

FLATS FOR SALE

2 & 3 BHK WITH CCP

Plot No. 60, Kaliyappn Street, Elumalai Avenue,
Nehru Nagar, Ramapuram, Chennai - 600 089.



*We Create Your Dream Home
Plesant Area*

- ✿ Pile Foundation (30 feet)
- ✿ High Class Deluxe Flats
- ✿ Individual Car Parking
- ✿ Individual EV Charging Point
- ✿ CCTV Camera
- ✿ Invertor Provision
- ✿ Invertor for Common Area
- ✿ 100% Vasthu
- ✿ Automatic Water Supply
- ✿ All Bank Loan Available

Contact :

SR FOUNDATION

9382222042 / 9342815826 / 9789797737

Gateway To Premium Lifestyle

SAI HOMES



@RAMAPURAM

SR FOUNDATIONS

FLAT PROMOTERS & CONTRACTORS

39'-6"

43'-6"

Car Parking



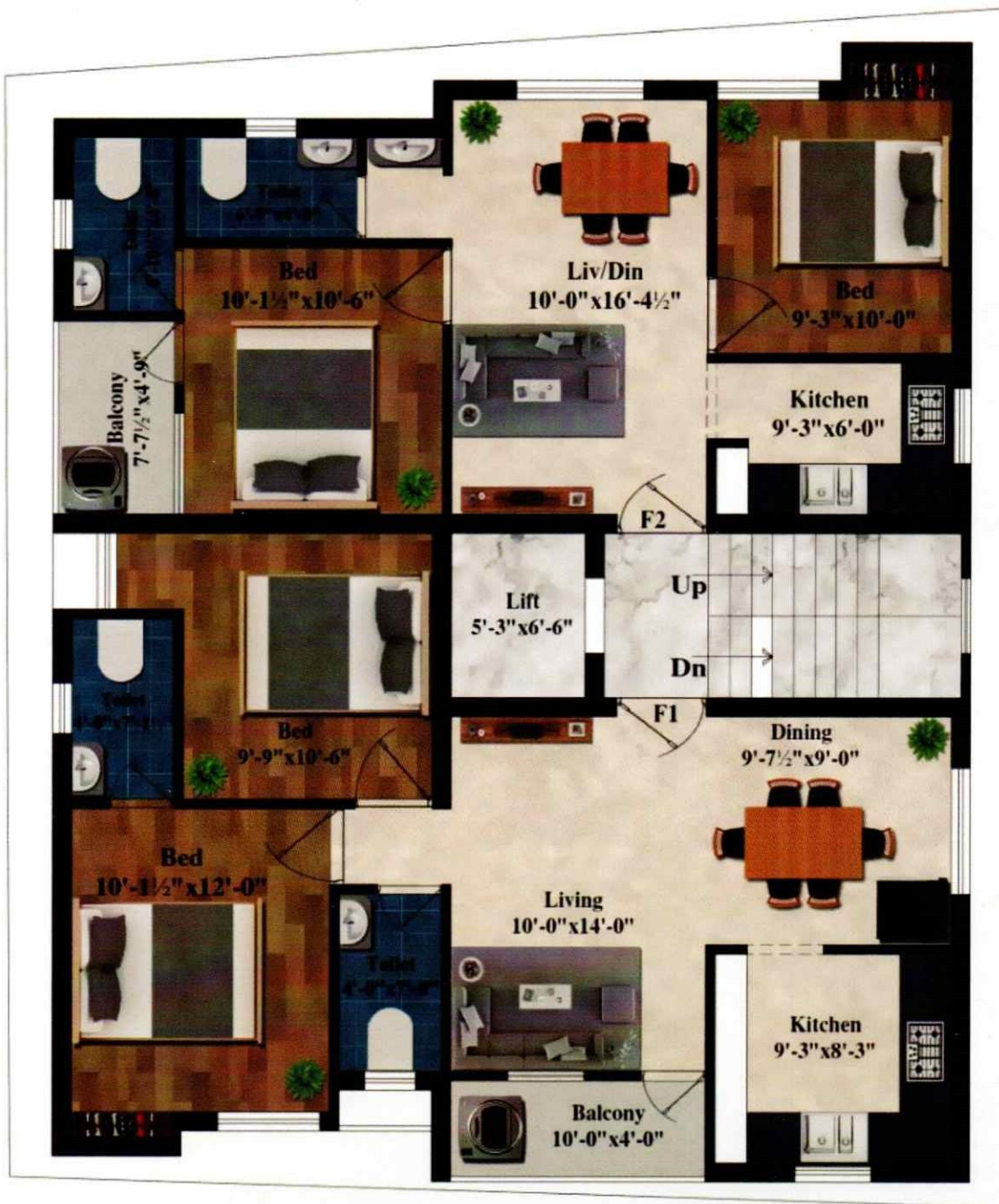
47'-4½"

Car Parking

39'-2"

20'-0" Road

SITE/STILT GROUND FLOOR PLAN



AREA STATEMENT

FLAT	PLINTH AREA	BUILTUP AREA
F1/S1/T1	771 SQ.FT	964 SQ.FT
F2/S2/T2	623 SQ.FT	779 SQ.FT



TYPICAL FLOOR PLAN
1st, 2nd and 3rd

SPECIFICATIONS

AS PER DRAWING STRUCTURE :

Rcc Framed Structure & File Foundation

Outer Wall 9" Thick Internal Partition

Wall Of 4.5" Thick.

Provided in The Basement. Pest Control

DOORS :

Entrance Doors First Class Teak Wood Frames,

With First Class Teak Faced Shutter. Internal

Doors-Ghana Teak Wood Frames & Flush Door. Z

Bathroom Doors-WPC Door. Windows-UPVC

KITCHEN :

Black Granite Kitchen platform With Stainless Steel Sink.

TOILETS :

Wall Tiles Upto Ceiling Concept Series.

ELECTRICAL :

Modular Switches, 3 Phase Wiring.

Inverter Point,

Branded fire Resistant Cable Of ISI Make.

Manual 3 Phase Changer. Hall and 2 Bedrooms

A/C Wiring, TV & Telephone Points.

WALL FINISHES (ASIAN PAINTS BRAND)

Internal Walls - Finished With Smooth Putty and Interior Emulsion.

External Walls - Exterior Emulsion.

PLUMBINGS :

Hydro - Pneumatic Hot & Cold Water Supply Systems.

Concealed CPVC Plumbing, Water heater System.

Paryware fitting On Basic Model, Closet Paryware White.

FLOORING AND DADOING :

Best Quality Vitrified Flooring For All Areas Except Bathrooms

Best Quality Glazed Tile For All Bathrooms.

Best Quality Anti-Skid Flooring For All Bathrooms.

White Cooling Weathering Tiles in Terrace Flooring

WATER SUPPLY & SEWERAGE :

Underground Sumps. 6000 ltrs

Overhead Tank 7000 ltrs RCC (Each Flats 1000 ltrs)

Bore Wells. 420 Feet

Rain Water Harvesting Systems (RWH).

COVERD CAR PARKING

SITE ADDRESS:

PLOT NO:60, DOOR NO:4/2, S.NO:43/26.

KALLIAPPA NAYAKAR STREET,

RAMAPURAM. CHENNAI-600 089.

PAYMENT SCHEDULE

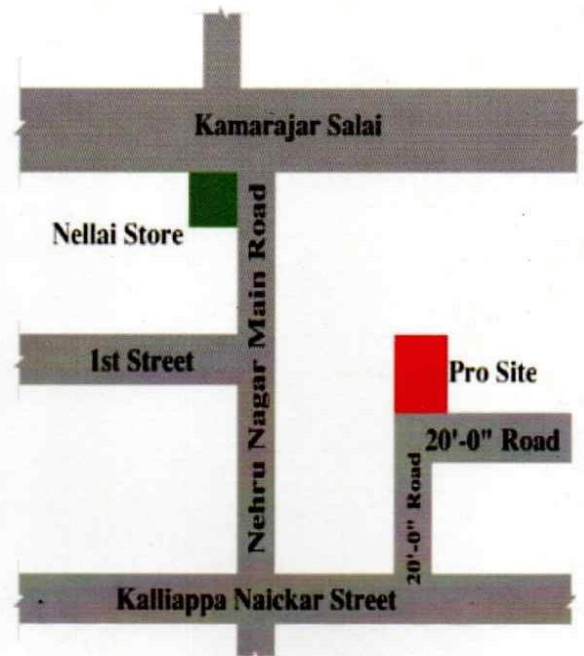
- ☐ At The time Of Booking - 5%
- ☐ At The time Of Agreement - 15%
- ☐ At The time Of Registration - 15%
- ☐ At The time Of Basement Completion - 15%
- ☐ At The time Of Ground Floor Roof Completion - 15%
- ☐ At The time Of First Floor Roof Completion - 15%
- ☐ At The time Of Plastering Completion - 15%
- ☐ At The time Of Hand Over - 5%

Note: Stamp duty, Registration charges,

Electricity Charges,

Drainage, Metro water,

Sale tax, Paid by the Purchaser



LOCATION PLAN

DEVELOPER CONTACTS:

SR FOUNDATION

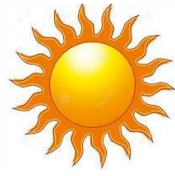
OFFICE : PLOT NO 54, DOOR NO:4/17,

1ST MAIN ROAD, ROYALA NAGAR,

M.MOORTHY

MOBILE : 044-2249 1042, 93822 22042/99629 33174..

EMAIL : srfoundations@gmail.com



SR FOUNDATIONS

FLAT PROMOTORS & CONTRACTORS

Mobile : 93822 22042

FLAT : FIRST FLOOR F1

ESTIMATION:

FLAT	PLINITH AREA	BUILTUP AREA	COST Per Sqft	AMOUNT
F1	771 sqft	964 sqft	9700	93,50,800

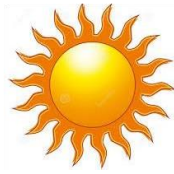
Amenties:

- ☞ Pile Foundation ("30"Feet)
- ☞ High class Deluxe Flats
- ☞ Individual CAR PARKING
- ☞ Individual EV Charging Point
- ☞ CCTV Camera
- ☞ Invertor Provision
- ☞ Invertor Provision for Common Area
- ☞ 100% Vasthu
- ☞ Automatic Water Supply
- ☞ All Bank Loan Available

NOTE:

If Cash paid NO GST

Accountable purpose Add GST 5%



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FLAT :FIRST FLOOR F2

ESTIMATION:

FLAT	PLINITH AREA	BUILTUP AREA	COST Per Sqft	AMOUNT
F2	623 sqft	779 sqft	9700	75,56,300

Amenities:

- ☞ Pile Foundation ("30"Feet)
- ☞ High class Deluxe Flats
- ☞ Individual CAR PARKING
- ☞ Individual EV Charging Point
- ☞ CCTV Camera
- ☞ Invertor Provision
- ☞ Invertor Provision for Common Area
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NOTE:

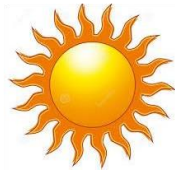
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Plot No. 54, Door No. 4/17,
1st Main Road, Rayala Nagar,
Ramapuram, Chennai - 600 089.

Phone : 2249 1042
Mobile : 99629 33174

E-mail : srfoundationss@gmail.com



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FLAT : SECOND FLOOR S1

ESTIMATION:

FLAT	PLINITH AREA	BUILTUP AREA	COST Per Sqft	AMOUNT
S1	771 sqft	964 sqft	9700	93,50,800

Amenities:

- ☞ Pile Foundation ("30"Feet)
- ☞ High class Deluxe Flats
- ☞ Individual CAR PARKING
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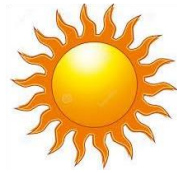
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FLAT : SECOND FLOOR S2

ESTIMATION:

FLAT	PLINITH AREA	BUILTUP AREA	COST Per Sqft	AMOUNT
S2	623 sqft	779 sqft	9700	75,56,300

Amenities:

- ☞ Pile Foundation ("30" Feet)
- ☞ High class Deluxe Flats
- ☞ Individual CAR PARKING
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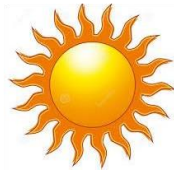
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FLAT : SECOND FLOOR S1

ESTIMATION:

FLAT	PLINITH AREA	BUILTUP AREA	COST Per Sqft	AMOUNT
S1	1388 sqft	1735 sqft	9700	1,68,29,500

Amenities:

- ☞ Pile Foundation ("30"Feet)
- ☞ High class Deluxe Flats
- ☞ Individual CAR PARKING
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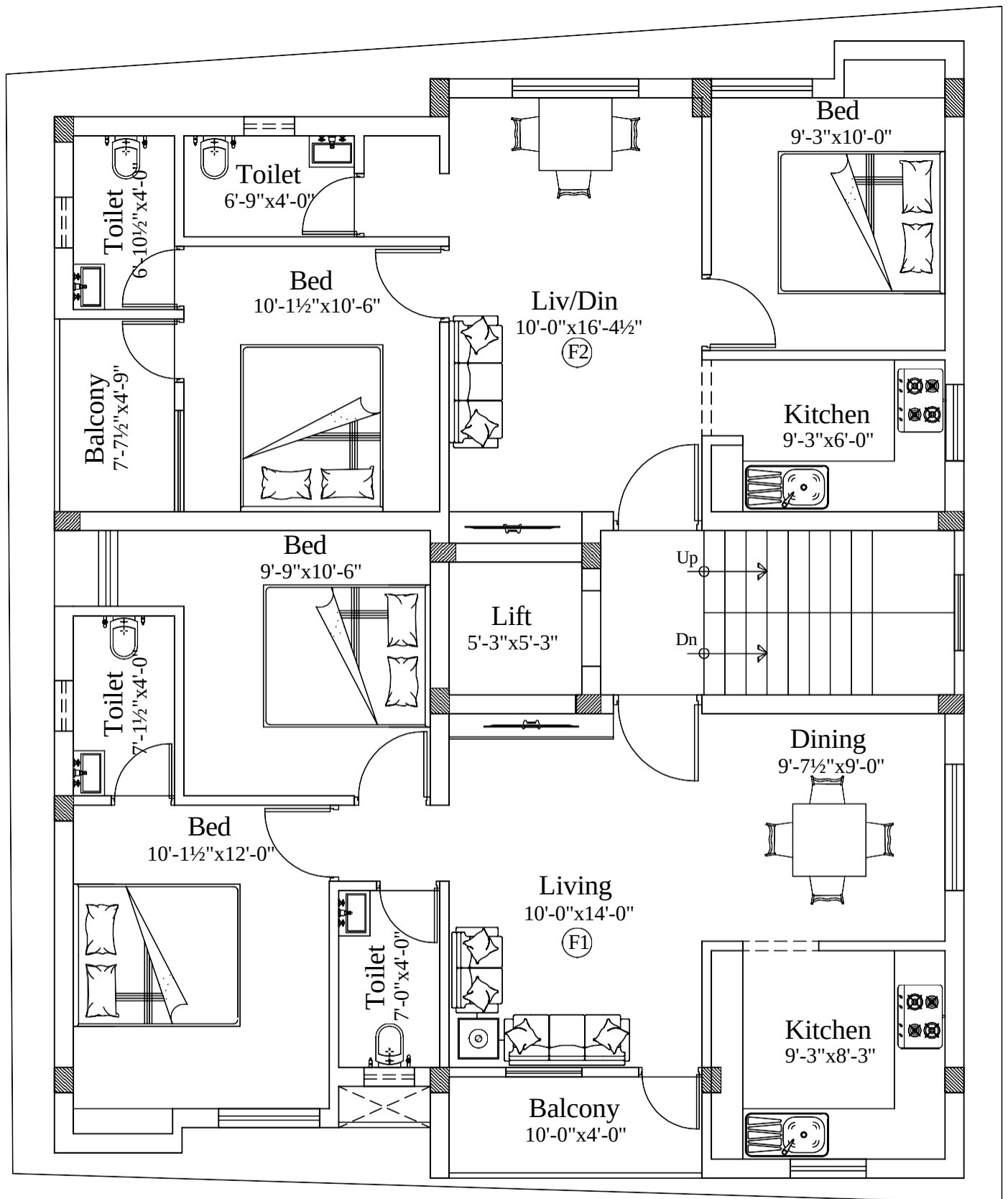
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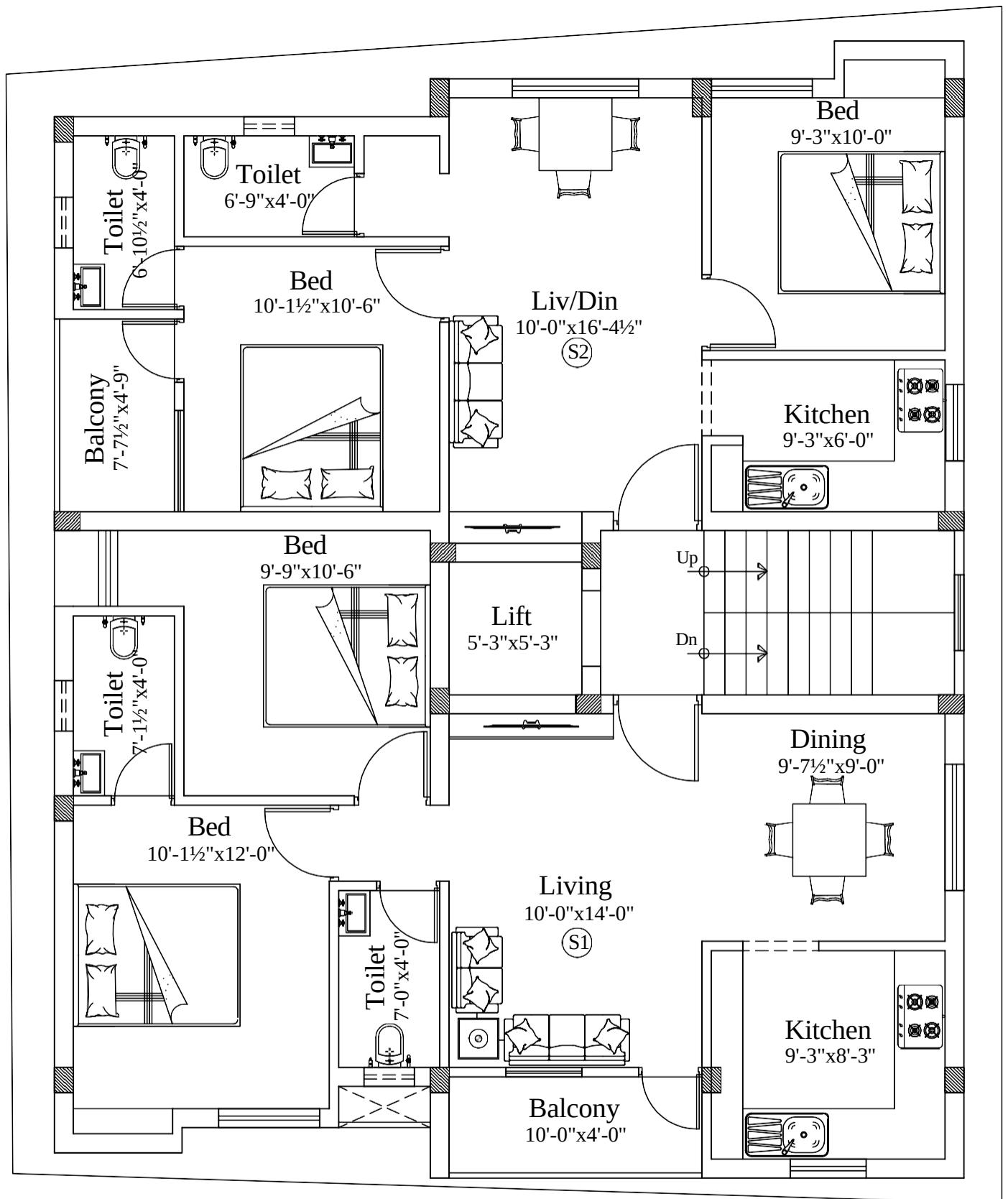
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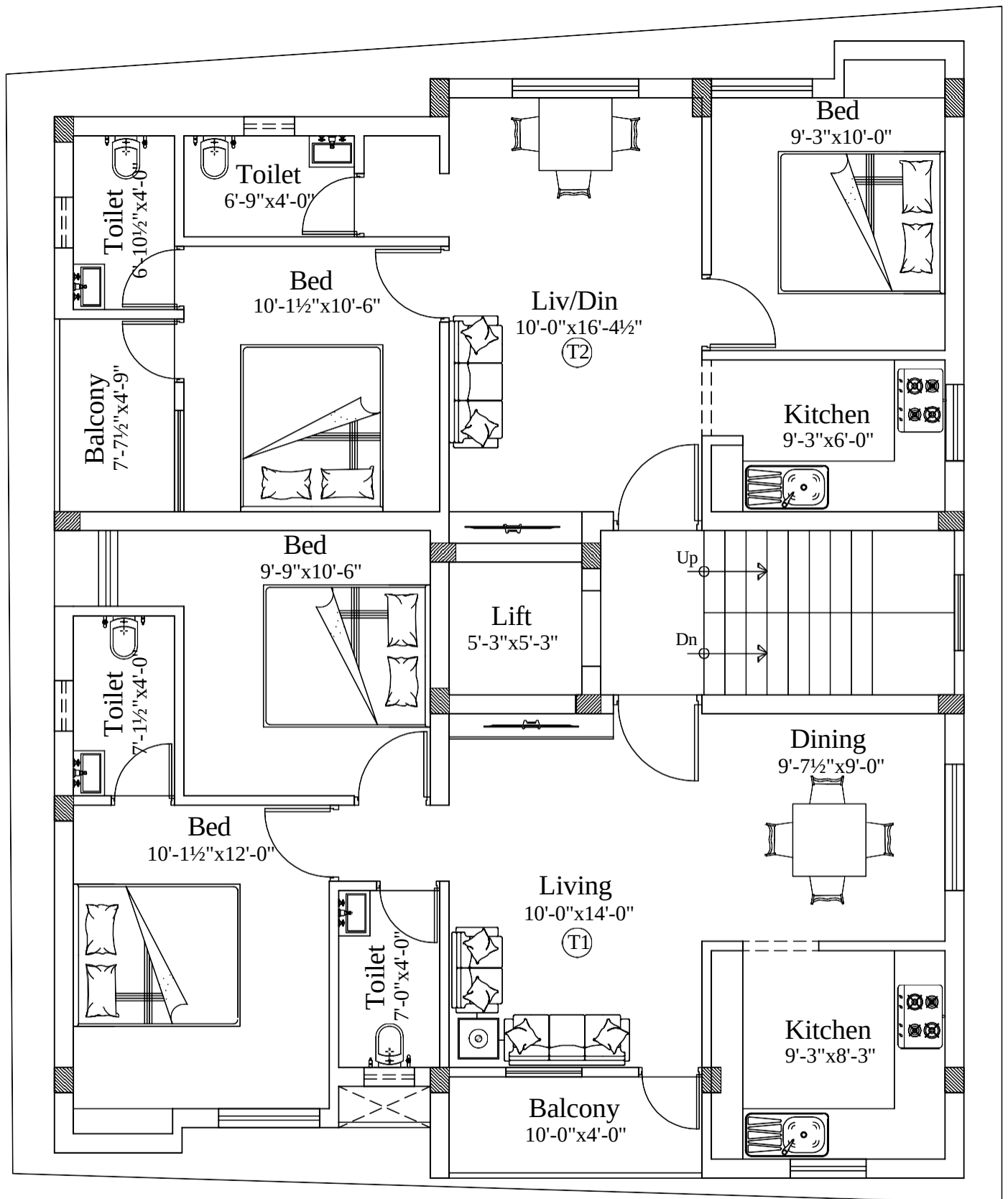
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Project. Proposed Residential Building For At Chennai.	Area Statement		Scheme : 01	Revision : 05	Consultant: N W-E S
		Plinth Area	Builtup Area	Scale : 1"=8'0"	
	F1	771.00 Sq.ft	964.00 Sq.ft	Date : 13.08.2024	
	F2	631.00 Sq.ft	789.00 Sq.ft	Sheet No : 2/4	
	First Floor Plan		Drn.by :	Chd.by :	

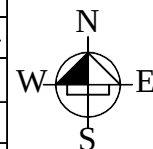


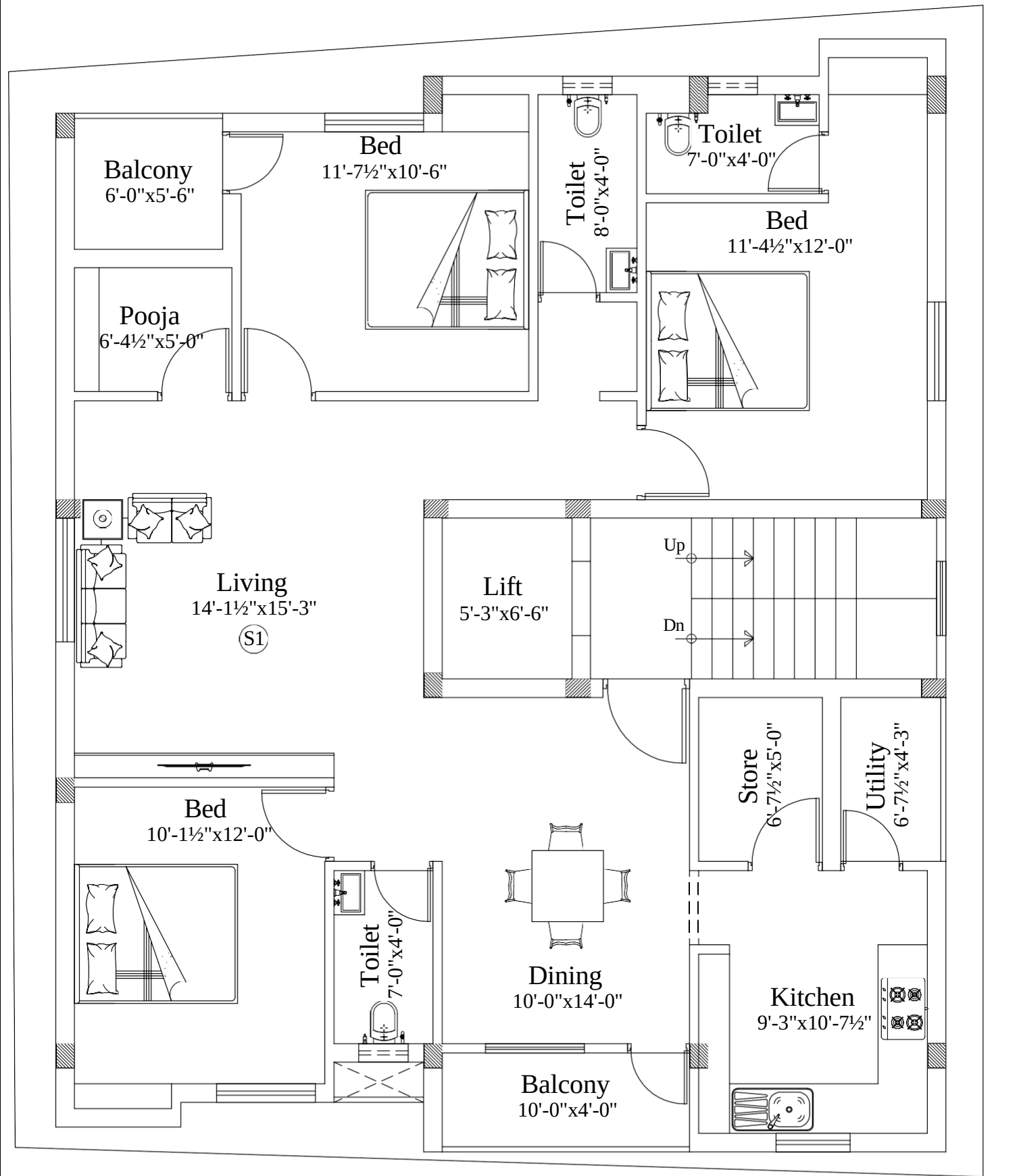
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		Plinth Area	Builtup Area	Scale : 1"=8'0"	
	S1	771.00 Sq.ft	964.00 Sq.ft	Date : 13.08.2024	
	S2	631.00 Sq.ft	789.00 Sq.ft	Sheet No : 3/4	
	<u>Second Floor Plan</u>		Drn.by :		
			Chd.by :		



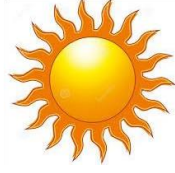
Project.	Area Statement		Scheme : 01	Revision : 05	Consultant:
		Plinth Area	Builtup Area	Scale : 1"=8'0"	
	T1	771.00 Sq.ft	964.00 Sq.ft	Date : 13.08.2024	
	T2	631.00 Sq.ft	789.00 Sq.ft	Sheet No : 4/4	
	Third Floor Plan		Drn.by :	Chd.by :	

Proposed Residential Building
For
At Chennai.





Project. Proposed Residential Building For At Chennai.	Area Statement		Scheme : 01	Rivision : 08	Consultant: N W E S
		Plinth Area	Builtup Area	Scale : 1"=8'0"	
	S1	771.00 Sq.ft	964.00 Sq.ft	Date : 15.12.2024	
	Second Floor Plan Second Floor Area - 1527.00 Sq.ft		Sheet No : 3/4		
			Drn.by :		
			Chd.by :		



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SAI HOME

Stage Wise Payment Terms:

On Booking :10%

On Registration :35%

On Roof level :25%

On Plastering :15%

On Flooring & Wiring :10%

On Painting first coat :5%