



PASSION AT WORK

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EXPERIENCE LUXURY INTERNATIONAL LIVING IN CHENNAI.

**SOBHA DEVELOPERS LTD.**

115, 1st Floor, Kothari Building, Mahatma Gandhi Salai, Nungambakkam, Chennai - 600034.

**SOBHA**  
**meritta**  
CHENNAI

# SOBHA meritta CHENNAI

Tucked away from the bustle of the city, on the scenic Kelambakkam-Vandalur highway - just off the OMR, Sobha Meritta will introduce a whole new standard of international living to Chennai!

This luxury gated community, spread across 6 acres of greenery, consists of 556 elegantly crafted apartments, divided into 5 spacious blocks.

With a built up area of 537 to 2179 sq.ft., every one of these single, double and triple bedroom apartments, will showcase the exemplary finish, finest detailing and international quality specifications that have made Sobha one of the most admired and trusted realty brands in India and the world!



APARTMENTS

5 BLOCKS | 556 APARTMENTS | 1, 2 & 3 BEDROOM | 537 - 2179 sq.ft.

#### Lifestyle Amenities:

- A 12,500 sq. ft. well appointed Club House
- Swimming Pool and Toddlers Pool
- Gymnasium
- Multipurpose Hall
- Badminton Court
- Table Tennis, Cards, Carom
- Landscaped Parks
- Steam Room/Sauna
- Tennis Court
- Children's Indoor and Exclusive Outdoor Play Area
- Pool Table
- Open Terrace for Private Party

Site: Pudupakkam, Kelambakkam - Vandalur Road ( Near Chettinad Health City ), Off. OMR, Chennai

# EXTERIOR

AERIAL VIEW



ENTRANCE WAY



CLUB HOUSE



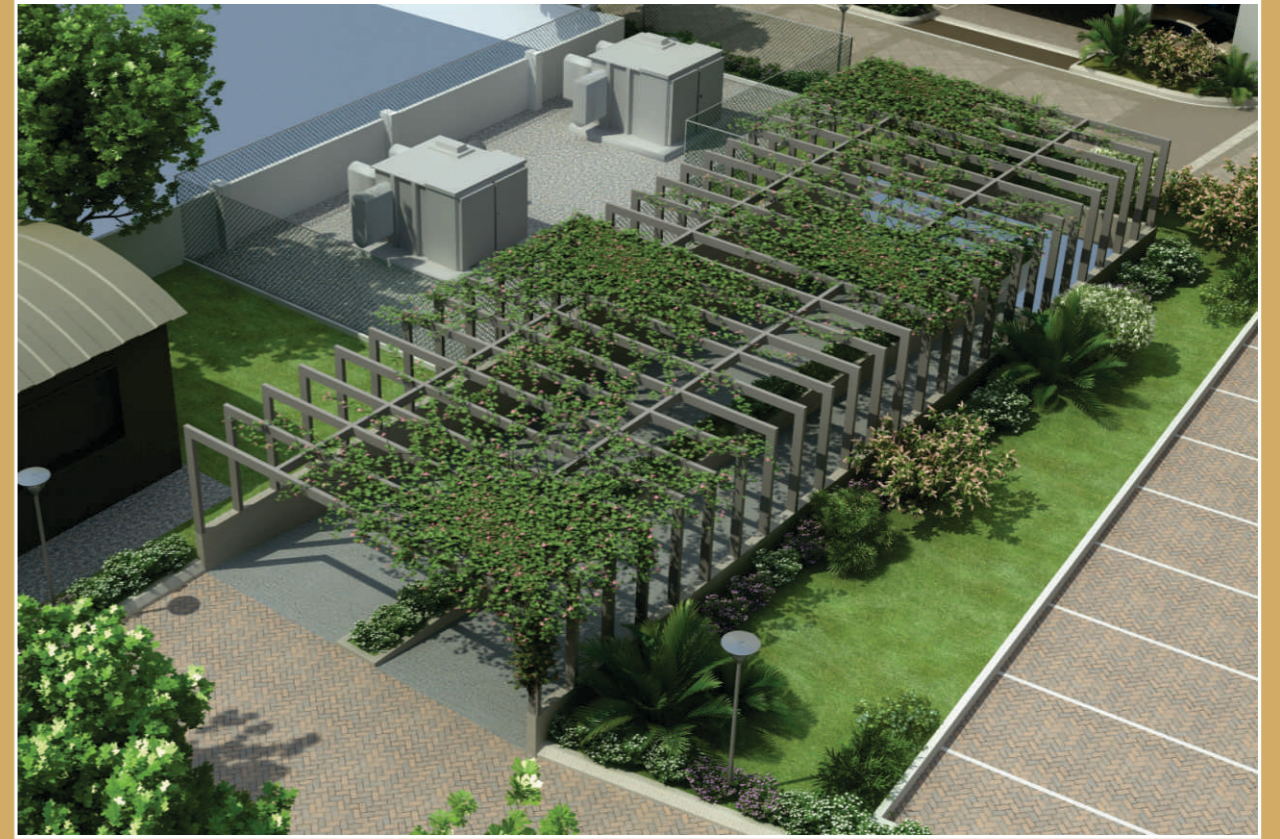
CHILDREN'S PLAY AREA

# EXTERIOR

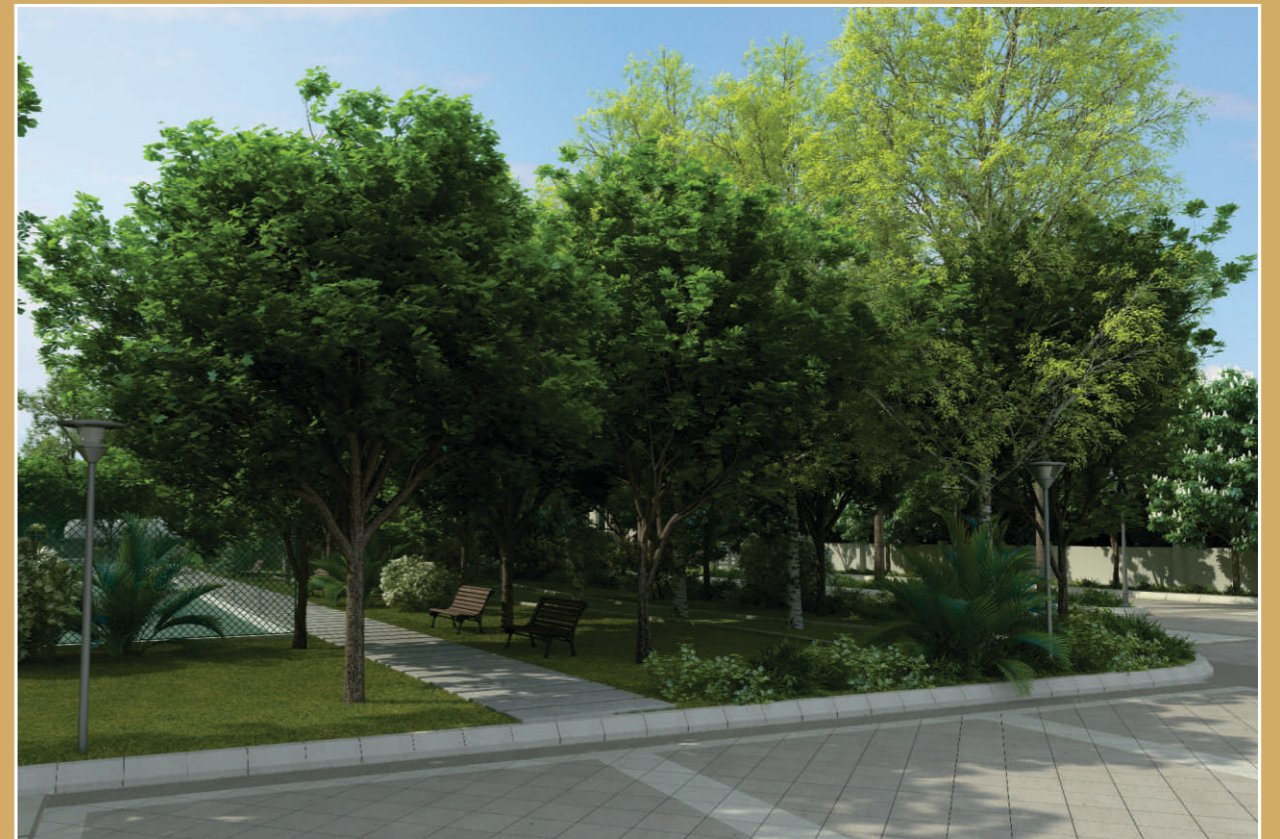
PARTY AREA



BASEMENT PARKING RAMP



TREE LINED PATHWAY



GREEN WALKWAY

# INTERIOR

LIVING AREA



MASTER BEDROOM



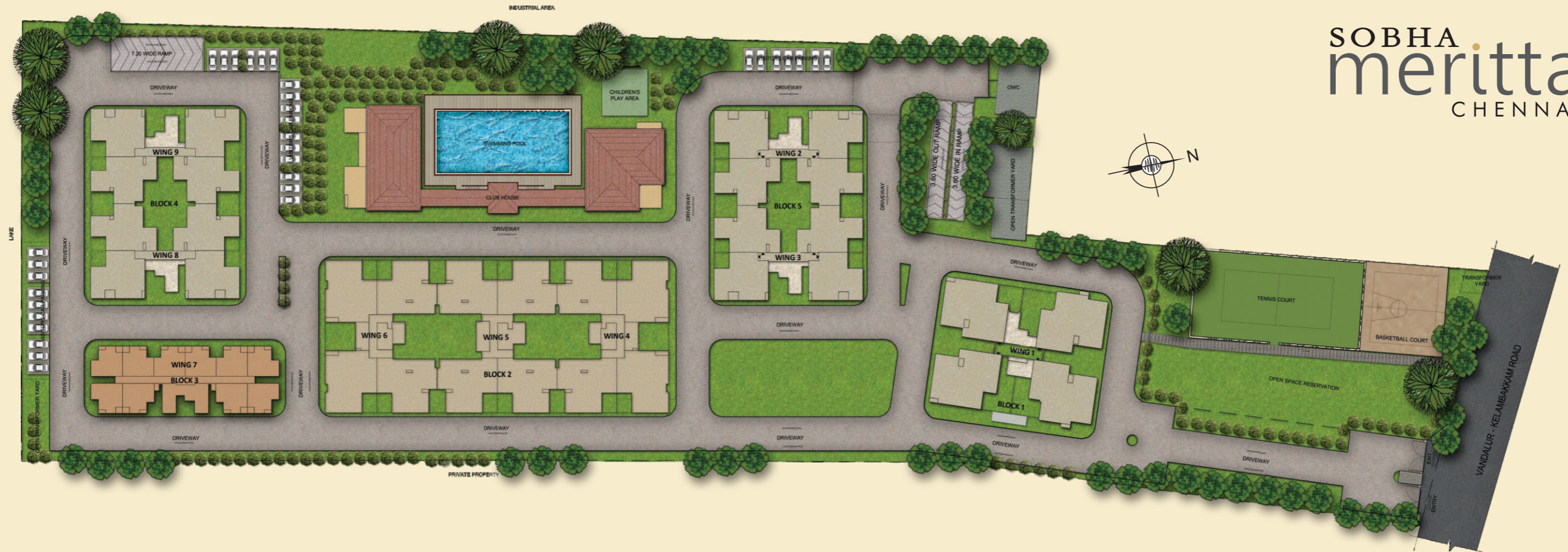
DINING AREA



BEDROOM

# MASTER PLAN

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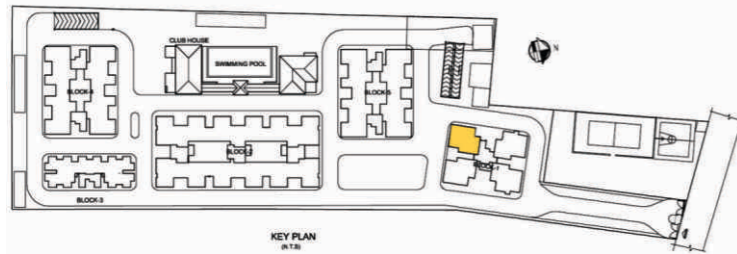


## PROJECT DETAILS

| BLOCK | TYPE       |                         | NO OF UNITS | SIZE (in sq. ft.) | TYPES |     |     |     |
|-------|------------|-------------------------|-------------|-------------------|-------|-----|-----|-----|
| 1     | 3 BHK (SL) | WITH PRIVATE TERRACE    | 4           | 2040 - 2179       | 3A1   | 3B1 | 3A2 | 3B2 |
|       |            | WITHOUT PRIVATE TERRACE | 48          | 1953 - 1996       | 3A    | 3B  |     |     |
| 2     | 3 BHK (L)  | WITH PRIVATE TERRACE    | 12          | 1704 - 1775       | 3C1   | 3D1 | 3E1 |     |
|       |            | WITHOUT PRIVATE TERRACE | 144         | 1655 - 1726       | 3C    | 3D  | 3E  |     |
| 3     | 1 BHK (L)  | WITH PRIVATE TERRACE    | 10          | 542 - 549         | 1A1   | 1B1 | 1C1 |     |
|       |            | WITHOUT PRIVATE TERRACE | 130         | 537 - 542         | 1A    | 1B  | 1C  |     |
| 4     | 2 BHK (L)  | WITH PRIVATE TERRACE    | 08          | 1377 - 1402       | 2A1   | 2B1 |     |     |
|       |            | WITHOUT PRIVATE TERRACE | 96          | 1336 - 1367       | 2A    | 2B  |     |     |
| 5     | 2 BHK (L)  | WITH PRIVATE TERRACE    | 08          | 1377 - 1402       | 2A1   | 2B1 |     |     |
|       |            | WITHOUT PRIVATE TERRACE | 96          | 1336 - 1367       | 2A    | 2B  |     |     |
| TOTAL |            |                         | 556         |                   |       |     |     |     |

PRIVATE TERRACE ONLY IN FIRST FLOOR | (SL) - SUPER LUXURY | (L) - LUXURY

**TYPE 3 A**  
(Preliminary)

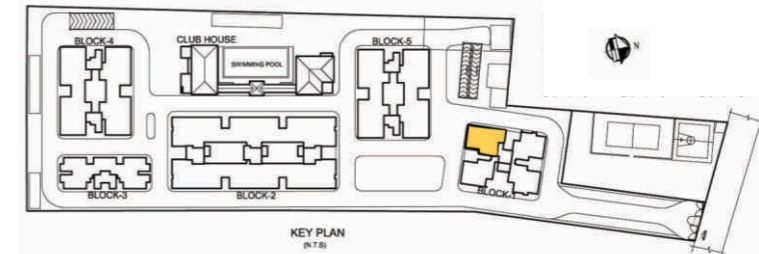


Unit No.

|      |      |
|------|------|
| 1024 | 1084 |
| 1034 | 1094 |
| 1044 | 1104 |
| 1054 | 1114 |
| 1064 | 1124 |
| 1074 | 1134 |



**TYPE 3 A1**  
(Preliminary)

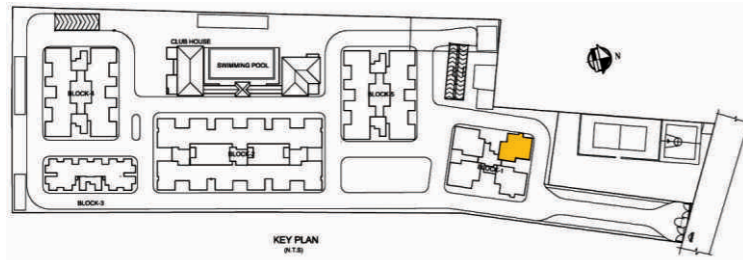


Unit No.

1014



**TYPE 3 B**  
(Preliminary)

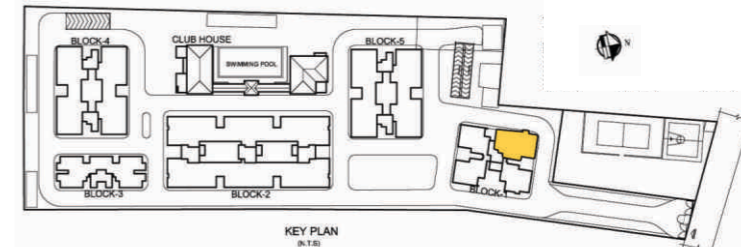


Unit No.

|      |      |
|------|------|
| 1021 | 1081 |
| 1031 | 1091 |
| 1041 | 1101 |
| 1051 | 1111 |
| 1061 | 1121 |
| 1071 | 1131 |



**TYPE 3 B1**  
(Preliminary)



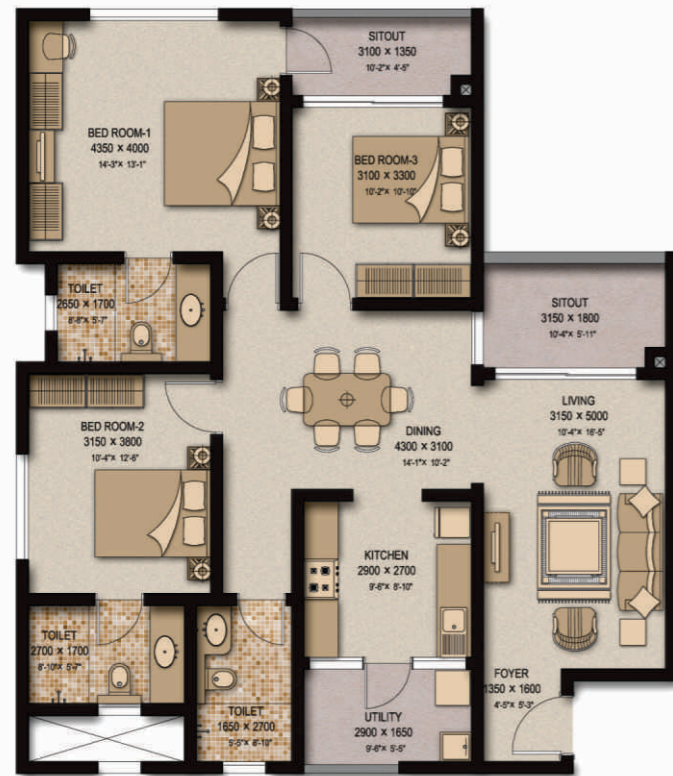
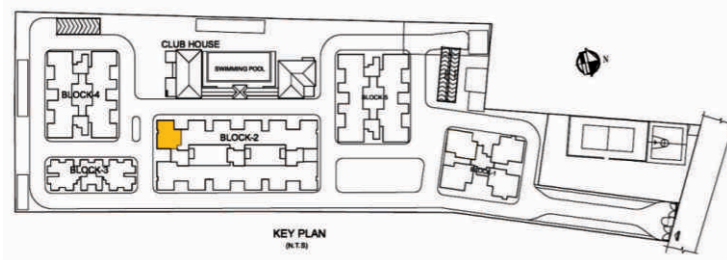
Unit No.

1011





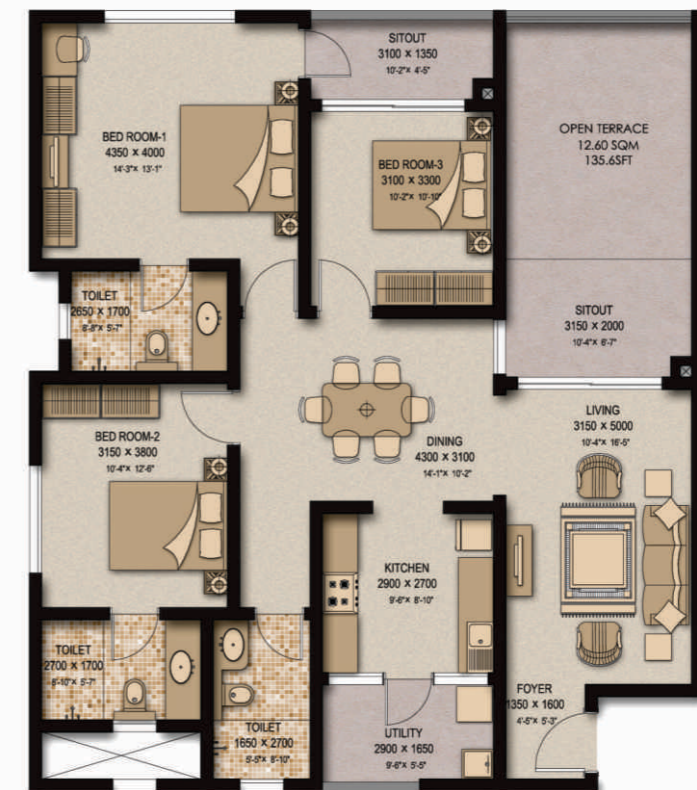
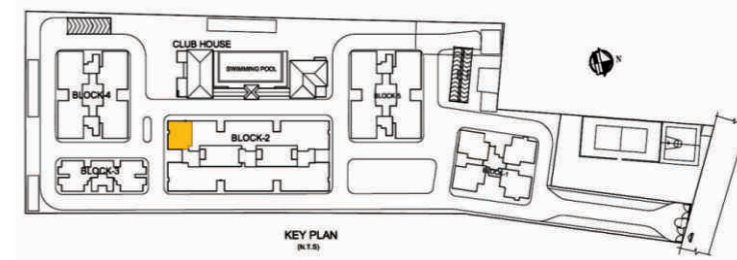
**TYPE 3 C**  
(Preliminary)



|      |      |
|------|------|
| 6021 | 6081 |
| 6031 | 6091 |
| 6041 | 6101 |
| 6051 | 6111 |
| 6061 | 6121 |
| 6071 | 6131 |



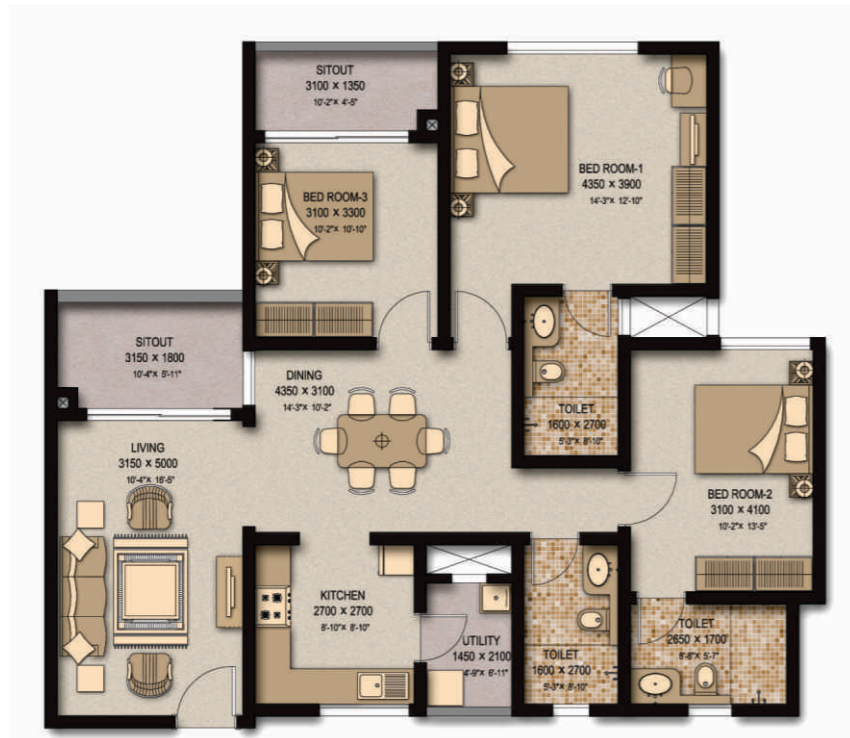
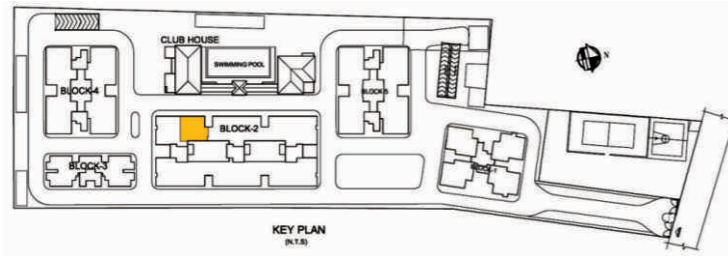
**TYPE 3 C1**  
(Preliminary)



Unit No.  
6011



**TYPE 3 E**  
(Preliminary)

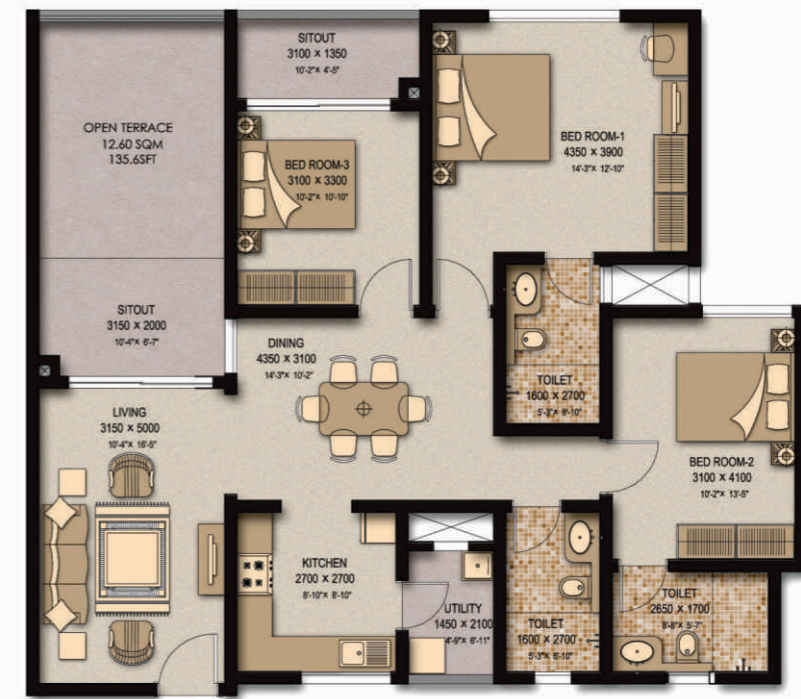
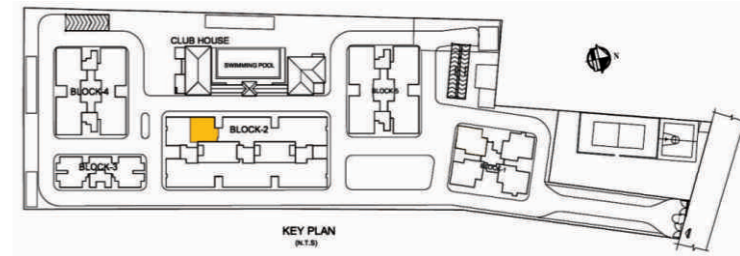


Unit No.

|      |      |
|------|------|
| 6022 | 6082 |
| 6032 | 6092 |
| 6042 | 6102 |
| 6052 | 6112 |
| 6062 | 6122 |
| 6072 | 6132 |



**TYPE 3 E1**  
(Preliminary)

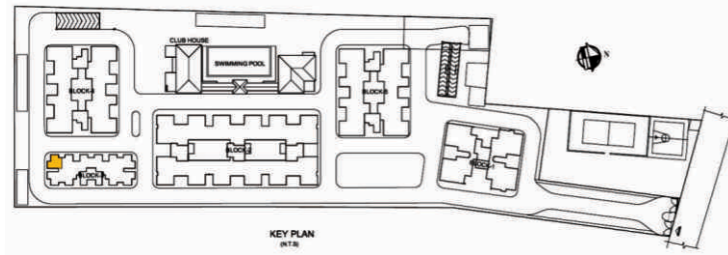


Unit No.

6012



**TYPE 1 B**  
(Preliminary)

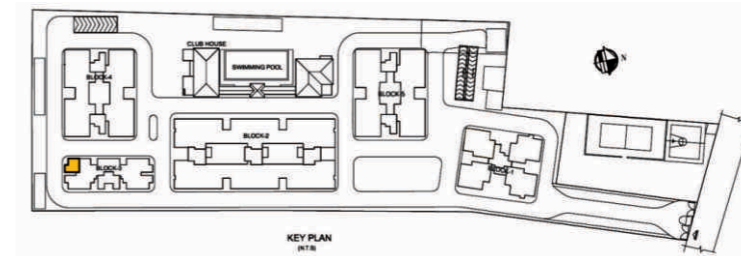


Unit No.

|       |       |
|-------|-------|
| 70203 | 70903 |
| 70303 | 71003 |
| 70403 | 71103 |
| 70503 | 71203 |
| 70603 | 71303 |
| 70703 | 71403 |
| 70803 |       |



**TYPE 1 B1**  
(Preliminary)

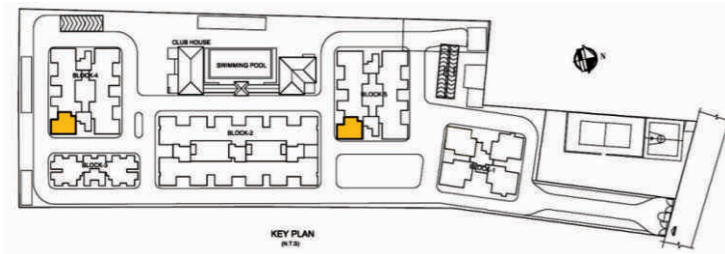


Unit No.

70103



**TYPE 2 A**  
(Preliminary)

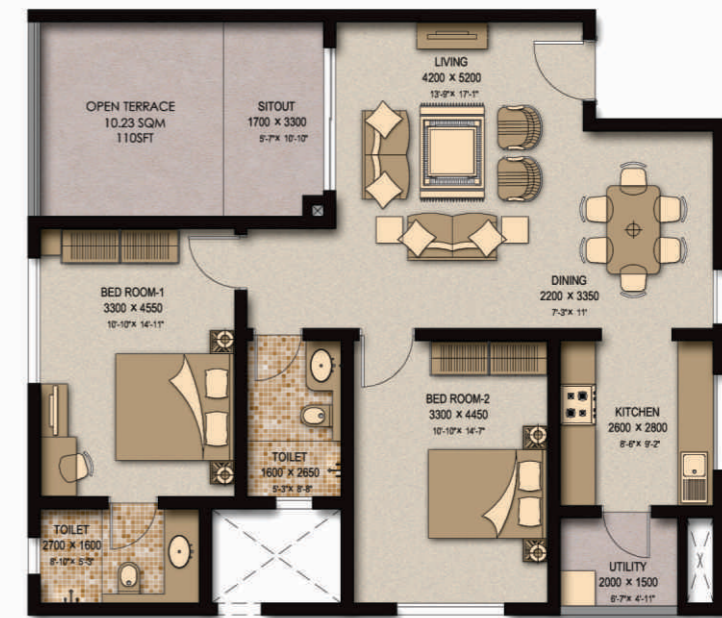
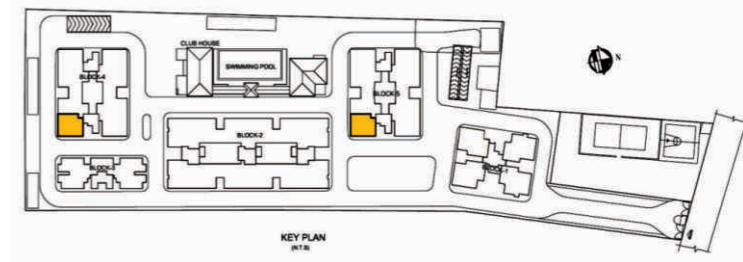


Unit No.

|      |      |
|------|------|
| 8021 | 8081 |
| 8031 | 8091 |
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| 8051 | 8111 |
| 8061 | 8121 |
| 8071 | 8131 |



**TYPE 2 A1**  
(Preliminary)

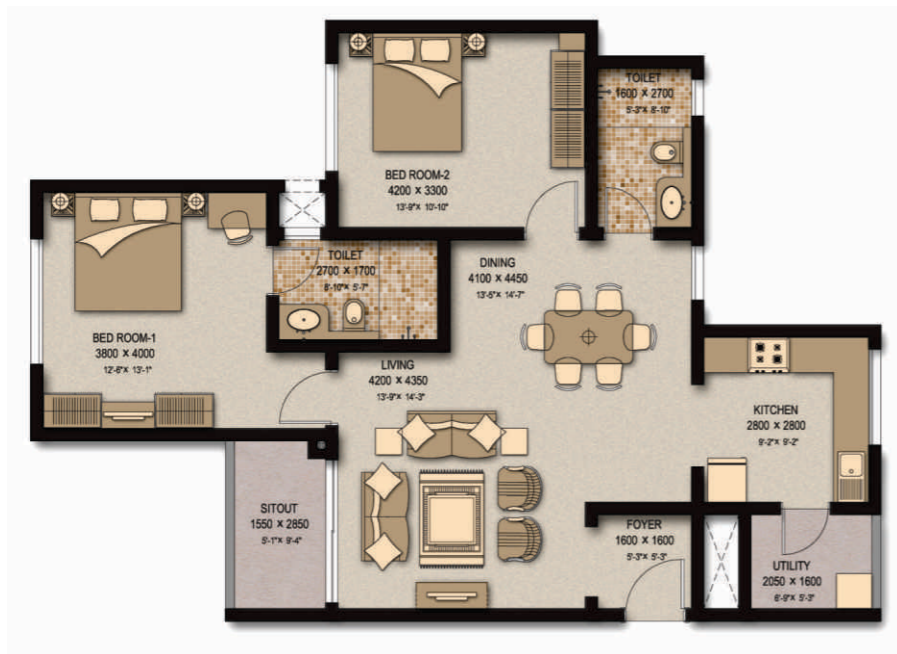
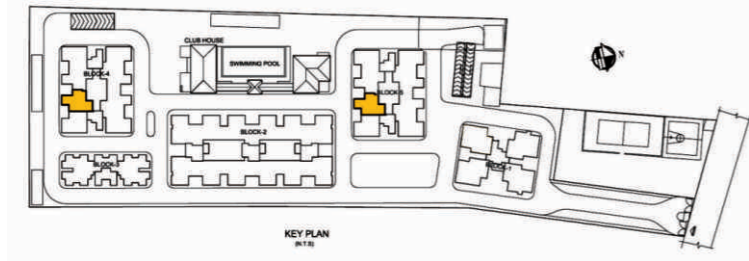


Unit No.

8011

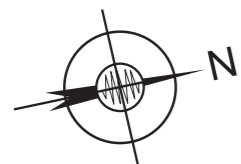


**TYPE 2 B**  
(Preliminary)

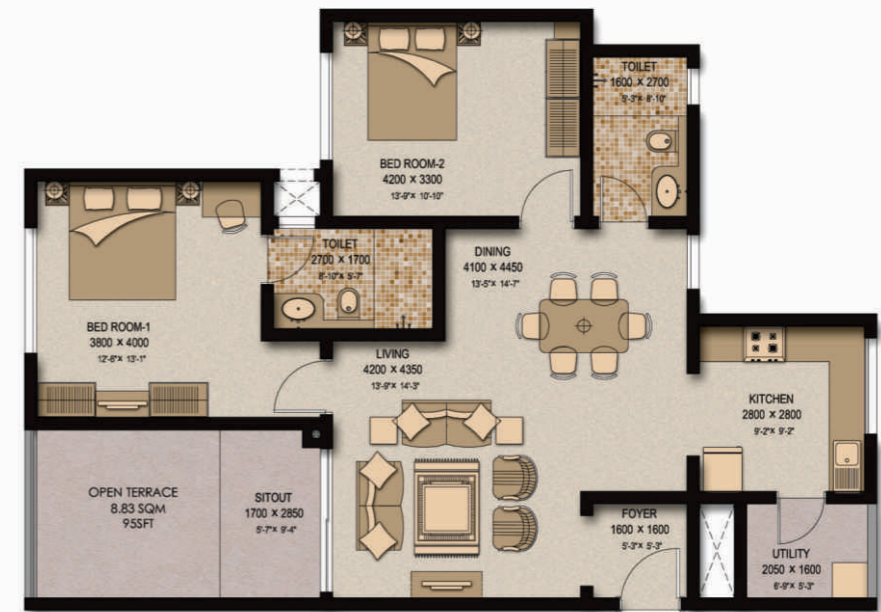
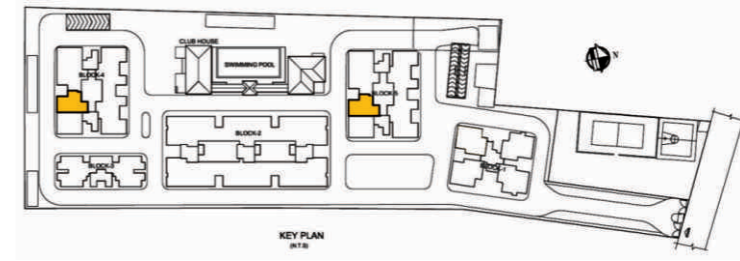


Unit No.

|      |      |
|------|------|
| 8022 | 8082 |
| 8032 | 8092 |
| 8042 | 8102 |
| 8052 | 8112 |
| 8062 | 8122 |
| 8072 | 8132 |



**TYPE 2 B1**  
(Preliminary)



Unit No.

8012



## STRUCTURE

- Basement plus Stilt plus 13 storey (for Block 1, 2, 4 & 5) and 14 storey (for Block 3) RCC framed structure with masonry walls.
- Covered 2-wheeler/car parking in stilt and common basement.

## FOYER / LIVING / DINING

- Superior quality vitrified tile flooring and skirting.
- Plastic emulsion paint for walls and ceiling.

## BEDROOMS

- Superior quality vitrified tile flooring and skirting.
- Superior quality timber laminated flooring and skirting / equivalent in Master bed room only. (for Block 1 - Super Luxury only)
- Plastic emulsion paint for walls and ceiling.

## TOILETS

- Superior quality ceramic tile flooring.
- Superior quality ceramic wall tiling upto false ceiling.
- False ceiling with grid panels.
- Granite vanity counters in all toilets except 1 BHK (in Block 3) and Servant's toilet (in Block 1 – Super Luxury).

## KITCHEN

- Superior quality ceramic tile flooring.
- Superior quality ceramic tiling upto lintel.
- Plastic emulsion paint for wall from lintel to ceiling.
- Superior quality ceramic tiling upto ceiling (in Block 1 – Super Luxury only)
- Plastic emulsion paint for ceiling.

## BALCONIES / UTILITIES

- Superior quality ceramic tile flooring and skirting.
- Granite coping for parapet/MS handrail as per design.
- Plastic emulsion paint for ceiling.
- All walls painted in textured paint.

## JOINERY

### MAIN DOOR/ BEDROOM DOORS

- Frame – Timber
- Architrave - Timber
- Shutters – with both side masonite skin.

### TOILET DOORS

- Frame – Timber
- Architrave – Timber
- Shutters –with outside masonite and inside laminate
- All other external doors to be manufactured in specially designed aluminium extruded frames and shutter with panels.
- Heavy-duty aluminium glazed Sliding windows & French windows made from specially designed and manufactured sections.

### COMMON AREAS

- Ceramic tile flooring and skirting. Textured Paint for walls up to ceiling. (in Block 3 only)
- Vitrified / Granite / equivalent flooring. Superior quality ceramic tile cladding up to ceiling. (in Block 1, 2, 4 and 5).
- Plastic emulsion paint for ceiling.

### STAIRCASE

- Concrete finish for treads and risers.

- Textured Paint for Walls.
- Plastic emulsion paint for ceiling.
- MS handrail.

### LIFTS

- Lifts of reputed make.

### PLUMBING & SANITARY

- Sanitary fixtures of reputed make in all toilets.
- Chromium plated fittings of reputed make in all toilets.

### ELECTRICAL

- Providing Light point, Ceiling Fan point, Call Bell Point, 5A & 15A Socket Point & Distribution Board in respective areas as per attached point schedule of electrical points (only point is provided no fixture is included)
- All indoor wiring is done with copper cables of reputed make as per ISI and IS Specification.
- TNEB Power supply: 7 Kilo Watts 3 Phase supply for 3 Bedroom units (Super Luxury). 6 Kilo Watts 3 Phase supply for 3 Bedroom units (Luxury). 5 Kilo Watts 3 Phase supply for 2 Bedroom units (Luxury). 3 Kilo Watts 1 Phase supply for 1 Bedroom units (Luxury).
- Stand by power (Generator back up) of 1 Kilo Watts (for Block 2, 3, 4 and 5) and 3 Kilo Watts (for Block 1). 100% stand by power (Generator back up) for common facilities.
- Power connection for Split A/C in Living and all Bedrooms.
- Exhaust fan in kitchen and all toilets.
- One telephone point provided in living and one of the Bedrooms internally wired with 2 pair telephone cable independently from the first point.
- Providing Electrical point & fixtures for common facilities like D.G. Yard, Pump room, common area, landscape lightings, club house lights and street lighting of internal road.
- Intercom facility provided from security cabin to each apartment. (Only point).
- Switches and accessories made out of Poly carbonate white plastic modular type as per ISI and IS specifications.
- PVC Conduits rigid type of reputed make as per ISI and IS specification.
- MCB's and DB's are of reputed make as per ISI and IS specification.

### LANDSCAPE

- Designer landscaping.

### DISCLAIMER

■ The Views shown are artist's impression only. ■ The architectural features, colour scheme of the building and landscape features are subject to change. ■ The size, shape and position of doors, windows, ducts, furniture/ fixtures, balconies and terraces are subject to change ■ The firmotire / kitchen counter is to indicate the space available and the likely position of electrical points, it is not a part of the standard fixtures ■ Dimensions of rooms/ spaces are considered from structural wall and are not finished sizes. ■ The furniture shown in drawings is only to indicate the likely position of electrical points and will not be provided. ■ Room sizes indicated are structural sizes & actual sizes may vary due to finishes Sobha Developers reserves the right to change specifications without prior notice, in the interests of quality and timely delivery. We request our valuable customers to note that any such changes made will not, in any way be detrimental to the quality of the building.

## SCHOOLS

- Sushil Hari International School - Kelambakkam
- Padma Seshadri Bala Bhavan School - Siruseri
- The PSBB Millennium School - Thazhambur
- Delhi Public School- Nalambakkam
- Alpha Clarion International School - Sholinganallur
- The Gateway - The Complete School - Sholinganallur
- APL Global School - Thoraipakkam
- Sishya Mehta School - Thoraipakkam (near DB Jain College)
- BVM Global - Perumbakkam
- Vaels Billabong - Injambakkam
- BVM Global - Perungudi

## COLLEGES

- VIT University – Kelambakkam-Vandalur Road
- IIITDM (Indian Institute of Information Technology, Design & Manufacturing) – Off Kelambakkam-Vandalur Road
- Tagore Engineering College – Kelambakkam-Vandalur Road
- Tagore Medical College & Hospital – Kelambakkam-Vandalur Road
- SMK Fomra Institute of Technology – Kelambakkam
- Hindustan College of Engineering – Padur
- SSN College of Engineering – Kalavakkam
- ITM Business School – Siruseri

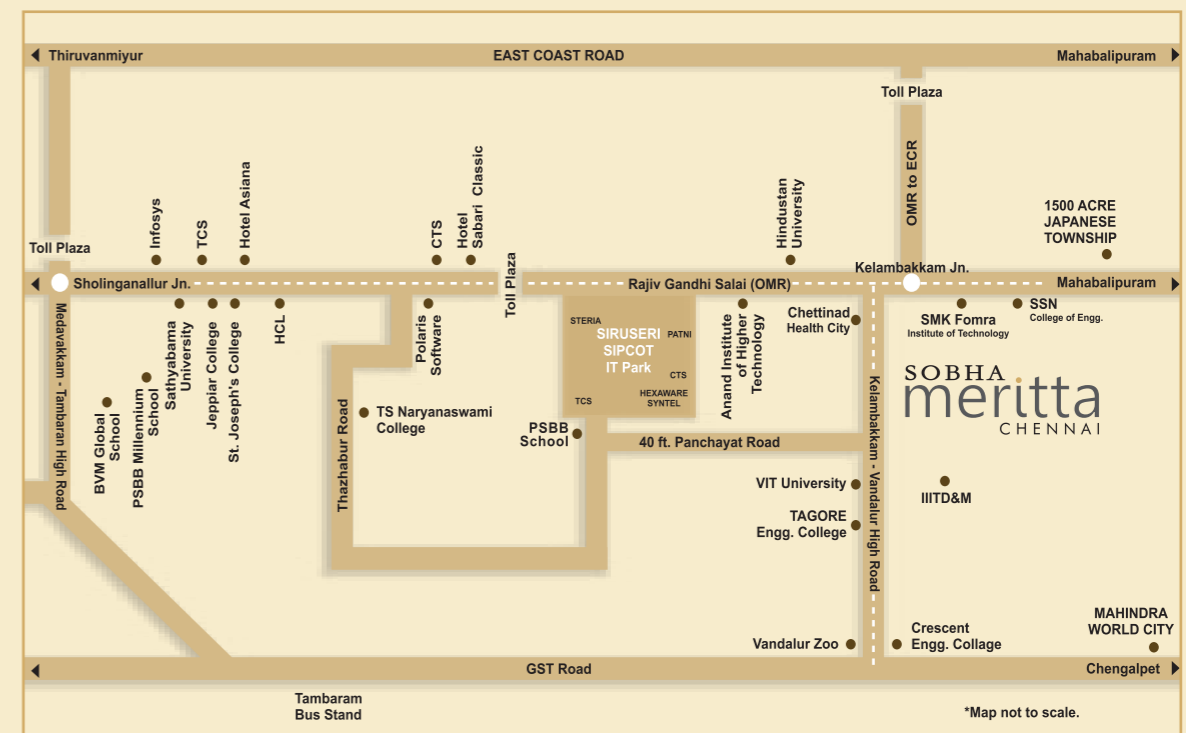
- TS Narayanswami College of Arts & Science – Siruseri
- Crescent Engineering College - Vandalur
- Vel's Srinivasa College of Engineering & Technology – Navalur
- National Institute and Maritime – Uthandi
- Academy of Maritime Institute – Uthandi
- Raga College of Nursing and Dental College - Uthandi
- Jeppiar Educational Trust – Semmancherry
- Mohamed Sathak College of Arts and Science – Sholinganallur
- St. Joseph's College of Engineering - Sholinganallur
- Sathyabama Institute of Science & Technology – Sholinganallur
- D.B Jain College of Engineering – Thoraipakkam

## HOSPITALS

- Chettinad Health City – Padur
- Lifeline Hospital – Perungudi
- Global Hospital – Sholinganallur

## RECREATION

- AKDR Golf Village
- Mayajaal



## LOCATION MAP