

ISO 9001:2015 CERTIFIED COMPANY



(A Unit of RAHUL ASSOCIATE)

Sakthy Villa



About Us

M/S. Rahul Associates is a Proprietorship concern Founded and lead by Mr. R.R. Shridhar who is a Rotarian and social worker and the managing Director of M/s. Rahul Flat Developers Private Limited, which has completed more than **120** projects totalling around **1.5 million sq.ft.** The main objective of the organisation is promoting and developing residential and commercial building in chennai and Tamil nadu.

Quality Policy

We are committed as a team with positiveness in our attitude towards quality standards time scheduled & commitment & customer service. We strive towards the goal of being 'Best' in our business through quality as our basic strategy.

Our Vision

To be a world class construction company with innovation in designs and in developing an ideal living atmosphere with investment opportunities and innovative real estate solutions, that exceed our customer's expectations.

Our Mission

To develop quality residential & commercial Infrastructure with high standards and innovation at affordable costs and achieve customer satisfaction.

To achieve excellence in construction development, for the benefit of our customer, society and country through professionalism, ethics, quality and excellent customer service.

To respect and comply with safety, environmental and legal requirements.

To continually improve our competitive edge through innovations, motivations and Customer Feedbacks.





Sakthy Villa

Sakthy Villa is a whole new element to magnetise Chennai's most happening urban town - Ambattur (Banu Nagar) An architectural designer layout of 2 BHK apartments with elevator, ample space for cars & 2 wheeler parking etc.

Special Amenities



Aesthetic
Elevation



Vaastu compliant
Apartments



6 Passenger
Lift



Landscape Around
the Building



Car Parking



Rainwater
Harvesting

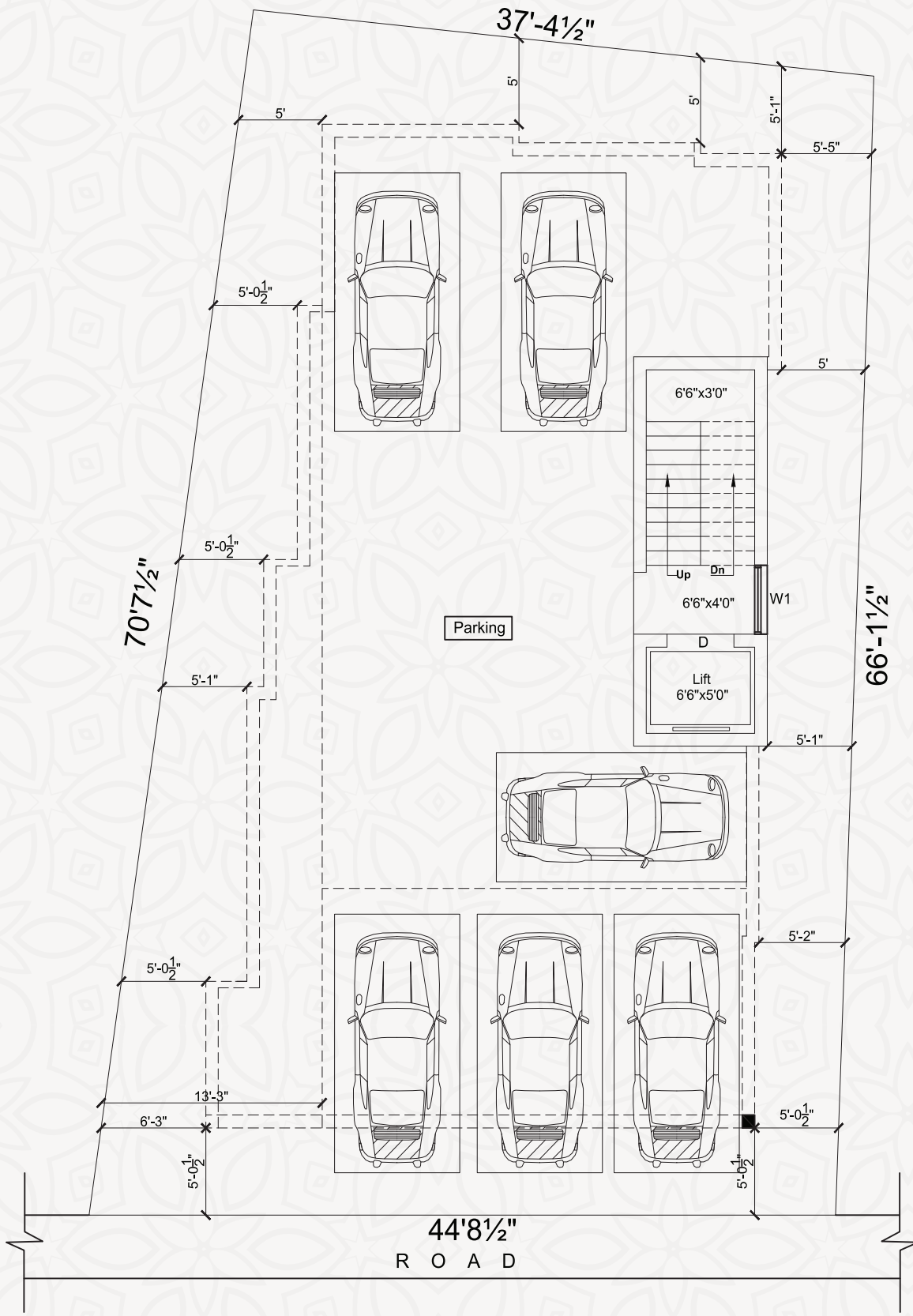
Location Advantages

Project at good Location

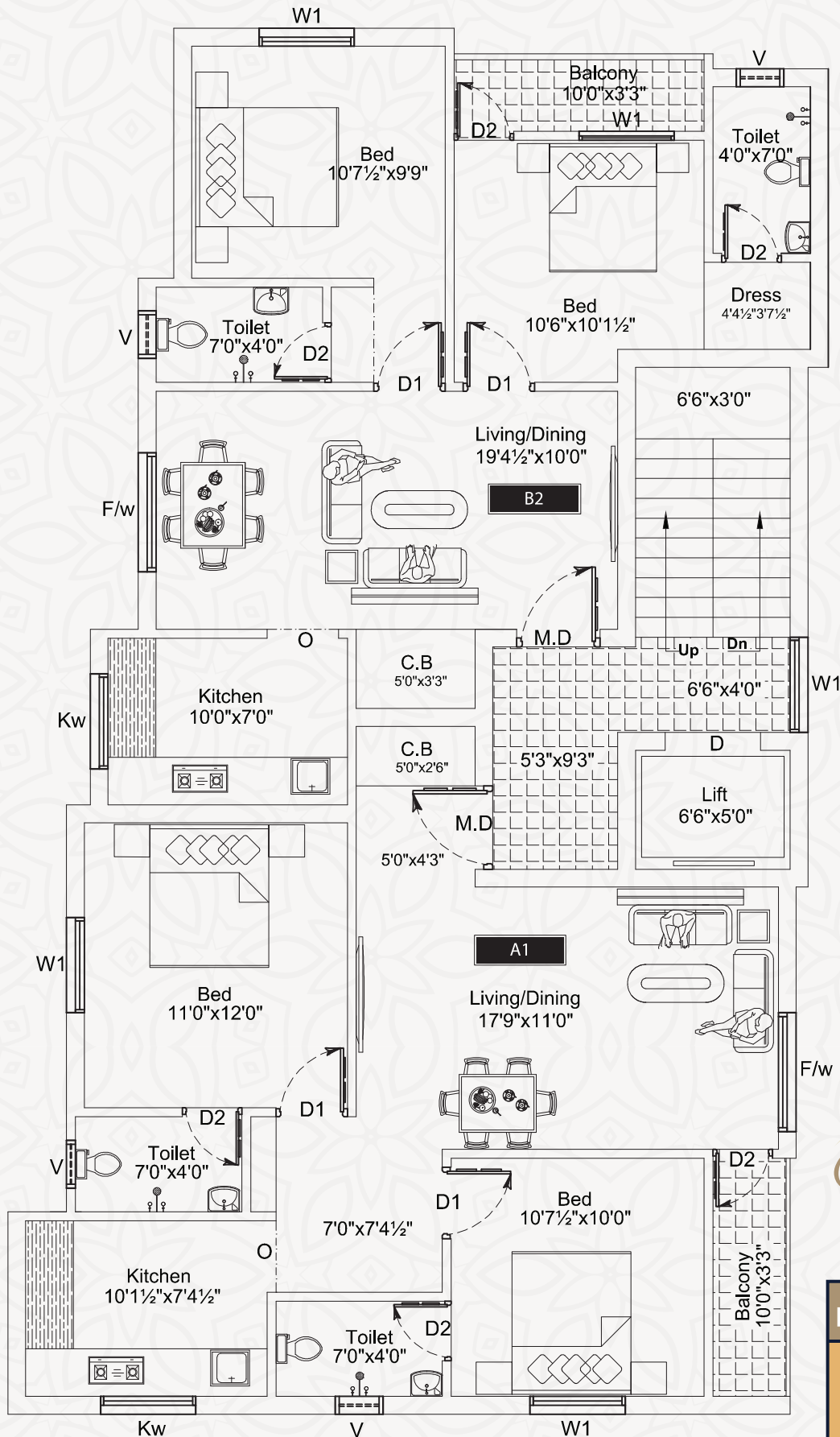
Project is located near madhavaram bus depot and close to temples, church, mosque, hospitals Major supermarkets, and departmental stores, just 10 minutes from annanagar



Stilt Floor Plan



Typical Floor Plan First Floor



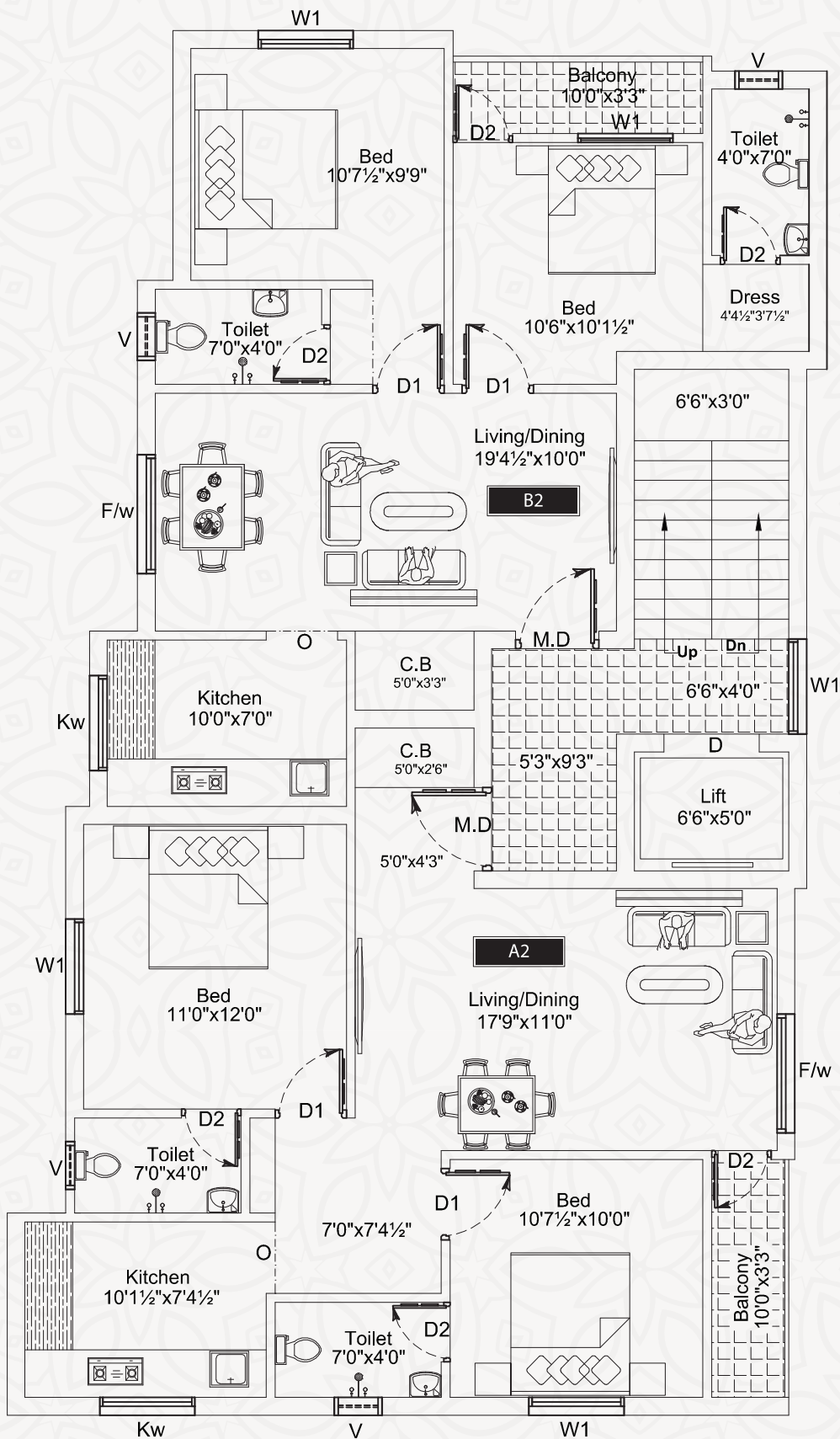
*Sakthy
Villa*

FIRST FLOOR PLAN

A1 - 984 SQFT

B1 - 903 SQFT

Typical Floor Plan Second Floor



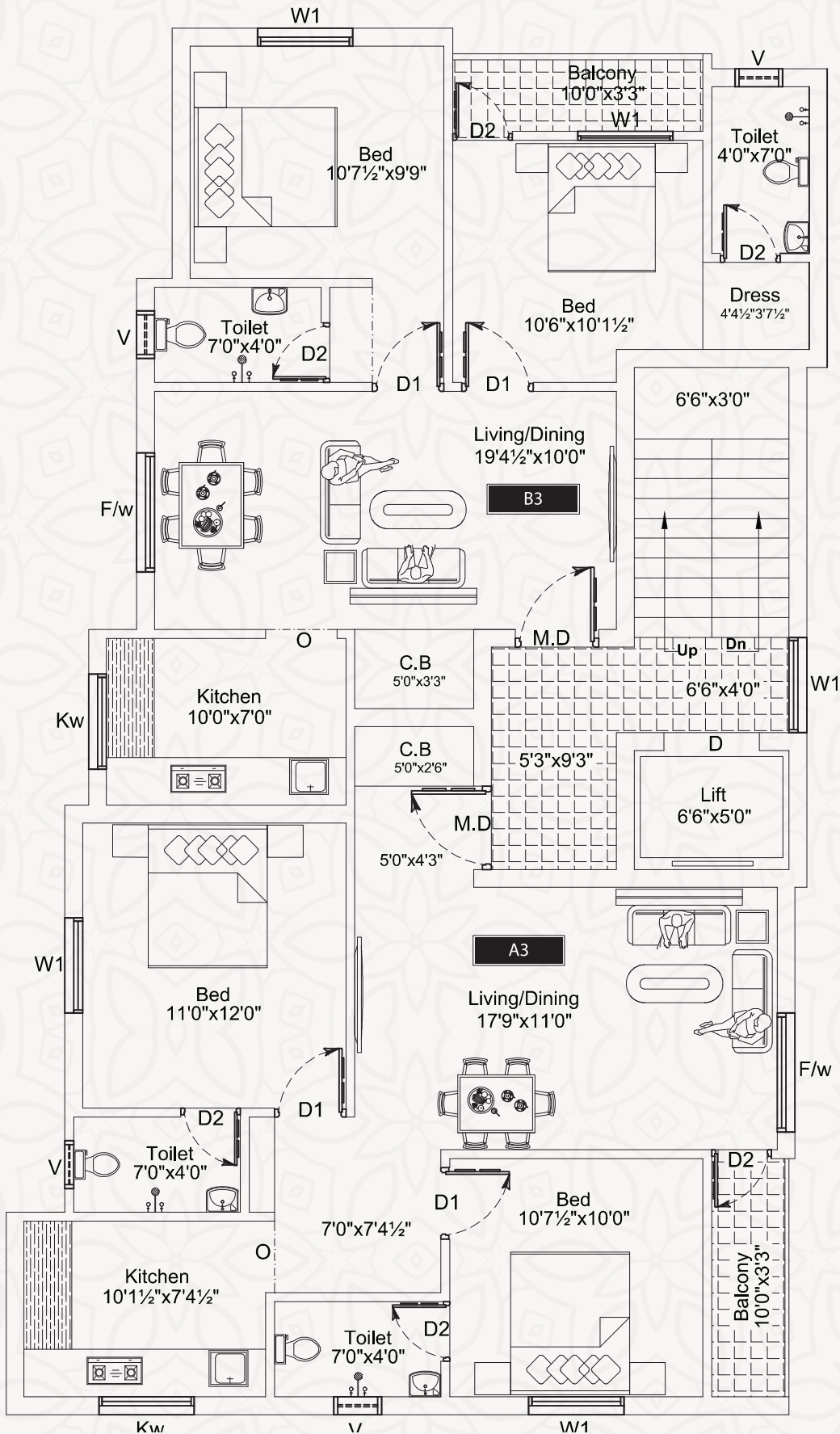
**Sakthy
Villa**

SECOND FLOOR

A2 - 984 SQFT

B2 - 903 SQFT

Typical Floor Plan Third Floor



THIRD FLOOR

A3 - 984 SQFT

B3 - 903 SQFT

Technical Specification



Foundation

RCC Isolated Footing as per Structural Drawing will be provided.

Basement

2'ht from existing Ground level.Basement

Superstructure

The Construction will be with framed structured As per structural design and using AAC blocks and Cement for inside ceiling and walls with cement plaster 1:4

Joineries

Main door : 1st Quality Teakwood frames with solid door's and other. IInd quality Teakwood frames with flush door's (Skin door) Windows : UPVC Sliding window's

Flooring

2' X 2' Vitrified tiles flooring with 4" skirting. Basic Rate 45/- Sq.ft.

Kitchen

Granite Slab Platform over RCC Slab and S.S Prince make sink with normal bowl sink (Stainless Steel) will be provided and (2'0 Height) Ceramic Glazed tiles above cooking counter)

Toilets

Antiskid ceramic flooring. Tiles Height upto 7' ht. Basic Rate 30/- Sq.ft

Staircase Flooring

12" x 12" Ceramic step tiles (Antiskid)

Loft & Cupboards

Two bedroom and kitchen shall be provided with one loft, and kadappa slabs shelves without shutters

Electrical

All Switches are modular switches, (Anchor Rider) 3 phase change over switch.

Hall Cum Dining

One Bell point, six lights points, two fan points and five nos five amps plug point T.V & Telephone point 15 amps plug point.

Bedrooms

Two Light points, one-fan points and two 5 amps plug point. One Bedroom alone shall be provided with 15 A, power plug for A/c, T.V & Telephone point.

Kitchen

Two Light points, one 15 Amps Plug point, one exhaust fan point, one Ro Plug Point, Two 5 Amps Plug Point.

Toilets

Two Light points and one 15 amps Power Plug and one 5 Amps Plug points in each toilet.

Balcony

One Light Point, One 5 Amps Plug Point.

Electrical main board

EB Meter Panel Board

Sanitary & Plumbing

White Colour EWC - Parry Ware, White Colour Washbasin - Parry Ware, CP Fittings - AQUA

Painting

The Maindoor will be melamine polished other doors will be painted with enamel paint. The ceiling will be white Tractor Emulsion, Inner walls with putty and Tractor Emulsion, Outer walls with Asian Apex, grills with Enamel painting

Borewell

Bore well shall be provided and this borewell will be connected to overhead tank.

Paving block shall be provided in all the open space around the flats.

Lift

6 Passenger lift - Automatic Door opening will be provided

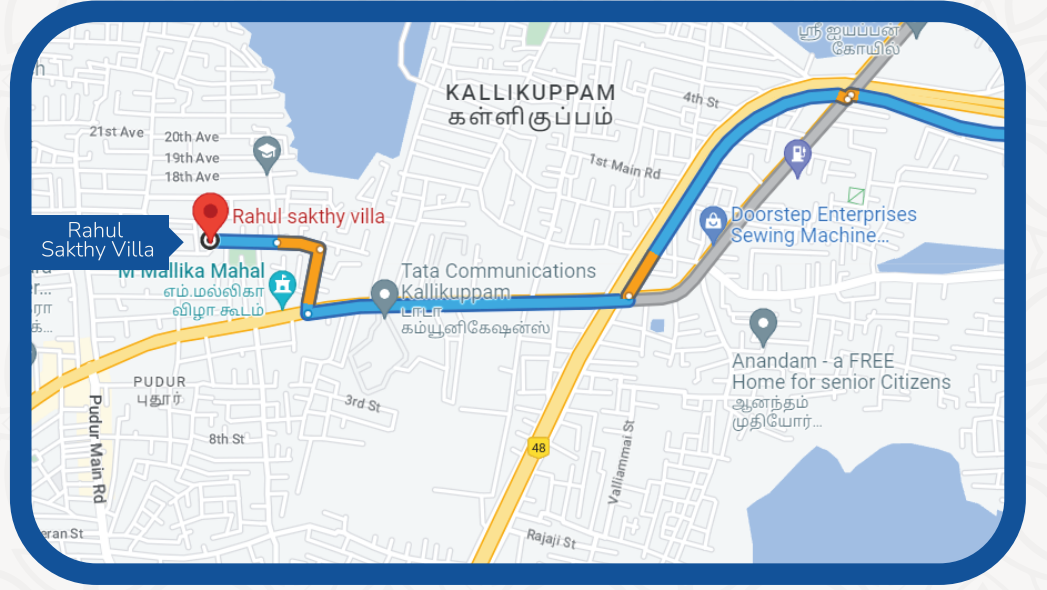
Amenities

Aesthetic Elevation | Vaasthu Compliant | Covered Car Parking | Rainwater Harvesting a



Project location

17th Cross street, Banu Nagar, Ambattur, Chennai - 600053.



ISO 9001:2015 CERTIFIED COMPANY



(A Unit of RAHUL ASSOCIATE)

RAHUL ASSOCIATE BUILDERS & DEVELOPERS

CORPORATE OFFICE

Old No. 1403, New No.44, H- Block, 15th Main Road,
Anna Nagar, Chennai - 600 040. | 044-2616-2096

MARKETING ENQUIRY

+91 98416 11550 / 98415 76052 / 91763 99993

rahulassociates.net rahulassociates27@yahoo.com

RERA APPROVED PROJECT

AWARDS



Excellence in Innovative
Project **2012** From
Construction Industry



Best Housing
Provider-**2012** from
Builder's Association
of India



2016- Bestworkmanship Award
received for the Project
"THE WHITE FIELDS"
Thiruvengadam Nagar, Ambattur



Member-Builders
Association of India

Disclaimer: All statements and information made in the brochure by Rahul associates are for information purposes only and completely without obligation, publishing of information contained here in is prohibited

