

A R V I A
A M I M
R E S I D E N C E

Elevate your living experience with
unrivaled luxury in every detail.

ARVIA
AMM
RESIDENCE



AMM Residence is a 5 unit premium apartment, located in the unspoiled serene neighbourhood of T-Nagar. It is one of the posh locality and most sought after place for residential purposes.

ARCHITECTURE DESIGN & DETAIL

The Apartments are designed for maximum privacy, scope for individualistic improvements along with modern era in mind. The large openings invite the natural light, air seamlessly into the rooms at every level.

CONVINIENCE

The apartments have automated eight passenger elevator to reach till the terrace floor level without any strain

SAFETY

The Apartment is provided with a total CCTV surveillance and a common guard space in the ground floor. Access controlled doors and home automation are also provided as an optional feature.

CONNECTIVITY

Located in the very heart of T-Nagar, one of the sought after premium neighbourhood in Chennai. Very close to Bazulla Road and North Usman Road and Valluvarkottam to name a few. All premier schools are located within a few minute reach.

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Immerse yourself in lavish living, where every detail exudes elegance.



Stilt Floor Plan



STILT FLOOR PLAN

TILAK STREET
ENTRY

Typical Floor Plan



TYPICAL - 5 FLOORS

SALEABLE AREA - 2100 SQ.FT.

Discover the epitome
of refined living



SPECIFICATION

FLOOR:

LIVING, DINING, KITCHEN, BEDROOM

Imported Marble for Hall & dining, Bedrooms & Kitchen - Superior quality verified tiles

BATHROOMS

Glazed Tiles upto ceiling height - Anti Skid Tiles

STAIRS:

Granite steps with SS Designer handrail

WALLS:

EXTERIOR

230 MM Solid Walls

INNER WALLS

100 MM Partition Walls

PAINTING:

EXTERIOR

Weathercoat Emulsion

INTERIOR

Emulsion with Putty Finish

DOORS / WINDOWS:

MAIN DOOR

Teak Frame with Flush Shutter
 - *Mellamine Finish*

INTERNAL DOOR

Country Wood Frame with Flush Shutters
 - *Paint Finish*

FRENCH DOORS

UPVC Sliding Doors with Premium Fittigns

WINDOWS

UPVC Sliding / Openable Windows with Premium Fittigns

VENTILATORS

UPVC Ventilator with glass Louvers

GRILLS

All Windows are provided with grills

SPECIFICATION

SANITARY FITTINGS:

TOILETS Roca/ Kohler Closets with Jaguar Fittings

KITCHEN Deep Stainless Steel sink with long body jaguar fittings

WARDROBES: Optional As Extra

LIFTS: Fully Automatic OTIS 8 Passenger Lift

ELECTRICAL: Legrand / Modular Switches
Three Phase Wiring with ELCB and DTH Provision
Invertor Provision

COMMON FEATURES: Common Area Lighting
Rain Water Harvesting
CCTV Cameras
Septic Tank
Security



KEY LOCATIONS

Near By

Hotels & Restaurants:

1. Courtyard By Marriot
2. Hyatt Regency
3. GRT
4. The Park
5. Taj Coramantal
6. Coal Barbeque
7. Sangeetha

Neighbourhood and Streets:

1. Bazullah Road - 50 m
2. North Usman road - 100 m
3. Thirumalai Pillai road - 100 m
4. Habibullah Road - 200 m
5. Valluvarkottam - 400 m
6. Jeeva Park - 300 m
7. Panagal Park - 500 m

Transport & Metro Hubs:

1. Teynampet Metro
2. Nandanam Metro
3. AG-DMS
4. Tnagar Bus Terminus
5. West Mambalam & Kodambakkam Stations.

Hospitals:

1. Apollo
2. Kauvery Hospitals
3. Cloud Nine

Temples:

1. Sri Venkateswara Swamy Temple
2. Sri Baala Vinayakar Temple
3. Sri Ragavendra Mutt.

EMBRACE THE
PINNACLE OF
LUXURY LIVING IN
THE HEART OF
T-NAGAR, WHERE
PRIME LOCATION
MEETS UNRIVALED
ELEGANCE.



ARVIA

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