



Elevating the art of fine living





VOORA







Transforming lives since 1951

Over 20 years, Voora Group has set new standards of excellence in designing and delivering real estate. Offering one of the most powerful portfolios in the industry, we have developed 20 world-class edifices in Chennai, spanning 20 lakh sq. ft.

Today, we build upon that expertise to ensure impeccable quality, timely delivery and trust. This enduring commitment has designated us with the utmost satisfaction and trust of thousands of homeowners.





T-BLOCK

Homes that complement your out-of-the-ordinary lifestyle

Welcome to T-Block of Vidyasagar Oswal Gardens - 38 magnificent 2, 3 & 4 BHK homes with an area size of 1121 - 2985 sq. ft. located in Cochrane Basin Road, Korukkupet, barely 1.5 kms. from Washermanpet Metro Station.

When it comes to living at the perfect location, you'll cherish the benefits of owning a well-connected home. The property lies close to schools, colleges, hospitals, shopping avenues, transport facilities and, every other modern-day convenience.

Crafted from the finest materials, every home is an absolute delight for your family. Become a part of an impeccable community of 696 happy families and enjoy an unparalleled lifestyle, crafted exclusively for you.





Towering above and beyond



Amenities that meet all your needs

Gated community

Generator backup - Common areas, lights and fans in apartments

a well-equipped gymnasium

Kids play area


Association room

CCTV surveillance

Beautifully landscaped environment and lush greenery with lawn benches

Amenity block: Mini supermarket, mini theatre, clinic, multipurpose hall and, play school

Solar panels for common-area lighting





Actual site photos



LANDSCAPED GARDEN



MINI THEATRE



SUPERMARKET



A WELL-EQUIPPED GYM



PLAY SCHOOL



BANQUET HALL



KIDS PLAY AREA



CLINIC

Specifications beyond expectations



TYPE OF CONSTRUCTION

- a) RCC framed structure designed for earthquake resistance (seismic zone 3).
- b) Generally outer walls will be 8" thick and inner partition walls will be 4" thickness.
- c) Ceiling height will be 9'7" approximately except in toilets.



FLOORING & WALL FINISHING

- a) Flooring will be with good quality 2'0" x 2'0" vitrified tiles for the foyer, living, bedrooms, kitchen and dining area with 4" skirting.
- b) Toilet tiles will be a blend of imported digital tile.
- c) Toilet flooring will be firm foot-grip tiles.
- d) In the wash area ceramic tiles will be provided up to the parapet wall height or will be in line with kitchen dado.



DOORS

- a) The main door frame will be of granite frame and door shutter will be veneer with lacquer varnish.
- b) Other doors will be good quality granite frames and flush doors painted on both sides.

- c) All door fittings will be anodized aluminum excepting the front main door, which have brass fittings.
- d) Main door will be provided with secured Godrej lock, with safety chain and peephole.
- e) Doors to the bed room will be provided with secured locks
- d) The secured locks will be Godrej or equivalent quality and provide with at least two keys each.

WINDOWS AND VENTILATORS



- a) Steel grills (painted) will be provided with all windows.
- b) Windows and ventilator will be UPVC casement fitted with 4mm thickness glass as per builder's choice.



KITCHEN

- a) 20mm black granite slab will be provided for kitchen cooking platform with 8" X 12" ceramic dado (2' above counter).
- b) A single bowl stainless steel sink with drain board will be provided.



PAINT

- a) Ceiling painting OBD over putty.
- b) Putty with acrylic emulsion for interior walls Asian Paints or equivalent.
- c) Enamel paints for MS Grills.
- d) Exterior walls painted with weather shield paint, Asian Paints or equivalent.
- e) Melamine Matte finish paint for main door.
- f) Enamel paint for other doors.



PLUMBING AND SANITARY FITTINGS

- a) All ceramic fitting EWC and wash basins will be white (Parryware, Cera or equivalent).
- b) Glass partition will be provided for shower area.
- c) Provision for hot water connecting in individual heater of 15 liters capacity for each toilet.
- d) Hot and cold mixers for shower in each toilet (Parryware, Cera or equivalent fittings).
- e) Concealed plumbing lines from the overhead tank for each floors.




ELECTRICAL WIRING

- a) Concealed copper wiring with Anchor or equivalent modular switches (all wires of Finolex or equivalent copper wires).
- b) Separate meter for lighting in common areas, the lift and the pumps.
- c) 3 Phase will be provided for each flat.
- d) 15amps power plug sockets will be provided for water heaters in the toilets and for air conditioners in the bedrooms.
- e) One 5amp socket will be provided for each room, except in the living room, in addition to a multiple socket with 3 outlets will be provided for connection to TV etc.
- f) 2-way switches will be provided for fans and lights in all bedrooms.
- g) Two 5amp sockets and one 15amp socket will be provided in the kitchen.
- h) One bell point will be provided.
- i) Fan points in living room, dining and bedroom.
- j) Light points in living, dining, bed rooms, kitchen, washing area and balcony.

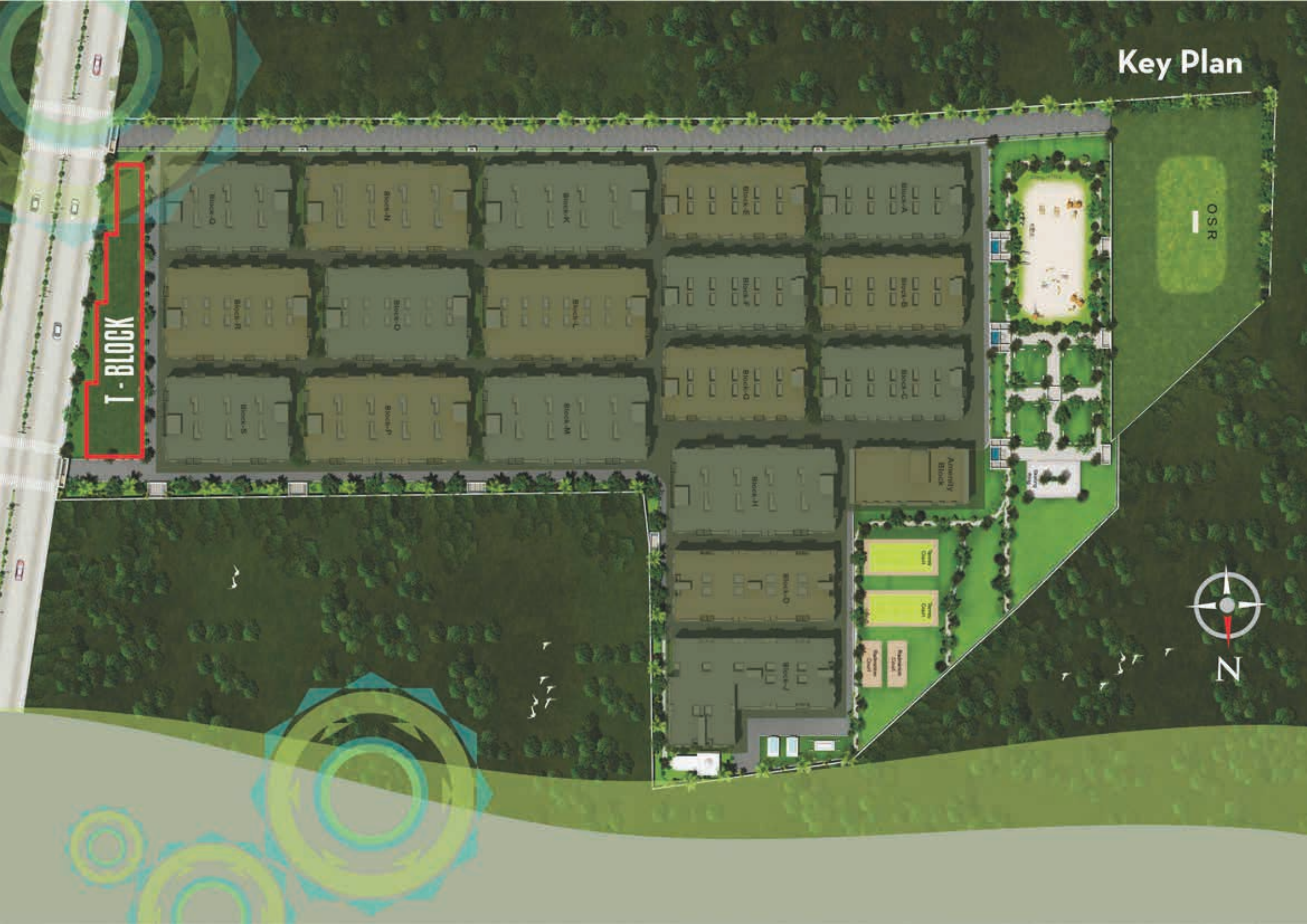


A location that's unrivalled

- 📍 1.5 kms. from Washermanpet Metro Station
 - 📍 2.5 kms. from Chennai Central Station
 - 📍 2.5 kms. from Parry's Corner
 - 📍 1.0 km. from Stanley Hospital
 - 📍 3.0 kms. from Poonamallee High Road
 - 📍 4.0 kms. from Marina Beach
 - 📍 5.0 kms. from Egmore Railway Station
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Key Plan



T-BLOCK

OSR



**The key to a lifestyle
that's a cut above the rest**





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