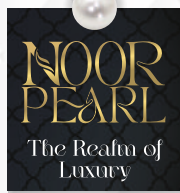


Locations Map

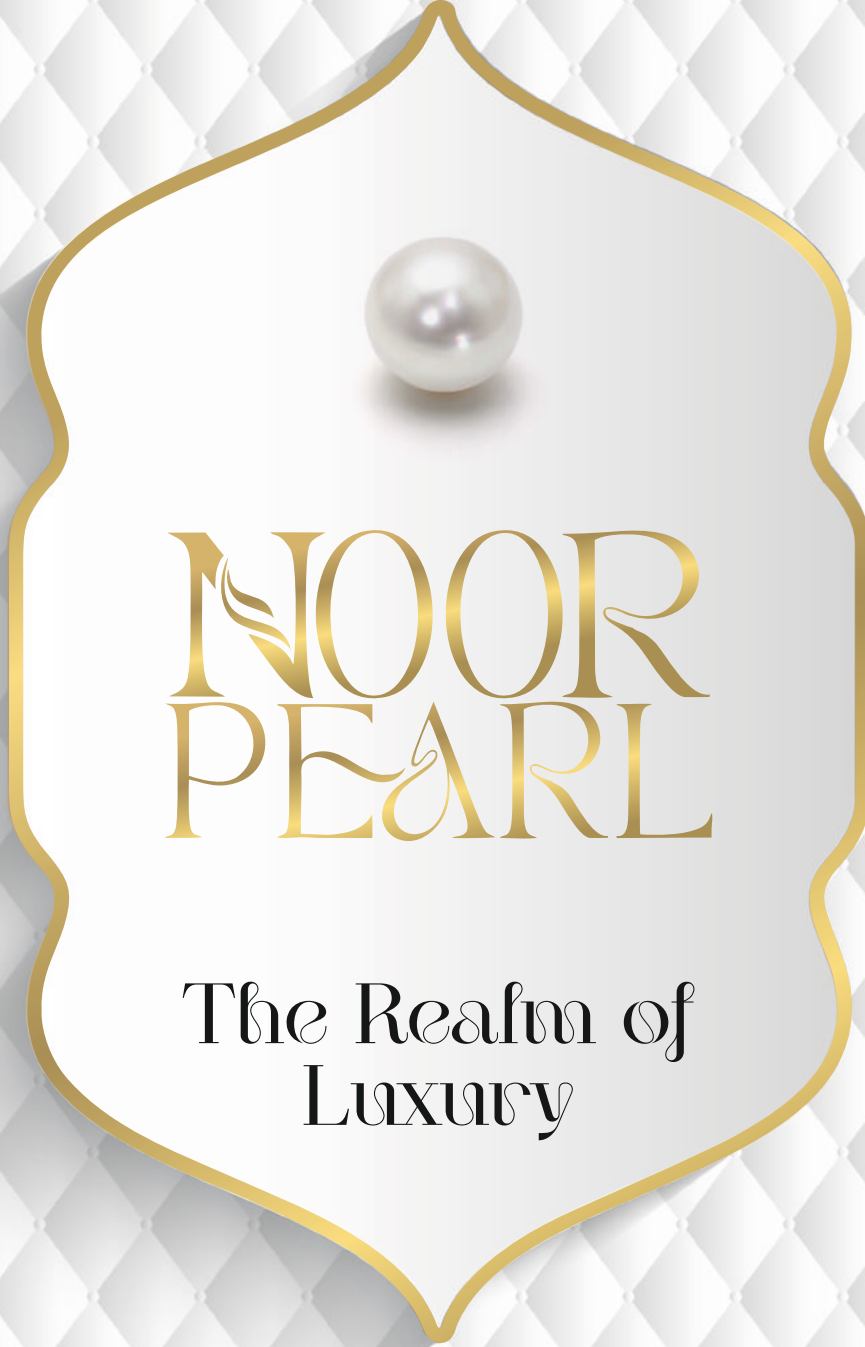


Not to Scale

Shastri Nagar is a neighbourhood in Adyar, it is bordered by the Adyar River, Elliots Beach, Thiruvanmiyur and the ECR. Today Shastri Nagar is a most sought after elite residential neighbourhood of south Chennai, with all essential and commercial outlets and having relatively good transport and other facilities.



Old No: 3, New No: 5,
Second Avenue, Sastri Nagar,
Adyar, Chennai: 600020.



Arc Developers
Elite Chambers, No.78, Greams Road,
Thousand Light, Chennai - 600 006.

73737 97926
sales@arcdevelopers.in
www.arcdevelopers.in

ALPHADEZINE, Chennai. Ph: 93810 32810

The Company

Arc Developers and its team have an excellent exposure for more than 3 decades in the field of civil and construction domain and has been delivering the best of abodes to countless happy clients. Its forte is its ability to deliver uncompromised quality & timely execution of the projects, stringent adherence to specifications and impeccable services to its clients through its construction entity.

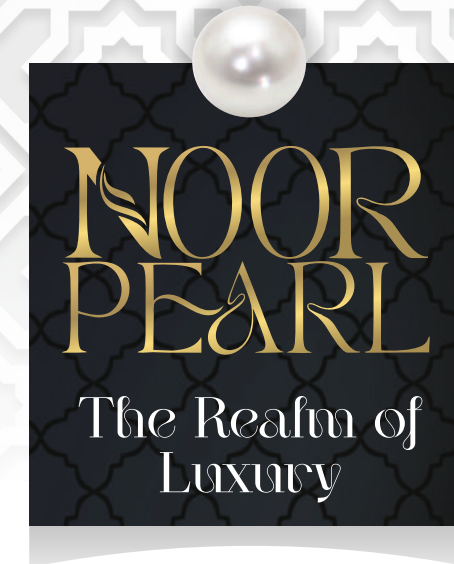
With enviable credibility in the construction domain, Arc Developers have marked their footprint into real estate development by setting new standards for quality creation of homes that truly reflects their philosophy "Live Life Happily", with the same commitment and inspiration.

Mission

To be recognized as a provider of quality homes at an affordable cost while involved in the preservation of the environment and natural ecosystem, thereby delivering energy efficient, self-sustaining value homes to every segment of society.

Vision

To be a qualitative and quantitative player in the housing and infrastructure sector while creating a significant change in the way the industry operates by deploying modern and rapid construction technology that delivers world class dwellings in large volumes across India, by the year 2025



“ Discover a luxury home that reigns over the best address in the city, just like a royal palace at the centre of its Kingdom.”





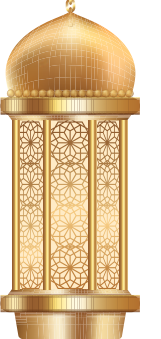
NOOR PEARL

The Realm of Luxury

ARC Developers is synonymous with trust, Nothing could comfort you as much as thinking that your home is planned and built by one of the most reliable builder. “Noor Pearl”, is crafted with all the key essentials for a luxury lifestyle, allows to lavish you with the unparalleled intuition and magnanimity of a palace at Shastri Nagar, Adyar-Chennai. Make your selection from the tranquil collection of 2, 3 & 4 BHK apartments, fit for a royal lifestyle, bringing a comforting star value to your home.... now experience *The Realm of Luxury.*



RERA:TN/29/BUILDING/0153/2022





MASTER BEDROOM



KITCHEN



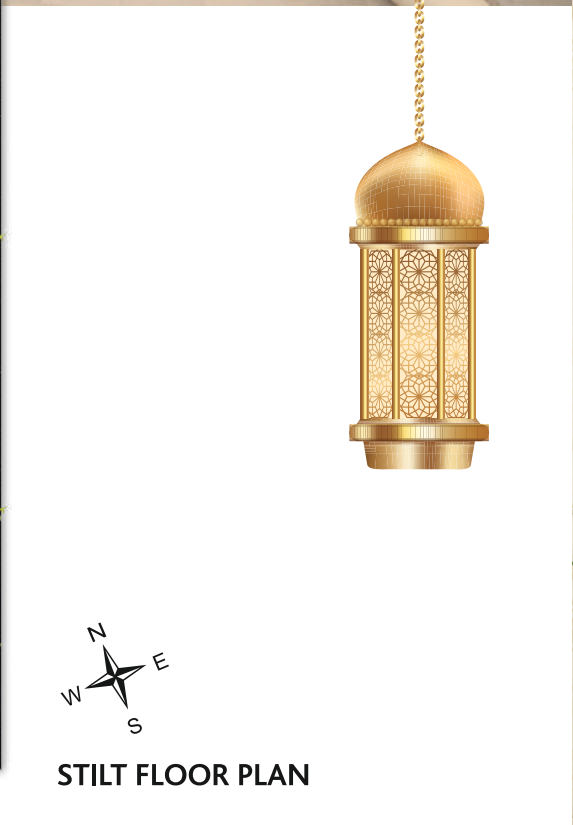
LIVING ROOM

“ Designed to effectively improvise the efficiency of the carpet area of every unit, flushed with fresh air and adequate sunlight, keeping you in good health and creating a happy ambience. ”



DINNING





STILT FLOOR PLAN



TERRACE



GYM

“ Moroccan architecture has the ability to inspire far and wide. The intricate abstract floral patterns that embellish the flooring and walls reminds us the beautiful mosaics found in quaint Moroccan courtyards. This meticulous work makes your everyday experience at “Noor Peel” a unique and rewarding one. ”



GROUND FLOOR LOBBY



FIRST FLOOR

Carpet Area	Saleable Area
1A - 1,007.14 Sq.ft.	1,485.49 sq.ft.
1B - 1,504.68 Sq.ft.	2,108.72 Sq.ft.



SECOND FLOOR

Carpet Area	Saleable Area
2A - 1,341.56 Sq.ft.	1,870.62 Sq.ft.
2B - 1,238.26 Sq.ft.	1,724.13 Sq.ft.





THIRD FLOOR

Carpet Area	Saleable Area
3A - 1,566.12 Sq.ft.	2,181.37 Sq.ft.
3B - 1,036.94 Sq.ft.	1,408.77 Sq.ft.

FOURTH FLOOR

Carpet Area	Saleable Area
4A - 1,566.12 Sq.ft.	2,181.37 Sq.ft.
4B - 1,036.94 Sq.ft.	1,408.77 Sq.ft.



FIFTH FLOOR

Carpet Area	Saleable Area
5A - 1,903.44 Sq.ft.	2,610.07 Sq.ft.
5B - 6,97.68 Sq.ft.	973.70 Sq.ft.



Standard Features & Specifications

FLOORING	
Living/Dining	Italian Marbel
M.Bed Room	Wooden Flooring with Italian Marbel
Bed Rooms	Wooden Flooring with Italian Marbel and Vitrified Tiles
Toilet	Italaina Marbel and Anti-skid Tiles
Sit-out	Anti-skid Tiles
Kitchen Flooring	Vitrified Tiles
LIFT	
	1 NO. Automatic 8 Passengers lift up to Terrace level
STANDBY GENERATOR	
	Power Back up (Common Area)
TERRACE ROOF GARDEN	
	Adequate Landscaping designed by Architect
ELEVATION	
	Well designed aesthetic texture finish
CLEAR CEILING HEIGHT	
Inside the Apartment	10'0" floor to floor
Ceiling	In hall and bedroom false ceiling with centralized A/C provision
Stilt Floor	10'0" floor to floor
WATER SYSTEM	
	Pressurized water with Hydro-pneumatic System (Equivalent in Current Market)
SANITARY FITTINGS	
Fittings	All sanitary fittings will be Toto or equivalent make Grohe or equivalent
EWC	Concealed Flushing tank (Gebrit) One Health Faucet in each toilet
DOORS	
Main Door	1st quality African teakwood frame with 38mm thick Flush Door finished with Teak Veneer with Necessary hardware fittings
Bedroom Doors	1st quality African teakwood frame with 38mm thick flush Door finished with Teak Veneer with Necessary hardware fittings
Toilet Doors	1st quality African teakwood frame with 32mm thick flush Door finished with Teak Veneer with Necessary hardware fittings
All French doors	UPVC - White Colour or Revelent colour
WINDOWS	
All Windows plain glass for all window shutters	Branded UPVC - Fenesta Saint Gobain or equivalent
PAINTING	
All walls Utility	1 coat of Primer and 2 coats of Emulsion Paint
Ceiling	Entire apartment ceiling would be painted with Emulsion Paint Except in Toilet Ceiling finished with 2x2
WALL TILING	
Toilets - Walls	Italian marbel and Glazed tiles upto 7'0 height
Toilets - Exhaust Fan	Provision will be given
TELEPHONE POINTS	
	In Living Room
ELECTRICAL WIRING	
Supply Switches	Concealed wiring for 3-phase FINOLEX or equivalent Modular Switches



FLOORING



TERRACE



LIFT



KITCHEN



TOILET

COMMON AREAS	
Car Parking	Granite Flooring Pattern as per Architect details
Stair Case	Italian Marble with SS Hand Rail
Lift Wall Cladding	Marble / Granite cladding as per Architect details
Balcony Handrail	SS & glass Hand Rail
SUMP	
	Of adequate capacity as per CMWSSB Standards
ELECTRICITY	
	3Phase supply with adequate Capacity of Transformer (Recommended by EB)
SECURITY SYSTEM	
	Will be provided with access control in Lobby Entry and CCTV camera in common areas



Our Assurance

Environmental Responsibility

Our projects reflect our commitment to being eco-friendly through water recycling, rainwater harvesting, energy efficient design (to maximise natural light and air), usage of green materials and wood-alternatives (where possible) and planting trees.

Quality

Thorough soil test, water-table analysis, maximum flood-level checks, rain water harvesting and recharging methods, our constant research helps us bring the latest products and technology to construction. A multi-point quality check for all materials ensures lasting value in all our projects. Every project is also designed to meet the BIS code norms for earthquake residence.

Innovation

Our buildings are specially elevated to prevent flooding and carefully designed to maximize ventilation and natural lighting, thereby conserving energy. Our special crystalline water-proofing integrates with concrete surfaces, and guarantees protection against leakage. After all, it's the small things that make a real difference.