

LIVE HAPPILY LIVE LONG
IN YOUR OWN INDEPENDENT

Villa



Le Chalet

Timeless Investment. Villa Lifestyle

Phase II

THANDALAM, NEAR POONAMALLEE, CHENNAI

BAASHYAAM

IMPROVING LIFESTYLES - ENHANCING LIVES

A robust three decade plus presence in the Tamil Nadu Infrastructure and Real Estate Vertical makes Baashyaam Group stand tall among its compatriots. It has ably showcased its abilities with multiple projects across categories, ranging from Affordable Housing, Independent Villas, Premium Living Spaces, Luxury Residences, Township and Commercial Buildings. This has helped enrich its vision of Improving Lifestyles - Enhancing Lives, for the past thirty years.

The brand is credited for being one of the very few developers with end-to-end capabilities, right from project inception to finish. It has an enviable reputation for being a transparent business house, with sound emphasis on quality and commitment towards honouring promises.

When it comes to embracing new technology and best practices, Baashyaam is an early adopter. It has an incessant passion for innovation and has a strong obsession for on-time delivery of projects. When you add to this, stringent quality standards, high degree of dependability and unflinching attention to detail, you have a reliable brand of choice for customers.

**245
VILLAS**

**SOLD OUT AND
HANDED OVER**



Like every aspiring family,

you too, in your mind, have a beautiful villa sitting amid a picturesque landscape.
Like what we see in desktop wallpapers.

A flawless green sphere, only a little less than heaven, where we want to live forever.

Where the maddening blare of groaning two-wheelers and roaring four-wheelers won't interrupt you when you listen to your kids' fairy tales.

Where you spend unrestrained quality time with your beloved ones and have no nosy neighbours prying into your affairs.

Where there is no need for round table conferences to argue out border encroachments and territorial disputes.

Where the walls have no ears; windows, no eyes.

Where daytimes are as quiet and peaceful as midnights.

Your very own piece of island isolated from the frenzy of the metro.

A villa is too captivating to stop dreaming of. But, we agree, it's too costly to act upon. In the market, the figures are really discouraging.

Maybe, that's why you have postponed it till now.

That's how, that beautiful villa sitting amid a picturesque landscape in your mind is pushed back again and again until it goes blurry and vague and becomes a thing of the remote future. Even for an aspiring family, buying a villa one fine day is a distant dream.

As seasoned builders, we have committed to dissolve that long held conviction that villa lifestyle belongs only to the upper crest. We have committed to promise a villa at the cost of an apartment.

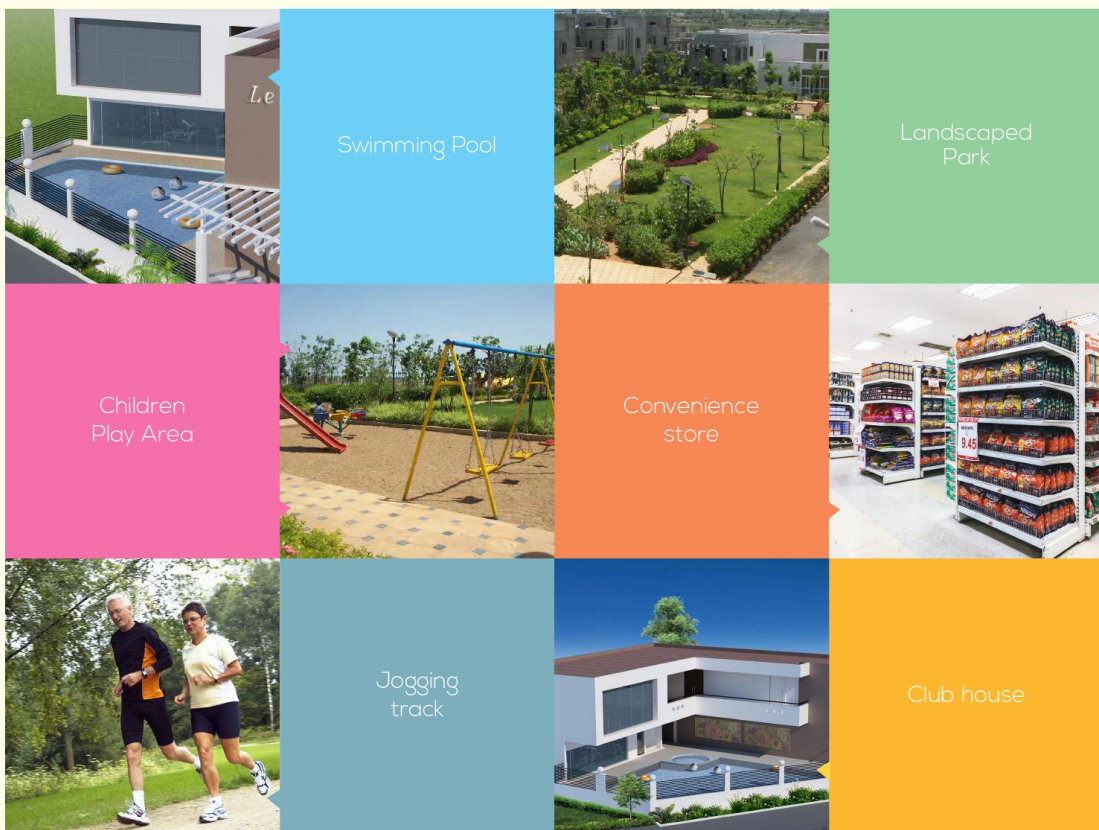
Then, we have embarked on the mission, our big promise has taken shape faster than we planned, better than we expected, and has earned overwhelming response from the buyers. Phase I of Le Chalet has been sold out like hot cakes.

Now, it's the second phase of the success story. Here, at Le Chalet - Phase II, a cluster of wonderful islands floating on the ocean of green, you are going to find everything you have imagined and something you haven't. Handpick your own piece of island and enjoy an uncompromised villa lifestyle.

22 acres of secured community Exclusive divided share of land

AMENITIES

All are readily available



Multi-purpose hall | Indoor games | Gym | Supermarket | Sewage treatment plant



SITE PLAN

Le Chalet
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Phase II





Villa-1194 sq.ft

FACING	SOUTH
LAND AREA	1000 SQ. FT.
BUILT UP AREA	1194 SQ. FT.
PLOT NO.	223 - A&B 224-B





Villa-1271 sq.ft

FACING	EAST
LAND AREA	1050 SQ. FT.
BUILT UP AREA	1271 SQ. FT.
PLOT NO.	123 & 124 - A&B

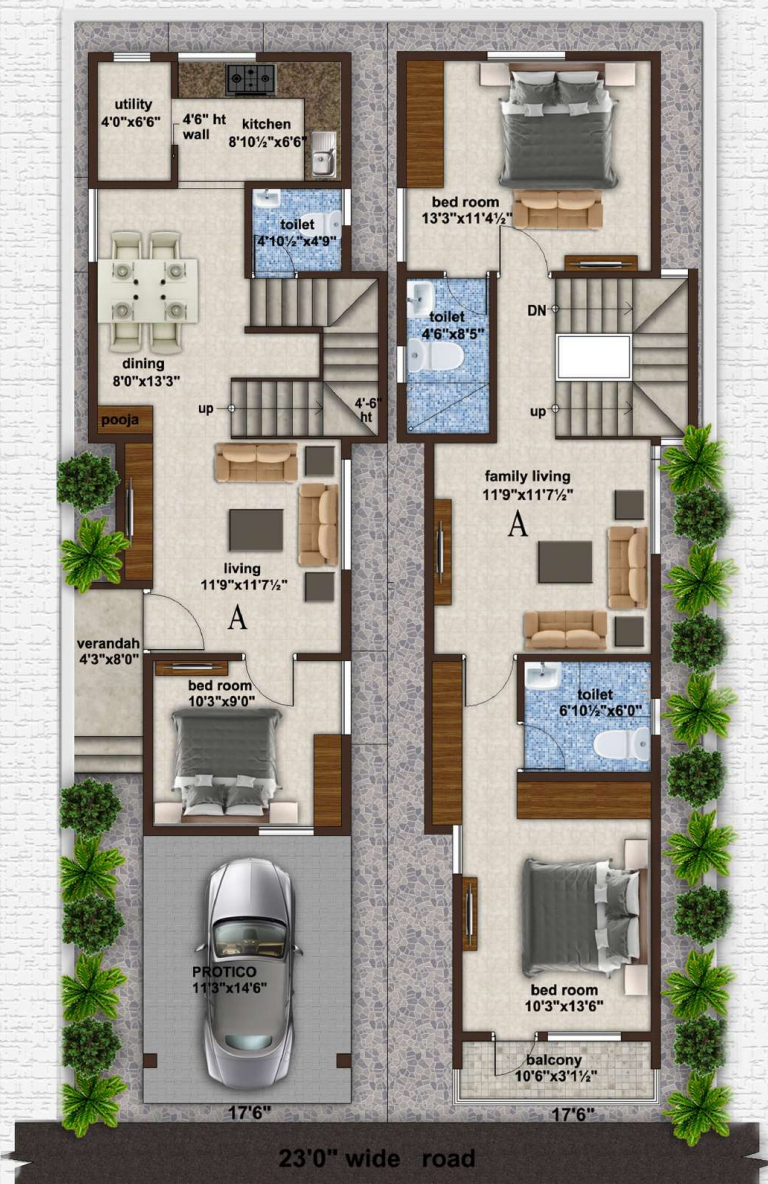




Villa-1483 sq.ft

FACING	SOUTH
LAND AREA	1200 SQ. FT.
BUILT UP AREA	1483 SQ. FT.
PLOT NO.	136 A&B - 139 B





Villa-1536 sq.ft

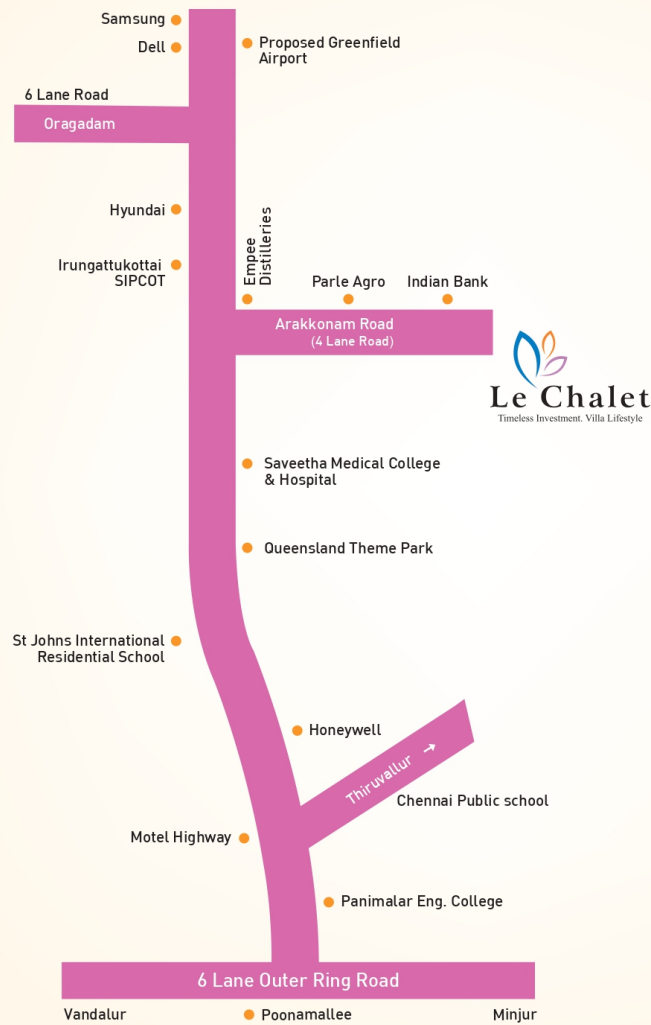
FACING	WEST
LAND AREA	1050 SQ. FT.
BUILT UP AREA	1536 SQ. FT.
PLOT NO.	222 - B



SPECIFICATIONS

1	Structure	R.C.C. Foundation & R.C.C. Framed Structure
2	Flooring - All areas	Vitrified tiles 600 x 600mm
	Toilets, Kitchen, Balcony, Utility	Anti-skid ceramic tiles
3	Wall Dado	Ceramic tiles up to 7' height in toilets Ceramic tiles up to 3' height in utility area
4	Kitchen	Granite Counter Top with 2' Wall Dado
5	Joinery Main Door	Teak wood frame with teak wood shutter
	All Other Doors	Country wood frame with skin door shutters
	Windows	UPVC windows sliding shutter with mosquito mesh
	Ventilators	Fixed louvres
6	Painting Internal Walls	Smooth putty finished with 2 coats of premium acrylic emulsion paint of reputed brand over 1 coat of primer (ICI Dulux / Asian)
	Internal Ceiling	Cement paint
7	Electrical Power	3-Phase connection with modular switches
	Wiring	Orbit or equivalent
8	Plumbing & Sanitary Fixtures	Bedroom toilet - Floor mounted EWC (CERA or equivalent) - Pedestal wash basin, CP fittings, 2-in-1 wall mixer unit (CERA or equivalent), health faucet in all toilets

LOCATION MAP



COMPANIES

Sriperumbudur Sipcot
Hyundai / Dell
Saint Gobain / Samsung
Delphi / Honeywell
Chowel India
Mannur Sipcot

COLLEGES

› Sri Venkateswara Engineering College
› Saveetha University and Medical College
› Rajiv Gandhi College of Engineering
› Apollo Arts and Science College

SCHOOLS

› Maharishi Vidya Mandir
› St. John's International Residential School
› Chennai Public School
› Apollo School

HOSPITALS

› Saveetha Medical College Hospital
› Jaya Hospital
› Devi Hospital
› Deepam Hospital

Situated on Arakkonam 4 Lane Highway (SH50B) | 11 kms from Poonamallee Junction | 2-km drive from arterial NH 4 (Bengaluru Highway)




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PROJECT FUNDED BY



HOME LOANS BY



And Other Leading Banks

BAASHYAAM

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