



Master piece  
on *your*  
canvas

DAE  
MAGNUM

A decorative flourish consisting of a black line that curves around a blue sphere and ends in a small black flower-like shape.

# NEAR BY LANDMARKS

- a) Shankara Eye Hospital
- b) Shankara Vidhyalaya School
- c) Kalaimagal School
- d) Meenashi Krishnan Polytechnic College
- e) VKK Ammani Ammal Matric School
- f) Mahalakshmi Vidya Mandir CBSE School
- g) Vel's Vidhyashram School
- h) Madras Institute of Technology
- i) Ramana Children's Hospital
- j) Deepam Hospital

& More....







## Ground Floor Plan



Option-1



FLAT    AREA  
G 1    1161 SQ.FT + 150 SQ.FT  
NORTH FACING





## Ground Floor Plan



Option-2



**FLAT AREA**  
**G 1 1161 SQ.FT**  
**NORTH FACING**





## First Floor Plan

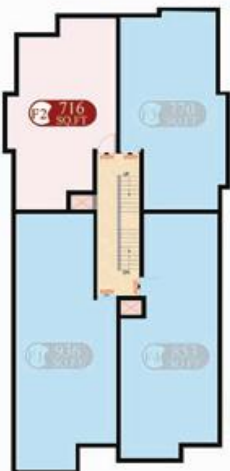


FLAT    AREA  
**F 1**      936 SQ.FT  
**SOUTH FACING**





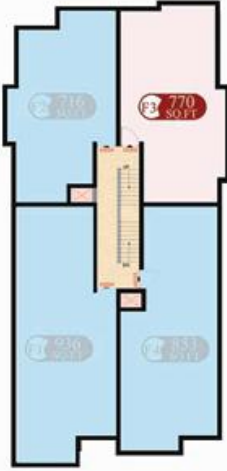
## First Floor Plan



FLAT    AREA  
F 2    716 SQ.FT  
**NORTH FACING**



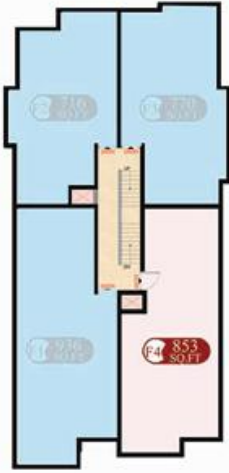




## First Floor Plan



FLAT    AREA  
**F 3**    770 SQ.FT  
**NORTH FACING**



# First Floor Plan



FLAT    AREA  
**F 4**    **853 SQ.FT**  
**EAST FACING**







## Second Floor Plan



FLAT    AREA  
**S 1**    950 SQ.FT  
**SOUTH FACING**





## Second Floor Plan



FLAT    AREA  
S 2    810 SQ.FT  
NORTH FACING







## Second Floor Plan












FLAT     AREA  
**S 3**     871 SQ.FT  
**EAST FACING**







# Specification

-  — *Isolated / Combined Footing, R.C.C Framed structure designed by qualified professional structural Engineer.*
-  — *All Interior Walls will be applied with wall putty and finished with premium paint. Ceiling will be finished in Ultra white.*
-  — *Granite top, Stainless steel sink, wall tile upto 2' above granite slab.*
-  — *Entire Flat 2'x2' vitrified tiles Johnson / **Kajaria**\* / Somany / Equivalent Flooring in all bathroom will be 1'x 1' Anti-skid tiles.*
-  — *All Windows are Country wood (or) UPVC openable window with MS safety grills.*
-  — *MAIN DOOR: Good Quality of Teak Wood panel finished with mela mine polish with Godrej locks  
OTHER DOORS: Membrane Doors with good quality teak frames.  
TOILET DOORS: Water Proofing flush door (or) Foam Door.*
-  — *External PVC piping (Finolex / Astral / Prince / Equivalent) and internal CPVC piping (Astral / Prince / Equivalent). All Fittings will be **Jaquar**\* / equivalent. Ceramic dado tiles upto 7' height.*
-  — *Granite Flooring with SS Handrails (or) Vitrified Anti Skid Flooring with MS Handrails..*
-  — *Concealed 3-phase Electricity supply with Finolex / Equivalent wiring MCB's, adequate light, fan and sufficient power points, **ROMA**\* Switches sufficient light in common areas. Free inverter wiring. MODULAR*

\*These are the branded materials used by DAC for Constructions

## Payment Terms

1) Booking Advance	5%	6) On Completion of corresponding slab	5%
2) Within 10 days from booking	10%	7) On Completion of corresponding flat brick work	5%
3) At the time of Agreement (within 20 days from booking)	10%	8) On Completion of plastering	5%
4) On Completion of Basement / UDS registration (within 45 days from booking, which is earlier)	45%	9) On Completion of flooring	2.5%
5) On Completion of stilt slab	10%	10) One Month before handing over the flat	2.5%

## Our Bankers







*P*romoters & *E*ngineers :

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**93003 93003**



Structural Consultant :

*Er. N. Kanagavel* M.E, MBA, M.I.E., F.I.V.

Serial No: P001

This Brochure is not a legal offering. All details, Specifications, Elevations, Areas etc., are subject to change without prior notice.