

## The Promoters

Elite Housing, the most trusted Real Estate Builder in South Chennai, which has built a reputation for its esteemed clients with an incomparable legacy of 20 years, have successfully executed more than 50 projects. We have reinvented luxury and rediscovered comfort and lifestyle which perfectly suit the standards of clients and customers' expectations. Our projects are a fine example of smart and stylish architectural planning with unique designs, as seen by the large number of completed projects we have delivered so far.

Our JOINT VENTURE PROJECTS in South Chennai, which have far exceeded the returns expected by landlords. Our reputation, expertise, and brand value for fair dealings have always left our JV partners happy.

Today, the Company has grown to be one of the leading Real Estate Developers, known for its quality construction, timely completion, customer friendly approach and transparency in all their dealings, keeping no stone unturned to meet its promises towards all its customers.

## Stage Payments

Sl. No.	Stage	% of Payment
1.	Booking Advance	10 lacs
2.	On Signing Agreement	20 %
3.	On Registration of UDS Land and Flat	35 %
4.	On Completion of Basement	10 %
5.	On Completion of First floor roof	10 %
6.	On completion of Third floor roof	10 %
7.	On Completion of Block work / Plastering	10 %
8.	On Handing over	5 %



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Elite  
**Sai**  
KRUPAA

Secure,  
Serene and  
Stylish Living.





## The Project

Introducing **Sai Krupaa**, a stunning 2 & 3 BHK residential apartment at Tondiarpet, crafted by Elite Housing, a renowned builder. This aesthetically designed haven boasts excellent ventilation on three sides, ensuring a bright and airy living space. Every detail, from the modern architecture to the meticulously planned interiors, reflects the builder's commitment to quality and excellence. **Sai Krupaa** offers the perfect blend of comfort, style, and serenity, making it an ideal choice for those seeking a luxurious and peaceful living experience.

Tondiarpet, a bustling neighbourhood in North Chennai, offers a unique blend of tradition and modernity. This strategically located area is close to the Chennai Port and has easy access to major transportation hubs. Residents enjoy a range of facilities, including shopping centers, restaurants, hospitals, and educational institutions. With its mix of old and new, Tondiarpet is an attractive option for those seeking a convenient and comfortable lifestyle.

At **Sai Krupaa**, each home is carefully designed to provide a private and exclusive lifestyle.

Celebrate Life... Every Day.



Elite  
**Sai  
KRUPAA**

While the world  
seeks luxury,



the rare demand  
**perfection**







**Site:** Varadaraja Perumal Koil Street, ( Behind MM Theatre ) Tondiarpet, Chennai.

- Tondiarpet Metro Station - 100 meters away
- Closer to Apollo Hospital - 140 meters away
- Muruga Dhanushkodi Girls' Higher Secondary School - 3 min drive
- Sri Saradha Devi Matriculation Higher Secondary School - 4 min drive





## Featured Specifications



### FLOORING:

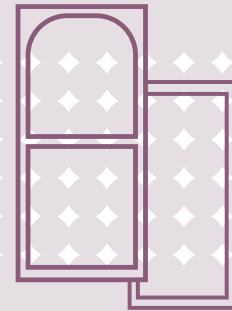
- Living & Dining / Bedroom & Kitchen - Vitrified tiles (**Morbonite or Kajaria -48"x24"**).
- Bathrooms, Balconies & Utility - Anti skid Vitrified tiles (**Morbonite or Kajaria -48"x24"**).

### KITCHEN:

- Kitchen platform - Black granite.
- Stainless steel sink.
- Wall tiles - Vitrified tiles (**Morbonite or Kajaria -12"x24"**) up to a height of 2ft above platform.

### DOORS:

- Main Doors - **Teak wood** frames and Shutters with polished finish fitted with brass hinges, S.S. fittings and provided with Godrej lock and door view.
- Bedroom doors - **Teak wood** frames and BST Shutters with polished finished fitted with S.S. hinges, fittings and provided with a mortise lock.
- Bathroom doors - WPVC doors with tower bolt will be provided.



### WINDOWS / VENTILATORS:

- UPVC Windows - (**Veka**).
- Mild steel grills of standard design.
- Ventilators - UPVC or Aluminium powder coated with Exhaust fan provision.

### TOILETS:

- Toilet Walls - Vitrified tiles (**Morbonite or Kajaria - 48"x24"**) upto 7' height
- All Water closets and washbasins will be white coloured ceramic (**Jaquar**)
  - EWC - with concealed tank (**Gibrit model**) will be provided in all toilets.
    - One Washbasin in each toilet
- All C.P fittings - good quality Chrome plated brass (**Jaquar**)



### PAINTING:

- Interior walls will be **Premium Emulsion (Asian)** roller finish. (with wall putty)
- Exterior walls will be **Apex Emulsion (Asian)** paint brush finish.
- Grills finished with enamel paint.

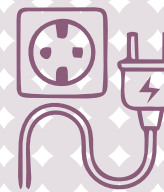
### PLUMBING:

- CPVC pipes will be provided for hot water concealed lines.
  - UPVC pipes will be provided for water lines.
  - P V C pipes will be provided for sanitary lines.



### ELECTRICAL:

- Wiring will be of concealed with good quality wire -(**Orbit Finolex**)
- Modular switches - **Legrand**
- Three phase power supply
- DB with change over switches and ELCB will be provided
- 3 light points, 1 fan point & 2 5A plug points will be provided in all rooms
- 2 plug points 5A, one TV point in reception & one Telephone point in all other rooms.
- Two 5-amp light point, one 5-amp plug point and Exhaust fan point in all bedrooms
- One electrical point for split A/C provision in all bedrooms
- One geyser point in each bathroom
- Invertor line provision for one light point & one fan point in all rooms



### COMMON AMENITIES:

- CCTV (5- 6 camera)
- Grano flooring for stilt floor Car parking area
- Weatherproof tile for Terrace Flooring
- Staircase Steps and Landings paved with Granite and S.S railing
- One common Sump with motor of sufficient capacity based on the requirement will be provided
- Bore/3 Open well with motor will be provided
- One separate overhead tank will be provided (with two compartments)
- Lift (Johnson) - 10 passengers
- Security room & Servant toilet will provide at the stilt floor
- Landscaping

