

A vibrant, colorful sky with a bright sun or moon, and several butterflies flying in the foreground over a green field. The sky is filled with soft, ethereal light in shades of blue, purple, pink, and orange. The sun or moon is a bright, glowing orb in the center, creating a lens flare effect. In the foreground, a lush green field is visible, and several butterflies of various colors (orange, white, and brown) are captured in flight, some in sharp focus and others blurred. The overall mood is serene and beautiful.

Luxury in a new light



*“The sun shines in the sky
And glows with a golden hue
The sun shines in the sky
And fills my life with joy anew
A place blessed by that light
That's where my heart belongs
It is my dream and my hope
That this light stays truly mine..”*

*The name "Ailis" means
"light of the sun" and stays true
to its meaning in offering
radiant living at its dazzling best.*



Discover the brilliance of grandeur

10 exclusive signature villas of unprecedented architectural brilliance in one of the most desirable and rewarding residential environments of Chennai.

Introducing

Nahar
AILIS
SIGNATURE VILLAS

Nestling majestically in the prestigious Kazura Gardens at Neelankarai on ECR, AILIS is a spectacular showpiece development from NAHAR PROPERTIES, distinguished builders of great living experiences.



NAHAR



*In the right light, at the right time,
everything is extraordinary*

An enchanting oasis of blissful serenity and picturesque nature, this ultra sophisticated residential haven features tastefully fashioned contemporary homes that are enviably large and opulent without any restrictions in space, style and splendour.

With top-of-the-line design and imperial features, no detail has been overlooked in creating this fine selection of exceptionally spacious bungalows that are impeccably appointed with every comfort and facility imaginable. Featuring charming landscaping with beautiful gardens and multihued blooms, these prized homes make a truly priceless investment for connoisseurs of luxury living.





Exquisite in every aspect

The stately homes at AILIS have been thoughtfully crafted with ornate detailing, plush textures, designer fixtures and enthralling amenities to offer magnificence beyond compare. Choose from a premium selection of unique floor plans that reflect customised modern homebuilding at its finest.

Each charmingly semi independent villa features personal garages and comprises of formal living, casual/family living, dining, kitchen with storage and service, guest room, multi-purpose room, 2 covered car parking , servant/driver resting space and 4 bedrooms with attached toilets.

A host of exemplary lifestyle luxuries make these homes intensely desirable.

Generator Backup | Professionally Planned And Executed Landscape For All Common Areas
Elevator | Piped Gas Line | Modular Kitchen | Provision For VRV Airconditioning System
Audio Intercom System With CCTV



Nahar
AILIS
 SIGNATURE VILLAS

Location Map
 (Not to Scale)
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Reserved for the truly privileged

An elite address for urbane homeowners with a penchant for the best, AILIS boasts of a premier residential location that offer many distinctive advantages.

Commanding enviable access to the best that life has to offer, these homes are just steps away from top-notch shopping, dining and entertainment hubs. Several renowned educational institutions and commercial centres are within a few kilometres radius of the project and all basic everyday needs are in close proximity.

Explore. Enjoy. Relish. And experience a life of infinite possibilities and admirable privileges.

Specifications



TYPE OF CONSTRUCTION

- Framed structure with RCC column beam over masonry walls.
- Anti-termite treatment.
- Rain water harvesting.

FLOORING

- Living and dining area will be finished with good quality vitrified tiles of builder's choice.
- Bedroom area will be finished with good quality vitrified tiles of builder's choice with necessary skirting.

PLUMBING AND SANITARY

- Ceramic flooring in the toilets will be provided as per builder's choice (Anti Skid tiles).
- Bathroom walls will be covered with ceramic tiles as per builder's choice up to ceiling height.
- Concealed / open plumbing lines along with pressurized water supply from the overhead tank will be provided.
- All closets and washbasins will be white (Jaquar/equivalent) of builder's choice.
- Hot and cold wall mixer will be provided for shower area & wash basins inside the bathrooms. All C.P fittings will be Jaguar Florentine collection / equivalent fitting.
- Toilet closets will be EWC floor of builder's choice.

DOORS

- Main doorframe will be of teak wood and door shutter will be of teak wood panel, finished with melamine polish.
- Other doors will be with good quality wood frames and flush doors with laminate sheet on both sides.
- All door fittings will be of brass fittings.
- Main door will be provided with Godrej or equivalent lock, door eye, tower bolt & door stopper.
- Doors to the bedrooms will be provided with door handles (SS finish).
- Door and frame will not be provided for kitchen.

WINDOWS AND VENTILATORS

- Steel grills (painted) will be provided in all windows and ventilators.
- Windows will be of well seasoned country wood.
- Ventilators will be of good quality wood frame.

KITCHEN

- Kitchen platform will be granite with a single bowl with drain board stainless steel sink and glazed tiles dado of 4'0" feet above the kitchen platform, 5'0" feet dado in utility area (if provided).
- Aqua guard point in kitchen.

PAINTING & CEILING TREATMENT

- Living, dining and bedrooms walls finished with putty and emulsion paint.
- False ceiling (Plaster of Paris) with adequate light fittings will be provided for living, dining and bedrooms as per builder's choice.
- All wooden frames and shutters will be polished and finished.

ELECTRICAL

- Concealed copper wiring suitable for three-phase supply, will be of ISI quality.
- Switches & sockets with adequate points for light, fan and power supply will be provided.
- Three phases supply with auto phase changer with trip switch will be provided.
- One calling bell point will be provided.
- Copper wiring for VRV system for entire villa except kitchen.

WATER SUPPLY AND WASTE WATER

- Individual bore well and sump will be provided.
- Seperate pumps for bore well and sump will be provided.
- Automatic water level controller for pumps will be provided.





Incorporated in the year 2003, Nahar Foundations has offered exceptional real estate developments that adorn the city's skyline over the years.

Guided by integrity, innovation, quality and high service standards, Nahar Foundations has grown momentarily to attain a distinguished position of leadership in the real estate industry by successfully crafting many landmark projects across the city. Each of the Nahar projects stands apart in their aesthetic design, impeccable quality and superior features that has brought smiles across a million satisfied faces.

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