



# PODIUM

G. N. CHETTY ROAD

**RESERVED FOR THE DESERVING FEW**



**LIFESTYLE**  
HOUSING

**LIFESTYLE HOUSING & INFRASTRUCTURE**

No. 61, First Floor, Ormes Road, Kilpauk, Chennai - 600 010 | Diagonally opposite to Kakada Ramprasad

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A MEMBER OF



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**CREDAI**  
CHENNAI



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walkthrough

RERA NO.: TN/29/BUILDING/041/2021 | WWW.RERA.TN.GOV.IN



**PLAYING A KEY ROLE IN  
ELEVATING LIFESTYLES**

*Since 2010, we have been creating homes carved in simplicity and embellished with grandeur and eco-friendly living. We offer homes for a broad range of lifestyles - from budget homes to premium residences and luxury living. In keeping with our tradition of elevating lifestyles, we have projects spanning thousands of square feet in the pipeline. Success may mean different things to different people. Success to us, is the happiness of Lifestyle homeowners.*

A MEMBER OF





# PODIUM

G. N. CHETTY ROAD



## A HOME RESERVED FOR ONLY THE WINNERS

*When it comes to rewarding a winner, nothing is left to chance. An extravagant lifestyle awaits you at Podium. A location that's incomparable to any other, an elevation that stops people in their tracks and makes them gaze in admiration. Indeed, a Podium is only for the chosen few who are the society's elite, like you.*



33 uber luxury apartments



2 basements + stilt + 11 floors



3, 4, 5 and 6 BHK apartments



2133-7362 sq. ft.



IGBC pre-certified green homes



25+ amazing amenities and facilities



#### **5 GREAT REASONS TO LIVE AT PODIUM**

- ✿ *First high-rise residential tower on G. N. Chetty Road situated amidst the retail business hub of Chennai.*
- ✿ *IGBC pre-certified green homes.*
- ✿ *100% vastu-compliant homes.*
- ✿ *25+ amenities and facilities.*
- ✿ *Only 3 apartments on a floor with zero dead space and without common-wall sharing.*

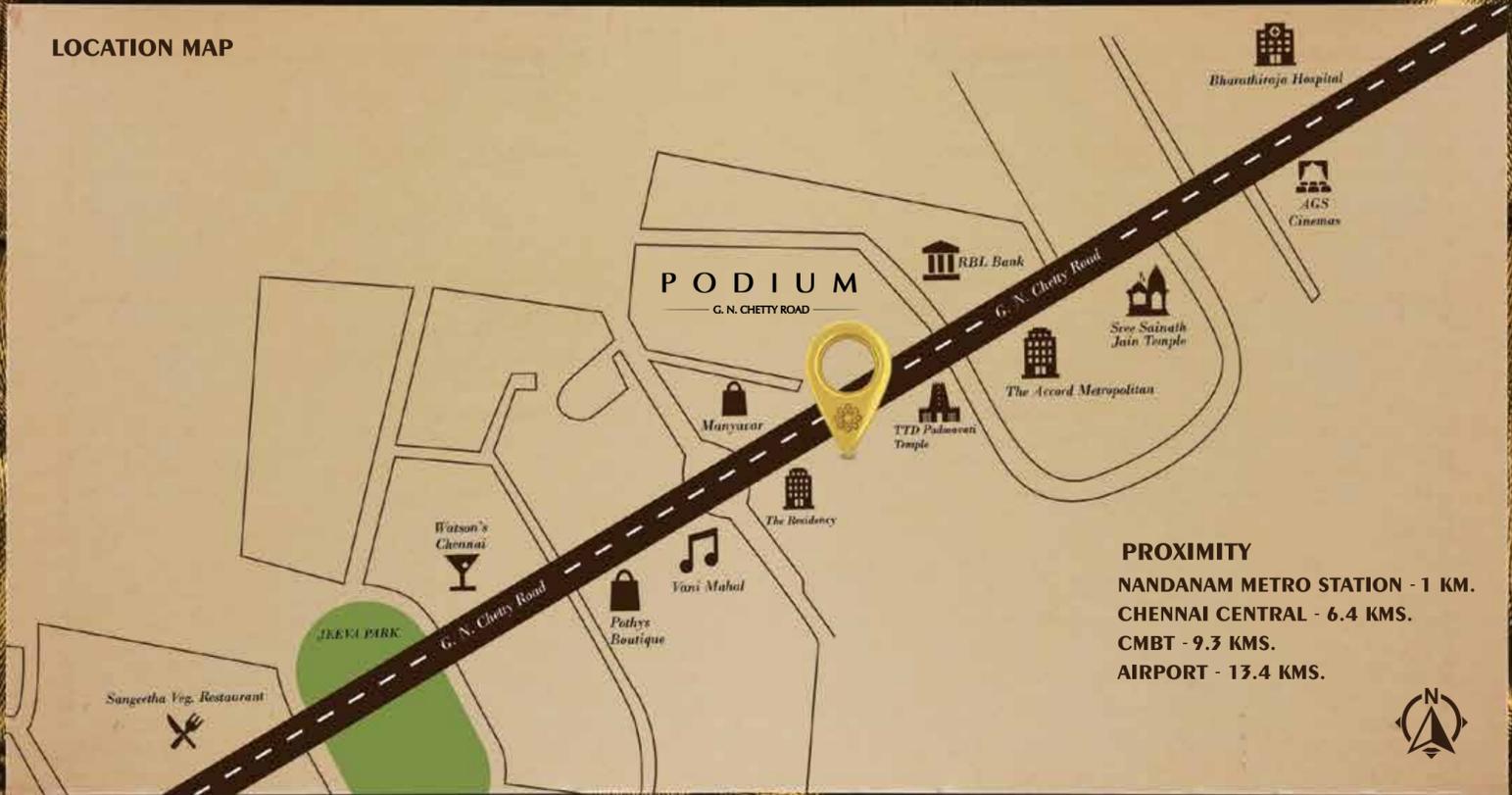


DAY VIEW



AERIAL VIEW

## LOCATION MAP



### A WORLD THAT REVOLVES AROUND YOU

*Podium is strategically located on G. N. Chetty Road, T. Nagar and is easily the tallest residential landmark in the vicinity. It is the perfect blend of commercial and much sought-after residential area that is sprinkled with tree-lined avenues. It is your pride of place, as your home is the centre of attraction and the envy of others.*



### A HIGH-RISE BUILDING THAT'S DOWN-TO-EARTH

*Podium is an IGBC pre-certified green home that is built ensuring stringent adherence to green building standards. Your sanctuary of peace and quietude is blessed with plenty of sunshine and remains calm from the bustle outside. Podium gives you the feeling of being sheltered and secure from the rest.*

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INDIAN GREEN BUILDING COUNCIL



Ample natural light



Excellent ventilation



Improved air quality



18%-20% energy savings



20%-25% water savings



### THE WINNER TAKES IT ALL

*We know what a winner like you deserves in life and we address that in abundance as we shower you with a lifestyle that's richly rewarded. From relaxation to rejuvenation, you name it, we have it and a whole lot more.*



AC gymnasium



Swimming pool



Paddle pool



Multipurpose hall



Indoor games



Billiards



Association room



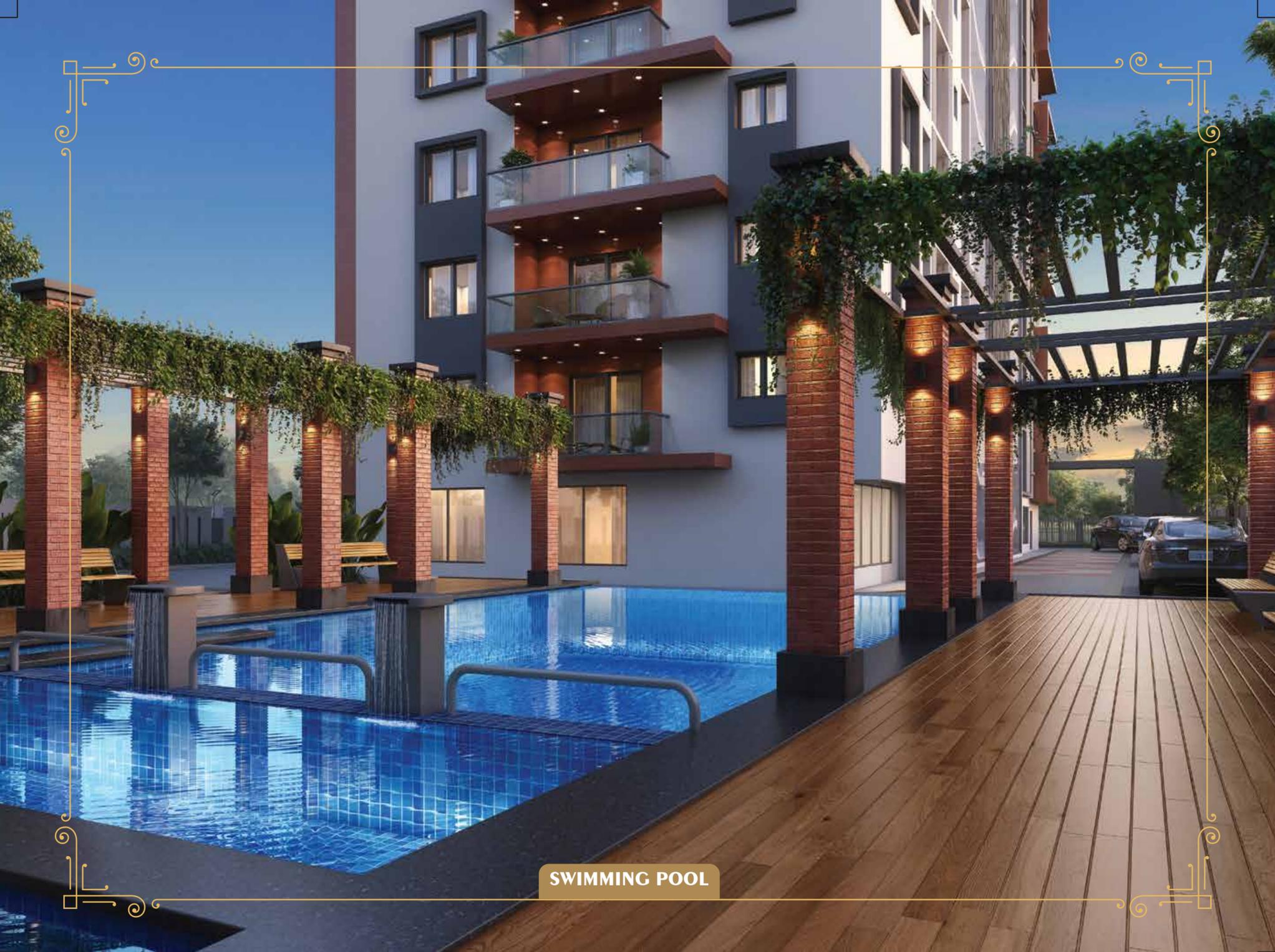
Landscaped party terrace



Rooftop barbeque



Rooftop yoga



SWIMMING POOL



MULTIPURPOSE HALL



### A HIGHER ORDER OF LIVING

*At Podium, you can bask in the glory of your living space as it comes equipped with all the trappings of a winner's lifestyle.*

*You can rest assured that the very best in technology is at your service to meet your standards.*



Access control entry



Video door phone



Biometric lock for main door



CCTV surveillance



Security intercom



Complete power backup



Integrated DTH facility



Water treatment plant



Restroom for drivers and servants



Visitor's car parking



GYMNASIUM



INDOOR GAMES



## BECAUSE, WINNERS LOVE THE BEST THINGS IN LIFE

**Structure/walls** - Seismic Zone III compliant RCC framed structure with solid AAC block internal and external walls.

**Wall Finishing** - Cement plastered internal walls with 1 coat primer, 2 coats putty and 2 coats Royale emulsion paints from Asian/Berger/Dulex. Cement plastered outer walls with Textured Exterior Emulsion Paints from Asian/Berger/Dulex.

**Flooring** - Italian marble with 4" high skirting in living room and dining. Wooden flooring with 4" high skirting in master bedroom. 4' x 3' Double Charged Vitrified Nano Glazed Tiles with 4" high skirting in bedrooms and kitchen. Anti-skid tiles in toilets. Anti-skid tiles in balcony and utility.

**Doors** - Main door will be provided with African Teak Wood frame and 40mm thick Teak Wood veneered with panel shutter polished on both sides. Bedroom doors will be provided with African Teak Wood frame and 32mm thick Teak Wood veneered with panel shutter polished on both sides. Bathroom doors will be provided with African Teak Wood frame and 32mm thick Teak Wood veneered with panel shutter polished on both sides. Smart Locks will be provided for main door and Mortise Locks will be provided all other doors.

**Kitchen** - Countertop granite platform with SS sink from Nirali or equivalent brand and wall tiles up to ceiling height.

**Toilets** - Designer glazed wall tiles up to false ceiling height. Shower partition will be provided for master bedroom.

**Windows** - Modular Aluminium Panel with glass panes. Modular Aluminium French Panel with glass panes for balcony.

**CP fittings & sanitary ware** - Water saving CP fittings and sanitary wares from TOTO/Gessi or equivalent brand.

**Electricity & power back-up** - 3-phase power supply with FRLS copper wiring with 24x7 complete power back facility.

**Lifts** - Fully-automatic lifts with 100% genset power back-up.

**Lobby & staircase** - Granite flooring with SS railing.

**Terrace area** - Proper weathering course along with heat reflective tiles.

**Security** - Access controlled entry, CCTV surveillance across the community, video door phone, security intercom facility.

**Water supply** - Borewells along with underground RCC sump and overhead tanks. Separate UG sump for metro water.

**Others** - Water treatment plant. Adequate landscaping will be provided as per architect design. Compound wall on all sides of the property as per architect design.



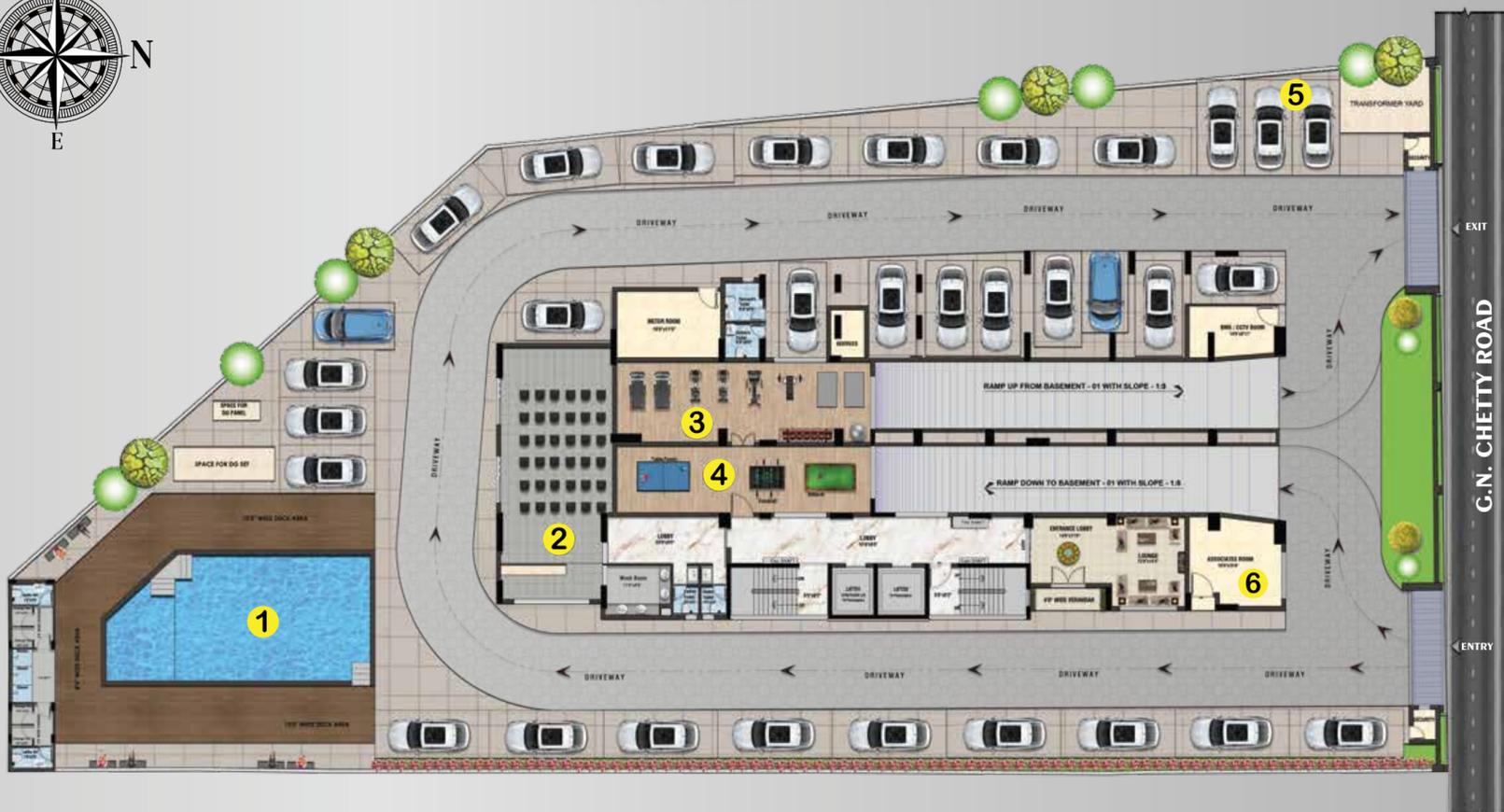
GRAND ENTRANCE LOBBY



LIFT LOBBY



## STILT FLOOR PLAN



### STILT FLOOR AMENITIES

- |                      |                          |
|----------------------|--------------------------|
| 1. SWIMMING POOL     | 4. INDOOR GAMES          |
| 2. MULTIPURPOSE HALL | 5. VISITOR'S CAR PARKING |
| 3. AC GYMNASIUM      | 6. ASSOCIATION ROOM      |

### ROOFTOP AMENITIES

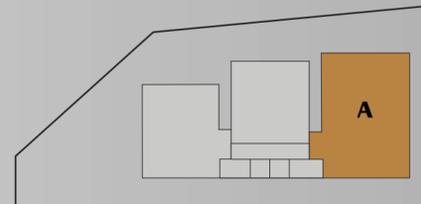
1. LANDSCAPED PARTY TERRACE
2. ROOFTOP BARBEQUE
3. ROOFTOP YOGA



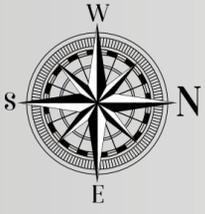
# UNIT-A | 4 BHK + 5T + SERVANT QUARTERS | 3681 SQ. FT.



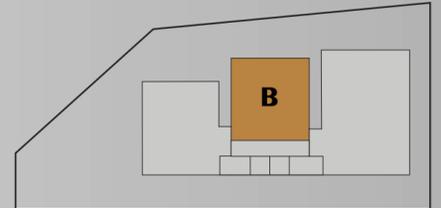
# UNIT-A | ISOMETRIC VIEW



**UNIT-B | 3 BHK + 3T | 2133 SQ. FT.**



**UNIT-B | ISOMETRIC VIEW**

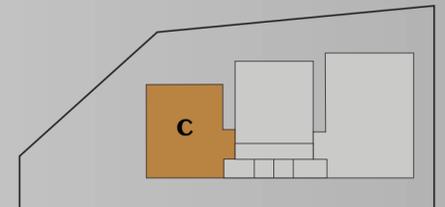




### UNIT-C | 4 BHK + 4T | 2601 SQ. FT.

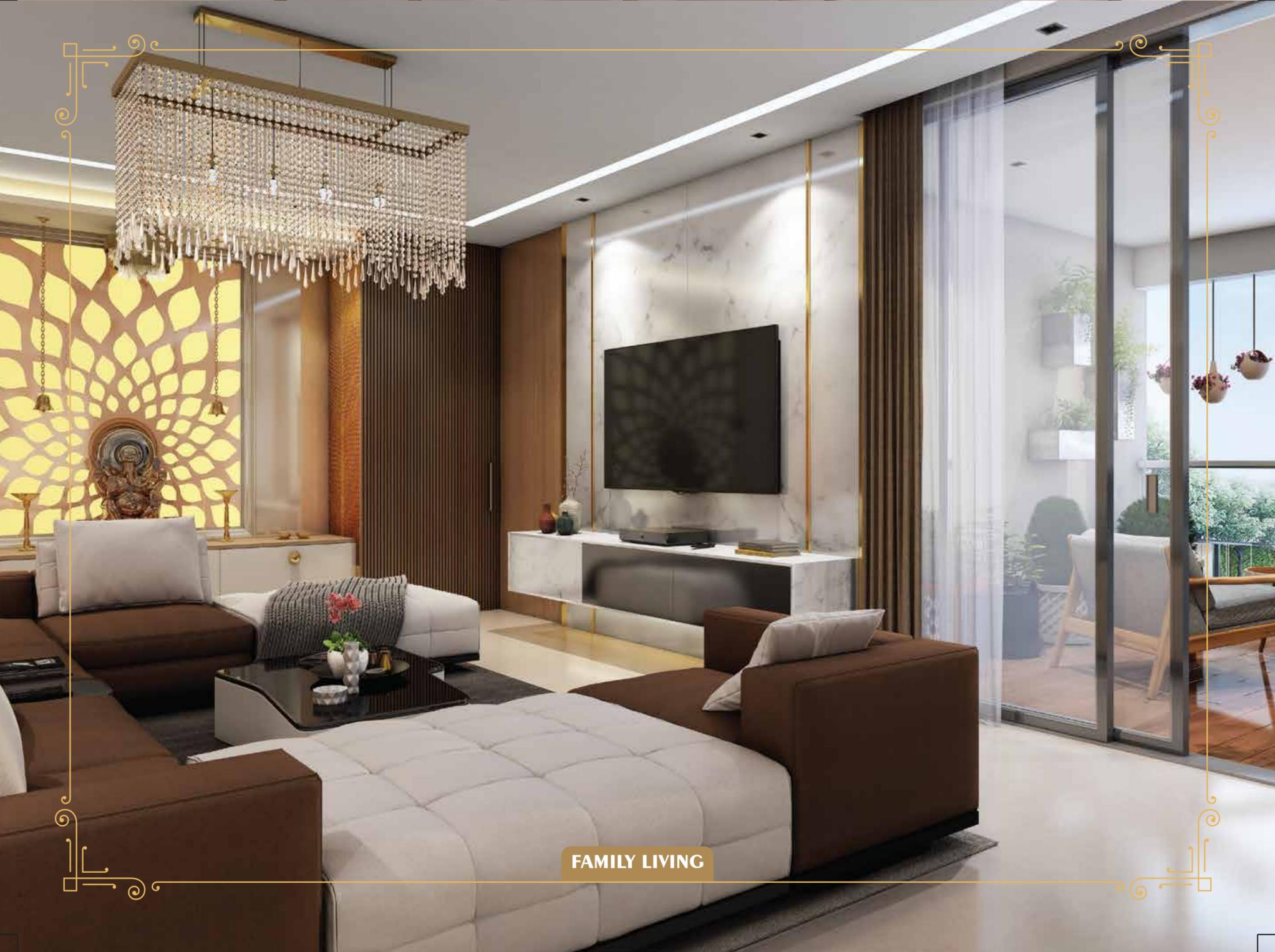


### UNIT-C | ISOMETRIC VIEW





**KITCHEN AND DINING**



**FAMILY LIVING**