

A truly prestigious address



ANANTH VISTA



India Builders®
(CHENNAI) LIMITED



About India Builders

Since its inception in 1987, India Builders has always strived to be a company, which sets the benchmark for others in the real estate business.

Be it in our design, methodology like soil testing etc., acquiring legal and Government approvals, construction practices, infrastructure and amenities provided, we do set a benchmark for others to follow.

No wonder we have acquired the ISO 9001 certification, which in itself means that we adhere to inflexible international quality standards.

We have crossed more than two million square feet of constructed area and are known as a company, which perseveres in providing the best of apartments to our deserving customers.



ANANTH VISTA

Door No.1, Yogambal Street,
T.Nagar, Chennai - 600017

Ananth Vista, an exclusive collection of 6 premium apartments (ranging from 1315 Sq.ft to 2630 Sq.ft.), is designed to bring harmony and balance to your life. Each apartment is Vastu compliant, ensuring wealth and prosperity. The stunning design, modern, elegant touches, and high-end fittings set new standards for refined living. Whether carefully chosen or exquisitely crafted, at Ananth Vista, the small details make a difference. Located in T.Nagar, Chennai's buzzing address, it offers everything you need in one vibrant place. Only minutes away from everyday needs, you can choose from a thriving number of trendy cafés, restaurants, malls, multiplexes, boutiques and more. Make Ananth Vista your new home, say hello to happiness.

A graphic of a rolled-up scroll with a gold border. The text on the scroll reads: 'Successfully Completed More Than 400 Projects'.

**Successfully
Completed
More Than 400
Projects**

ANANTH VISTA



Typical Floor Plan - I, II, III, IV



ANANTH VISTA

FLAT AVAILABILITY

Floors	Sq.ft.	Availability
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First Floor

1A	2630 Sq.ft	Available
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Second Floor

2A	2630 Sq.ft	Available
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Third Floor

3A	1315 Sq.ft	Sold
3B	1315 Sq.ft	Sold

Fourth Floor

4A	1315 Sq.ft	Sold
4B	1315 Sq.ft	Sold

Payment Schedule

• Initial Payment	30%
• On Completion of Foundation	15%
• On Completion of Ground Floor Roof Slab	10%
• On Completion of First Floor Roof Slab	8%
• On Completion of Second Floor Roof Slab	8%
• On Completion of Third Floor Roof Slab	8%
• On Completion of Fourth Floor Roof Slab	8%
• On Completion of Brickwork in the respective flat	8%
• On Handing Over	5%

Cost

- Rate: Rs. /- per Sq.ft
- GST and Registration charges extra
- Covered car park, Generator and EB/CMWSSB charges extra

Key Plan



Intertek

Specifications

I. General

1. Elegant Elevation
2. Cross Ventilation for all rooms
3. Vaasthu Plan for entire Building
4. V3F Lift
5. Exquisite Lobby in Stilt floor
6. Exterior tiles for Car Parking area
7. Designer pavers for Paving area
8. Full Back-up Generator with Auto Changeover
9. Landscaped Terrace

II. Flooring

1. Engineered Marble for Living and Dining Room
2. Wooden Laminate Flooring for Bedrooms
3. Double-Charged Vitrified Tiles for Kitchen
4. Designer Tiles for Toilet Walls for full height
5. Black Granite for Kitchen Platform
6. Granite Flooring for Staircase Area

III. Carpentry

1. Teak Wood for Main Door Frame and Solid Panel Shutter
2. Safety door with One-side Teak Panels
3. Teak Wood Frames for all Doors
4. Moulded Flush Doors for other Rooms
5. Polymer Coated Flush Doors for Toilets
6. UPVC windows

IV. Electrical

1. FRLS Wires
2. AC Point in Living, Dining and Bedrooms
3. TV and Phone Points in Living & Bedrooms
4. Modular Switches with Metallic Boxes
5. Exhaust Fan point in Toilets & Kitchen
6. Automatic Phase Change-over Switches with ELCB in Main Board
7. Fully automated panel boards
8. CCTV Surveillance System

V. Painting

1. Premium Emulsion Paint for entire Interior
2. Weather Coat Emulsion Paint for entire Exterior
3. Melamine Finish for Entrance Door
4. Laminate finish for Wooden Surfaces

VI. Plumbing

1. Toto Closets and Wash Basins in Toilets
2. Hansgrohe CP Fittings
3. Diverters in all Toilets
4. Glass Shower Enclosure
5. Counter Wash Basin in Dining
6. Carysil Sink with Sink Mixer in Kitchen
7. Earthquake Resistant Plumbing Conduits
8. Booster Pump

An "Intelligent Building™" in terms of:

- | | |
|-----------------------------|--|
| Techno-Morden concepts | - Earthquake resistant structure, Soil exploration |
| Integrated systems | - LVC (Lighting, ventilation and communication) |
| Heat proofing | - Energy saving non-conductors on terrace |
| Effective tool for analysis | - STAADPRO |
| Endemic services | - Lift, Barbeque chambers |
| Uninterrupted power supply | - Autostart standby generator |
| Communication | - Online camera and intercom |
| Green cover environment | - Landscaping |



Pictures are for design purpose only and are not final



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