

# S.I.S Zaara

## Saligramam



# S.I.S Zaara

**Project Name** - S.I.S Zaara

**Location** - Saligramam

**About Project** - S.I.S Zaara is a unique and stunning collection of 2 and 3 bedroom apartments designed to celebrate life every day and every moment. This affordable development comprises of magnificent flats ranging from 1166 sq.ft to 1512 sq.ft, and is conveniently situated for inner-city living. A home is more than four walls, which is why it is essential to find a space that enables you and your loved ones to live their best lives. There is nothing extra about going the extra mile when it comes to providing you with a home you love. When you live in one of our apartments, you will be in possession of a private oasis in the heart of the city, with a prime location in Saligramam.

**Configurations** - 2 & 3 BHK

**Sizes** - 2 BHK - 1166 Sq.ft / 3 BHK- 1512 Sq.ft

**Total of Units** - 6 Nos

**Floors** - S+3









# Amenities



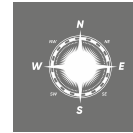
100% Power Back Up generator for all apartments & common Area



Home automation



Passenger / Service Lift with Auto Start



100% Vasthu Compliant



Pneumatic Pressure Pump



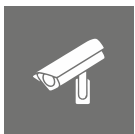
Landscaping and Paving around the building



2 Covered Park (Tandem)



Restroom for Servants in Terrace



Multilevel Security (Intercom / CCTV / Door Camera)



Rain Water Harvesting

# Specification

## Foundation / Structure

- Earthquake resistant R.C.C. framed structure designed for Stilt + 3 Upper Floors.

## Doors and Fittings

- Duradoor or Equivalent Main door with 48 mm shutters (Normal Shutters 32 mm) along with Architrave frames with 200 mm Thickness
- Hettich or equivalent necessary door Hardwares

## Windows

- Windows shall be of Kommerling / Fennesta UPVC frames with 8mm thick Saint Gobain double glazed openable / Sliding shutters.

## Plumbing & Sanitary

- Fitting from Kholer / Toto or Equivalent
- Bathroom and kitchen water lines with CPVC pipes
- Kitchen counters shall have 20mm thick black / brown polished granite top

## Lift

- Mitsubishi/Johnson or equivalent

## Switches

- Norisys or equivalent premium brand switches

## Flooring

- Living & Dining – 3 x 3 GVT Premium Vitrified Tiles SOMANY / RAK / KAJARIA
- Kitchen & Bedrooms - 2 x 2 GVT Premium Vitrified Tiles SOMANY / RAK / KAJARIA

## Wall Finishes

- Interior - 2 coats wall care putty. One coat of ICI primer. Two coats of premium emulsion from ICI DULUX or equivalent.
- Exterior - one coat of cement based textured finish. One coat of exterior primer and two coats of weather shield paint.

# Location Map



## Location Advantages

- ❖ Vijaya Group of Hospital – 1.5 Kms
- ❖ Forum Vijaya Mall - 1.6 Kms
- ❖ SIMS Hospital – 2 Kms
- ❖ Vadapalani Murugan Temple – 2.6 Kms
- ❖ Inox Cinemas – 1.4 kms
- ❖ VHM Hospital - 1.3 Kms
- ❖ Vadapalani Metro – 1.9 Kms
- ❖ Vadapalani Bus Stand – 1.3 Kms
- ❖ CMC Hospital – 650 Mtrs
- ❖ Natesan Nagar Park – 2.6 Kms









# 2 BHK - 1166 sq.ft



# 3 BHK - 1512 sq.ft







### **Corporate Office Address**

F1, No.78, Gulmohar Avenue, Velachery Main Road,  
Guindy, Chennai - 600 032.  
Ph : +91 44 6644 7700 / 44  
Email : sales@sis.in | website : www.sis.in

### **Site Address**

S.I.S Zaara, Door No -1, Plot no -24,  
S.No -108, Thiruvengadasamy Street,  
Kannabiran Colony, Saligramam,  
Chennai - 600093.

### **Project Marketed by**



### **Structural**

Mr. C. Kannan, B.E., M.E., (Structure)

### **Architecture & Design**

THE ZARC

MEMBER **CREDAI**

**CALL : +91 93846 39948**