



NEDUNGUNDRAM- CHENNAI
NEAR TAMBARAM



**POCKET
FRIENDLY
HOMES**



ELEGANTLY & CRAFTED & SURPRISINGLY AFFORDABLE

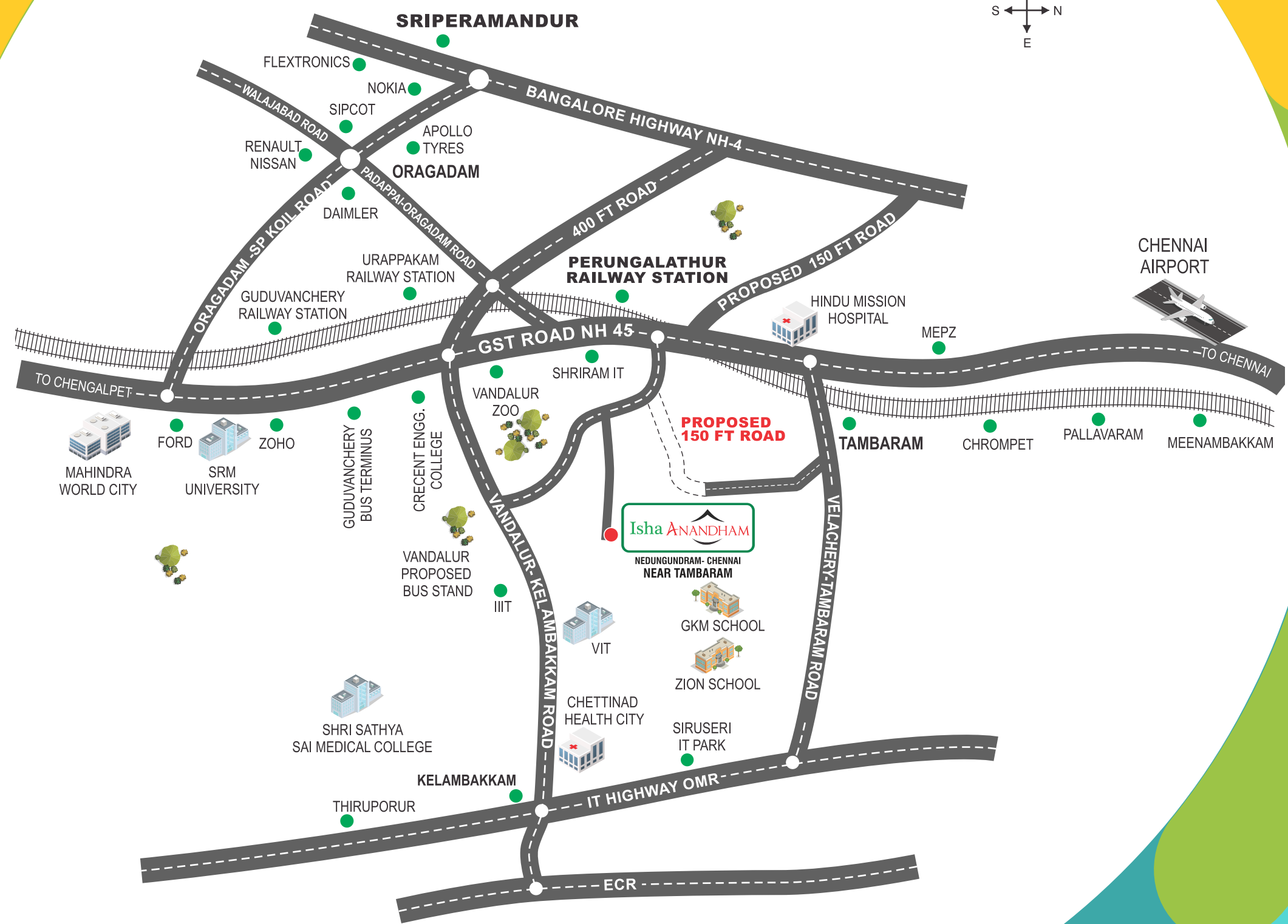
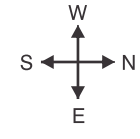
Welcome to a home that offers you the best value for money with manifold investment returns. Welcome to ISHA ANANDHAM. A home where quality & affordability come together to present a charming lifestyle. Thoughtfully designed for contemporary living, this impressive development is home to 244 pocket friendly 1 & 2 BHK apartments that are built on Stilt + 4 floors, in sizes ranging from 504 sq.ft to 821 sq.ft.

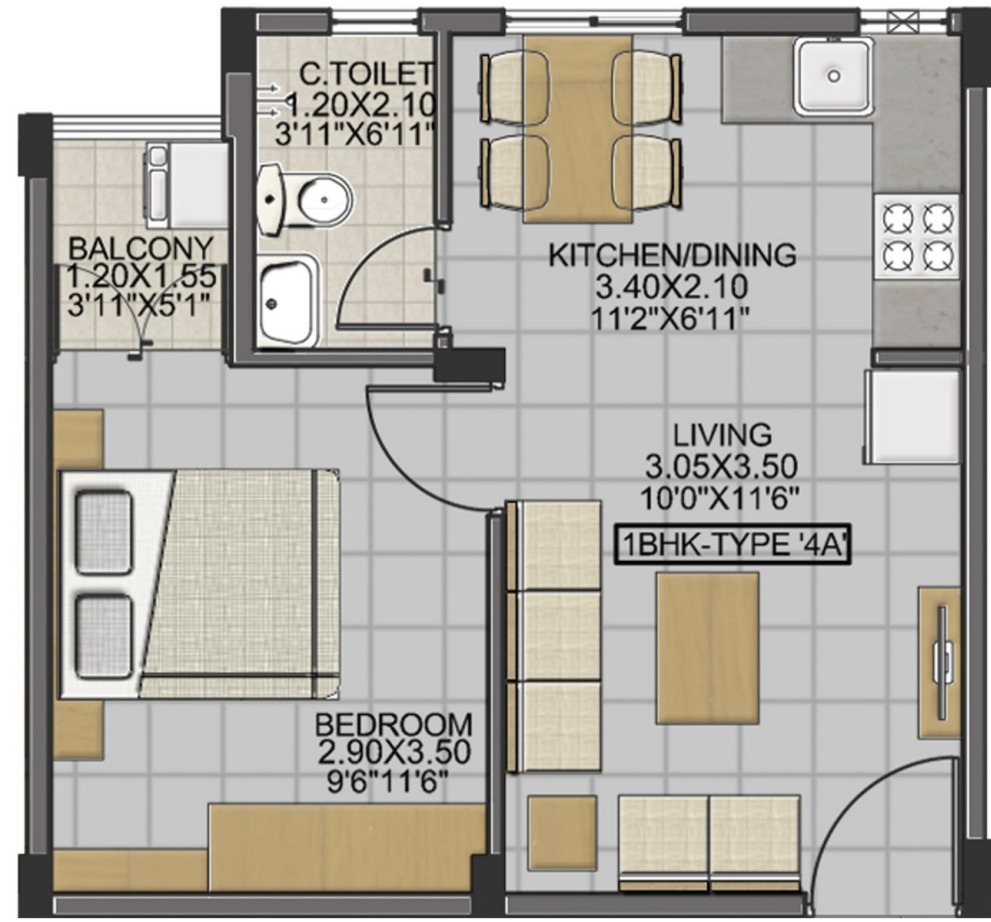
Strategically located near Tambaram, just 2kms from GST, Perungalathur, ISHA ANANDHAM profits from a most advantageous location that is surrounded by well-known multinational companies, educational institutions, healthcare establishments, shopping centers and all other everyday amenities.

That aside, it is very well connected to other parts of the Chennai city and its suburbs through an efficient network of public transport systems, making it an ideal location for commuters. Adding to the convenience of commuting is quick access to the Perungalathur Railway Station.

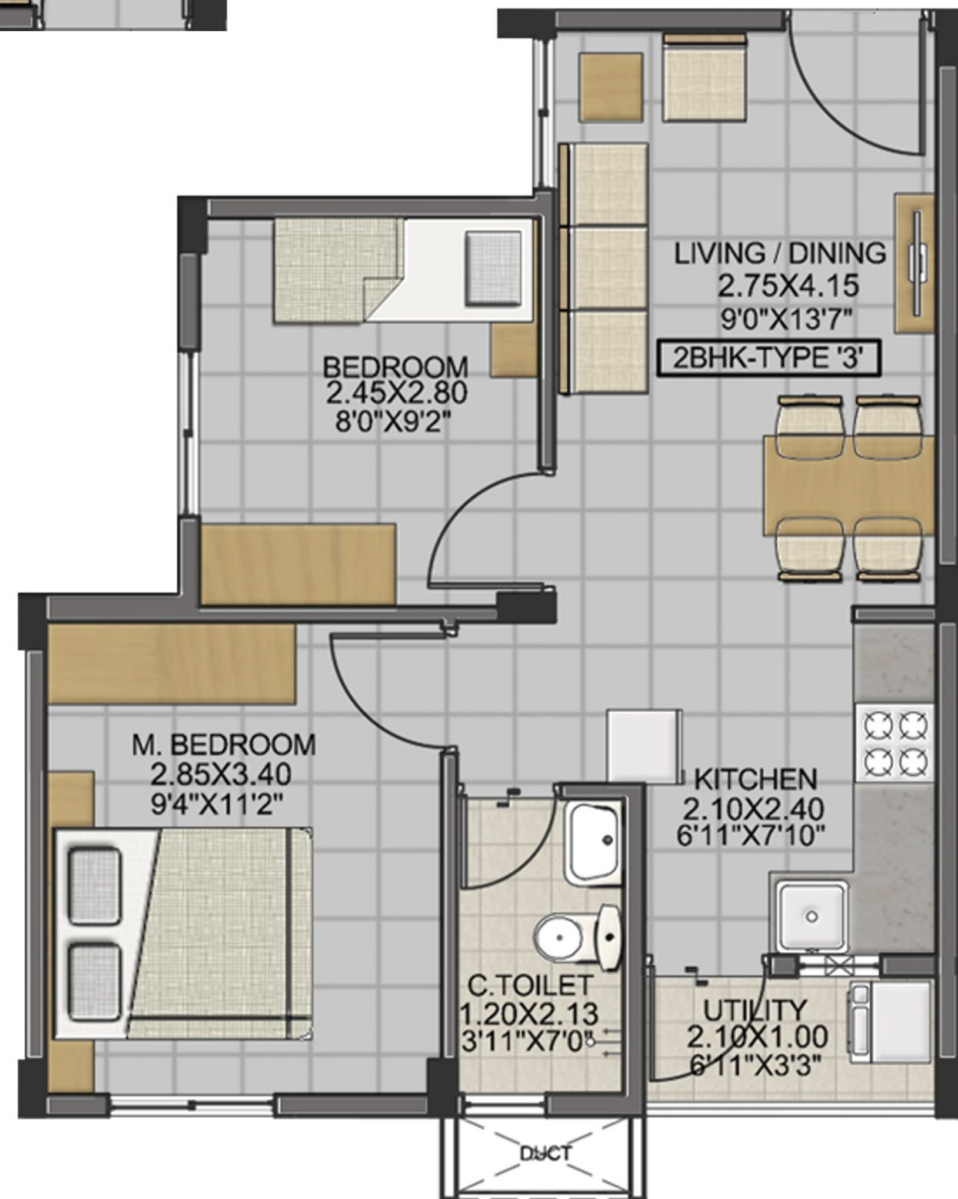


Location Map NOT TO SCALE

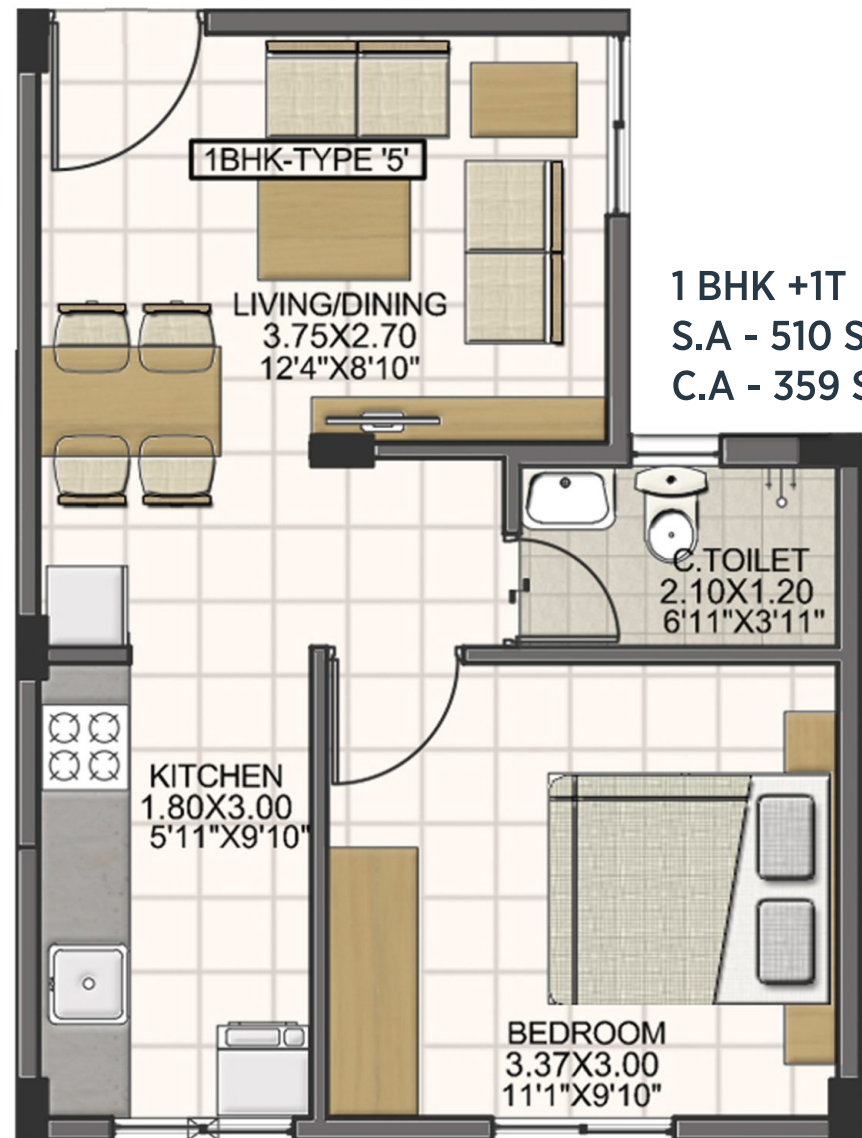




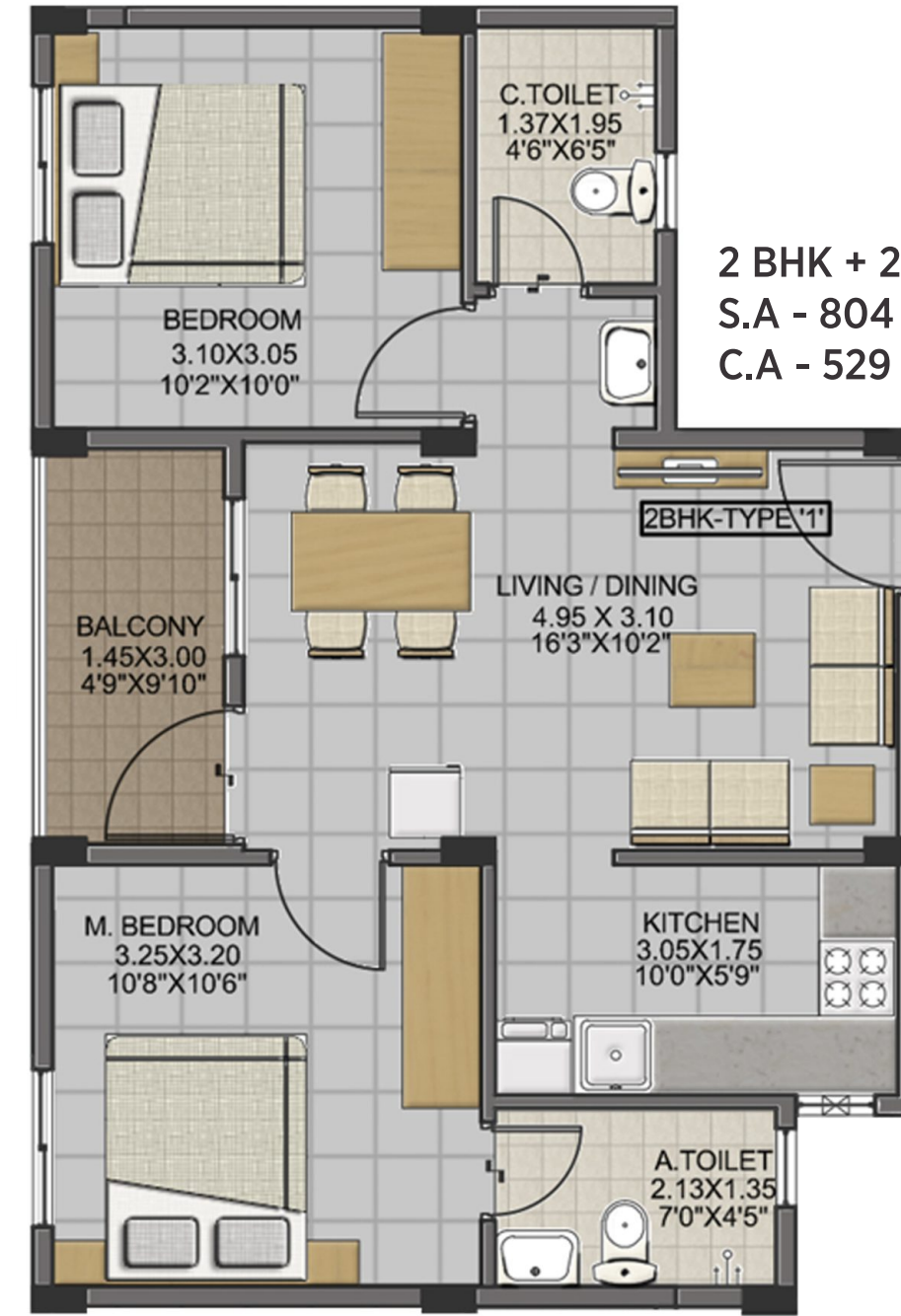
1 BHK + 1T
S.A - 504 to 522 Sq.Ft.
C.A - 339 Sq.Ft.



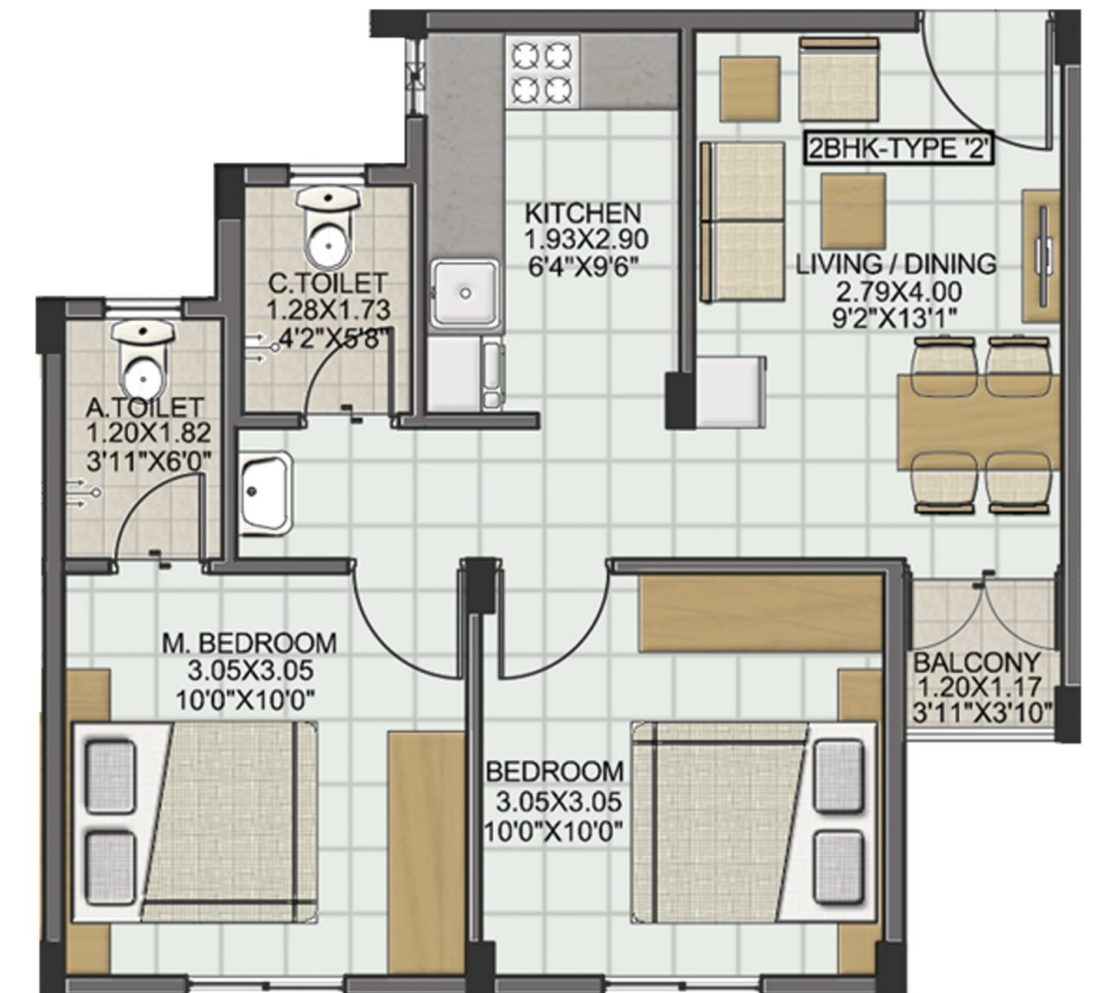
2 BHK + 1T
S.A - 572 to 627 Sq.Ft.
C.A - 381 to 420 Sq.Ft.



1 BHK + 1T
S.A - 510 Sq.Ft.
C.A - 359 Sq.Ft.



2 BHK + 2T
S.A - 804 to 810 Sq.Ft.
C.A - 529 Sq.Ft.



2 BHK + 2T
S.A - 700 to 706 Sq.Ft.
C.A - 486 Sq.Ft.



SPECIFICATIONS

STRUCTURE

RCC Framed structure.

WALLS

Solid Block / Fly ash bricks with cement mortar.

MAIN DOORS

Hard wood frame with flush door shutters with painted finish.

BEDROOM DOORS

Flush door shutters with paint finish.

TOILET DOORS

Water proof coated doors (WPC Doors)

TILES

Ceramic Tiles for living, Dining and all the Bedrooms without skirting.

Antiskid ceramic flooring tiles for all toilets, balcony.

Ceramic Tiles for wall dado up to 5'0" height for all bathroom walls.

Ceramic tile dado for Kitchen walls up to 2' Height above counter.

PLUMBING

All water lines with CPVC Pipes.

CERAMIC FITTINGS

Floor mounted EWC & Wash Basin.

CP Fittings.

WINDOWS

Aluminium Sliding window with wall mounted MS Grill.

KITCHEN COUNTER

Cuddapah Stone. Cuddapah sink for kitchen.

PAINTING

Cement Paint for internal walls & OBD for ceilings.

Cement paint for external walls.

STAIRCASE

Kotta stone with MS Handrail.

ELECTRICAL

Single Phase Power supply with concealed wiring & Modular Switches of ISI standard. Lights, Fans, 5 amp's and 15 amp's power point power point tabulated below

Location	Light Point	Ceiling/Wallfan Point	Plug Point -5A	Plug Point -15A	TV 5 Amps	Exhaust	Calling Bell
Entrance	1(2way)	-	-	-	-	-	1
Living	1	1	1(SB)	-	2	-	-
Balcony	1	-	-	-	-	-	-
Kitchen	1	-	2	1(Fridge)	-	1	-
Common	-	-	-	-	-	-	-
Master BedRoom	1(1way)	1(1way)	1(SB)	-	-	-	-
Other Bedroom	1(1way)	1(1way)	1(SB)	-	-	-	-
Toilets	1	-	-	1(Geyser)	-	-	-
Others				1(Washing Machine)			

Note: 1. SB Denotes Socket at switch Board

2. AC- Conduit will be provided in master bedroom

3. TV-Conduit will be provided in living

COMMON (Blocks)

LIFT

Corridor Flooring with Tiles/Kotta stone.

Common Amenities

Children Play Area in OSR

Bore Well Water • Sewage Treatment Plant

Paver Block for Driveway • CCTV

Power Backup for Common Amenities

HOMES WITH A HEART

At Isha Homes we go beyond just building your home; we fulfill your dreams and desires. Offering exceptional quality and specializing in creating next generation eco- friendly homes that are customer centric and in tune with the latest trends and technology, we take immense pride in calling ourselves as one of the premium home building specialists in Tamil Nadu. Our quality of work is a reflection of the consistent efforts taken by our experienced and talented team of professionals who transform your visions of buying a home into reality.



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