

VISTA

ELEGANT VILLAS



3 BHK VILLAS

VISTA'S ENTRANCE



NORTH FACING FACADE



SOUTH FACING FACADE



NORTH FACING 3 BHK VILLA PLANS



North facing Ground floor



North facing First floor

Villa No	Plot Area (Sqft)	Ground Floor (Sqft)	First Floor (Sqft)
10 Nos	1200 Sqft	920 Sqft	735 Sqft

SOUTH FACING 3 BHK VILLA PLANS



South facing Ground floor



South facing First floor

Villa No	Plot Area (Sqft)	Ground Floor (Sqft)	First Floor (Sqft)
10 Nos	1200 Sqft	920 Sqft	735 Sqft

NORTH FACING 3 BHK VILLA PLANS



North facing Ground floor



North facing First floor

Villa No	Plot Area (Sqft)	Ground Floor (Sqft)	First Floor (Sqft)
10 Nos	1200 Sqft	829 Sqft	689 Sqft

AERIAL VIEW





NORTH FACING - LIVING ROOM



SOUTH FACING - LIVING ROOM



SOUTH FACING - BED ROOM



SOUTH FACING - KITCHEN

SPECIFICATIONS



STRUCTURE

- Structural System** : RCC Framed Structure
- Masonry** : 230mm wire cut Red Bricks for external walls & 115mm for internal walls
- Floor- Floor Height** : Will be maintained at 3050mm
- ATT** : Anti-termite treatment will be done



WALL FINISH

- Internal Walls** : All internal walls will be finished with 2 coats of putty, 1 coat of primer & 2 coats of emulsion
- Ceiling** : Finished with 2 coats of putty, 1 coat of primer & 2 coats of emulsion
- Exterior walls** : Exterior faces of the building finished with 1 coat of primer & 2 coats of exterior emulsion paint with color as per architect design
- Bathroom** : Glazed Vitrified tile up to 3050mm height of size 300x600mm
- Kitchen** : Vitrified wall tile of size 300mm x 600mm for a height of 600mm above the counter top finished level



FLOOR FINISH WITH SKIRTING

- Foyer, living, dining, & kitchen** : Vitrified tiles of size 600mm x 1200mm
- Bathroom** : Anti-skid ceramic tiles of size 300mm x 300mm
- Home theater / Bed Room/ Coverd Deck** : Wooden Pattern Vitrified tiles (matt) of size 90mm x 600mm
- Terrace** : Pressed tiles finish
- Private open terrace** : Vitrified tiles (matt) of size 600mm x 600mm
- Car Parking** : Exterior vitrified Tiles 300mm x 300mm



KITCHEN & DINING

- Kitchen** : Platform will be finished with granite slab of 550mm - 600mm wide at height of 800mm from the finished floor level
- Electrical point** : For chimney & water purifier
- CP Fitting** : Parryware / kerovit / Equivalent
- Sink** : Stainless steel sink with drain board
- Dining** : Granite counter-top washbasin wherever applicable
- Utility** : Tap provided



BALCONY/PRIVATE OPEN TERRACE

Handrail : Glass railing as per architect's design



STAIRCASE

Flooring : Granite flooring for staircase

Handrail : Glass railing as per architect's design



BATHROOMS

Sanitary / CP fittings : Parryware / kerovit Brand

Plumbing : All internal pipes 25mm CPVC concealed & 30mm UPVC Pipes

Water tank : 2000 liter - 3 core sintex tank

Bathrooms : wall mounted WC, health faucet, single lever diverter with overhead shower & Wall hung wash basin



JOINERY

DOORS

Main door : Teak door of size 1143mm x 2134 mm frame with teak shutter

: Ironmongeries like lock of Dorma/ equivalent, tower bolts, door viewer, safety latch, door stopper

Bedroom doors : Teak door frame with double side laminated shutter of size 900mm x 2100mm

: Ironmongeries like door lock of Godrej/ equivalent, door stopper, door bush, tower bolt

: Walnut finish fiber doors

WINDOWS

Windows : UPVC windows with sliding shutter with see through plain glass and MS grill on inner side wherever applicable

French Doors : UPVC frame and doors with glass without grills

Ventilators : UPVC frame of fixed/ adjustable louvered

ELECTRICAL POINTS

Power Supply	: 3 phase power supply connection
Safety Device	: MCB & ELCB (Earth leakage Circuit breaker)
Switches & Sockets	: Modular box & modular switches & sockets of Wipro / equivalent
Wires	: Fire Retardant Low Smoke (FRLS) copper wire of a quality IS brand Finolex / equivalent
TV	: Point in living & bedrooms
Mobile charging dock	: Mobile charging dock provided in living & beds
Induction point	: Point provided in the kitchen
Data	: Point in living and provision in first floor
Split- air conditioner	: Point will be provided all bedrooms
Exhaust fan	: Point will be given in all bathrooms
Geyser	: Geyser point will be provided in all toilets



OUTDOOR FEATURES

Intercom	: Intercom will be provided
Common Back-up	: Inverter power backup for common amenities such as clubhouse & selective common area lighting
Security	: Security booth will be provided at the entrance
Compound Wall	: Site perimeter fenced by compound wall with entry gates for a height of 1800mm/ as per landscape design intent
Landscape	: Suitable landscape at appropriate places in the project
Internal Roads	: Paver block as per architect intent
Driveway	: Convex mirror for safe turning in driveway in/ out



INTERIOR

Wardrobe/T.V Unit/Pooja	: 19mm thick 710 BWP Century Plywood finished with 1mm thick laminate outside and 0.8mm thick laminate inside with soft closer hinge	Lights	: Wipro surface lights
False ceiling	: At Living, Bedrooms and Home theatre	Kitchen	: 19mm thick 710 BWP century plywood finished with 1mm thick laminate outside and 0.8mm thick laminate inside with Olive tandem box, chimney
Curtains/Wallpaper	: Bedrooms and Living		

VISTA VILLA'S SITE PLAN



Salient Features:-

- ◆ Elegantly Crafted 30 Villas spread across a 2.3-acre expanse
- ◆ Ground Floor + 1st Floor + Terrace design structure
- ◆ Madurai's first elegant luxurious styled Villas
- ◆ Offers 30+ lifestyle amenities & features that include , party hall, gym, Home theatre, children play area & many more
- ◆ 100% Vaastu compliant homes with zero dead space design
- ◆ Surrounded by prominent Companies, educational institutions & Other hubs



WORKPLACES

- Hcl Technologies - 10 Km
- ELCOT IT Park - 10.1 Km
- Aruna Alloys Steels - 6.5 Km
- Honeywell Technology Solutions - 10 Km

EDUCATION

- Vallaba Vidyalaya - CBSE School - 850 m
- Neevlands International School - 4.9 Km
- Don Bosco Hr.Sec.School - 6.7 Km
- Mahatma Montessori School - 6.5 Km
- Velammal Global school - 8.3 Km
- Indian Institute of Industry Interaction Education and Research - 5.3 Km

HEALTHCARE

- Meenakshi Mission Hospital - 9.3 Km
- Vikram Multispeciality Hospital - 8.3 Km
- Preethi Multi speciality Hospital - 10.2 Km
- Appolo Hospital - 6.3 Km

BEST IN LOCAL

- | | | |
|---|---|---|
| • Madurai Airport - 24 Km | • District Employment Office - 9.4 Km | • TDV Garden - 350 m |
| • Mattuthavani Bus Stand - 8 Km | • Appanthiruppathi Police Station - 110 m | • Yanai Malai Ancient Jain hills - 8 km |
| • High Court-Madurai Bench - 10.8 Km | • Kuthba masjid - 4.5 Km | • KSA Mahal - 1.8 Km |
| • Yoga Narasinga Perumal Thiru Kovil - 9 Km | • Federal Bank - 450 m | • AlagarKovil - 7.6 Km |

ARCHITECT:- WHITE EDGE ARCHITECTS

www.whiteedgearchitects.com

Builders & Developers



Karpagam
Homes & Developers

Site Address:-

- Alagar kovil main road,
Arumbanur, Madurai 625 104
- (Near Vallaba Vidyalaya
school)

VISTA
ELEGANT VILLAS

PROMOTORS



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