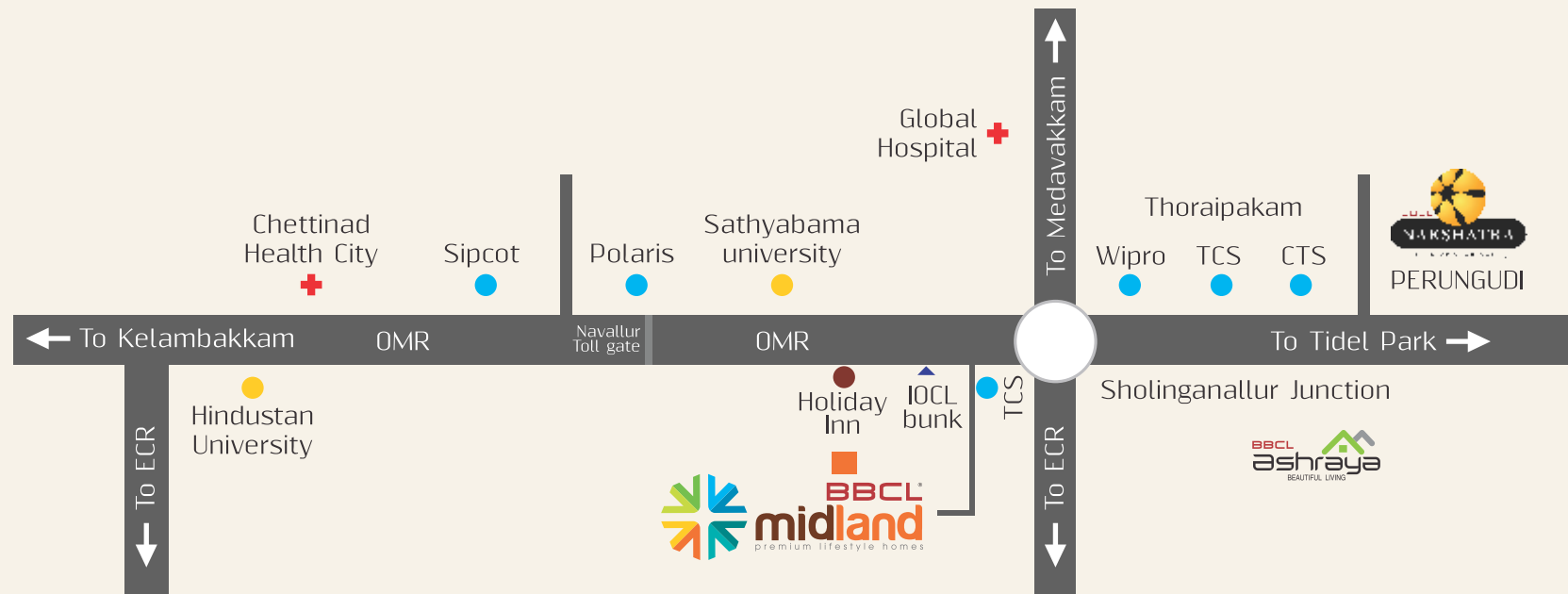


around the city,
IS JUST AROUND THE
corner.

Thanks to its amazing location, your life at BBCL Midland will see you do so much more with your precious time, by reducing your travel time by half.



Hotels
Holiday Inn
GR Inn,
Koninoor Asiana,
Gem Inn Resort



Hospitals
Sugam Hospital,
Swaram Hospital,
Apollo



Corporates
TCS, Infosys, Paypal
Tech Mahindra,
Orchid Chemicals



Schools
Gateway school,
BVM Global,
LYRA school of music

BBCL®

— Adding Life To Living —

Established in 1986, BBCL is Chennai's trusted developer operating in 3 segments of residential development such as Premium / Luxury / Ultra Luxury and we are setting new standards for quality creation of homes that truly reflects our brand philosophy- " Adding life to living".

Site Address - Pondicherry salai, Semmenchery Village, Sholinganallur Taluk, Kancheepuram Dist. (Near Zylog Systems)

www.bbcl.in | Call - 760-391-0604

"This brochure is purely conceptual and it is neither a legal offering nor will be part of the agreement. The visual, photographs reflected in the brochure need not necessarily form part of the actual building and or areas within it. All units are unfurnished. Furnishing shown on all floor plans are for demonstrative purpose only. All dimensions are approximate and subject to construction variances. Developer reserves the rights to amend the plans, elevations, colour schemes, specifications and amenities, etc. All illustrations and maps are artist's idea and not actual depiction of the buildings, walls, driveways or landscaping and the Developer reserves the rights to make changes at any time, without notice or obligation, to the information contained in this brochure. While every care has been taken in providing all information correctly, the Developer cannot be held responsible for any inaccuracies."



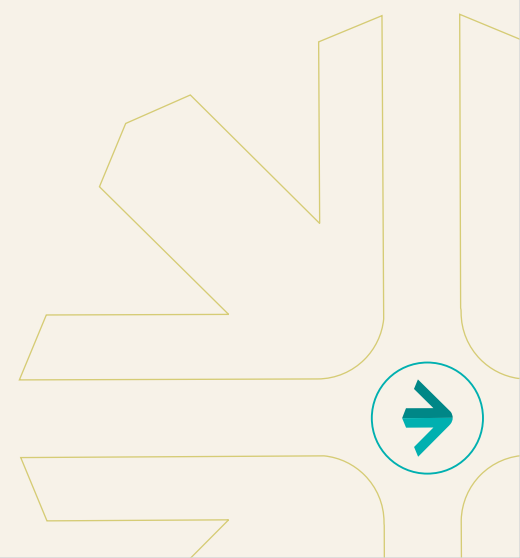
PREMIUM
★ ★ ★



now is the time. this is the life.

live it up.

In the middle of life is an exciting place to be. The possibilities are endless and you never know the pleasant surprises that await. It's where success begins to take a positive turn. Where life takes on more meaning. Here is where your destiny begins to take shape. And a home at Midland is your chance to make the most of it.





designed for those who
like to live



BBCL Midland is meticulously planned and crafted for the 'always-on-the-move' generation. A generation of achievers like you, who have so much to do, with so little time.

Located just 5 mins away from Sholinganallur Junction, these premium

2 & 3 BHK apartments give you easy access to the buzzing IT hub on the OMR, fun, food and entertainment on the ECR, the old Chennai charm of Adyar and buzzing shopping zones in Velachery. All just a few minutes' drive away.

presenting



near sholinganallur junction

● 2 & 3 BHK ● 917 - 1733 sq.ft.



lite

on maintenance
on your pocket.

Perfectly priced to ensure that you can still chase all your other dreams, while owning the house of your dreams, BBCL Midland is also designed to minimize the total amount you spend on maintenance and day to day living.

- Simple yet ample amenities
- Overall lower maintenance cost
- Energy efficient lighting
- Ample natural ventilation and light
- Location that reduces travel time





the easy life, with everything in
just the right

proportion.

The host of lifestyle features at BBCL Midland ensure that you get a comfortable, safe and enjoyable environment, without any unwanted additional cost.

amenities



Children play area



DTH service connectivity



Multipurpose hall with pantry / dining



Gym



Yoga / Meditation room



Basketball net



Badminton court



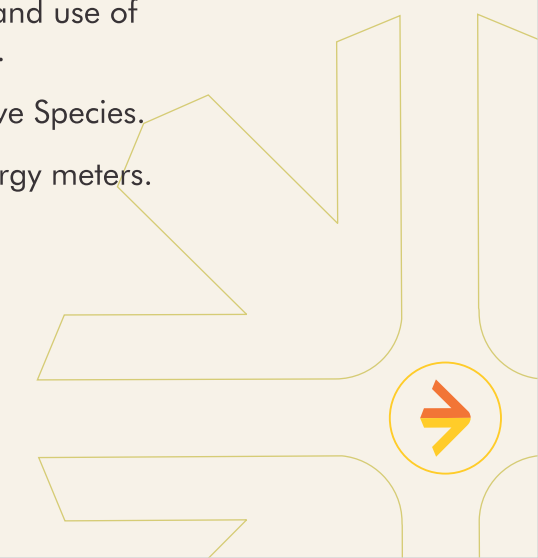
Jogging space

other amenities

- Visitor's car parking
- Landscaping with native species
- Power back-up upto 1KV for all homes
- Adequate day lighting and fresh air
- Use of eco-friendly building materials
- 100 % power backup for common amenities
- Sewage treatment plant

green features

- Adequate day lighting and fresh air.
- Use of Eco friendly Building materials.
- Rainwater harvesting and use of Ultra Low flow fixtures.
- Landscaping with native Species.
- Water meters and energy meters.



specifications

Structure:

- RCC framed structure designed to seismic resistance using high quality materials.
- Environment friendly walls with Solid blocks.
- Pre-constructional anti-termite treatment under foundation and along external perimeter of the building.

Painting:

- Exterior faces of the building including balconies will be finished with Cement Plaster and Exterior weather shield paint (Asian Paints or equivalent) finish.
- Interior: Smooth finish with POP putty (JK or equivalent) & Acrylic emulsion (Asian paints or equivalent).
- Common area will be finished with Cement Plaster, POP putty and Acrylic emulsion (Asian or equivalent).
- Ceiling: Smooth finish with cement plaster putty finished with acrylic emulsion paint (Asian or equivalent)
- False ceiling in Lobby areas.

Flooring:

- Asian or equivalent make 600mm x 600mm Vitrified tile for living, dining, bed rooms, kitchens & walkways inside apartments.
- Asian or equivalent make 600mm x 600 mm Vitrified tile for Common lobbies.
- Asian or equivalent make Rustic Ceramic I Vitrified tiles for balconies & Sit-out.

- Asian or equivalent make, anti-skid Ceramic tile flooring for toilets and utility areas.
- Asian or equivalent make Glazed ceramic tiles for toilet walls and utility walls up to 7'.0" height.
- 4" high projected Skirting matching the floor tile as per design.

Doors & Windows:

Main Door: Teakwood frame with 32mm thick Solid Flush Shutter with BST finish.

Interior & Toilet doors: Country wood frames with Skin Molded Flush doors duly treated and finished.

- Godrej or Equivalent lock with suitable SS hardware's.
- Windows: LG or Equivalent make UPVC windows.
- Balcony: UPVC French doors with toughened glass
- Glass: 5mm clear glass panels from Saint Gobain or equivalent for windows.
- Power coated MS grills for all windows as per design.

Kitchen / Utility:

- Granite top kitchen platform with edge nosing.
- Glazed decorative Ceramic tiles (Johnson or equivalent) in kitchen for a height of 2 feet above platform.
- Single bowl Stainless Steel sink with drain board in Kitchen & Sink provision in Utility (Prince or equivalent).
- Sufficient 15 Amp & 5 Amp socket provision for chimney, hob & other kitchen appliances.

- Glazed Ceramic tiles (Johnson or equivalent) in utility up to 5'0" height.
- Provision of Electrical and Plumbing lines for Washing machine in utility.
- Provision of Loth in one side in all Kitchens as per the drawings

Electrical:

- Finolex or equivalent make copper wiring in PVC concealed conduits.
- Modular plate switches (Anchor Roma or equivalent).
- Ready to use AC conduits in Living I Dining and Bedrooms.

Elevators:

- Passenger Elevators from companies of high repute (Johnson or equivalent) with sufficient power backup.

Water supply, Plumbing & Sanitary:

- ISI certified concealed CPVC lines for water supply and SWR sewer lines.
- Superior quality wall-mounted EWC (European water closet) (Jaguar or equivalent) with concealed cistern in all toilets.
- Superior quality washbasins with half pedestal. (Jaguar or equivalent).
- Good quality CP fittings (Jaguar or equivalent) in toilets, utility & kitchen.
- False ceiling in all toilets.
- Diverter (Jaguar or equivalent) in all toilets for shower only.

Security System:

- Standalone access controlled Video Phone security system.
- CCTV in external peripheral areas of the building.

Other Amenities:

- Rain water harvesting .
- Sewage treatment plant.
- Visitor's car parking .
- DTH service connectivity .
- 100% power backup for common amenities (i.e. Water, Lift, Common area lighting, security system, treatment plant etc.,)
- Power back up for all fans, all lights, all 5 Amp sockets for each apartment subject to not exceeding 1 KV A per flat.

Common Amenities:

- Multipurpose hall.
- Gym / Meditation room.
- Reserved space for outdoor games. (Shuttle Court and Half court for Basket Ball)

Green Features:

- Adequate day lighting and fresh air.
- Charging facility for battery operated vehicles.
- Reserved car parking for physically challenged.
- Rainwater harvesting and use of Ultra Low flow fixtures
- Suitable landscaping.
- Water meters and energy meters (Common)

stilt floor plan



typical floor plan-model



first FLOOR plan



fourth FLOOR plan





WING A - First Floor
2BHK + 2TOI - 1015 sq.ft.



WING A - Fourth Floor
2BHK + 2TOI - 1018 sq.ft.



WING A - Second & Third Floor
2BHK + 2TOI - 1015 sq.ft.

WING B - First Floor
2BHK + 2TOI - 1019 sq.ft.





WING B - Second & Third Floor
2BHK + 2TOI - 1019 sq.ft.



WING C - Second & Third Floor
2BHK + 2TOI - 1124 sq.ft.



WING B - Fourth Floor
3BHK + 3TOI - 1468 sq.ft.

WING C - Fourth Floor
2BHK + 2TOI - 1134 sq.ft.





WING D - Second & Third Floor
2BHK + 2TOI - 1123 sq.ft.



WING E- First Floor
2BHK + 2TOI - 1092 sq.ft.

WING D - Fourth Floor
2BHK + 2TOI - 1134 sq.ft.



WING E - Second & Third Floor
2BHK + 2TOI - 1084 sq.ft.





WING E - Fourth Floor
3BHK + 3TOI - 1321 sq.ft.



WING F - Second & Third Floor
2BHK + 2TOI - 1061 sq.ft.



WING F - First Floor
2BHK + 2TOI - 1061 sq.ft.



WING F - Fourth Floor
3BHK + 3TOI - 1624 sq.ft.

