



Trust & Innovative Service

Thanigai Estate & Constructions

Proudly Presents

Gomathi Amman Nagar

Upcoming Chennai Limit Site (Tiruvallur)

- **DTCP Approved Plots**
- **Rs.399/sqft Only**

Tiruvallur Amenities:-

- **Kalyanakuppam is a Village in Tiruvallur Taluk in Tiruvallur District of Tamil Nadu State, India.**
- **41 Kms from State capital Chennai**
- **4 Kms from Tiruvallur Junction**
- **Kalyanakuppam Pin code is 602021 and postal head office is Ikkadu .**
- **7Kms From Sevvapet Railway Station.**
- **Tiruvallur , Thirunindravur , Kadambattur are the nearby Cities to Kalyanakuppam.**

Tiruvallur Bus Route

- **505 → Tiruvallur – Ekkadu(Via) – Redhills**
- **505A → Tiruvallur – Ekkadu(Via) – Periyapalayam**

Walkable Distance From Our Site:-

- **Government Hospital**
- **Government School**
- **Bus Stop**
- **Ration Shop**
- **Co-Operative Society**
- **Temple**

5 Minutes Travel Distance

- **Tiruvallur – Redhills State Highways**
- **CSI Higher Secondary School**
- **CSI Hospital**
- **CSI Nursing School**
- **CSI Wesley Church**
- **Mosque**
- **Essar Petrol Bunk**

10 Minutes Travel Distance

- **Tiruvallur Bus Stand**
- **Veeraragavaperumal Temple**
- **Registrar office**
- **Collector Office**
- **Tiruvallur Combined Court**
- **DRBC School**
- **Goudie Nursery & Primary School**

- **CSI Goudie Memorial Church**
- **Library**

Amenities Nearby:-

- **Markets**
- **Banks, ATMs**
- **Hospitals**
- **Schools (DRBC, CSI Hr Sec School, Etc.)**
- **Colleges**
- **Theatres**
- **Petrol Bunks**
- **Temples**
- **Mosque**
- **Church**

In Our Site:-

- **30ft & 40ft Roads**
- **Good Water Facility**
- **Surrounded by 500 houses**
- **Electricity Facility**
- **Bus Facility (200 Mtrs)**
- **2 Parks**
- **School Place**

Price Details:-

- 600sqft – Rs.2,39,400/-
- Agreement Amount – Rs.36,000/-

Schemes:-

- 1) If remaining amount paid within 15 Days from the day of Advance
 - ❖ Registration, Patta and EC will be absolutely Free !
- 2) If remaining amount paid within 3 Months
 - ❖ Registration Free! But, Patta will be Charged
- 3) If remaining amount paid within 11 Months
 - ❖ Customer Should Bear the Registration and Patta Charges.

Special Offer

- 4) If half of the Total Amount is paid within 15days Registration is done for Free and remaining amount should be paid within 11 Months.



TAKE PRIDE

**in Delivering Quality Projects To
OUR CLIENTS**

N.No : 168/1, Old No : 61/1,

1st Floor,

Patel Road,

Perambur,

Chennai - 600011



Certificate Of Registration

Certificate No. 910115061609

This is to certify that the Quality Management System of the

THANIGAI ESTATE & CONSTRUCTIONS

NO. 168/1, OLD NO. 61/1, FIRST FLOOR, PATEL ROAD, PERAMBUR,
CHENNAI-600 011, TAMIL NADU ,INDIA

Has been assessed and found to be in Compliance with the requirements of Standard detailed below

ISO 9001:2015

This certificate is valid for the following Services

**"PROVIDING SERVICES OF REAL ESTATE PROMOTERS,
CONTRACTORS AND CONSTRUCTION ACTIVITIES"**

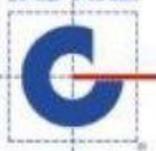
Date of Issue	15.06.2016	Valid Until	14.06.2019
1 st Surveillance Due	15.05.2017	2 nd Surveillance Due	15.05.2018

This Certificate is Valid for three years, subject to satisfactory maintenance and completion of Surveillance Audit.

Verify the validity of the certificate at www.duvindia.com



JAS-ANZ



M1433051SIL



Sankishan

Managing Director
DUV Certification Pvt. Ltd.

Address: SS-1914, Sec-44, EDA Colony, Kanger Road, Lucknow-226012, UP, India Contact- 0522-4017730, Mob. +91-90390-70222, Email: info@duvindia.com
DUV is accredited by Joint Accreditation System of Australia & New Zealand JAS ANZ (url: <http://www.jas-anz.org>)
This certificate remains the property of DUV and may be returned to DUV on Cancellation or Suspension of the certificate. Validity of the certificate is subject to successful completion of surveillance audits. Further clarifications regarding the scope of this certificate and the applicability of standard may be obtained by consulting the Registrant at info@duvindia.com.

ISO 9001:2015 Quality Management System



தணிகை எஸ்டேட் & கன்ஸ்ட்ரக்ஷன்ஸ்



கோமதி அம்மன் நகர்



"DTCP Approved No. 19/2015"

திருவள்ளூர்

அருகில் ஈக்காடு

சிறப்பம்சம்

- நம் மனைபிரிவு 500 குடியிருப்புகளுக்கு மத்தியில் உள்ளது.
- நம் மனைபிரிவு அருகில் பள்ளி, ரேஷன், கூட்டுறவு சங்கம், ஆரம்ப/சுகாதார நிலையம் உள்ளது.
- 15 நிமிட பயணத்தில் திருவள்ளூர் பேருந்து நிலையம் மற்றும் வீரராகவ பெருமாள் கோவில் உள்ளது.

10
நிமிட
பயணத்தில்

- திருவள்ளூர் - ரெடஹில்ஸ் SH ரோடு
- CSI மேல் நிலைபள்ளி
- CSI வெஸ்லி ஆலயம்
- CSI மருத்துவமனை
- நர்சிங் School

சதுரடி விலை அளவு முன்பணம் Offer

ரூ. 399

1200

ரூ. 36,000

சதுரடி

- 15 நாட்களில் முழுத்தொகை செலுத்தும் நபர்களுக்கு (பத்திர பதிவு + தனிப்பட்ட + EC இலவசம்)
- 3 மாதத்தில் முழுத்தொகை செலுத்துபவர்களுக்கு பத்திரபதிவு இலவசம்.
- 11 மாதத்தில் செலுத்துபவர்களுக்கு பத்திரபதிவு தங்களுடையது.

குறிப்பு:- மனைக்கு செலுத்தவேண்டிய தொகையில் பாதி தொகையை 15 நாட்களில் செலுத்த மீதம் 11 மாதத்தில் செலுத்துபவர்களுக்கு பத்திரபதிவு இலவசம்



Site Pictures.....











Constructing a New House In Our Site.....





Surrounded By Houses.....



Bus Stop....



EB & Water Facilities.....



Government School.....



Co-Operative Society & Ration Shop.....



Ration Shop.....



Temple.....





Government Hospital.....



2 kms - C.S.I.Higher Secondary School & C.S.I.Wesley Church Ekkadu.....



2Kms - C.S.I.Hospital Ekkadu.....





7 km Poondi lake

2 km csi church

2 km csi hospital

5 km collector office

4 km Veera Ragavar temple

5 km Court

4 km Bus depot

4 km Bank

5 km Railway station

6 km schools

5 km Mosque

5 km Theater

5 km college

கோமதி அம்மன் நகர் திருவள்ளூர் தோடி அருகில்

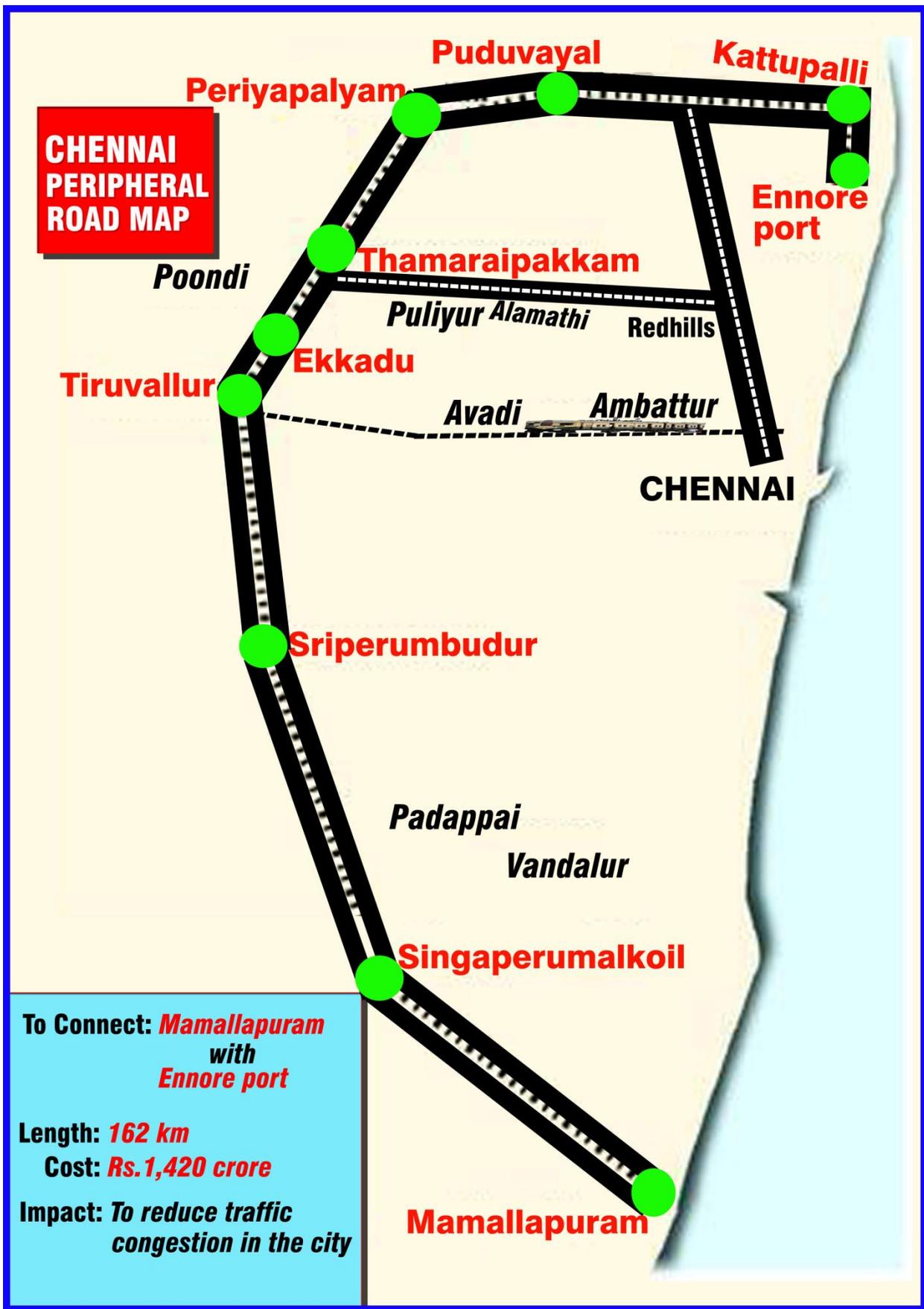
DTCP அபிவிருத்தி

Tiruvallur to Redhills by-pass Road 1.5 km

1.5Kms to Proposed 400Ft Outer Ring Road.....
(Mahabalipuram to Kattupalli Port – 162Kms Super Peripheral Road Project)



**CHENNAI
PERIPHERAL
ROAD MAP**



To Connect: **Mamallapuram**
with
Ennore port

Length: **162 km**

Cost: **Rs.1,420 crore**

Impact: **To reduce traffic
congestion in the city**

Mamallapuram

2.5Kms to C.S.I.Goudie Nursery & Primary School



3Kms to DRBC School.....



4Kms to Tiruvallur Junction.....



4Kms to Tiruvallur Bus Depot.....





4Kms to Veeraragavaperumal Temple.....

