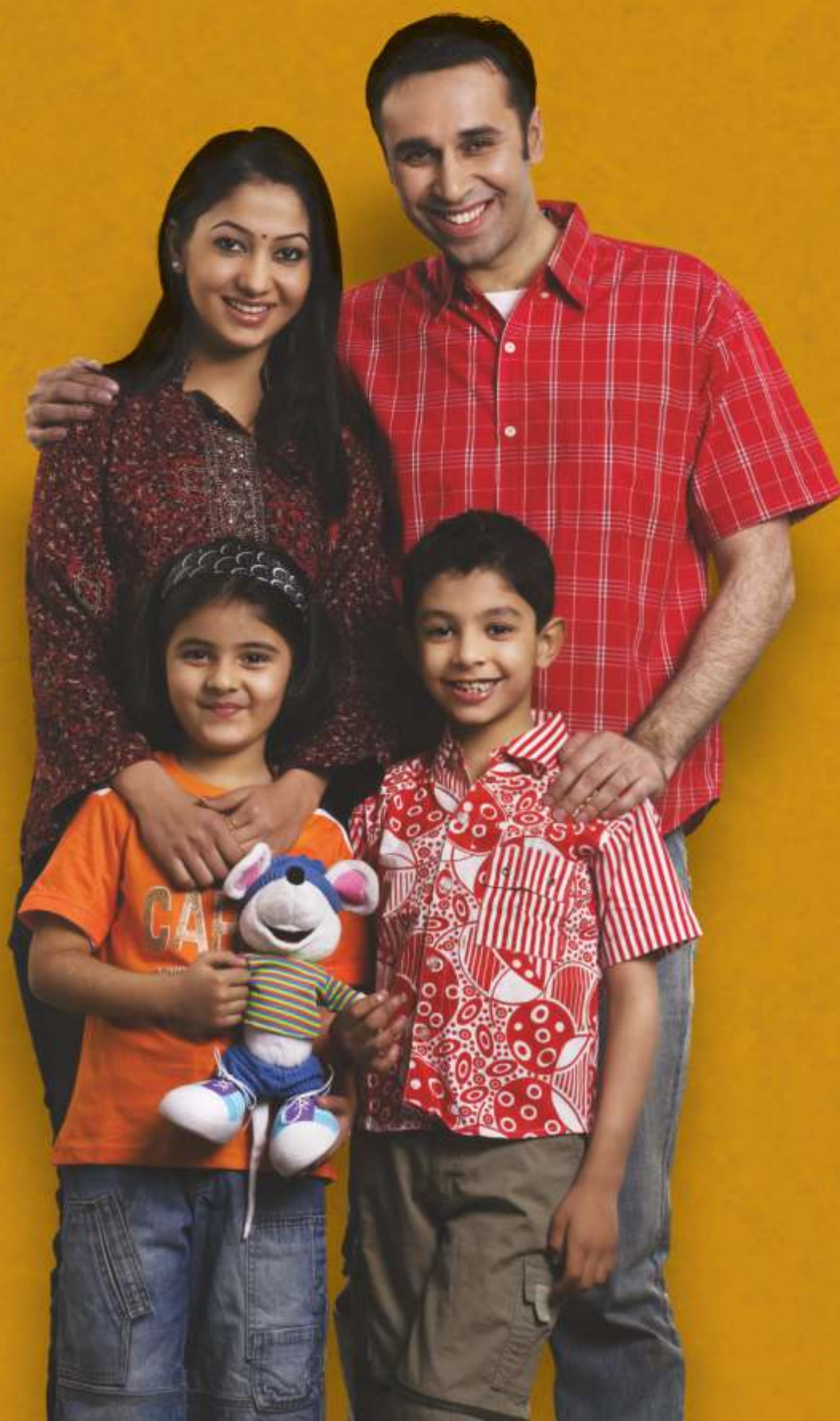




NAVALUR

**OWN YOUR PLOT.
OWN YOUR VILLA.**





A PROMOTER OF REPUTE & TRUST

Padmavathy Realty & Promoters is one of the reputed and trusted property development companies in Chennai. Built on the strong foundation of creating quality living spaces at affordable prices, Padmavathy homes are designed to meet the aspirations of the home buyers. Every home is built to provide a high level of comfort, convenience and the ease of living in style.

Developing properties in value appreciating destinations. Ensuring quality construction with world-class lifestyle amenities. And delivering every project on time, every time is the unwritten commitment at Padmavathy.

It is this commitment which has cemented the bonds of trust with the ever growing customers of Padmavathy. The driving force behind the success of this enterprising company is the dynamic management supported by a team of experienced professionals.

Standing tall to testify the credentials of Padmavathy are its masterpieces - The Orchid, a home to 180 Signature Lifestyle Apartments. And Meadows - Phase I & II, a lifestyle villa community.

Padmavathy Group has also diversified business interest in education. The Jagannath Vidyalaya, a CBSE School in Kelambakkam on OMR - the IT corridor of Chennai and The Balaji Institute of Engineering & Technology (BIET) at Thandalam, Thiruporur completes the credentials of Padmavathy Group of Companies.



A SIGNATURE DEVELOPMENT

Jagannath Meadows Extension is one of the finest gated communities of independent villas set in a tranquil location at Thalambur on OMR, the world-class IT corridor of Chennai. Meadows with 6 distinctive villas named after 6 exotic flowers is a home to the fragrance of fine living with 102 contemporary villas. The enchanting villas of fine living come with fabulous views over the vast stretch of greenery of the East Coast Road. Spread on a sprawling 11 acres, this development featuring contemporary architecture and high-end finishing opens the doors to living in harmony in a secure gated community with excellent connectivity to the city.



THE PLACE WHERE YOU BELONG

Tucked away just a few minutes drive from Navalur, the space-efficient and user-friendly designed villas at Meadows comes complete with a host of quality specifications to fulfill your most discerning needs. This signature development of magnificently appointed scenic villas ranging from 1010 sq.ft to 1310 sq. ft. are build on ground+1 floors. The best is, you have 7 exquisite villas to choose.



*Come, experience a blissful life. Come home to Jagannath Meadows Extension.
A signature development by Padmavathy Realty & Promoters*



LIVE LIFE, INDEPENDENTLY

Ensuring harmony with the surrounding environment is a prerequisite at Meadows. It reflects both in the interior and as well as the exterior. Natural colours and quality materials combine with glass and large windows to integrate homes into the landscape and provide stunning views. It is a legacy of Padmavathy to create something special for you to live a quality life.

Combining the security of a gated residential community with independence of villa living, Meadows is the place where you belong. Undoubtedly.



NAVALUR

PROJECT HIGHLIGHTS

- Serene picturesque location
- 10 minutes drive from Sholinganalur junction
- Closer to AGS Cinema
- 11 sprawling acres
- 102 independent villas
- Contemporary architecture

4 three bedroom villas

- 1270 sq.ft built-up area
- 960 sq.ft land extent

16 three bedroom villas

- 1121 sq.ft built-up area
- 800 sq.ft land extent

14 three bedroom villas

- 1745 sq.ft built-up area
- 1500 sq.ft land extent

8 three bedroom villas

- 1002 sq.ft built-up area
- 825 sq.ft land extent

16 three bedroom villas

- 1157 sq.ft built-up area
- 840 sq.ft land extent

16 three bedroom villas

- 939 sq.ft built-up area
- 660 sq.ft land extent



JAGANNATH
MEADOWS
EXTENSION
NAVALUR



GROUND FLOOR



FIRST FLOOR

Amaryllis



Symbolic of success, Amaryllis is offered to recognize and honour the artistic endeavors. The Amaryllis Villas at Meadows is the signature of your success. A recognition of your upscale lifestyle. A home designed for you to enjoys an effortless flow of living and entertaining space with the best of specifications for comfort living.



SITE AREA : 30' X 32' | TOTAL BUILT UP AREA : 1270 SQ.FT.



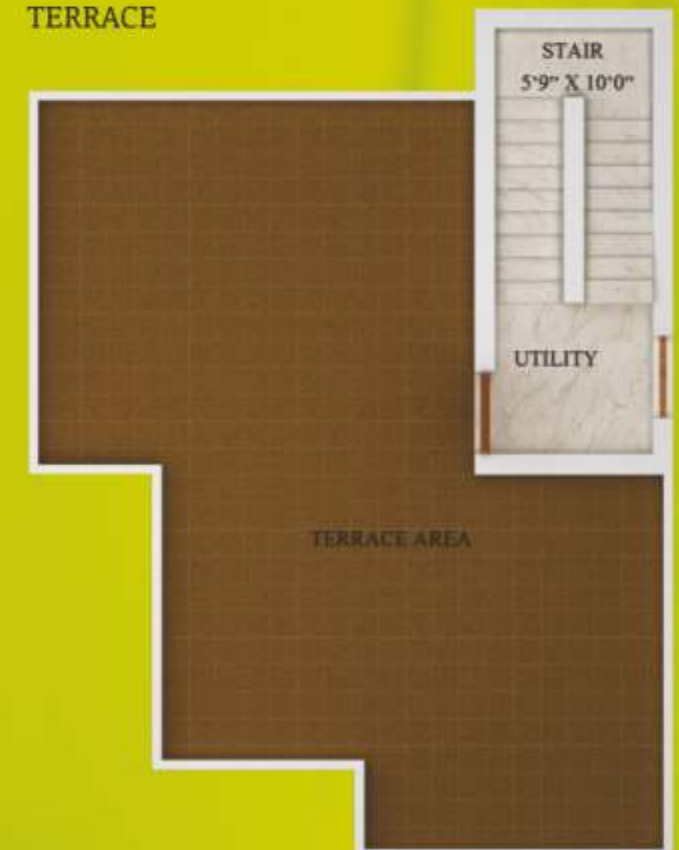
GROUND FLOOR



FIRST FLOOR



TERRACE



Bluebells



Bluebells is closely linked to the realm of fairies and is referred to as 'fairy thimbles.' The Bluebells Villas at Meadows is truly a fairy tale home built to enhance the eye and the spirit for you to enjoy the pleasure of independent living.



SITE AREA : 25' X 32' | TOTAL BUILT UP AREA : 1121 SQ.FT.



GROUND FLOOR



FIRST FLOOR



TERRACE





A symbol of purity and new beginnings, Daisies are the 'Day's Eye' in the kingdom of flowers. Here at Meadows, Daisy Villas are designed to harmonize with the natural beauty of an enchanting residential setting and open the door to a new life, a new lifestyle in independent villas.



SITE AREA : 27' X 30' | TOTAL BUILT UP AREA : 1157 SQ.FT.



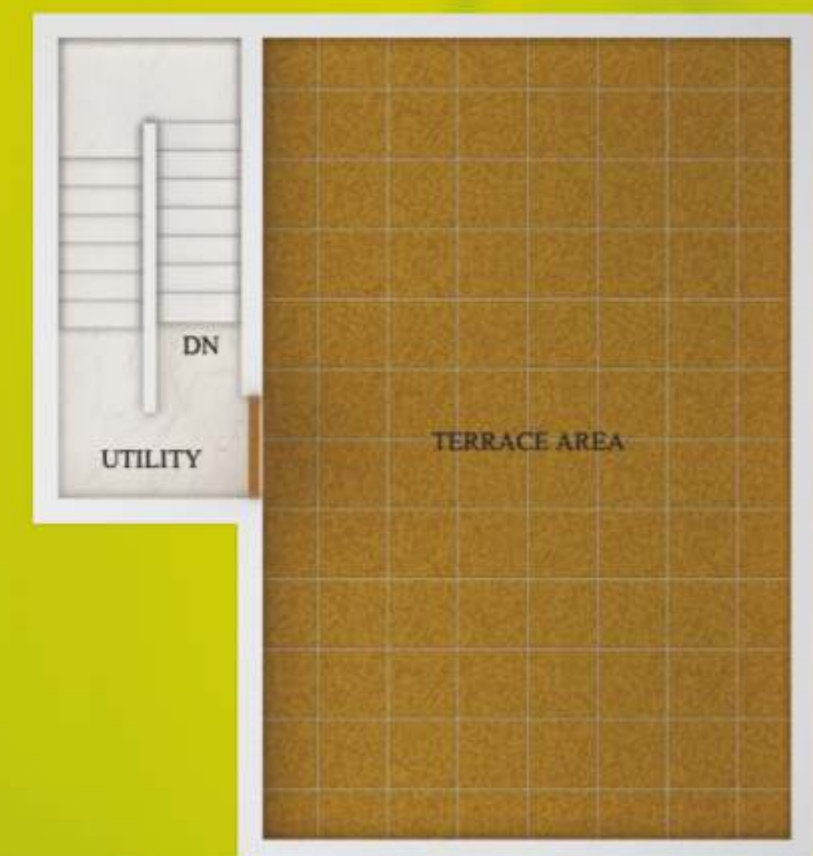
GROUND FLOOR



FIRST FLOOR



TERRACE



Lavender



The distinctive fragrance of Lavender is truly a joy to cherish in the garden world. Lavender Villas at Meadows is distinctive too in style for you to live your life the way you love to, independently in a trend setting home wonderfully and meticulous planned.



SITE AREA : 24' X 27' 6" | TOTAL BUILT UP AREA : 939 SQ.FT.



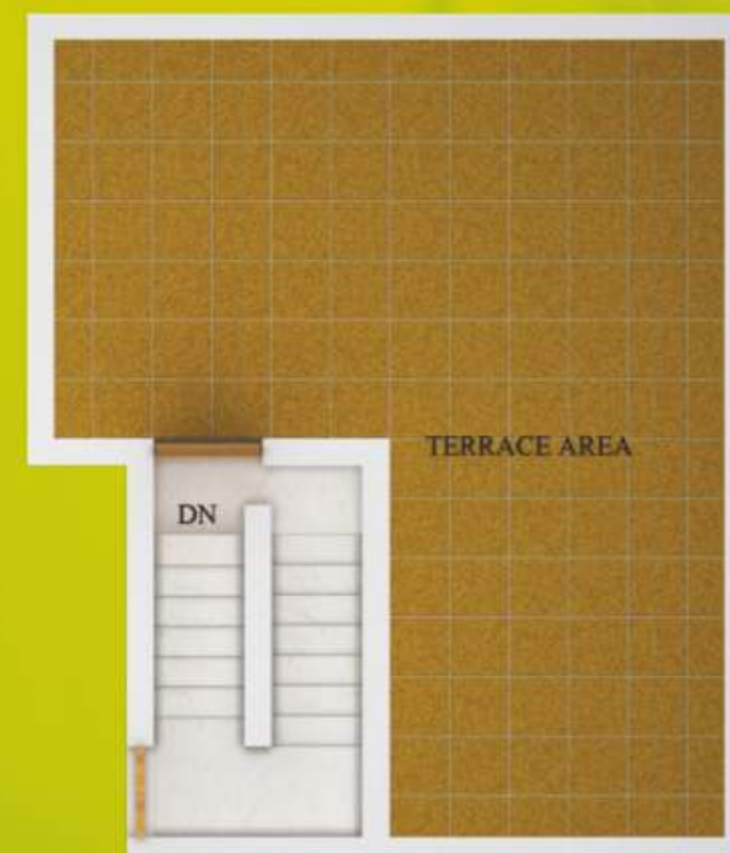
GROUND FLOOR



FIRST FLOOR



TERRACE



Marigold



Marigold is one of the most beautiful flowers in the plant kingdom. Here at Meadows, Marigold Villas, meticulously planned for space efficient and convenient living, are appealing and adds unique charm to the fragrance of fine living in style and class.



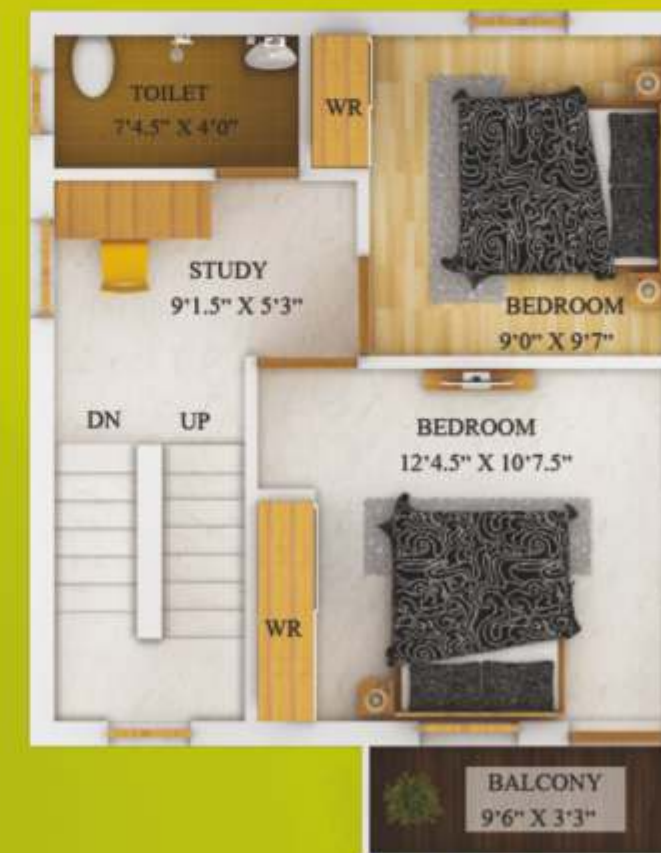
SITE AREA : 27' 6" X 30' | TOTAL BUILT UP AREA : 1002 SQ.FT.



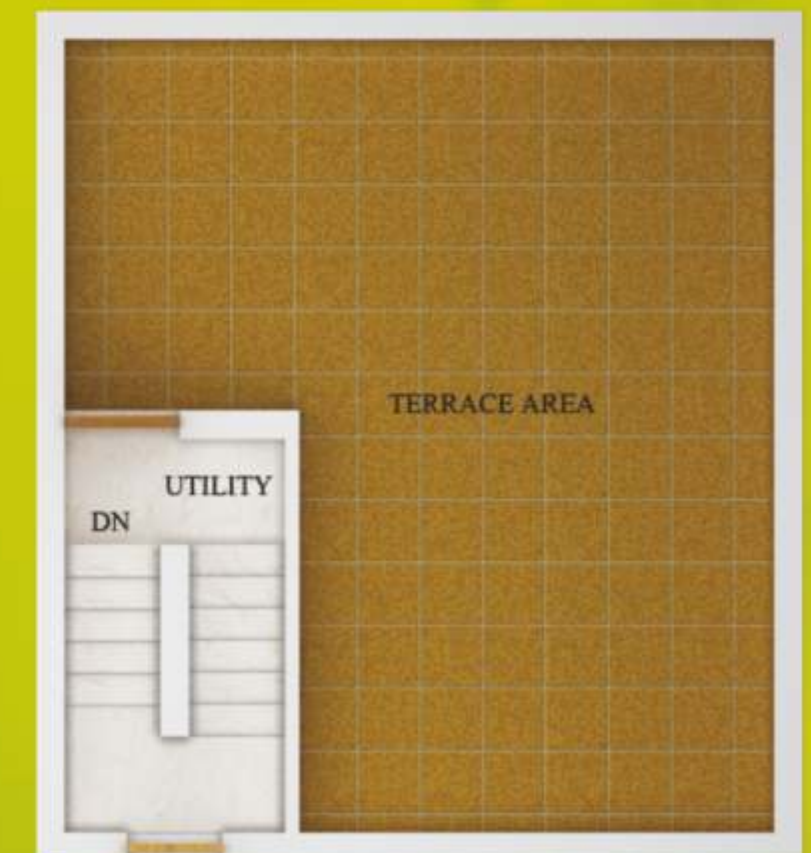
GROUND FLOOR



FIRST FLOOR



TERRACE





A symbol of eloquence, Iris is a flower to express a compliment. Iris Villas at Meadows, an exemplary integration of the inside and outside truly compliments your status, your lifestyle and shows the world who you are.



SITE AREA : 24' X 37' 6" | TOTAL BUILT UP AREA : 939 SQ.FT.



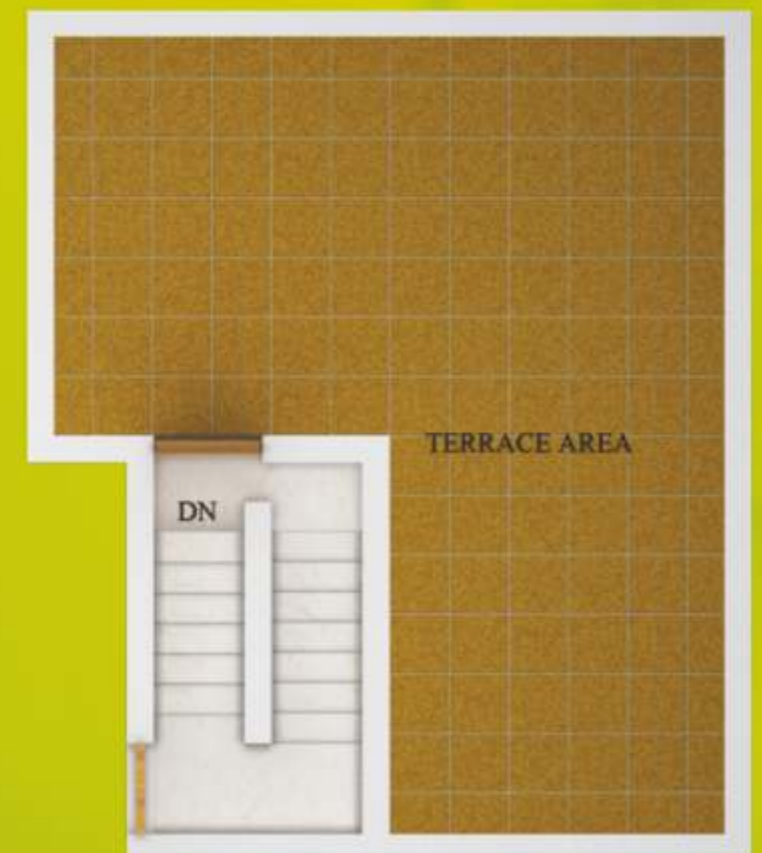
GROUND FLOOR



FIRST FLOOR



TERRACE





NAVALUR

A world-class clubhouse
with a wide array of lifestyle amenities
for a life of privilege and leisure

LIFESTYLE AMENITIES

- Gym • Community Hall • Sand pit • Flower bed
- Walking and jogging track • Children's play area
- Landscaped area with seating • Visitors car park
- Landscape across the community



LOCATION MAP

(Not to scale)



LOCATION ADVANTAGES

- 10 Minutes from Sholinganallur Junction
- Nearby schools: PSBB Millennium, BVM Global and Hiranandhani school
- Nearby colleges: Sathyabama University, Md. Satak Arts College
- Near Global Hospital and Apollo Hospital
- Nearby corporates: Infosys, Polaris, Accenture, Wipro SEZ and before SIPCOT, Siruseri
- Closer to AGS Multiplex and Junction Mall

ROAD TO MEADOWS

Thalambur is a fast developing residential area in Chennai. Adjacent to Sholinganallur, Kelambakkam and Navalur; Thalambur enjoys the benefits of good connectivity and social infrastructure coupled with availability of large parcels of land for a spacious and planned development. It is well connected to all parts of the city because of its close proximity to IT Corridor (OMR) and Entertainment Corridor (ECR). OMR Another major road SIPCOT-Thalambur Road acts as an employment center for the residents of Thalambur. SIPCOT IT Park is the second largest Information Technology Park in Asia which houses several renowned corporates. Apart from this presence of several educational institutions have helped in upgrading the quality of life of the residents.

JAGANNATH
MEADOWS - I
(VILLAS)JAGANNATH
MEADOWS - II
LAYOUT

162/3

S. No. 163/2



Area Statement

Sl. No.	PLOT No.	PLOT AREA (Sq.Ft.)
1	1A	960
2	1B	960
3	2A	960
4	2B	960
5	3A	800
6	3B	800
7	4A	800
8	4B	800
9	5A	800
10	5B	800
11	6A	800
12	6B	800
13	7A	800
14	7B	800
15	8A	800
16	8B	800
17	9A	800
18	9B	800

Sl. No.	PLOT No.	PLOT AREA (Sq.Ft.)
19	10A	800
20	10B	800
21	11	640
22	12	640
23	13	640
24	14	640
25	15	640
26	16	640
27	17	640
28	18	640
29	19	640
30	20	640
31	21	616
32	22	600
33	23	600
34	24A	750
35	24B	750
36	25A	750

Sl. No.	PLOT No.	PLOT AREA (Sq.Ft.)
37	25B	750
38	26	600
39	27	600
40	28	1650
41	29	1650
42	30A	840
43	30B	810
44	31A	840
45	31B	810
46	32	1650
47	33	1650
48	34	1650
49	35	1650
50	36A	840
51	36B	810
52	37A	840
53	37B	840
54	38	1680

Sl. No.	PLOT No.	PLOT AREA (Sq.Ft.)
55	39	1680
56	40	1650
57	41	1650
58	42A	840
59	42B	810
60	43A	840
61	43B	810
62	44	1650
63	45	1650
64	46	1650
65	47	1650
66	48A	840
67	48B	810
68	49A	840
69	49B	810
70	50	1650
71	51	1650

LAYOUT PLAN

S. No. 163/1

SEMMANCHERY



UPSCALE SPECIFICATIONS

STRUCTURE	RCC framed structure in compliance with seismic regulations Walls - Brick / solid concrete block, masonry
WALL & CEILING	Internal walls and ceiling finished with putty, primer and acrylic
FINISHES	Emulsion paint of pastel shades
DOORS, WINDOWS AND VENTILATORS	Paneled / Engineered wooden doors Superior Quality Anodized Aluminum standard windows with clear glass that can be opened Superior Quality Anodized Aluminum ventilators with translucent glass in all toilets Superior Quality hardware for all doors and windows with Godrej Locks
FLOOR FINISHES	Designervitrified tiles for living room, dining area, internal passages and bedrooms Anti-skid tiles for the kitchen, utility and toilets Matt finished tiles in the balconies and open terraces. (wherever applicable)
BATHROOM-TOILETS	Parryware or equivalent wall mounted EWC Parryware or equivalent washbasin Designer wall tiling up to 5 feet Metro or equivalent CP fittings
KITCHEN & UTILITY	Polished granite counters and sinks with drain board Provision for washing machine in utility area
ELECTRICAL	Concealed conduits with modular switches Split A/C power points in the living, dining and all bedrooms TV and telephone points in the living room and all bedrooms
SANITARY AND PLUMBING	Individual septic tank Individual bore well for each villa Adequate soak pits for waste water PVC pipes for all concealed water lines and PVC pipes for all waste water Rain water harvesting
STREETS	40 and 30 feet roads with storm water drains and culverts at junctions Streets are profusely landscaped with avenue trees and effective ornamental street lights
CAR PARKING	Covered car parking
SECURITY SYSTEMS	Round the-clock security through trained security personnel



www.padmavathyrealty.com



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SITE ADDRESS : Thalambur, OFF IT. Highway, OMR, Chennai

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