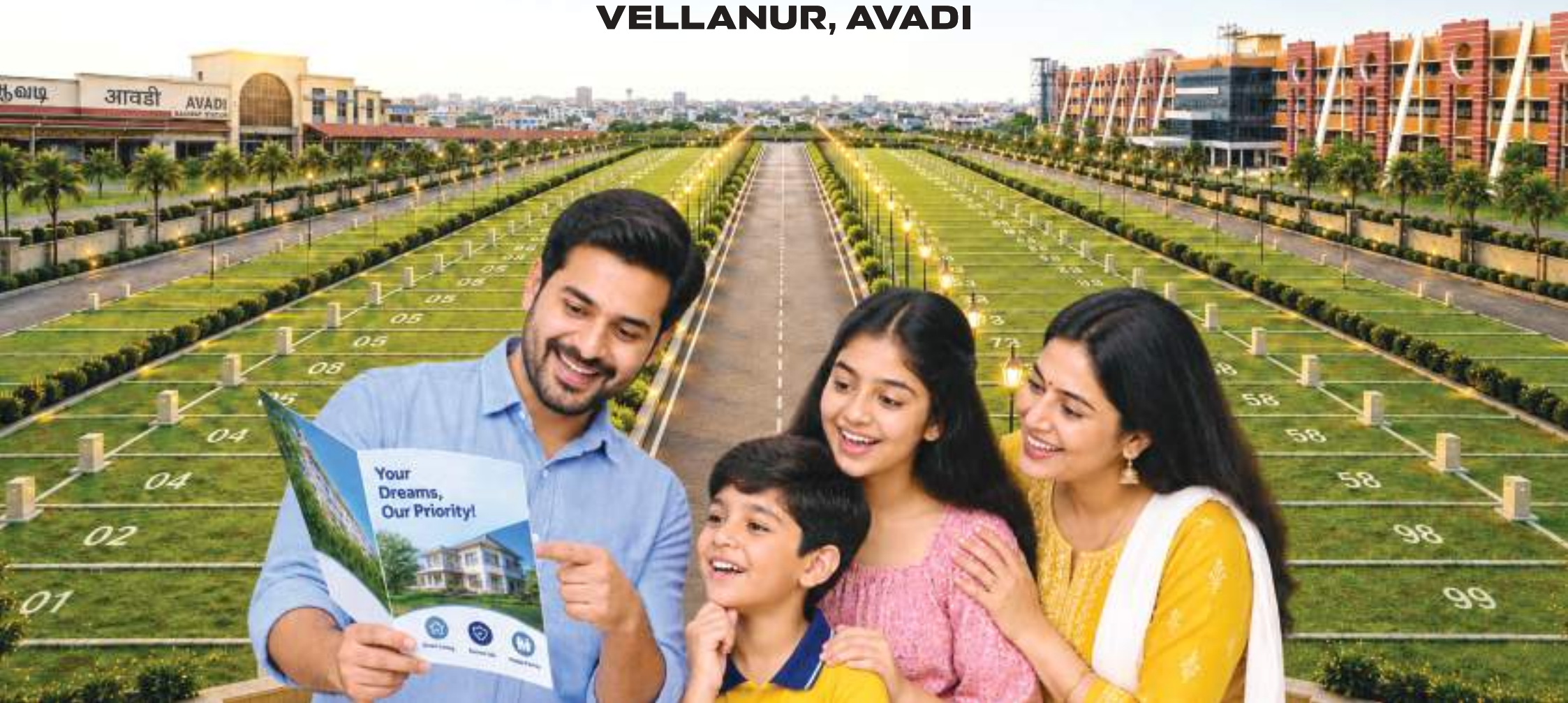
VIP CITY

Own Land
Build Your Future

ROYAL GREENS
PREMIUM VILLA PLOTS

PHASE 1

PREMIUM VILLA PLOTS
ESWARAN NAGAR EXTENSION,
VELLANUR, AVADI



About this **project/**

ROYAL GREENS

PREMIUM VILLA PLOTS

PHASE 1

IT IS THE PERFECT
TIME TO INVEST

Welcome to a Truly Enriching life at the most elegant and enchanting address **VELLANUR, AVADI.** It's not everyday you come across a great luxury villa plot in an amazing location. That too at an incredible price and when you find one, you just have to go for it. Tucked away from the bustle of the city, **ROYAL GREENS** will introduce a whole New Standard of Living **VELLANUR, AVADI.**

The Luxury gated community, CMDA Approved Layout spread across 0.75 acres of greenery, consists of 24 premium plots ranging from 1006 to 1379 sqft. This location is ideal for building a residential luxury villa as it's only few minutes away from landmark places and boasts of excellent connectivity to all parts of the city.

01

High Appreciation Potential

Consistent land value growth over time for strong returns.



02

Excellent Future Investment

Secure your future with land that grows in value year after year.



03

Prime City Location

Close to key destinations for unmatched convenience.



04

Fast Developing Area

Rapid infrastructure growth and urban expansion all around.



05

Affordable Pricing

Great value today, bigger returns tomorrow.



06

Limited Plots Available

Exclusive opportunity with a limited number of prime plots.



07

Easy & Proper Registration

Hassle-free and transparent legal process.



08

Strong Resale Potential

High demand in a growing area ensures excellent resale value.



PROXIMITIES



BUS STOPS

- 2 Mins drive from Kollumedu Bus Stop
- 5 Mins drive from Muppadai Nagar Bus Stop
- 5 Mins drive from Vel Tech Junction Bus Stop
- 15 Mins drive from Avadi Bus Terminus



HOSPITALS

- 3 Mins drive from Kollumedu Hospital Health Centre
- 7 Mins drive from Kovilpathagai Government Hospital
- 9 Mins drive from Murugan Multi Speciality Hospital
- 10 Mins drive from CRPF Composite Hospital
- 11 Mins drive from SriSai Subhramaniya Hospital
- 11 Mins drive from Heavy Vehicles Factory Hospital
- 20 Mins drive from Be Well Hospital Ambattur



SCHOOLS

- 4 Mins drive from Sri P.M School
- 5 Mins drive from Wonders of Mayil International School
- 6 Mins drive from Bethel Global School
- 6 Mins drive from The Nazareth Academy CBSE School
- 7 Mins drive from St. Thomas Matriculation School
- 8 Mins drive from Vel Tech Matriculation Hr. Sec.School
- 9 Mins drive from Narendra Matriculation Hr. Sec.School
- 12 Mins drive from Kendriya Vidyalaya CRPF Avadi



RAILWAY STATIONS

- 16 Mins drive from Avadi Railway Station
- 16 Mins drive from Annanur Railway Station
- 18 Mins drive from Tirumullaivayil Railway Station



COLLEGES

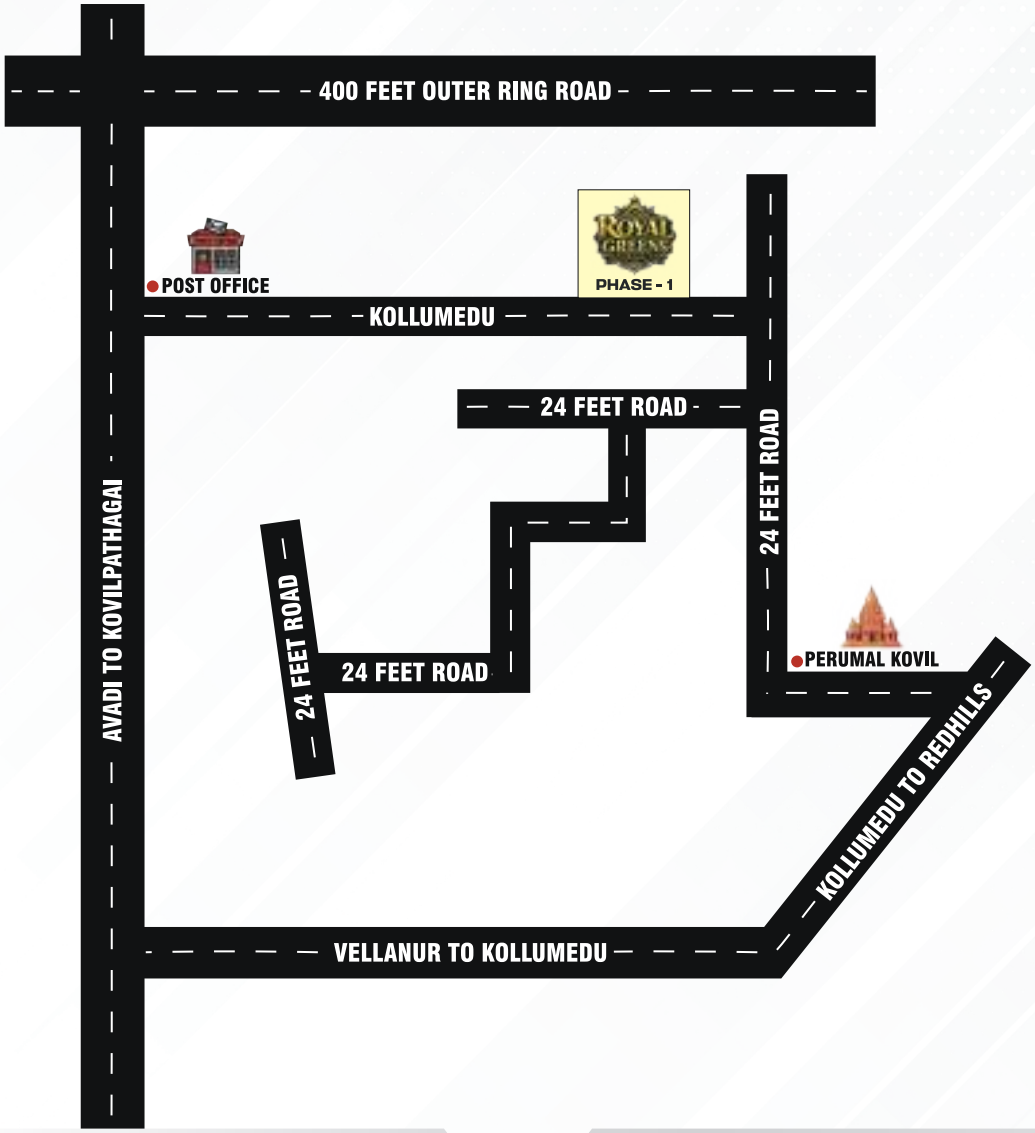
- 5 Mins drive from Vel Tech School of Law
- 6 Mins drive from Vel Tech R&D Institute of Science & Technology
- 6 Mins drive from Nazareth College of Arts & Science
- 7 Mins drive from Nazareth B.Ed College
- 7 Mins drive from Vel Tech Engineering College
- 8 Mins drive from Vel Tech Ranga Sanku Arts College
- 13 Mins drive from Mangalam College of Education



IMPORTANT PLACES

- 6 Mins drive from 400 Feet Outer Ring Road
- 11 Mins drive from Heavy Vehicles Factory (HVF)
- 11 Mins drive from Maasilamaneeswarar Temple
- 30 Mins drive from TIDEL Park, Pattabiram







Map not to scale

ROYAL GREENS - PHASE 1
ESWARAN NAGAR EXTENSION,
VELLANUR, AVADI

Disclaimer :-

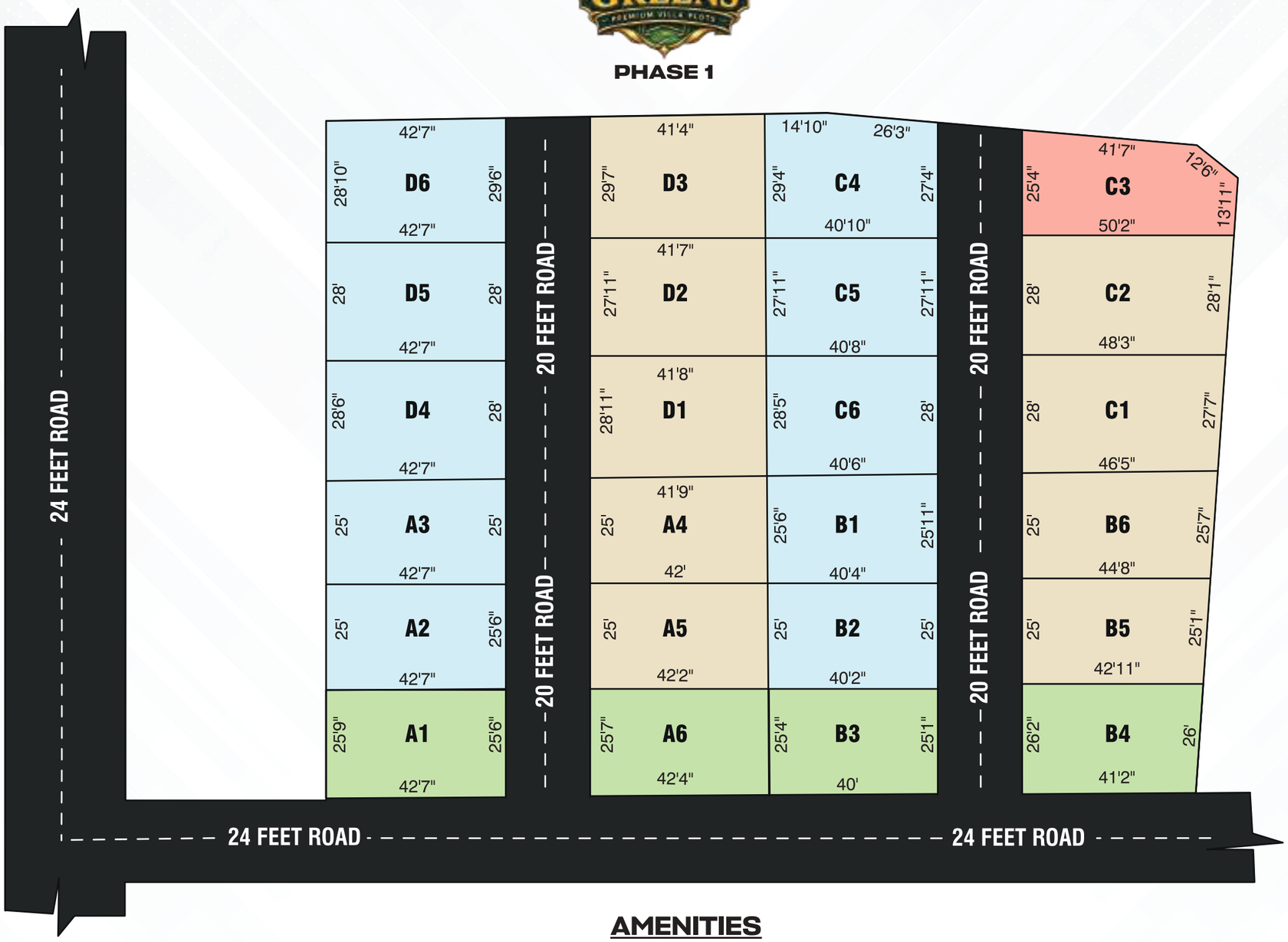
* Roads and OSR handed over to the local panchayat through gift deed.
* This brochure is illustrate and cannot be treated as legal document.

ROYAL GREENS

PREMIUM VILLA PLOTS

PHASE 1

VIP CITY



- COMMERCIAL PLOTS
- A - BLOCK
- B - BLOCK
- C - BLOCK

CMDA APPROVED

AMENITIES

- BLACK TOP ROAD
- SOLAR STREET LIGHTS
- GATED COMMUNITY
- ROUND THE CLOCK SECURITY
- COMPOUND WALL
- QUALITY GROUND WATER

LAYOUT LOCATED AT :

THIRUVALLUR DISTRICT | AVADI TALUK | SURVEY NO. 309/2D1 AS PER PATTA, SURVEY NO.309/52,309/53,309/54,309/55, ESWARAN NAGAR EXTN OF VELLANUR-1 VILLAGE | MEASURING 0.75 ACRES