



There's enough room for your
every dream



Samruddhi



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.



INDULGE IN THE LUXURY OF SPACE

Designed for modern, luxurious, urban living, come and discover one for yourself.

State-of-the art architecture
High-quality fittings
Opulent interiors
Earthquake resistant structure
Security facilities
Spacious rooms
Covered car park
Vastu compliant flats etc.



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AN ENVIABLE LOCATION LIKE NO OTHER

Whatever you feel like doing, wherever you feel like going, you are never really far away from anything that you need.

No.189, West Ramalingam Road, RS Puram,
Coimbatore 641002



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NEIGHBOURHOOD

Experience the rare feeling of being far away from the rest of the world, right in the middle of the city.

Located strategically in R S Puram, Samruddhi lies in close proximity to Schools, Colleges, Temples, Hospitals, Restaurants, Multiplex Cinemas and much more.

Key Plan



PAYMENT SCHEDULE

● Initial Payment	30%
● On Completion of Foundation	15%
● On Completion of Ground Floor Roof Slab	8%
● 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	10%
● On Handing Over	5%

Cost

- Rate: Rs. /- per Sq.ft
- Registration, service tax and Infrastructure charges extra
- Generator cost extra Rs. 1.00,000/-
- Cost of two covered car parks extra Rs. 3,00,000/-
- EB/CMWSSB deposits extra Rs. 1,00,000/-

FLAT AVAILABILITY

Floors	Sq.ft	Flat availability
First Floor		
1A	1956 Sq.ft	Sold
1B	1749 Sq.ft	Available
1C	1883 Sq.ft	Sold
Second Floor		
2A	1956 Sq.ft	Available
2B	1749 Sq.ft	Sold
2C	1883 Sq.ft	Sold
Third Floor		
3A	1956 Sq.ft	Available
3B	1749 Sq.ft	Available
3C	1883 Sq.ft	Available
Fourth Floor		
4A	1956 Sq.ft	Sold
4B	1749 Sq.ft	Sold
4C	1883 Sq.ft	Available



A COLLECTION OF
12 LUXURIOUS HOMES
IN THE HEART OF
COIMBATORE

Because Great Homes Deserve Great Spaces.

4 Floors
3 Flats per floor
Ranging from 1749 sqft to 1956 sqft



FLAT C
1883 Sq.ft



FLAT B
1749 Sq.ft



FLAT A
1956 Sq.ft



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FLAT B
1749 Sq.ft



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Specifications

I. General

1. Elegant Elevation
2. Cross Ventilation for all rooms
3. Vaastu 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

II. Flooring

1. Vitrified tiles for entire Carpet area
2. Designer Tiles for Toilet Walls for full height
3. Black Granite for Kitchen Platform
4. Granite Flooring for Staircase Area

III. Carpentry

1. Teak Wood for Main Door Frame and Solid Panel Shutter
2. Teak Wood Frames for all Doors
3. Moulded Flush Doors for other Rooms
4. Polymer Coated Flush Doors for Toilets
5. Teakwood / UPVC windows

IV. Electrical

1. FRLS Wires
2. AC Point in Bedrooms
3. TV and phone Points in Livingroom
4. Modular Switches with Metallic Boxes
5. Exhaust Fan point in Toilets & Kitchen
6. Rotary Switches with ELCB in Main Board

V. Painting

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

VI. Plumbing

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



An "Intelligent Building™" in terms of:

Techno-Mordern concepts
Integrated systems
Heat proofing
Effective tool for analysis
Endemic services
Uninterrupted power supply
Communication
Green cover environment

- Earthquake resistant structure, Soil exploration
- LVC (Lighting, ventilation and communication)
- Energy saving non-conductors on terrace
- STAADPRO
- Lift, Barbeque chambers
- Autostart standby generator
- Online camera and intercom
- Landscaping



Pictures are for design purpose only and are not final



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