



POONAMALLEE
FARMS

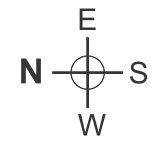


POONAMALLEE
FARMS

Poonamallee farms is for those who dream of a living blended with nature. Our Villas will offer a special flavor of bonding with fresh air and water that you long for in a city.

It is a premium Villa community comprising of 405 Villas spread across 20 Acres of land. Our villas feature upscale amenities matching your lifestyle.

MASTER LAYOUT





LUXURY VILLA

Our Luxury Villas offers the elegance and the choice that set up for the class. It displays the richness in design and furnishings that you would have opted for a comfortable living.

Luxury Villa

Ground Floor Area - 770 sqft

North Facing Plot



GROUND FLOOR PLAN



South Facing Plot



GROUND FLOOR PLAN



East Facing Plot



GROUND FLOOR PLAN



West Facing Plot



GROUND FLOOR PLAN





FLOOR PLAN (DUPLEX)



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Floor	Area Sq.ft.
Ground Floor	770
First Floor	620
Total Area	1390



GRAND VILLA

Our Grand Villas are designed to satisfy your tastes and offer a sense of inner harmony. It possesses the ultimate comfort combined with tailor-made services exclusively set up for you.

FLOOR PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN (OPTION -1)

OPTION -1

Floor	Area Sq.ft.
Ground Floor	770
First Floor	347
Total Area	1117



FIRST FLOOR PLAN (OPTION -2)

OPTION -2

Floor	Area Sq.ft.
Ground Floor	770
First Floor	770
Total Area	1540





DELUXE VILLA

Our Deluxe Villas are built with a view to match the lifestyle that demands the right precision coupled with convenience. It has the state-of-the-art amenities that we have chosen keeping in mind the ideal needs of a happy family.

NORTH FACING PLOT



GROUND FLOOR PLAN



FIRST FLOOR PLAN (EXPANDABLE OPTION)

Floor	Area Sq.ft.
Ground Floor	543
First Floor	207
Total Area	750

East Facing Plot

West Facing Plot

South Facing Plot



GROUND FLOOR PLAN



GROUND FLOOR PLAN



GROUND FLOOR PLAN





LOCATION ADVANTAGES

📍 Location Advantages of Poonamallee Farms

- 3 Mins To 400 Ft Outer Ring Road – Connecting ‘ Vandalur – Minjur
- 5 Mins To Pattabiram Railway Station
- 10 Mins To Avadi Market
- 15 Mins To Poonamallee Bus Terminus
- 20 Mins To Koyembedu (Cmbt & Metro Station)
- 25 Mins To Anna Nagar
- Very Close To Chennai – Bangalore National Highway (Nh-4)
- Surrounded By Residentials, Reputed Schools, Colleges, Hospitals & Industrial Hubs

🎒 Schools

- Sri Vidhya International Residential School - 6 Kms
- Chaitanya International Residential School - 6.2 Kms
- Velammal Vidyalaya - 7.2 Kms
- Sudharsanam Vidyaashram Cbse School - 7.8 Kms
- Jaya Jaya Sankara International School - 9 Kms
- St Joseph’s Matric Higher Secondary School - 9.1 Kms

🏭 Companies & Industries

- T I Metal Forming - 7 Kms
- OCF (Ordnance Clothing Factory) - 7.1 Kms
- Barath Benz - 8 Kms
- HVF (Heavy Vehicle Factory) - 8.1 Kms
- Schneider Electric India Pvt Ltd - 8.5 Kms

🎓 Colleges

- Jaya College Of Arts & Science - 5.9 Kms
- S.A Engineering College - 7.7 Kms
- Alpha College Of Engineering - 9.2 Kms
- Saveetha Dental College - 10.4 Kms
- Panimalar Engineering College - 4.5 Kms

🏥 Hospitals

- M S Hospital - 3.5 Kms
- Grace Hospital - 4.2 Kms
- K C Multi Speciality Hospital - 4.5 Kms
- Dr Agarwal’s Eye Hospital - 5.8 Kms
- Sudharsanam Hospital - 6.5 Kms

🎪 Entertainment Hubs

- Meenakshi Cinemas - 6 Kms
- Gokulam Pavilion (Sundar Theaters) - 9.1 Kms
- Decathlon Sports Hub - 12.2 Kms
- EVP World - 12.5 Kms

📍 Easy Accessibilities

- Pattabiram Railway Station - 2.7 Kms
- Pattabiram Bus Terminus - 2.9 Kms
- Reliance Fresh Super Market - 3.8 Kms
- Avadi Bus Terminus - 6.5 Kms

UPSCALE AMENITIES MATCHING YOUR LIFESTYLE



Supermarket | Swimming Pool | Kids Play Area | Park | CCTV Camera | 24x7 Security
Blacktop Road | Mr. Kitchen

SPECIFICATIONS

- RCC Framed Structure
- Walls with Clay Bricks
- 2' x 2' vitrified tiles for entire area
- UPVC Sliding Windows with MS Grills
- Main Door with Solid Teak Wood Frame and Teak Veneer Finish skin Shutters
- Kitchen - granite platform with SS Sink and 2' tiles Dados Above
- C.P. Fittings of ISI Standards / Sanitary Items - Hindware / Equivalent
- Internal Walls Finish with Putty and Painted with Emulsion paint
- Modular Switches of Anchor / Equivalent

PURCHASE PROCESS

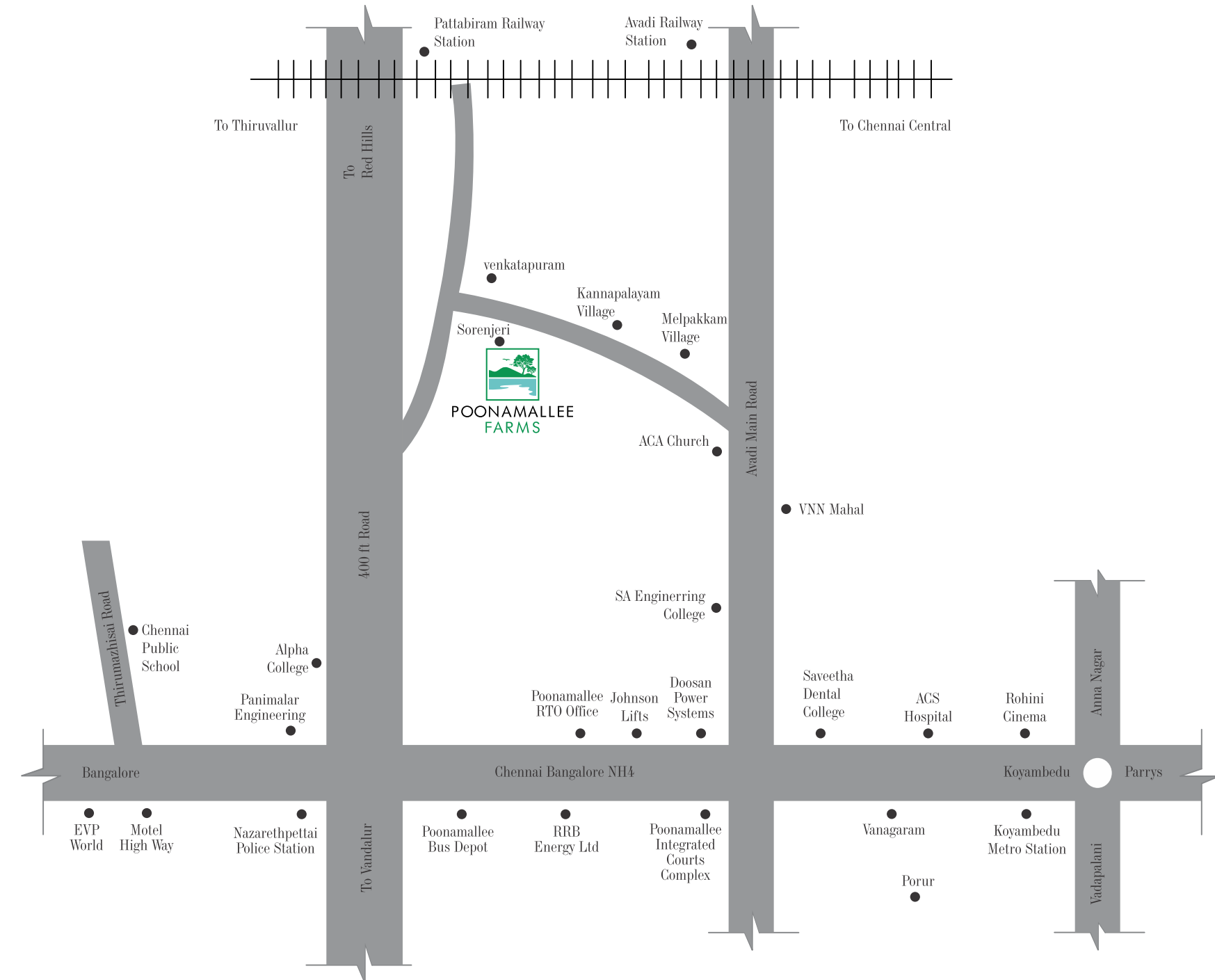
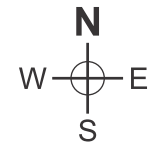
VILLAS

- At the time of booking - Rs.1,00,000
- Within 15 days from the date of booking - 20% of total cost
- Within 30 days from the date of booking - 100% of Land cost + 25% of Villa cost
- On completion of foundation work - 25% of Villa cost
- On completion of brick work - 20% of Villa cost
- On completion of roof work - 20% of Villa cost
- On completion of flooring work - 10% of Villa cost

FOR PLOTS

- At the time of booking - Rs.50, 000
- Within 15 days from the date of booking - 30%
- Within 30 days from the date of booking - Balance payment

ROUTE MAP





Corporate Office Old No. 26, New No. 14, 10th Street, 'M' Block Anna Nagar East, Chennai 600 102.
Customer Care Old No. 23, New No. 19, 7th Street, 'W' Block, Anna Nagar, Chennai 600 040.
Email : Enquiry@colorhomes.in www.colorhomes.in

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HANDED OVER

13  
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