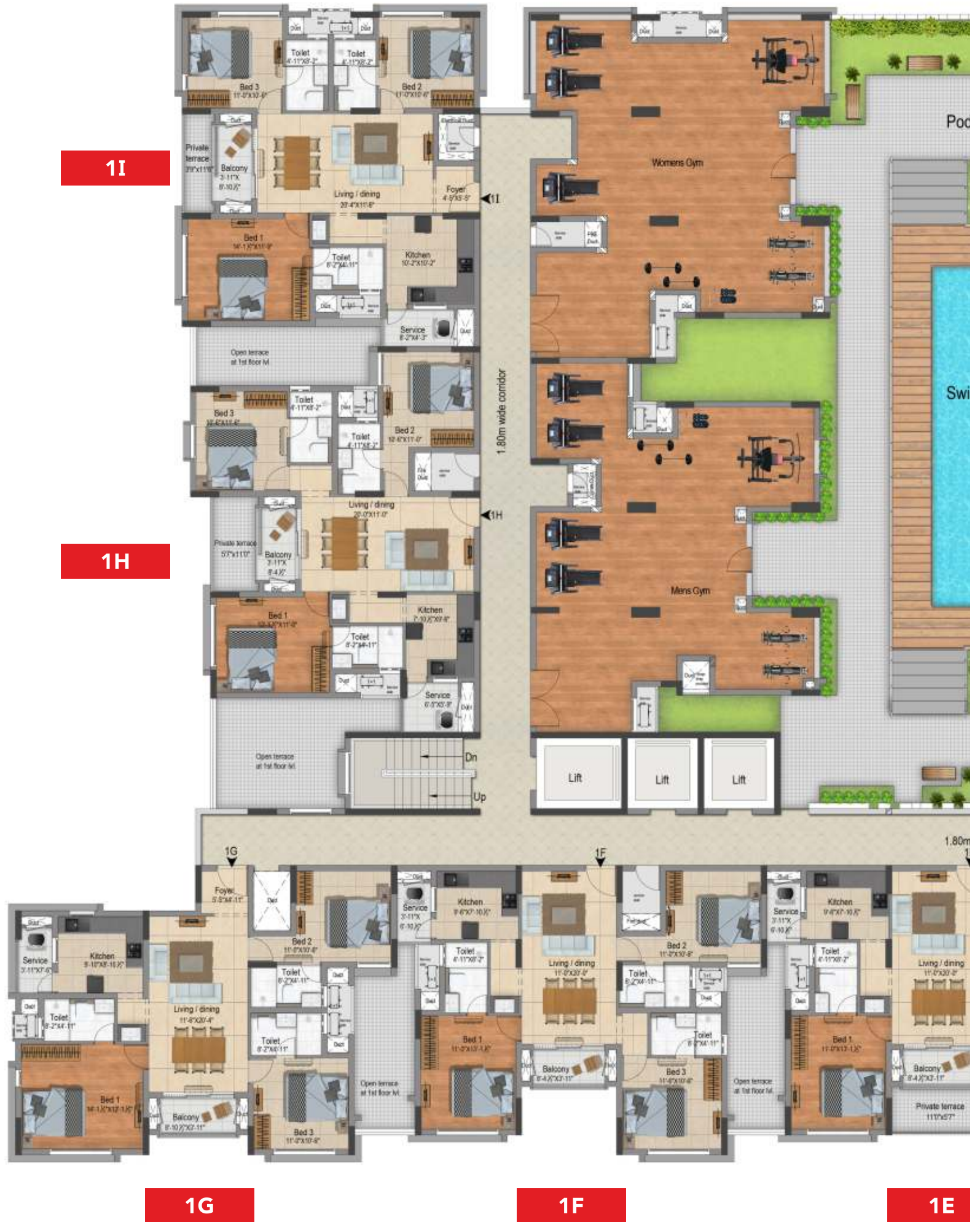
TRANSFORMER
YARD

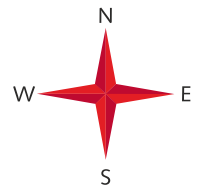
KHADER NAWAZ
KHAN ROAD

NUNGAMBAKKAM HIGH ROAD

TOWARDS GEMINI FLYOVER

1st Floor Plan Overview





1A

1B

1E

1D

1C

2nd Floor Plan Overview





2A

2B



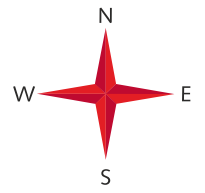
2E

2D

2C

3rd - 13th Floor Plans Overview





3J

3M - 13M

3A - 13A

3K

3L - 13L

3B - 13B

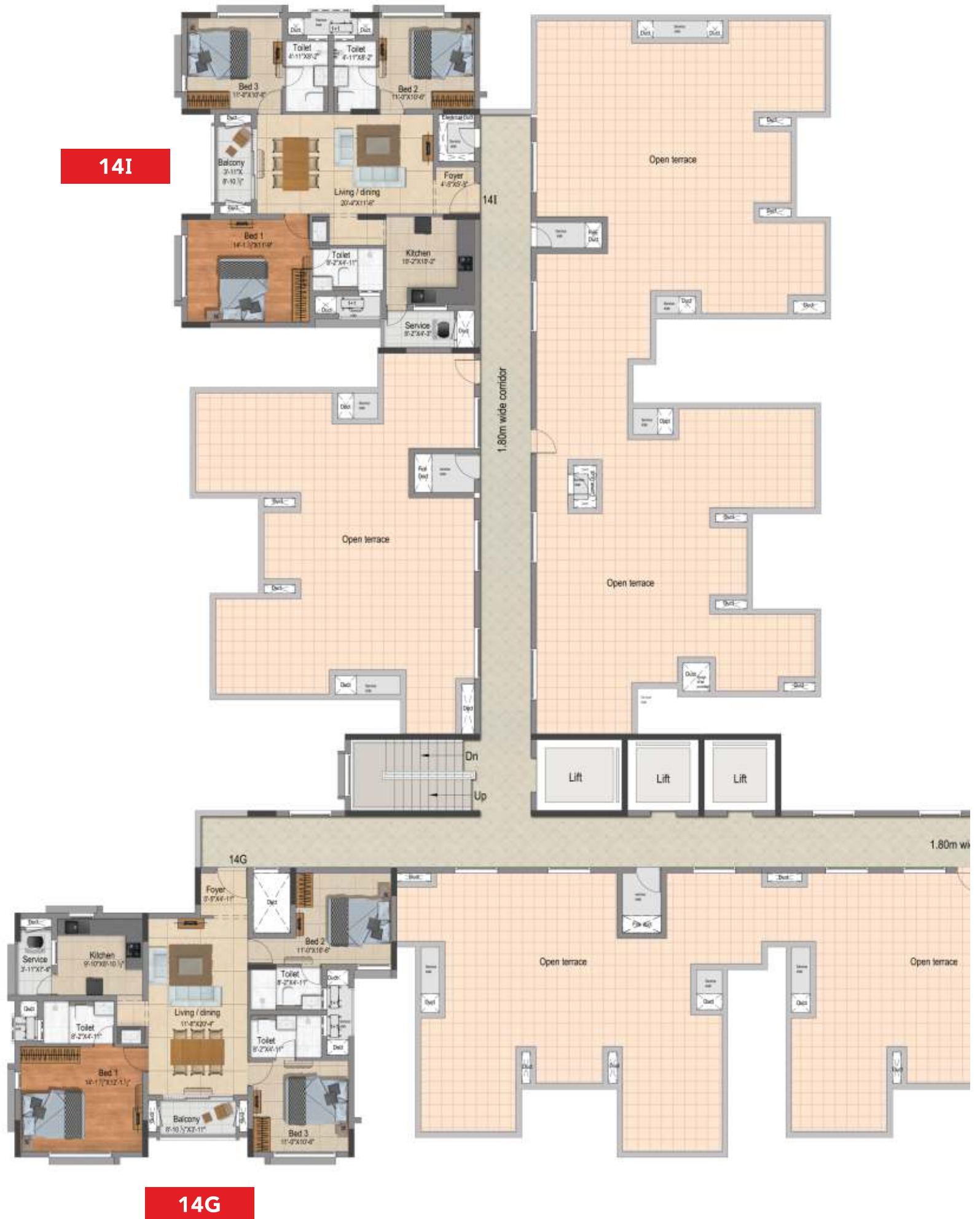


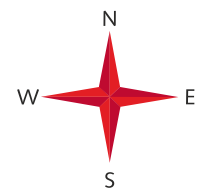
- 13E

3D - 13D

3C - 13C

14th Floor Plan Overview





14A

14B

14C



UNIT NO.	A
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1503 SQ. FT.





UNIT NO.	B
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1425 SQ. FT.





UNIT NO.	C
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1516 SQ. FT.





UNIT NO.	D
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1425 SQ. FT.





UNIT NO.	E
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1425 SQ. FT.





UNIT NO.	F
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1425 SQ. FT.





UNIT NO.	G
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1505 SQ. FT.





UNIT NO.	H
TYPE	3 BHK + 3 TOI
FACING	EAST
SALEABLE AREA	1444 SQ. FT.





UNIT NO.	I
TYPE	3 BHK + 3 TOI
FACING	EAST
SALEABLE AREA	1507 SQ. FT.





UNIT NO.	J
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1503 SQ. FT.





UNIT NO.	K
TYPE	3 BHK + 3 TOI
FACING	NORTH
SALEABLE AREA	1425 SQ. FT.





UNIT NO.	L
TYPE	3 BHK + 3 TOI
FACING	EAST
SALEABLE AREA	1444 SQ. FT.





UNIT NO.	M
TYPE	3 BHK + 3 TOI
FACING	EAST
SALEABLE AREA	1507 SQ. FT.



Project Consultants

Project Name:

VGN NOTTING HILL

Developer:

VGN Property Developers Pvt. Ltd.

Project Architects:

M/s. Kharche & Associates

Structural Consultants:

M/s. A. K. Consultant - Mr. P. Raman

MEP Consultant:

Air Treatment Engineering Pvt. Ltd.

About VGN

VGN is a multi-million dollar real estate company, headquartered in Chennai. Established in the year 1942, VGN has successfully carved a niche for itself in the ever-dynamic real estate industry for over 76 years. VGN is known as much for its beautiful, world-class homes, as it is for following best practices in the industry. It is not only ISO 9001:2008 certified but also an Integrated Management System (IMS) certified company by Lloyd's Register.

With over 20 million sq. ft. of residential projects under development and 50,000+ families living in our projects, VGN is one of the most respected and reputed builders in Chennai. Starting with affordable housing and spreading our wings to ultra luxury segment, we have catered to all sections of the society. We have successfully delivered 6500 homes as of December 2017 and another 10,000 homes are in the pipeline. Synonymous with quality, timely delivery, expertise and trust, VGN is a name that is here to stay.

While we may have numerous achievements under our belt, we take pride in the fact that we have been helping thousands of families realise their dreams, providing exponential returns on their investments. And it is this satisfaction that we derive from what we do that makes us venture into newer and more challenging areas in property development.



VGN PROPERTY DEVELOPERS PVT. LTD.

NO. 153, Wallace Garden, 2nd Street, Nungambakkam, Chennai - 600 006.

Ph: 044 - 4343 9999 | www.vgn.in



TN/29/Building/0068/2017



C/PP/MSB/31 A to J/2016

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