



EDUCATION

Orchid - Walkable distance
 Balaji Vidhyashram - 5.5kms
 JS Global School - 3.7 kms
 PSBB Millennium - 0.75 KM
 BVM Global - 1.5 KM
 Sathyabama University - 2 KM
 St. Joseph's College
 of Engineering - 2 KM
 Jeppiaar College
 of Engineering - 3 KM

ENTERTAINMENT

Coromandel Plaza - 4 KM
 Prathana, Theme parks,
 Beach - 6.5 KM
 Marina Mall - 7.2 kms

HEALTHCARE

Global Hospital - 6 KM
 Kamatchi Hospital - 7.5 kms
 Chettinad Hospital &
 Research Institute - 5.5 KM
 Cauvery Hospital - 12 kms
 Apollo Hospital - 9.5 kms

WORK PLACES

Infosys - 4 kms
 TCS - 3.5 kms
 Wipro - 7.8 kms
 Accenture - 6.5 kms
 Sholinganallur Elcot - 8.2 kms
 Chennai One IT Park - 12kms
 Siruseri IT Park - 7.7kms

TERA

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187, Perumbakkam Village, Sholinganalore,(TK), Chengalpattu,(DT)Chennai - 600 100

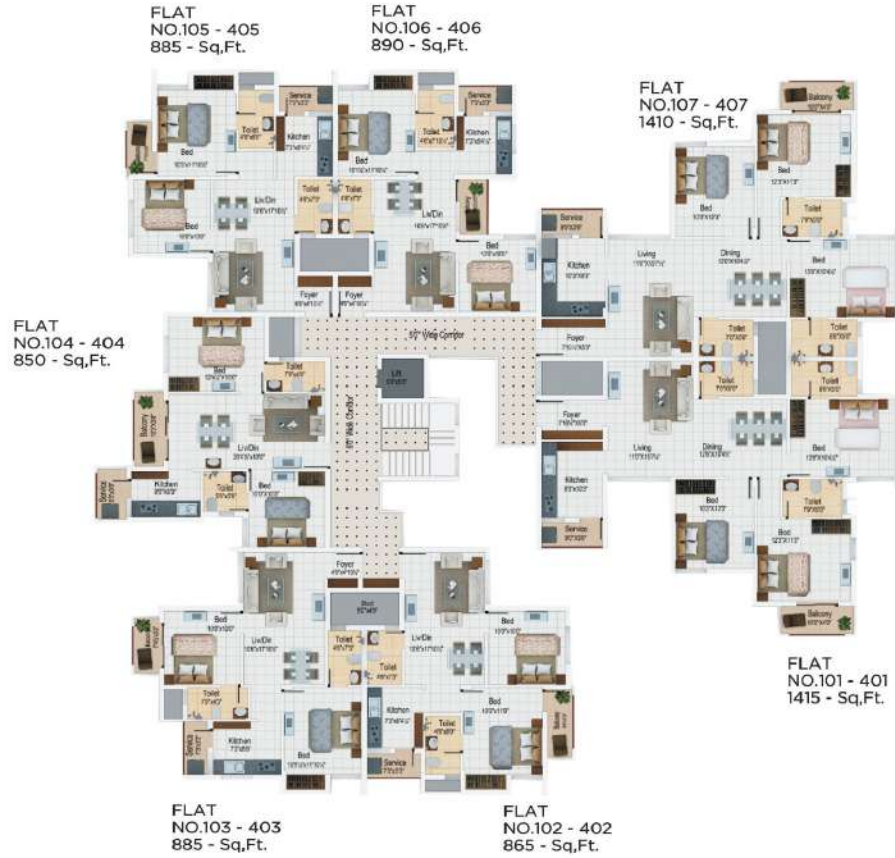
Sales Enquiry : 9940144411
 www.nexterra.in



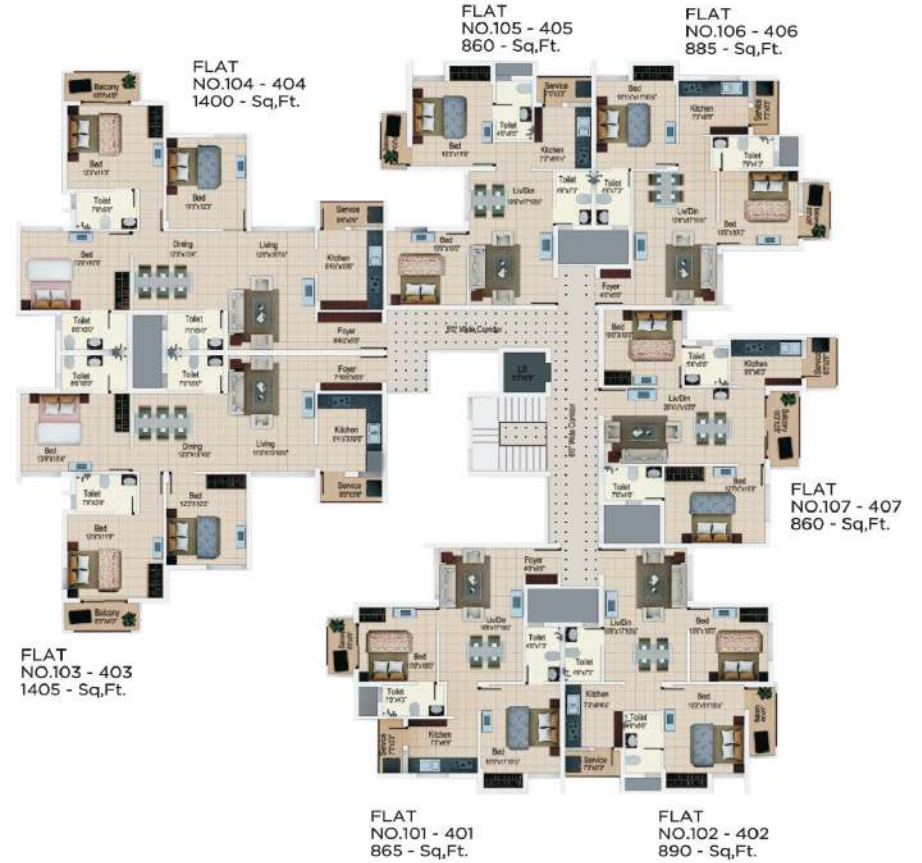
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Developer



Developer



Developer

2 BHK - 850 Sq.ft

TERA
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FLAT 104 - 404
 S.A 850 SQ.FT.
 C.A. 567 SQ.FT.
 P.A. 690 SQ.FT.

Developer
PS GROUP
 Developing Properties • Building Homes

srijan
 Building Tomorrows

TERA
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2 BHK - 860 Sq.ft



FLAT 105 - 405
 S.A 860 SQ.FT.
 C.A. 583 SQ.FT.
 P.A. 698 SQ.FT.

Developer
PS GROUP
 Developing Properties • Building Homes

Developer
srijan
 Building Tomorrows

2 BHK - 865 Sq.ft

TERA
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FLAT 102 - 402
 S.A 865 SQ.FT.
 C.A. 586 SQ.FT.
 P.A. 702 SQ.FT.

PS GROUP
 Developing Properties • Building Homes

Developer

srijan
 Building Tomorrow

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2 BHK - 885 Sq.ft



FLAT 103 - 403
 S.A 885 SQ.FT.
 C.A. 607 SQ.FT.
 P.A. 719 SQ.FT.

PS GROUP
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Developer

srijan
 Building Tomorrow

2 BHK - 890 Sq.ft

TERA
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FLAT 106 - 406
S.A. 890 SQ.FT.
C.A. 607 SQ.FT.
P.A. 723 SQ.FT.

Developer

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2 BHK - 1400 Sq.ft



FLAT 104 - 404
S.A. 1400 SQ.FT.
C.A. 995 SQ.FT.
P.A. 1139 SQ.FT.

Developer

PS GROUP
Developing Properties • Building Homes

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Building Tomorrow

2 BHK - 1410 Sq.ft

TERA
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FLAT 107 - 407
 S.A 1410 SQ.FT.
 C.A. 996 SQ.FT.
 P.A. 1145 SQ.FT.

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2 BHK - 1415 Sq.ft



FLAT 101 - 401
 S.A 1415 SQ.FT.
 C.A. 992 SQ.FT.
 P.A. 1151 SQ.FT.

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Structure

- Reinforced Cement Concrete (RCC) framed structure with solid cement blocks / Aerocon blocks / Porotherm Blocks / Fly ash bricks.
- Earth Quake resistant RCC superstructure.
- Pre Construction anti-termite soil treatment.
- Roof Slab-RCC

Wall Finishes

- External wall - Weather Shield paint and/or texture coating finish as per design of the architect, plaster-of Paris finishes
- Interior Wall - Finished with plaster, Putty & 1Coat of Primer
- Plastering : Internal - Smoothly Plastered
External - Sponge finish
- Ceiling - Neat white cement coat.

Flooring

- Living, dining, kitchen & bedroom - Vitrified tiles
- Balconies / Utility - Matt finish Vitrified tiles/non-skid tiles
- Toilet - Non-Skid / anti-acid ceramic tiles
- Ground Floor entrance lobby - Granite
- Staircases : Ground floor to 1st Floor - Granite
Others - Kota
Dadoing/Tiles

Doors & Window

- Main Entrance door - Solid wood frame shutters laminated/ melamine polish
- Internal doors - Country wood frames & flush doors.
- Toilet door shutters - WPC Doors
- Aluminium Window
Powder Coated aluminium sliding windows

Kitchen

- Granite counter top with stainless steel sink
- CP fittings as per architects design
- Provision for exhaust fan, refrigerator, water purifier
- Ceramic/printed tiles on the wall 2' above the counter top

Bathroom

- Shower head with spout & diverter
- Health faucet
- White coloured EWC of reputed brand
- Provision for exhaust fan & geyser
- Counter top/ wall hung wash basin.
- CP fittings as per architects design.

Electrical and Power Back-up

- 3 Phase electrical supply and independent meters
- ISO 9001 quality concealed copper wiring /fire resistant electrical wire.
- Modular switches and sockets of reputed make.
- Earth leakage circuit breaker to prevent shock
- Back-up power from DG with 500 Watts-2BHK, 750 Watts-3BHK
- TV, Telephone Points
- 2way switches in master bedroom

Water & Sewerage

- Sufficient sumps with adequate capacity for water supply
- Sewage treatment plant of efficient capacity and common underground tank provision with manholes. Provision for recycling the treated water for flushing and gardening use

Water Proofing & Anti-Termite Treatment

- Water proofing treatment using Polymer Membrane Technology to protect rest rooms, utility and other water storing bodies
- Pre and Post construction termite control

Others

- Rain water harvesting system
- Required number of lifts of reputed make
- CCTV monitoring of critical areas
- Gate security with security management

Developer