

LUXURY APARTMENTS
WITH A COMFORT OF A

VILLA

KAMALA
ENCLAVE
ANNANAGAR



Plot No.1441
Door No 7, 33rd Street
I Block, Anna Nagar
Chennai-600 040

ONE FLOOR ONE FLAT 1627 SQ.FT

Stilt Floor : Exclusive
Car Parking















Typical Floor: 5 Floors
One Flat in each Floor.
Only 5 exclusive
luxury Apartments.

Anna Nagar is an affluent neighborhood and has an excellent infrastructure, as well as a thick green canopy. As a result of its excellent connectivity to other parts of the city, Anna Nagar has become one of the most prestigious residential areas in Chennai.

Kamala Enclave is a Stilt plus five-storied residential marvel strategically placed and intelligently built on 33rd st, Anna Nagar West, one of Chennai's most prestigious addresses. It has 1 apartment in each floor measured 1627 sq.ft and totally 5 apartments in 5 floors. All the apartments are crafted with the finest features like world class fittings, a covered Car Park with Vaastu Compliant to ensure prosperity in your life.

Say yes to Kamala Enclave, a great lifestyle awaits you.

FEATURES

- | | |
|---|---|
|  2 Car Parking each floor |  Acoustically insulated standby Generator for common area and essential fan & lights |
|  Video Door Phone |  CCTV with Security Camera |
|  Solar Power for common area |  Rain Water Harvesting |
|  EV Charging point |  Driver Toilet at stilt level |
|  Imported Marble flooring in living & dining area |  Strict adherence to approved plan |
|  Elegant and Durable Interlocking Pavers for stilt parking and drive way |  100% Vastu for flats |
|  Shower Partition will be provided for master bathroom |  Pleasing Landscaping |

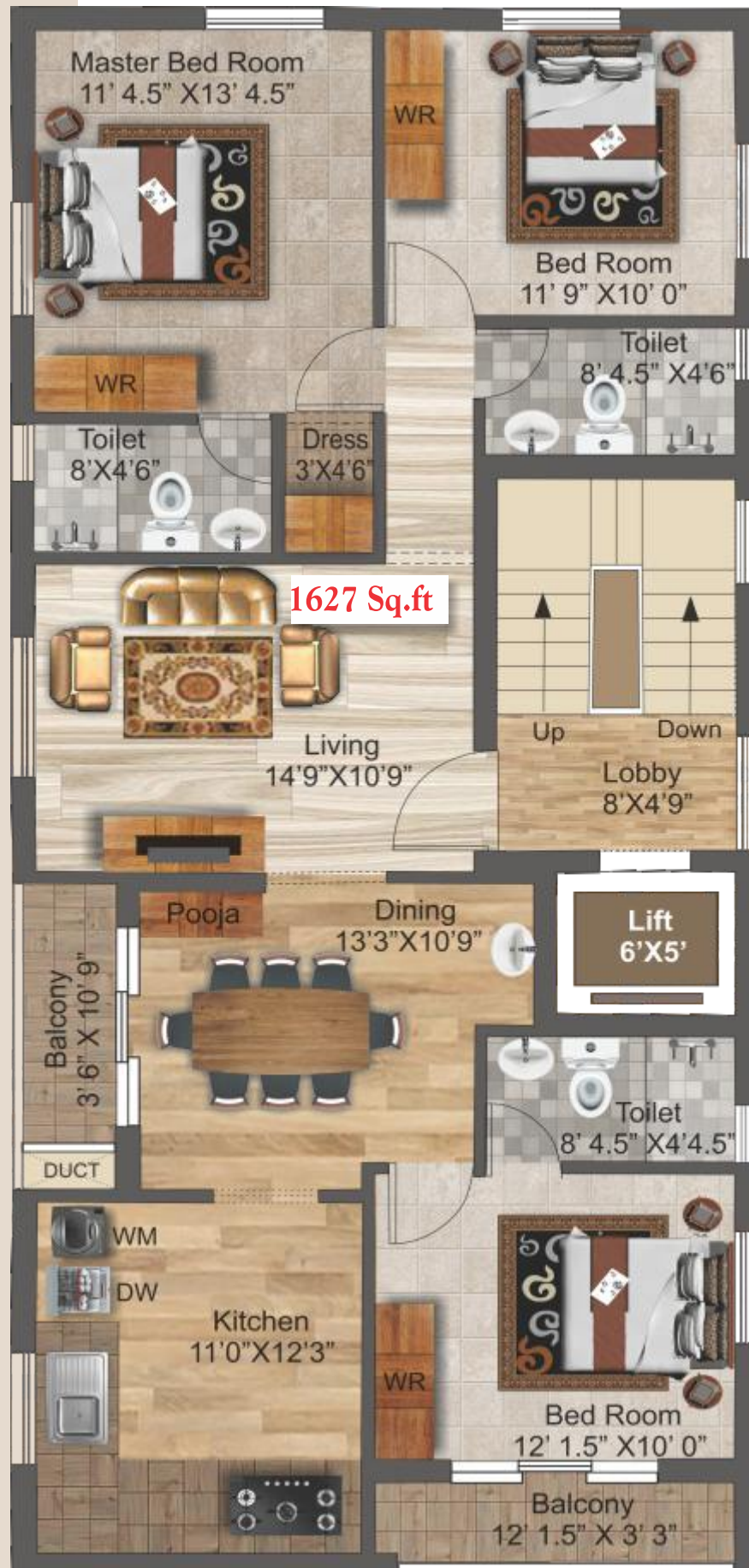




STILT FLOOR PLAN



TYPICAL FLOOR PLAN



SPECIFICATION



Structure

Seismic Zone Compliant RCC Framed Structure.



Wall

Red bricked wall with smooth plaster.



Doors

Main Door-Teakwood door frame with solid wood designer shutter, polished on both sides with digital lock

Bedroom Door -Good Quality wooden door frame with modular veneer shutter, polished on both sides.

Toilet & Balcony Door-Good quality wooden door frame with one side veneer and other side laminate flush door.



Kitchen

Polished granite platform with 2 feet height ceramic tiles dadoing above counter. A stainless steel sink with drainboard is provided. Dishwasher provision provided.



Flooring

Living and Dining - Imported Marble Flooring.

Bedroom -Double charged vitrified tiles.

Toilets - Ceramic/GVT tile flooring and designer wall dadoing upto false ceiling height entrance and other lobby - Granite Flooring.



Windows & Ventilators

Good Quality UPVC Windows and Ventilators.



Plumbing and Sanitary Installation

CPVC concealed waterline.

All sanitary fittings will be of KOHLER equivalent make with single lever diverter with overhead shower and concealed cistern with wall hung closet shower partition will be provided in each bath room.



Electricity

Three phase electrical power supply with circuit breakers. AC Points in living, dining, and all bedrooms. Concealed FRI copper wiring with modular switches(Reputed make)



Finishing

Internal walls and ceiling are finished with putty and anti-fungal premium emulsion paint. Outer walls are finished with external texture and premium anti-fungal emulsion paint.



Water supply arrangements

Bore well for tapping groundwater-sump to store water with arrangements for pumping water to overhead tank.



Lift

Automatic 6 passenger lift of reputed brand with ARD function.

GP Kalyan, Chinmaya Nagar, Chennai- 600 092

Sathya Garden, Devi Nagar, Chennai-600 109

Sigaa Garden, Ayanambakkam, Chennai-600 095

Easwari Garden, Thirumullaivoyal, Chennai-600 092

Mani's Nest, Thirumullaivoyal, Chennai-600 092

Vaani Garden, Ambattur, Chennai-600 053

Devi Garden, Valasarawakkam, Chennai-600087

Yuva Arcade, Ambattur, Chennai-600 053

GP Rajaram, Ambattur, Chennai-600 053

GP CONSTRUCTIONS COMPLETED PROJECTS



GP Kalyan, Chinmaya Nagar



Vaani Garden, Vijayalakshmi Puram



Easwari Garden, Thirumullaivoyal



GP Rajaram, Ambattur



Mani's Nest, Thirumullaivoyal



Yuva Arcade, Ambattur

LOCATION PLAN



LOCATION ADVANTAGES

Schools		
Chinmaya Vidyalaya	300meter	
SBOA	1km	
DAV	1.5km	
Chennai Public School	1.5km	
Officers IAS Academy	100meter	
Sankar IAS Academy	500meter	
Allen	1km	
Hospitals		
KHM Hospital	1km	
MMM Hospital	3km	
MGM Hospital	3.5km	
Airport		
Chennai Airport	15km	
Colleges		
Anna Adarsh College	1.75km	
D.G.Vaishnav College	.5km	
Loyola College	7km	
Kandaswami Naidu College	2km	
Access to Bus		
Anna Nagar West Depo	750m	
Koyambedu Bus Terminal	4km	
Access to Train		
Thirumangalam Metro	750m	
Anna Nagar Metro	1.5 km	
Egmore Station	9km	
Central Station	11km	



**Plot 1233
Flat 1B, First Floor
Priya Ajay Arcade
18 th Main Road
Anna Nagar West
Chennai-600040**

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SCAN FOR LOCATION



**94440 82051
98840 82067**

PROMOTED BY GP CONSTRUCTIONS

Established in 1996, GP Constructions business roots have grown steadily for many years and have earned us a reputation of being one of the trusted reality companies. With more than 25 projects, the company has built a deep connection with the people of Chennai that are guaranteed to last lifetime. We have infused each of our projects with creativity, passion and expertise. Quality construction, timely completion, value for money and customer satisfaction is our motto.