



TIMBERLY VICTORY

*This image is only creative visualization

SF:NO:21/3B,VICTORY HOME, CENTRAL EXCISE COLONY,
PN-PUDUR, COIMBATORE

This image is only creative visualization

**A MODERN HOME
WAITING
FOR YOU**

A FULLY RESIDENTIAL SITE
SURROUNDED BY HILLS & LUSH GREENERY

*This image is only creative visualization

**40 WELL CRAFTED
PREMIUM
APARTMENTS**

LOCATION

EDAYARPALAYAM VADAVALLI RD

VOC
NAGAR

VELMAYIL
CULTURAL
MAHAL
ARJ
AGRILAND

TAMIL NADU
AGRICULTURAL
UNIVERSITY
CAMPUS

10th CROSS ROAD

SPRINGFIELD
VESTAL

MARUTHAM
HILLSIDE

TIMBERLY
VICTORY

NEW
THILLAI
NAGAR

MULLAI NAGAR
BUS STOP

ICICI BANK
ATM

VALLALAR
HOSPITAL

PETROL
PUMP

APOLLO
PHARMACY

BIMETAL
BEARINGS

TO MARUDHAMALAI

KFC
THIRUMURUGAN
NAGAR

MARUDHAMALAI RD

TO R SPURAM

SALIENT FEATURES OF TIMBERLY VICTORY

10+ PHENOMENAL SUPERIOR AMENITIES

PN-PUDUR PREMIUM LOCATION IN COIMABTORE

ELEGANTLY CRAFTED 40 UNITS APARTMENTS

15 MINS DRIVE FROM COIMBATORE MAIN BUS STATION

15 MINS DRIVE FROM COIMABTORE MAIN RAILWAY JUNCTION

20 MINS DRIVE FROM COIMABTORE INTERNATIONAL AIRPORT

DIRECT VIEW OF MARUDHAMALAI TEMPLE

THOUGHTFULLY DESIGNED 2&3 BHK UNIT PLANS

STILT +4 FLOORS DESIGN STRUCTURE

100% VAASTU COMPLIANT HOMES WITH ZERO DEAD SPACE DESIGN

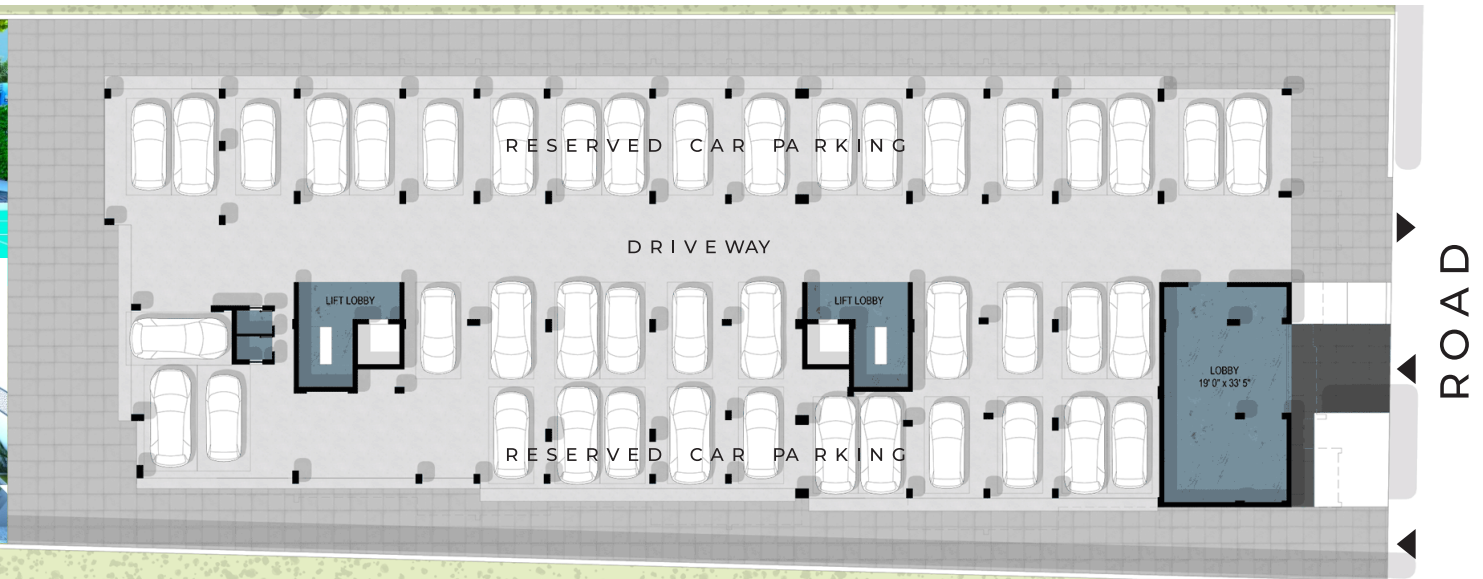
SURROUNDED BY PROMINENT COMPANIES, SCHOOLS, COLLEGES, MAJOR BANKS AND HOSPITALS

WELL-EQUIPPED ROAD ACCESS

HIGH-END SPECIFICATIONS FOR A SUPERIOR LIFESTYLE

DIRECT VIEW OF MARUDHAMALAI TEMPLE FROM OUR SITE

JUST 3KM FROM R S PURAM



TIMBERLY VICTORY STILT FLOOR PLAN

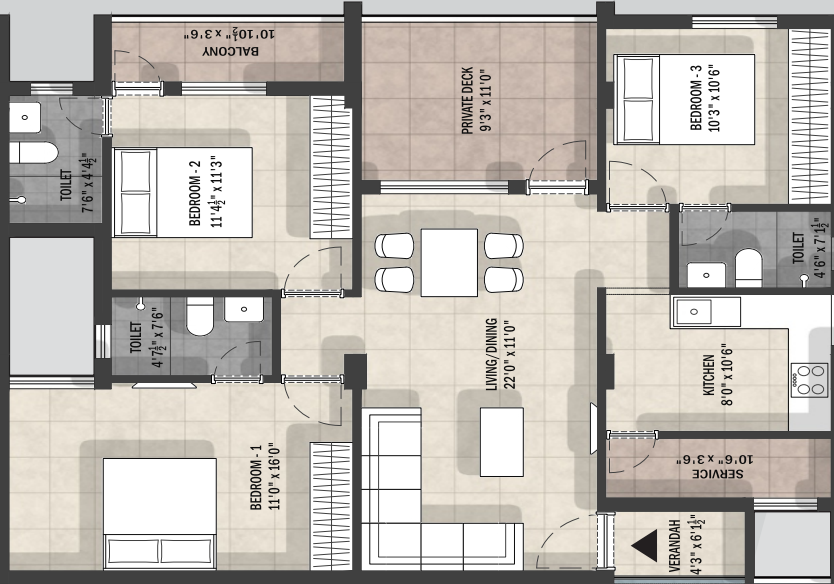
UNIT A6

2BHK | 1370 Sqft
SOUTH FACING



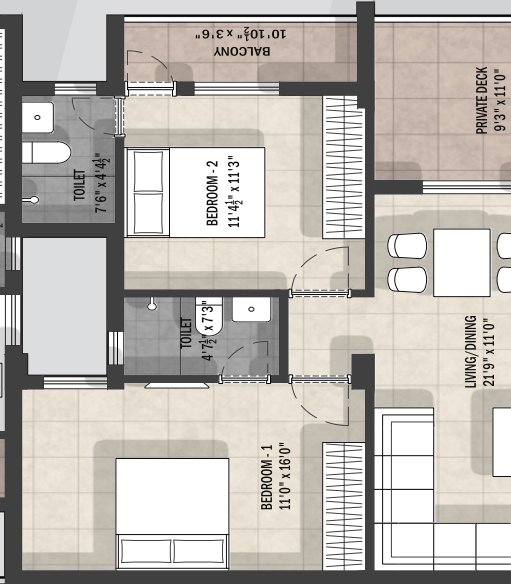
UNIT A7

3BHK | 1675 Sqft
EAST FACING



UNIT A8

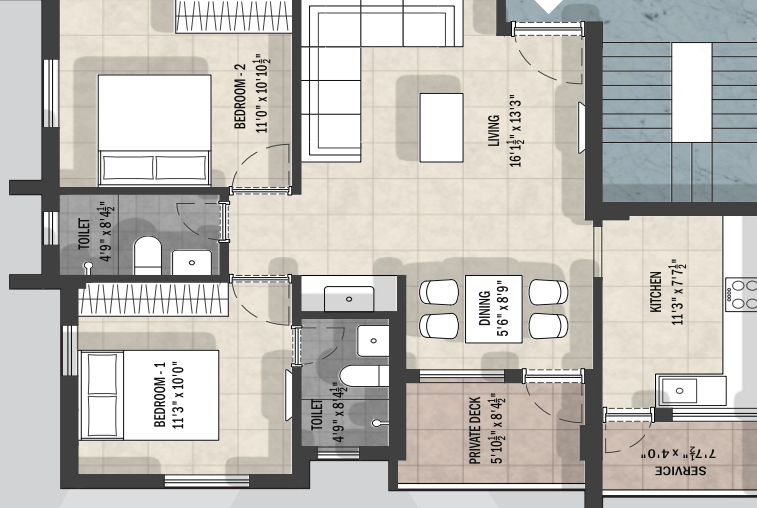
3BHK | 1630 Sqft
EAST FACING



6'6" WIDE CORRIDOR

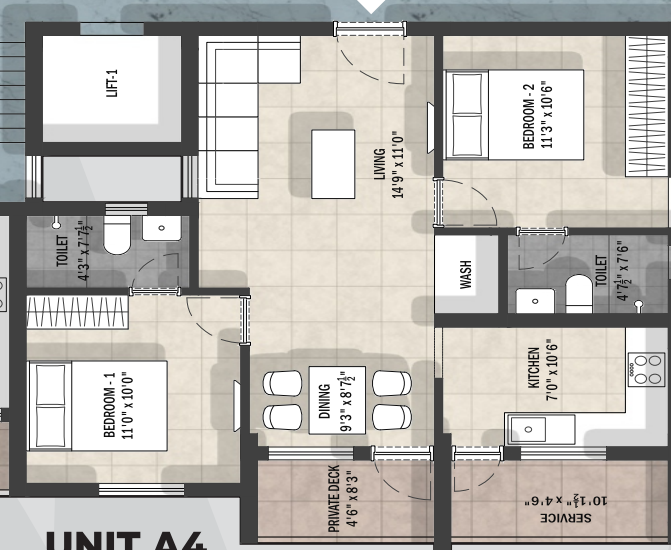
UNIT A5

2BHK | 1145 Sqft
NORTH FACING



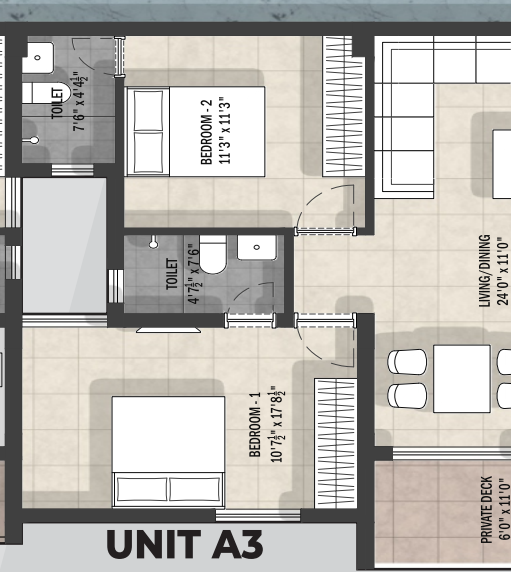
UNIT A4

2BHK | 1120 Sqft
NORTH FACING



UNIT A3

3BHK | 1535 Sqft
EAST FACING



UNIT A9

3BHK | 1630 Sqft
EAST FACING



UNIT A10

3BHK | 1640 Sqft
EAST FACING

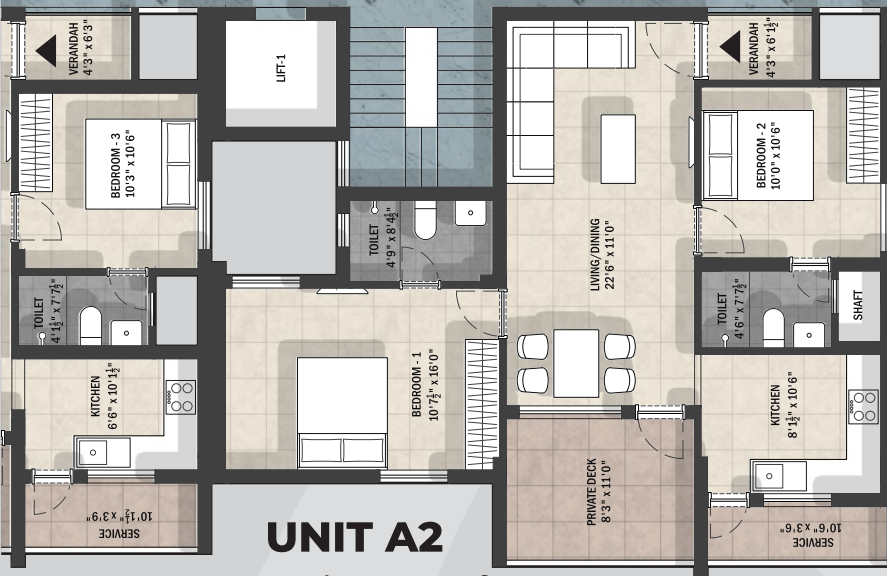


6'6" WIDE CORRIDOR

6'6" WIDE CORRIDOR

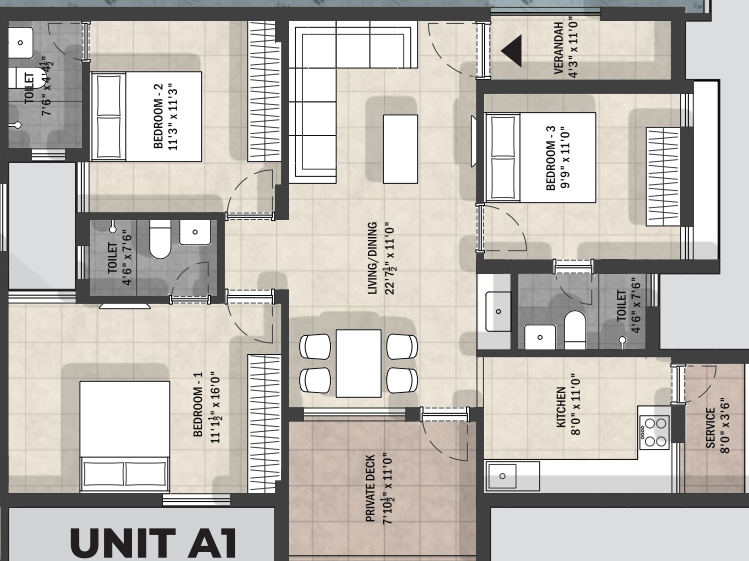
UNIT A2

2BHK | 1285 Sqft
EAST FACING



UNIT A1

3BHK | 1550 Sqft
EAST FACING

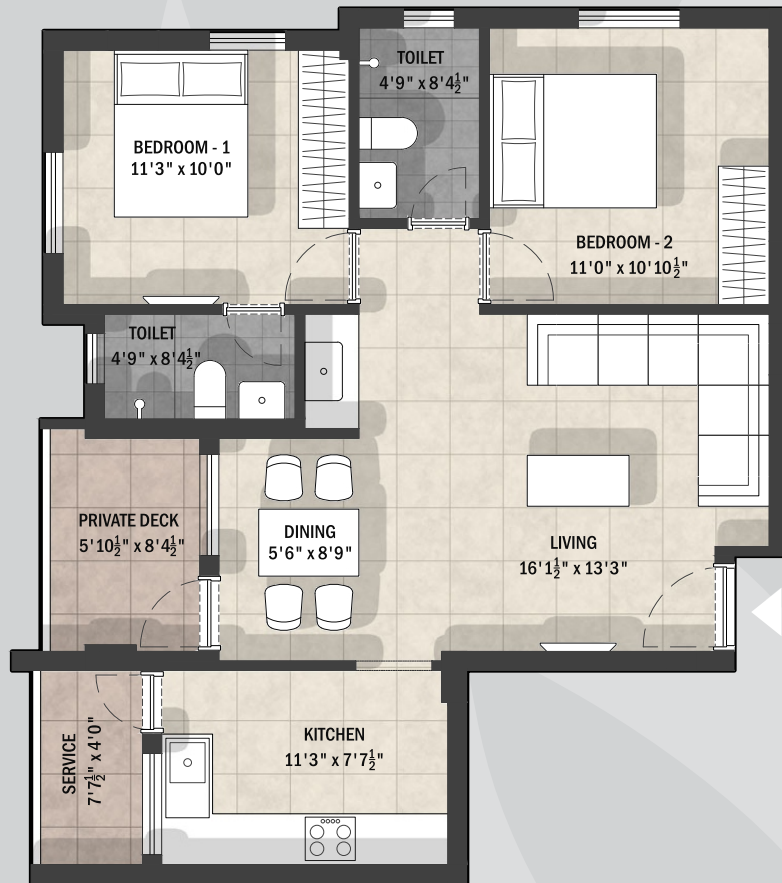


TYPICAL
FLOOR PLAN



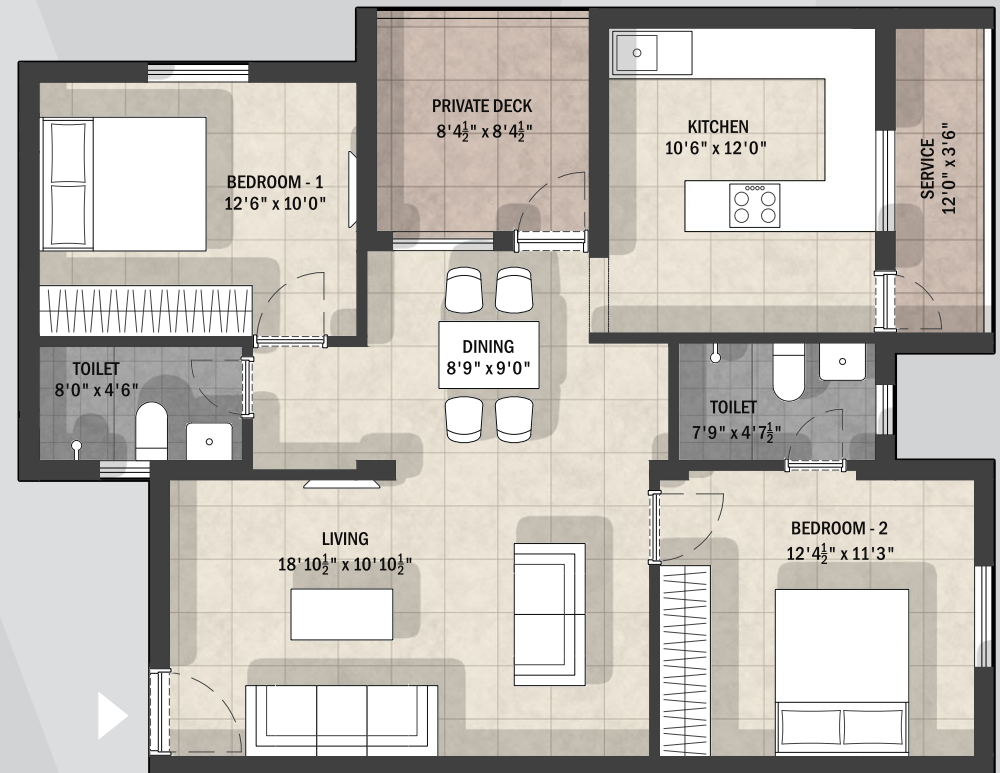
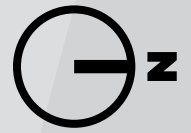
UNIT A5

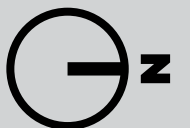
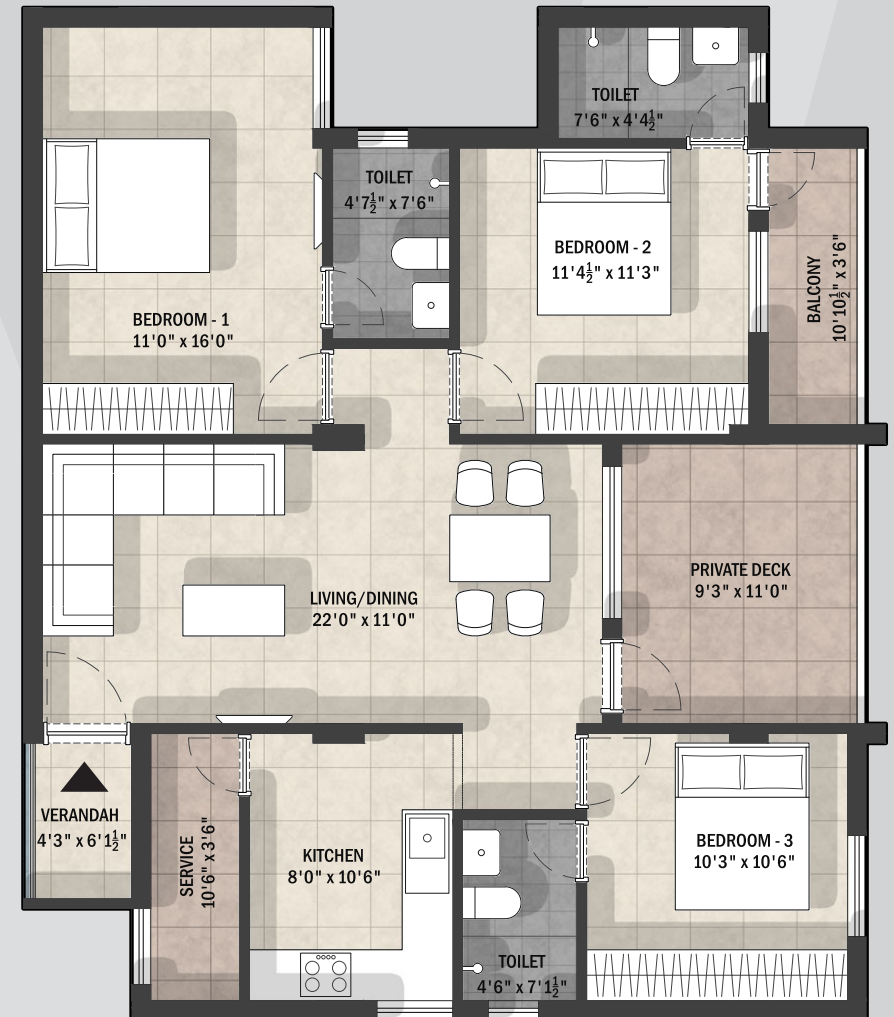
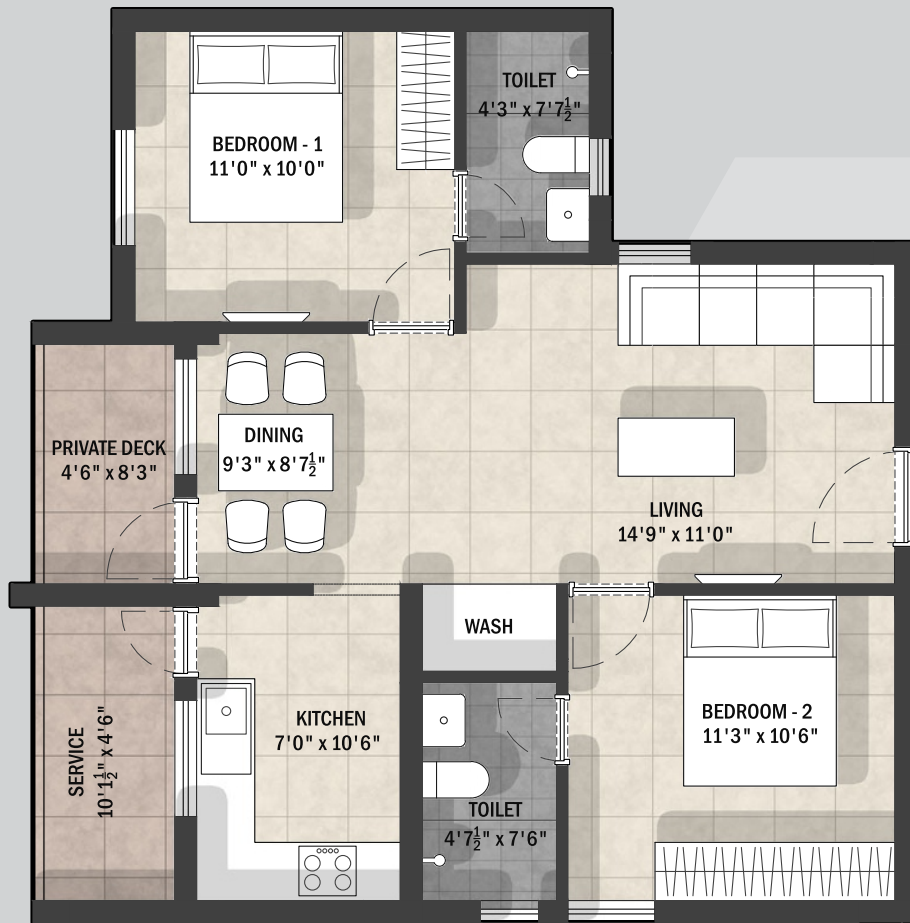
2BHK | 1145 Sqft
NORTH FACING



UNIT A6

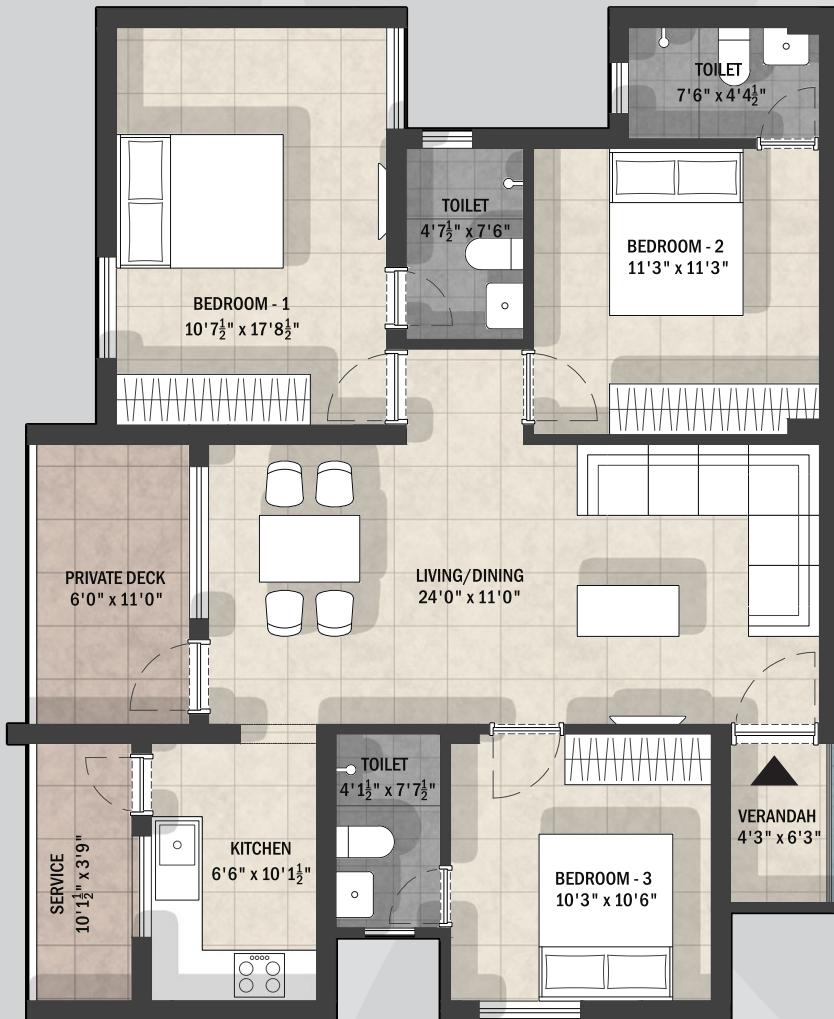
2BHK | 1370 Sqft
SOUTH FACING





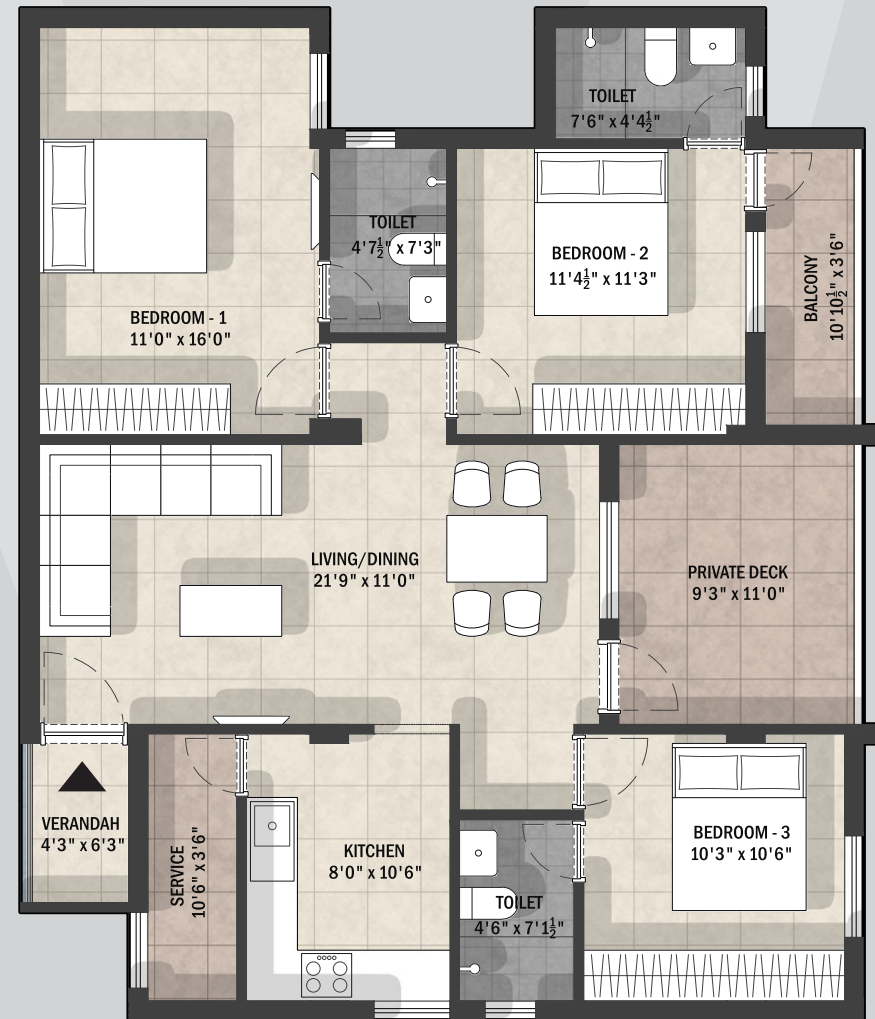
UNIT A3

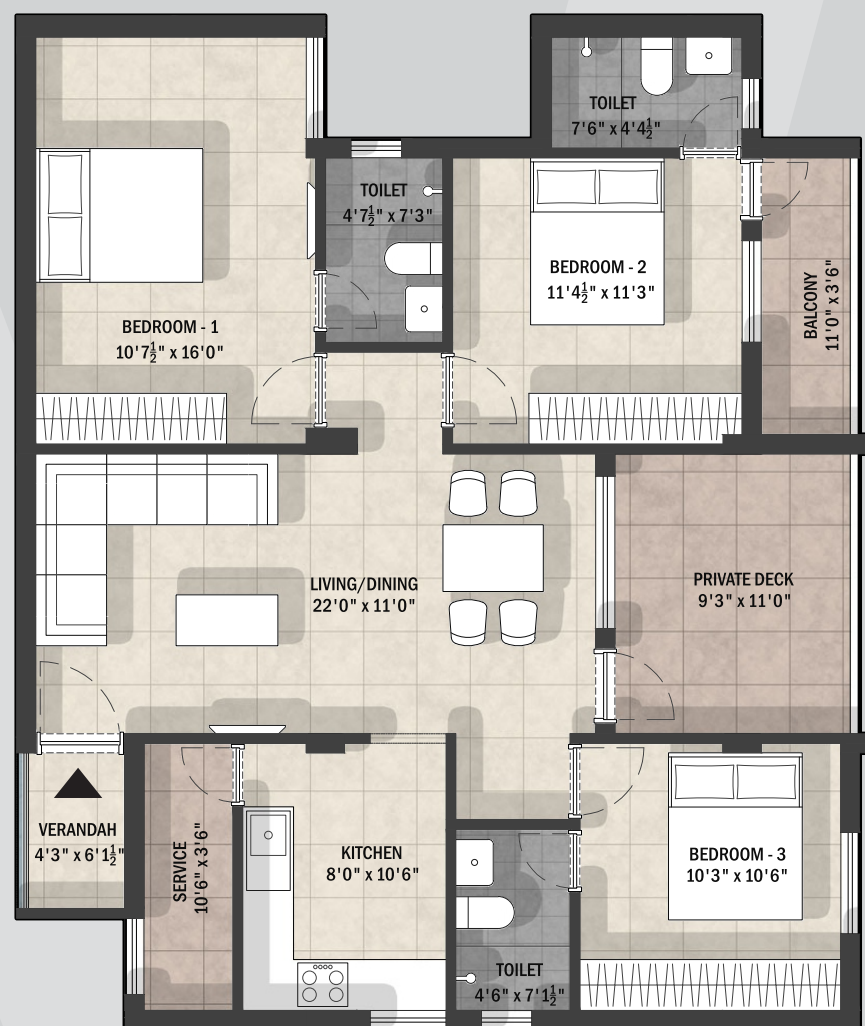
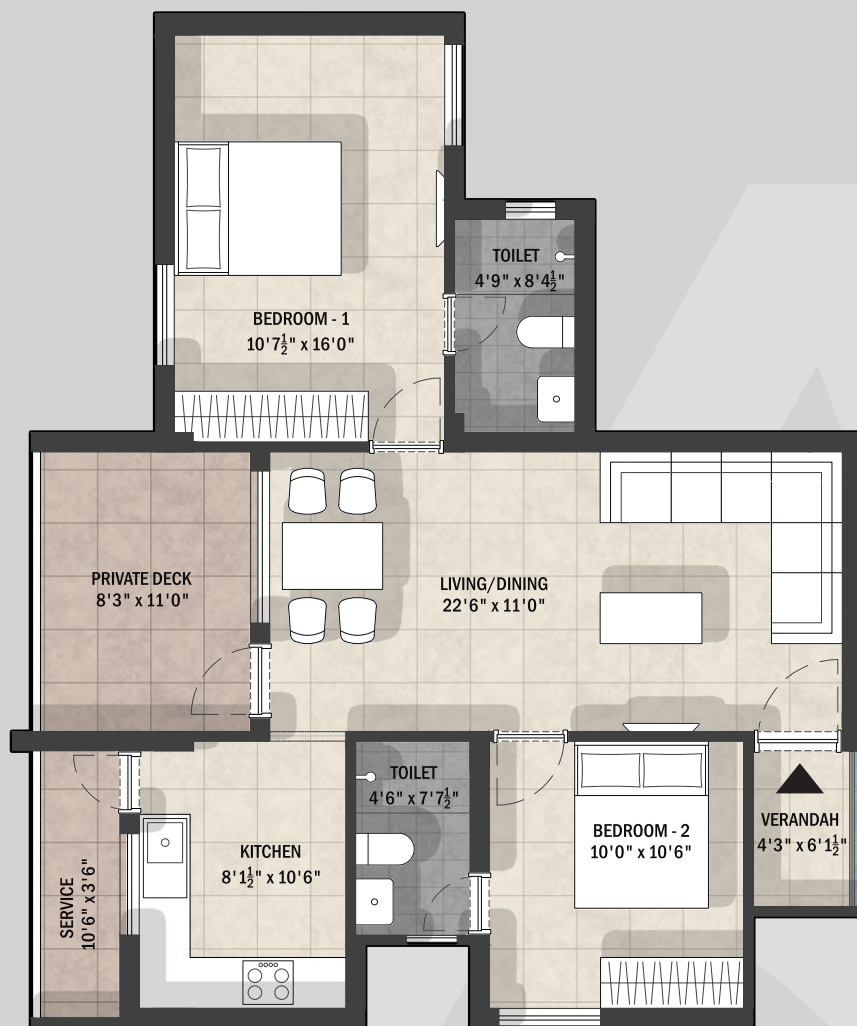
3BHK | 1535 Sqft
EAST FACING



UNIT A8

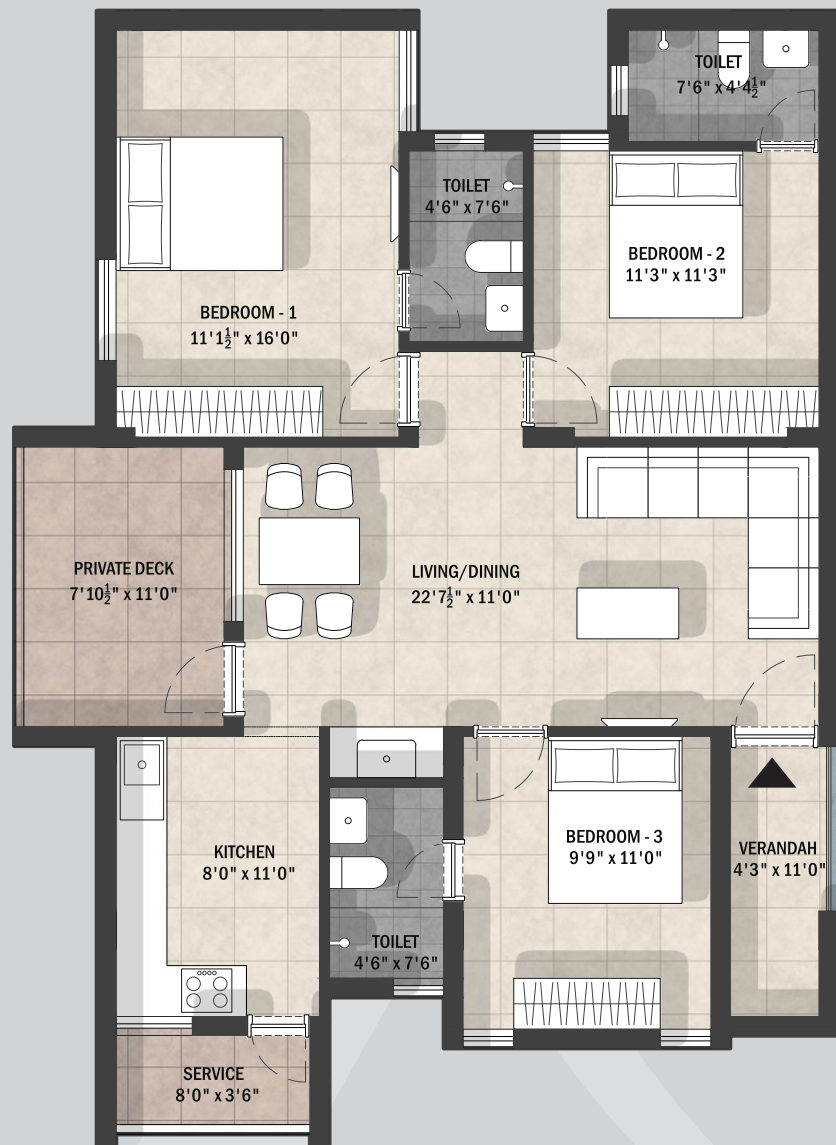
3BHK | 1630 Sqft
EAST FACING





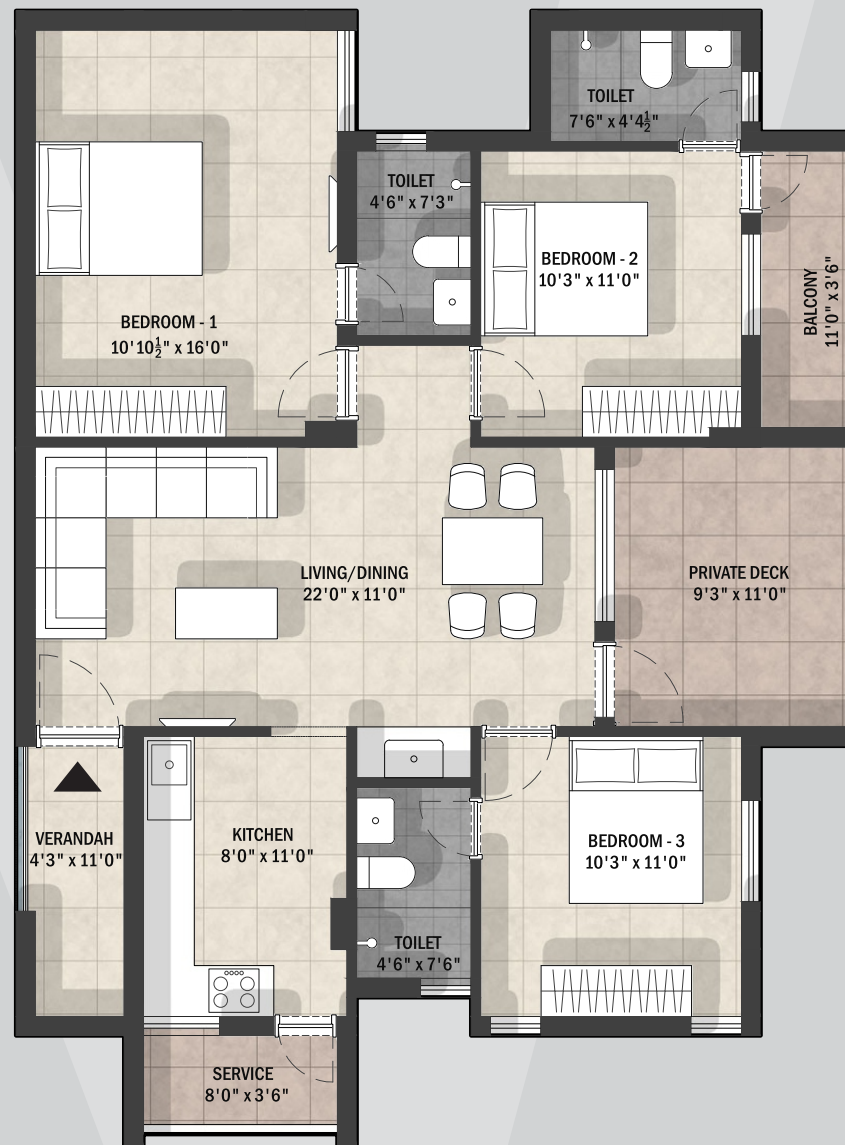
UNIT A1

3BHK | 1550 Sqft
EAST FACING



UNIT A10

3BHK | 1640 Sqft
EAST FACING



SPECIFICATIONS OF TIMBERLY VICTORY

FOUNDATION & STRUCTURE

- RCC frame structure with RCC Columns, Beams and Slabs
- 9" thick outer wall and 4.5" thick internal walls

DOORS & WINDOWS

- Main Entrance Door: Teak wood frame with OST 40mm thick teak wood door of 7'0" height with Godrej or equivalent lock, tower bolt, door viewer, safety latch and door stopper
- Bedroom Door: Solid wood frame with 35mm thick flush door of 7'0" height with Godrej or equivalent lock, tower bolt, thumb turn with key and door stopper
- Bathroom Doors: Solid wood frame with 32mm thick BWP flush door of 7'0" height with Godrej or equivalent locks and thumb turn
- Window: UPVC openable window & MS grills in all windows

FLOOR FINISHES

- Living, Dining, Bedroom & Balcony Vitrified flooring (4'x2') and (2'x2') from KAG Tiles.
- Balconies / utility: Matt finished vitrified tiles / anti-skid tiles (2'x2') from RAK / SOMANY or equivalent brand
- Bathroom: Anti-skid 1'x1' ceramic floor tiles for flooring

WALL FINISHES

- Internal Walls (excluding bathroom): 2 coats of putty, 1 coat of primer & 2 coats of emulsion
- Ceiling: 2 coats of putty, 1 coat of primer & 2 coats of emulsion
- Exterior Walls: 1 coat of primer & 2 coats of emulsion
- Bathroom: Glazed ceramic tiles (2'x1') up to 8' height from KAG Tiles

KITCHEN

- Black granite countertop with CERA or equivalent brand sink
- CP fittings from Hindware or equivalent brand
- Adequate power points for all kitchen appliances
- Glazed ceramic tile backsplash of KAG Tiles brand up to 2' height above countertop

BATHROOM

- Water closet from HINDWARE or equivalent brand
- Wall hung wash basin from HINDWARE or equivalent brand
- CP fittings from HINDWARE or equivalent brand
- Provision for exhaust fan & geyser

ELECTRICAL & POWER BACKUP

- 3 phase electricity supply and independent meters
- Earth leakage circuit breaker to prevent shock
- DG power backup (excluding AC and geyser)
- Modular Switches, sockets of Honeywell brand
- 2-way switches for master bedroom
- TV, telephone points in living & master bedroom

SPECIAL FEATURES

- 100% vastu compliant
- Terrace with gazebo and walking track
- Gym, Pickle court & children's play area
- Post boxes and name boards for apartment owners
- CCTV surveillance camera.
- Elevators with automatic rescue device
- Rain water harvesting, fire fighting provision
- Common servant toilets



*This image is only creative visualization

APARTMENTS CRAFTED
WITH UTMOST CARE

TIMBERLY
VICTORY

A TRANQUIL
LIVING EXPERIENCE

Victory Group of Companies, established in the year 1961, is the brainchild of Sri A.P.M Mammooty visionary par excellence - the founder and chairman of the group. Over the past five decades, the group has built up excellent brand equity over the goodwill and trust of its clients and suppliers. The flagship of the group, Victory Timber and Plywoods, is one among the leading market players of this industry in Chennai. The Victory Group has now expanded to include housing and property development, logistics, infrastructure support, import and export of timber and timber related products and software.

A Victory Home is the real estate and property development division of the Victory Group headed by Sri Faizal Mammooty. Over the past few years, the company has undertaken and successfully completed many landmark projects in Anna Nagar, Porur, Kellys, ECR and other prominent areas of Chennai. Furthermore, the company is involved in promoting Government approved residential housing plots and layouts.

SITE OFFICE

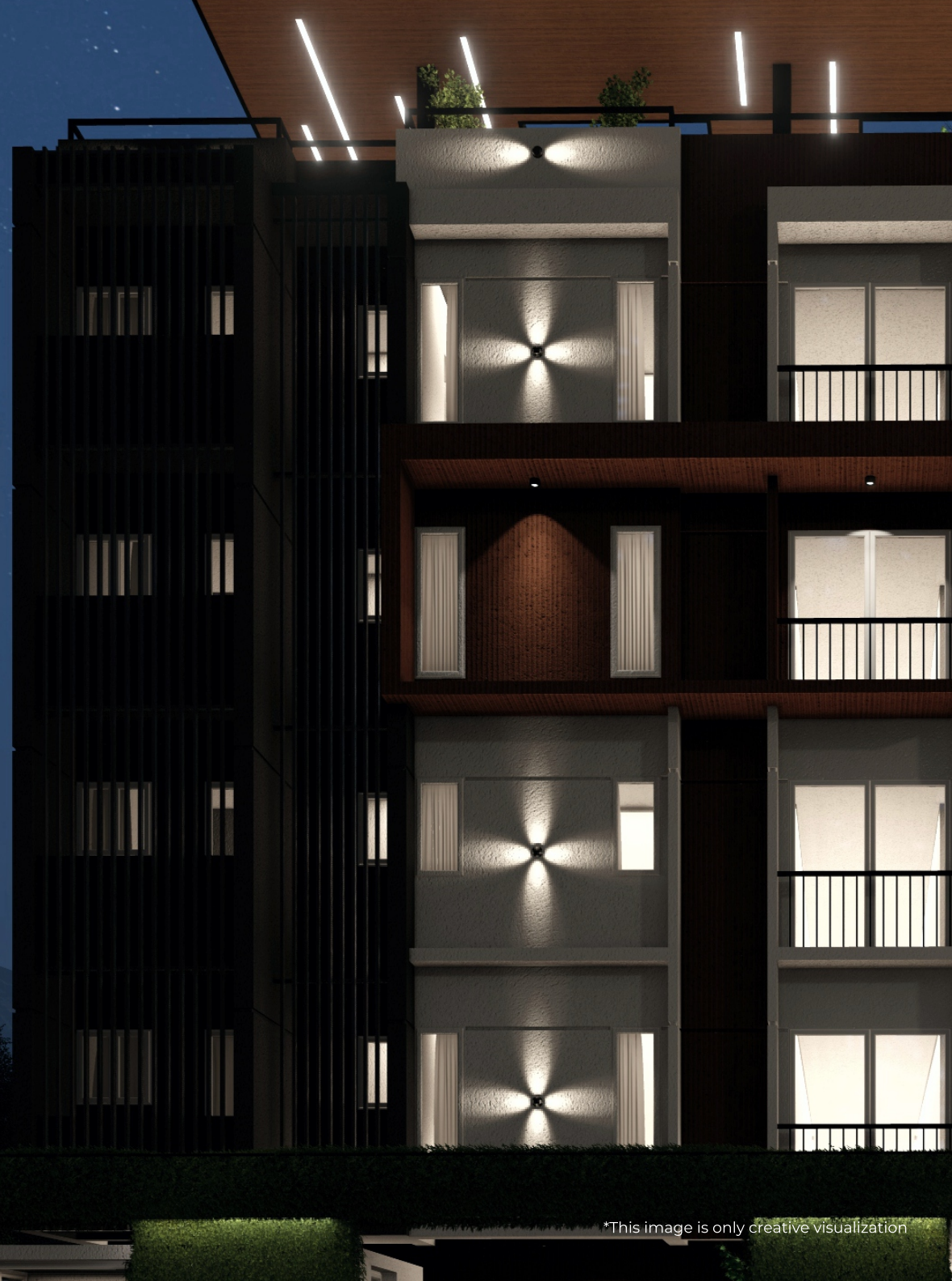
TIMBERLY VICTORY
SF:NO:21/3B,
CENTRAL EXCISE COLONY,
PN-PUDUR, COIMBATORE

www.avictoryhome.com
info@avictoryhome.com



CONTACT

The developers and their agents cannot be held responsible for any inaccuracies in this brochure. The layout and building plans, specifications of buildings / complexes and the apartment(s) are tentative and are subject to variation. A Victory Home may effect variations, additions, alterations, deletions and/or modifications that it deems appropriate and fit or as may be directed by any competent authority at its sole discretion. All renderings, floor plans, pictures and maps are an artist's conception. The brochure is purely conceptual and does not constitute a legal offering



*This image is only creative visualization