



for a celestial experience

jmm's  
**Celstia**

2 & 3 BHK APARTMENTS @ SIRUSERI

# Cjmm's Celsia

2 & 3 BHK APARTMENTS @ SIRUSERI

2 & 3 BHK | 36 Apartments | 3 Blocks | 4 Floors | 893 - 1619 Sq. Ft.



Aesthetically Designed Celsia Apartments is a Gated community, providing apartments at highly affordable rates with high quality specifications and finishes. The project is elegantly designed keeping the minute details in mind. There are three blocks for you to choose from. All the flats in each block are vastu compliant and consist of a range of 2 and 3 bedroom apartments. Being in the neighborhood of IT Park and IT Corridor ensures that your apartment appreciates both in capital and rental values.

The areas in and around Siruseri have seen unprecedented growth in the last few years. With Padma Seshadri Bala Bhavan starting a branch in Siruseri and the IT boom, land prices in Siruseri have been skyrocketing and are only expected to go up further.





## Amenities



Lift in each block | Solar Enabled | Power back up generator for common area

Covered car park | Association Room | Children's Play Area | Gated community | Transformer | GYM



### Salient Features

Quality Construction | Timely Delivery | Clear Title Document | Peaceful Location | Owner's Name Board | No Deviation  
Natural Light/ Ventilation | Road Connectivity | High Appreciation Value | Approved Land With Clear Title | Vaastu Compliant  
Well Connected Roads | Artistically Designed Homes | Free Maintenance For 6 Months And Free Fault Maintenance For 1 Year

### Site Address:

CELSIA APARTMENTS, Opp. PSBB SCHOOL, SIRUSERI

# Celsia Floor Plan - Flat - 1,3,5 & 7



Type	3 BHK
Floor	I, II, III & IV
Size	1619 Sq. Ft.



# Celsia Floor Plan - Flat - 2, 4, 6 & 8



Type	2 BHK
Floor	I, II, III & IV
Size	934 Sq. Ft.



# Celsia Floor Plan - Flat - 9, 12, 15 & 18



Type	3 BHK
Floor	I, II, III & IV
Size	1244 Sq. Ft.



# Celsia Floor Plan - Flat - 10, 13, 16 & 19



Type	2 BHK
Floor	I, II, III & IV
Size	967 Sq. Ft.

Celsia Floor Plan - Flat - 11, 14, 17 & 20



Type	2 BHK
Floor	I, II, III & IV
Size	893 Sq. Ft.





# Celsia Floor Plan - Flat - 21, 25, 29 & 33



Type	2 BHK
Floor	I, II, III & IV
Size	1019 Sq. Ft.

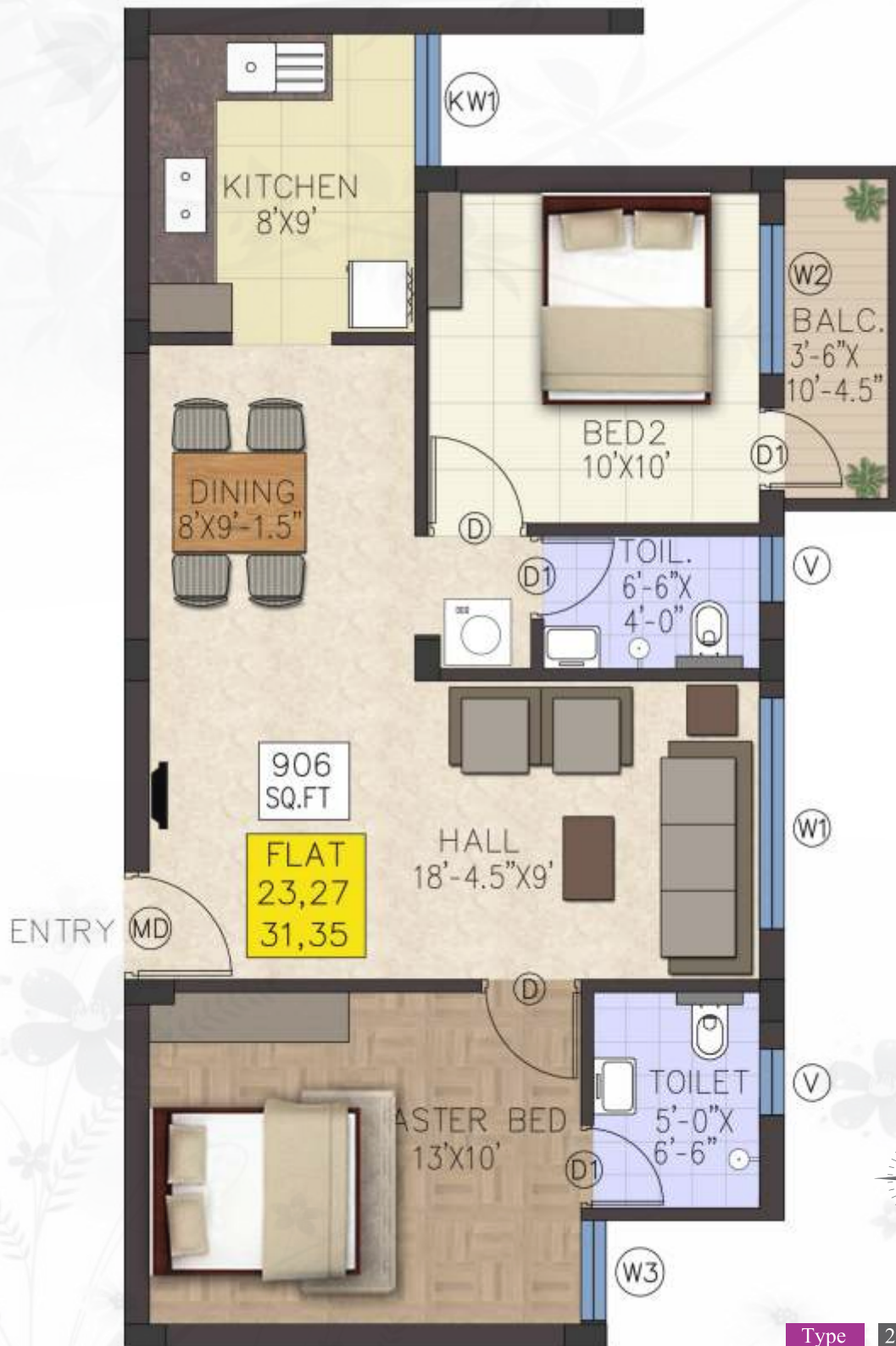
Celsia Floor Plan - Flat - 22, 26, 30 & 34



Type	2 BHK
Floor	I, II, III & IV
Size	908 Sq. Ft.



# Celsia Floor Plan - Flat - 23, 27, 31 & 35



ENTRY (MD)

906  
SQ.FT  
**FLAT**  
23,27  
31,35

Type	2 BHK
Floor	I, II, III & IV
Size	906 Sq. Ft.



Celsia Floor Plan - Flat - 24, 28, 32 & 36



Type	2 BHK
Floor	I, II, III & IV
Size	1030 Sq. Ft.

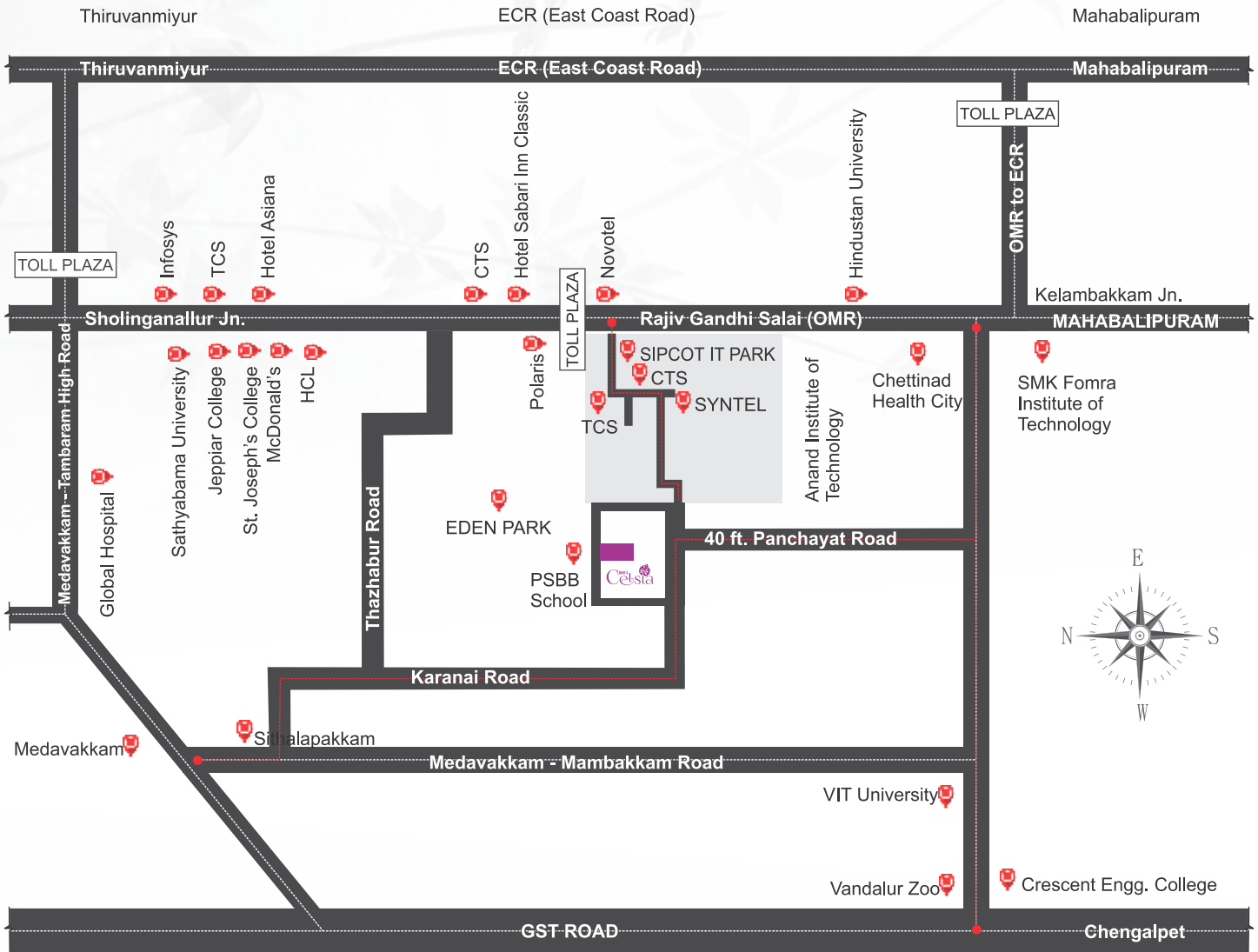


# Celsia Stilt & Typical Floor Plan



SITE / STILT FLOOR PLAN

# Keyplan



## SPECIFICATIONS

### STRUCTURE

RCC framed structure .

### FLOORING

24"X24" vitrified tiles / toilet tiles upto 7' height / glazed tiles and flooring with anti skid ceramic tiles.

### CARPENTRY

Main Door with Teak Wood Frames and Shutter  
Other Doors with Teak Wood Frame and Flush Door  
UPVC sliding windows

### PLUMBING

PARRYWARE or equivalent fittings.

### ELECTRICAL

Concealed multi standard copper wiring with necessary A/C, TV, Telephone and Geyser point with ANCHOR ROMA modular switches.

### PAINTING

Wall putty with emulsion paint interior and APEX ASIAN PAINT for exterior.





## Location Advantage

Siruseri is a south eastern suburb of Chennai, located 25 km south of the city, along Old Mahabalipuram Road. Siruseri roughly marks the end of the IT Corridor of Chennai along Old Mahabalipuram Road, and it is up to here that AZRB plans to convert the road into a six-lane highway.

Siruseri is home to the SIPCOT IT Park, a technology park. State Industries Promotion Corporation of Tamil Nadu Ltd., SIPCOT, has developed an Information Technology Park in 1,000 acres (4 km<sup>2</sup>) of land at Siruseri Village. The IT park is the largest IT park in Asia on OMR from Chennai City. This park has all basic infrastructure facilities like separate Sub-

Station for power supply, separate telephone exchange and High Speed Data Connectivity. Major IT companies have already up and running operations, several companies have already started building their campuses and many have booked land in this facility.

SIPCOT, Siruseri	5 mins	ECR	15 mins.
Nearest Railway Station (Vandalur)	20 mins.	Guindy Kathipara junction	60 mins.
Airport	45 mins.	Chettinad Hospital, Kelambakkam	10 mins
Velachery	40 mins.	Global Hospitals & Health City	15 mins
Sholinganallur	10 mins.	Kovalam Beach	15 mins
Kelambakkam	10 mins.	AGS Cinemas	10 mins
Medavakkam	10 mins.	Sholinganallur	10 mins.



JMM HOMES has rapidly grown to be one among the quality conscious Construction Companies, and carved a niche for itself in the Civil Engineering Industry not only by implementing projects of repute and quality but also completing them in time, always adhering to specs and safety standards. We never compromise on quality and standards.

Established in 1985 by a highly motivated team of Civil Engineers, today JMM is a successful Construction Company with numerous construction works to its credit. Our approach towards the Construction Industry is Professional and our aim is to make our company one among the top Professionalized Civil Engineering Firms in India.



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