



LUXURY NOW AFFORDABLE  
@ PALLAVARAM







# MOTHER'S SQUARE

## by SKI

LUXURY APARTMENTS Brought to life amidst the serene setting of Pallavaram. As a fast emerging place, Pallavaram is socially well developed and offers proximity advantages to numerous IT companies & manufacturing Industries, airport, Metro station, Railway station, Bus stops, schools, colleges and hospitals making it the preferred residential destination for everyone.

Our dedicated professionals have meticulously designed and carefully developing luxury living infused with the best of facilities, ensuring the highest standard of quality in every aspect of the project. With our commitment and pursuit of excellence, **Mother's Square** Apartments offers the most exquisite life style and comfort at an affordable pricing.

## AREA STATEMENT

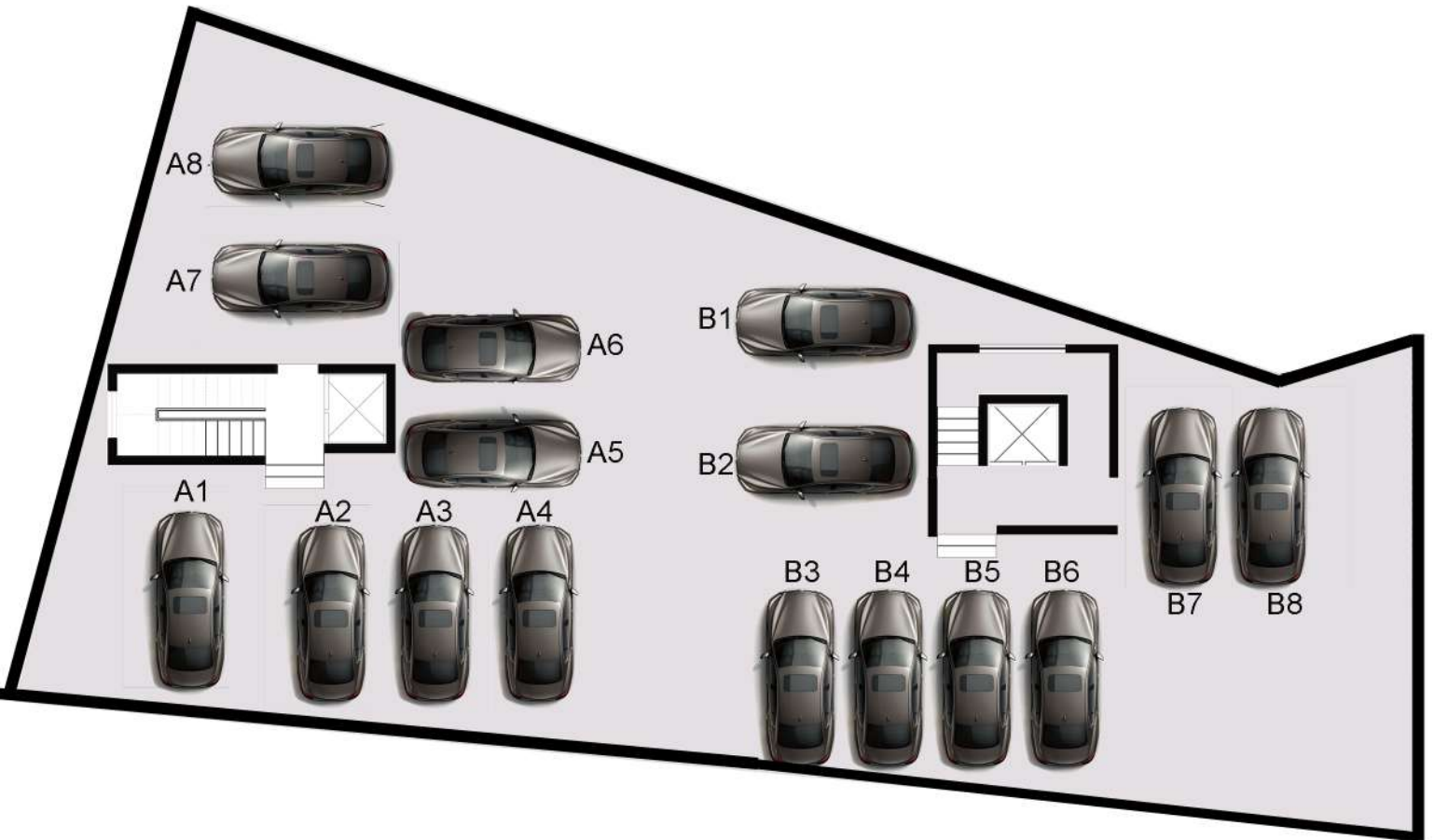
### BLOCK A

FLOOR	FLAT NO	TYPE	AREA in sq.ft
First	F1	2BHK	835
First	F2	1BHK	587
First	F3	2BHK	827
Second	S1	2BHK	835
Second	S2	1BHK	587
Second	S3	2BHK	827
Third	T1	3BHK	1371
Third	T2	1BHK	590

### BLOCK B

FLOOR	FLAT NO	TYPE	AREA in sq.ft
First	F1	2BHK	831
First	F2	2BHK	892
First	F3	1BHK	546
Second	S1	2BHK	831
Second	S2	2BHK	892
Second	S3	1BHK	546
Third	T1	2BHK	843
Third	T2	3BHK	1052

# STILT FLOOR PLAN

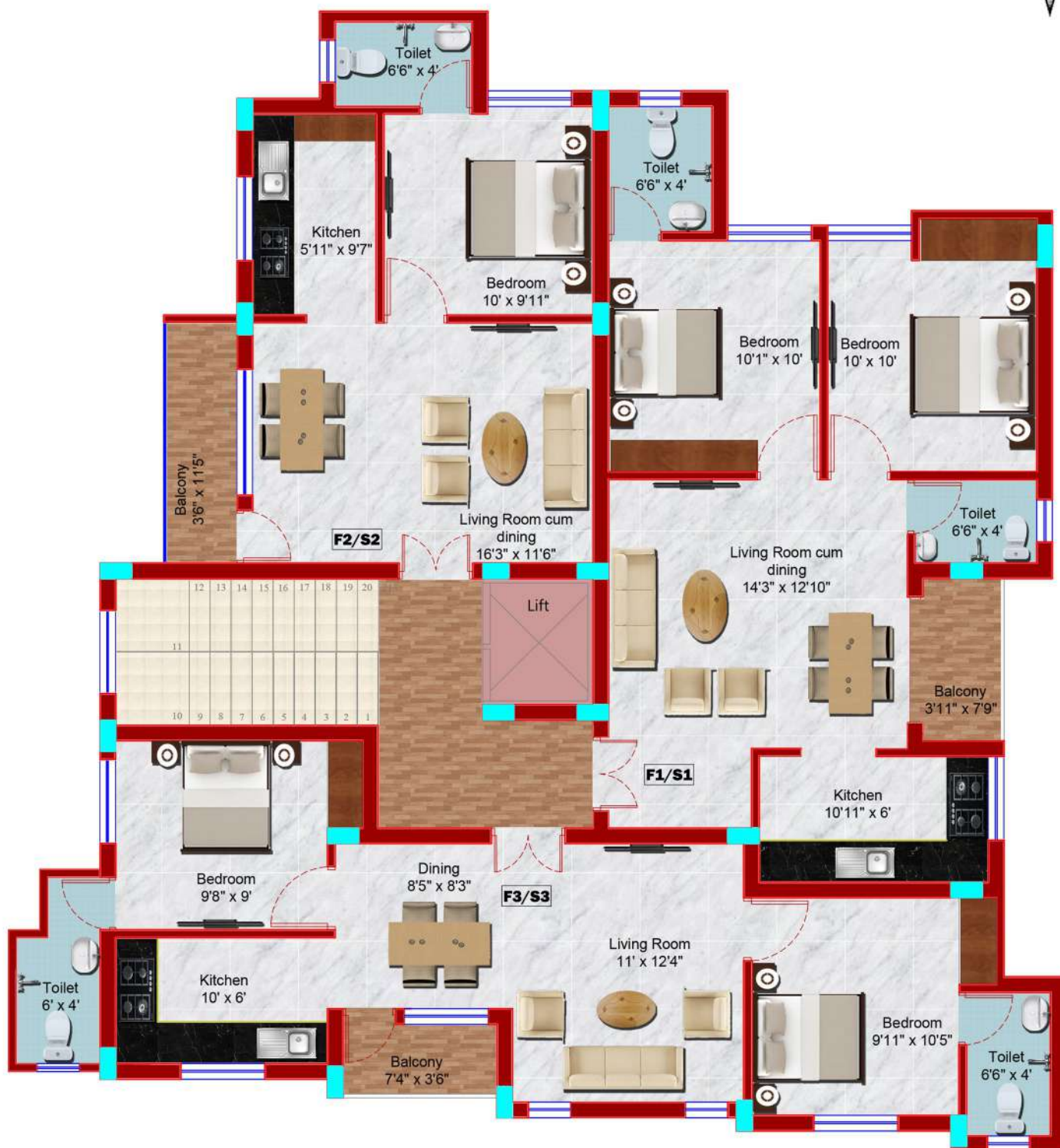


BLOCK A & B





# FIRST & SECOND FLOOR PLAN



BLOCK A

# THIRD FLOOR PLAN



BLOCK A



# FIRST & SECOND FLOOR PLAN



BLOCK B

# THIRD FLOOR PLAN



BLOCK B



# MOTHER'S SQUARE APARTMENTS

## Project address:

Plot no 8, D.no: 39B,  
Maariamman koil street,  
Issa pallavaram, Chennai 600043.

## LOCATION ADVANTAGE



### SCHOOL

• Sri Chaitanya schools	- 6min
• Omega international school	-20min
• St Theresa girls higher secondary school	- 3min
• Vels Vidyashram senior secondary school	-13min
• Srimathi Sundaravalli Memorial School	- 3min
Kv School	- 10min



### COLLEGE

• Madras Institute of Technology- Anna university	-16min
• Tagore college of Arts and Science	-10min
• Shree balaji medical college & hospital	-12min
• Vels University	-11min
• Shrimathi Devkunvar nanlal bhat vaishnav college for women	-9min



### HOSPITAL

• Dr. Rela institute & medical centre-	- 12min
• Shadithya hospital	- 5min
• Subhiksha hospital	- 13min
• BP jain hospital	- 9min
• Shree balaji medical college & hospital	- 12min
• JIP Diabetic Multi Speciality Hospital	- 15min



### RAILWAY STATION AND AIRPORT

Pallavaram station	7min
Airport metro	9min
Chrompet	8min
Chennai International airport	10min

## Common amenities

1. Smart Switches (optional)
2. Work From Home Office Space
3. Lift
4. RO Water Purifier In Kitchen
5. Power Back Up
6. CCTV
7. Video Door phone
8. Smart Lock
9. Gas Sensor
10. Light Sensor
11. Coverd Car Parking
12. Inter Com From Main Door
13. Car Charging Points
14. Security Room
15. Rain Water Harvesting
16. Solar Light For Common Area
17. Roof Top Sitout
18. Roof Top Garden
19. Children's Play Area
20. Walking track
21. Open Yoga Space
22. Roof Top Party Area
23. Indoor Play Area
24. Visitor's Parking



### THEATER

10min	PVR Grand Galada
	Velco cinemas
15min	Varadharaja theatres
12min	Vettri theatres
8min	Janatha theatre
10min	Super Saravana Stores
10min	Saravana Mall



### COMPANIES

17min	MEPZ
15min	SEZ -Thirumudivakkam
15min	Guindy industrial estate
15min	Olympia Technology Park
20min	DLF-SEZ IT park
20min	Embassy Splendid Tech Z

## SPECIFICATION

### STRUCTURE

- Columns and Beams Rods TMT Rod
- Columns and Beams rings 8 mm TMT ISI Rod
- Outer wall of the building 9" Red Brick
- Lintel level beams will be at doors and window area
- Cement - KCP/Chettinad/Coromandel

### TILES

- Floor tiles GVT
  - a. For Hall and Dinning 4ft X 2ft
  - b. For Other Rooms 2ft X 4ft
- Kitchen Tiles Size 18inch X 12 inch Or 1ft X 2 ft.
- Kitchen Wall Tiles Height from Kitchen Slab Up to Roof Level
- Bath Room Wall Tiles Size 18inch X 12 inch Or 1ft X 2ft.
- Bath Room Tiles Height from Bath Floor Level Up to roof level

### DOOR

- Main door frame Teak wood
- Main Door frame Size 7 Ft X 3.5 Ft
  - a. Main Door Frame Thickness 5inch X 4inch
- Main Door Solid Veneer door - Teak Wood Polish
  - a Main Door Lock Mortise Type 9 inch
- Bed room door frame Kongu or Vangai
- Bed room door frame Size 7 Ft X 3 Ft
- Bed room doors Heavy Flush Doors - Enamel Paint
  - a. Bed room door Locks Mortise Type 6 inch
- Bath room door frame Kongu or Vangai
- Bath room door frame Size 7 Ft X 2.5 Ft
- Bath room doors Water Proof WPC doors-Enamel Paint

### WINDOW

- Windows UPVSC and Sliding with mosquito net.



## SPECIFICATION

### ELECTRICAL

- Electrical Wires Kundan / GM / RR
- Switches GM/Eleyes
- Three phase rotary switch and Distribution Box
- TV and Phone point all bedrooms, Living and Dining

### FITTING

- Bath room fitting - Parryware / Jaquar / Equalent.
- Wall Mixer 3 in one in all Bath Room - Parryware / Jaquar/Equalent.
- Toilet fitting Type Floor Mounted in Parryware/ Jaquar/ Equalent.
- Wash Basins - Medium Size - Parryware / Jaquar / Equalent.
- Plumbing connection inside Bath Room ISI-CVPC
- Outside plumbing connections ISI PVC
- Leak proof chemical treatment in  
First, Second and Third Floor bathrooms
- Kitchen sink - Stainless steel 304 Grade - Airline Finish.
- Pest Control at foundation level and at all Wooden Particles
- Window's grill Square Rods 12 mm

### PAINTING

#### Inner Wall Painting

- White cement one coat
- Two Coat Putty
- Wall Primer One Coat
- Two Coat Asian Premium Paint

#### BRAND

Brila / Asian / JSW  
/ Equalent.

#### Outer wall

- One coat cem
- One Coat Primer
- two coat Asian Ace Exterior

#### Ceiling Paint

- White cement one coat
- Two Coat Putty
- Primer One Coat
- Asian Premium Celling White



## LOCATION



## OFFICE ADDRESS

#8, Second Floor , Tannery Street ,  
Pallavaram , Chennai - 600043.

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