

ULTRA'S SYMPHONY

Vandalur-Kelambakkam Road



U L T R A
CONDOMINIUM COMPANY PVT. LTD.,

HOUSING INDIA'S DREAMS



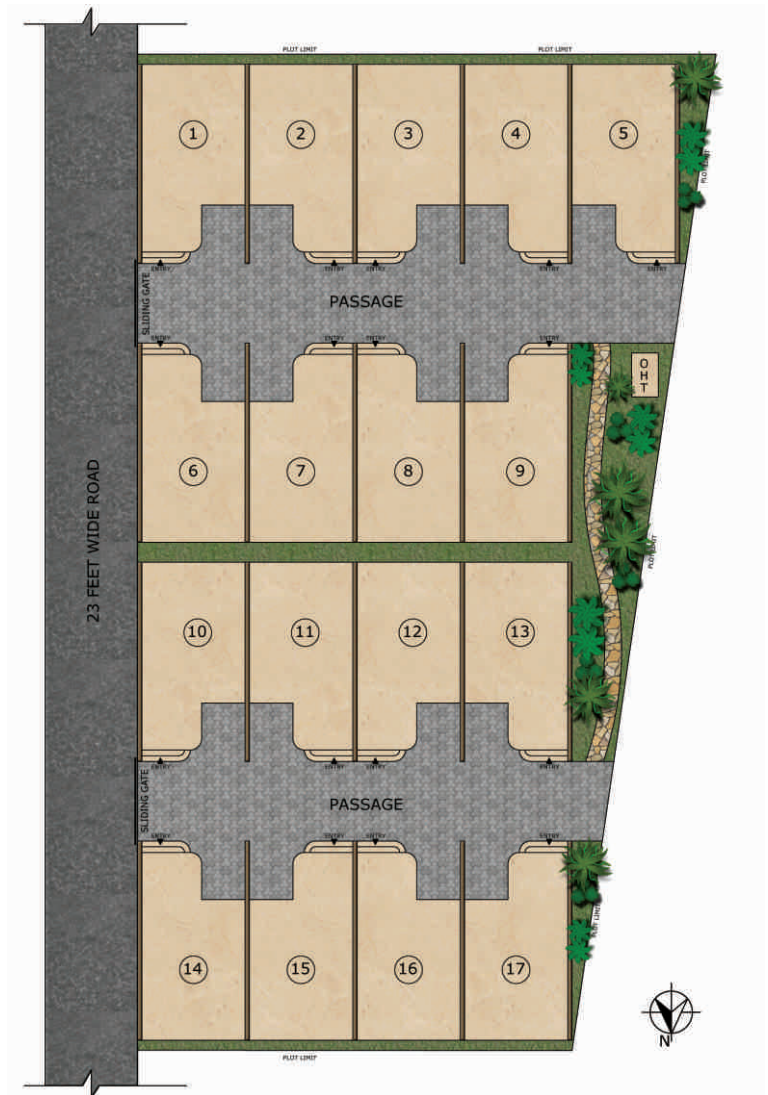
SYMPHONY - a superb blend of Functional Design, Style and Value.

The project comprises of 17 elegantly planned Town Homes,
designed with top priority for space and comfort.

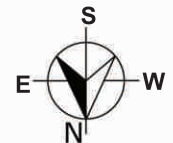
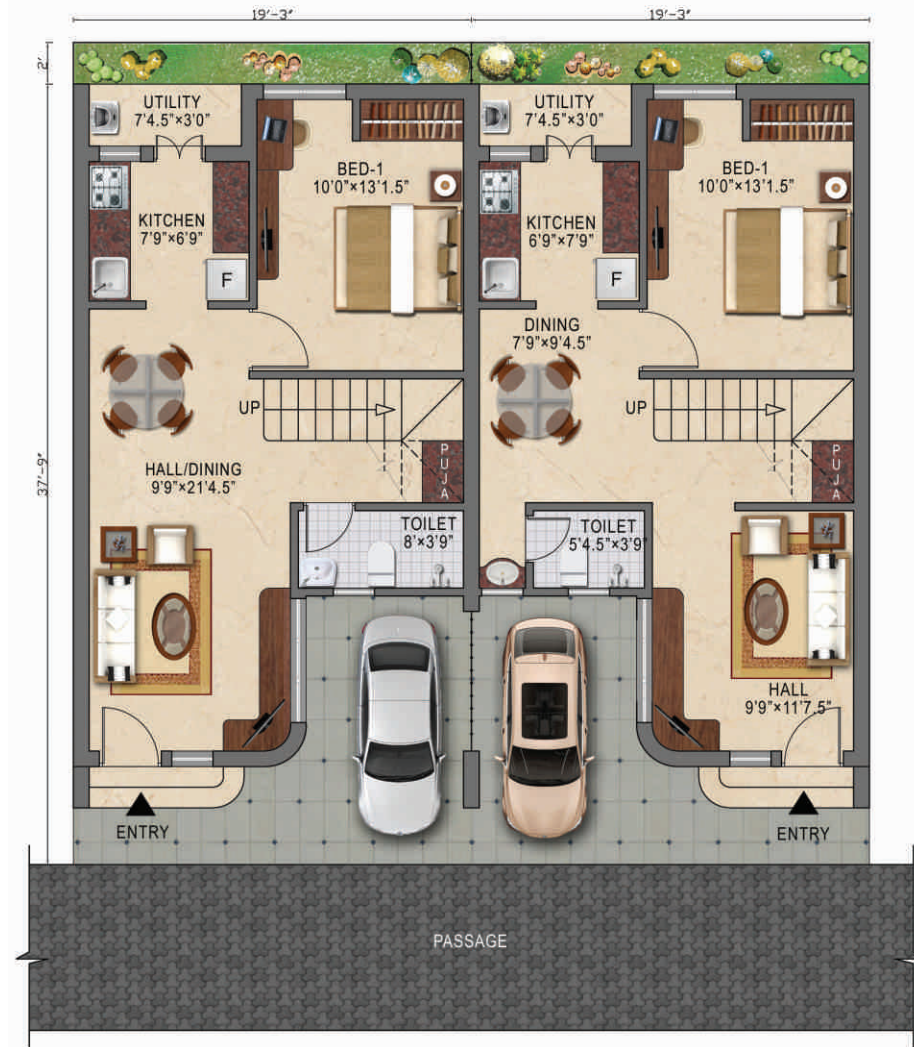
Each Town Home consists of 3 bedrooms, a Living / Dining room,
a family lounge with a private terrace in the first floor and its
own covered car parking. Symphony is located inside a spaciouly
planned gated community in a fast growing urban corridor of Chennai.



BASIC SITE PLAN

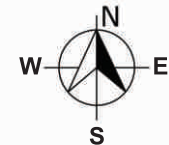


TYPICAL FLOOR PLAN - NORTH FACING



	GROUND FLOOR	FIRST FLOOR	TERRACE	TOTAL AREA
N1	727 sq.ft.	603 sq.ft.	124 sq.ft.	1454 sq.ft.
N2	713 sq.ft.	589 sq.ft.	124 sq.ft.	1426 sq.ft.

TYPICAL FLOOR PLAN - SOUTH FACING



	GROUND FLOOR	FIRST FLOOR	TERRACE	TOTAL AREA
S1	727 sq.ft.	589 sq.ft.	138 sq.ft.	1454 sq.ft.
S2	713 sq.ft.	600 sq.ft.	113 sq.ft.	1426 sq.ft.

Specifications

Structure	RCC Framed structure with Seismic / Earthquake resistant design compliance.
Flooring	Main entrance Lobby - Vitrified tiles, Living, Dining, Bedrooms & Kitchen - Vitrified tiles, Balconies, Utility and Toilet / Bath - Anti Skid / Matt ceramic tiles.
Walls	Bricks / Solid / Hollow / concrete foam blocks will be used for filler walls. All interior wall faces are plastered smoothly putty finished and painted in plastic emulsion.
Doors	Main Door -Teakwood frame / HDF moulded design door shutter with melamine polish. Other Internal Doors treated country wood frames with water proof flush doors. (Good quality hinges, tower bolts, Lock and security eye for main door). Heavy gauge UPVC / PVC doors for Toilets.
Windows / Ventilators	Heavy gauge UPVC frames glazed sliding/hinged windows. Heavy gauged UPVC frames with louvers / hinged and exhaust provision in kitchen / toilets with safety grills.
Plumbing, Sanitary Fittings	Quality CPVC pipes in the concealed areas for hot & cold water lines and quality PVC for external lines. Wash basin (good quality white colored ceramic ware) with bottle trap along with good quality Fittings, Good quality vitreous White coloured Floor mounted EWC, with seat cover, white flush tank and health faucet. Coloured glazed tiles from floor up to 7'0" ht.
Kitchen	Polished granite kitchen counter, dado over kitchen counter is of ceramic / vitrified tiles to 2 feet height. Water outlet provision for water purifier above drain board in Kitchen, Stainless steel sink (single bowl, single drain) with cold water, premium quality fittings.
Electrical	Best quality cables / wiring through PVC conduits concealed in walls and ceilings, light points, Fan/exhaust points, power points, call bell point telephone points, TV points, two AC points for two bedrooms. The electrical system will be have panel boards, MCB'S, meters etc as per TNEB norms. Solar lighting / Power back-up for lights in common areas and compound wall lighting.
TV / Telephone	One in Living & one in First floor lounge.

Special Features

- ◆ Hydro Pneumatic Pressure Pumps ◆ Solar Water Heater ◆ Wet & Dry Concept Design in Toilets ◆ Basic Modular Unit with Granite Kitchen Top
- ◆ Shower Panels in Master Bathroom ◆ Power backup for lights in common areas and pumps ◆ Video Door Camera

Distances (Approx.)

Distance From Melakottaiyur :

- | Vandalur (GST Road - Vandalur Junction) - 8 kms
- | Kelambakkam (OMR) - 9 kms
- | Medavakkam - 14 kms
- | Airport - 25 kms
- | Sholinganallur (OMR) - 16 kms
- | ECR (Mayajal) - 18 kms

Schools :

- | Kolapakkam - Presentation Convent - 3 kms
- | Melakkotaiyur - St.joseph's Matriculation School - 0.5 km
- | Thaiyur - Jaganath Vidyala Cbse School - 5 kms
- | Mambakkam - Maharishi Vidhya Mandir (CBSE School) - 3 kms
- | Kandigai - Delhi Public School - 3 kms

Colleges :

- | Crescent Engineering College - 8 kms
- | Tagore Engineering College - 2 kms
- | VIT University - 0.5 km

Hospital :

- | Chettinad Health City - 7 kms



Our other Projects



HARMONY



ENCLAVE



MANTHRAS



KARAIKUDIL



GOLDEN RESIDENCY



HOUSING INDIA'S DREAMS



U L T R A
CONDOMINIUM COMPANY PVT. LTD.,

Location Map



Developer :
ULTRA CLASSIC DEVELOPERS INDIA (P) LTD.,

Marketed by :



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CONDOMINIUM COMPANY PVT. LTD.,

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