



“நம்ம” FAMILY BUILDER & DEVELOPER PVT.LTD.

Tulip Garden Apartment

FEEL THE LUXURY

Get The Key To Your Dream Way For Your Luxury Life

CONTACT US



Guduvanchery

Perumattunallur



NFBD PVT.LTD.

www.nammafamilybuilder.com

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TULIP GARDEN APARTMENT



About Us

NFBD PVT.LTD.



- Namma Family Builder & Developer Pvt.Ltd. established in 2016.
- Pioneer in real estate in Chennai-Guduvanchery, MMN, GST, ECR, OMR & Coimbatore.
- Formed into "NFBD Group" of business in 2019, with 100 + Employees.

NFBD is highly focused on meeting the Expectations, Need, and Budgets of the Client to provide the Best Customer Service. Our professional Designers takes the necessary time to Design Your Dream Home so that you feel confident your home reflects your tastes and inspirations.

The very process of house construction begins with the designing of it. So, we started our company with an expert team of registered architects engineers & designers, who can create a better plan for you, with space-cost saving solutions.

We constantly explore and experiment on how to give character to a space in relation to the user. The built space should make us happier when we are happy, it should comfort us when we are sad. It should calm us when we are disturbed.

We see our buildings as a sculpture, an organism, a living being, in contrast to perceiving it as a building with walls on each side. Hence we develop our building three-dimensionally right from the beginning.

We understand our Client Requirements, Ideas wishes and goals. A detailed study of the site location, orientation, context climatic conditions, wind direction to do climate responsive contextual Architecture.



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"நமலோ" FAMILY

BUILDER & DEVELOPER
PVT.LTD.

BANK
PROCESS

"DREAM DON'T
WORK
UNLESS
YOU TAKE
ACTION"

WE ARE HERE
TO HELP YOU OUT

90%
BANK
LOAN

NFBD Pvt.Ltd.

BANK PROCESS

- ✓ Client Eligibility check
- ✓ Choose bank accordingly
- ✓ Loan login with all proofs
- ✓ Personal, Technical & Original Verification
- ✓ Loan Sanction / Approval Process
- ✓ Bank Issue Loan Amount

 **HDFC BANK**

 **IDBI BANK**

 **ICICI Bank**

 **AXIS BANK**

 **LIC HFL**
LIFE INSURANCE CORPORATION OF INDIA

 **YES BANK**



SUNDARAM FINANCE
Enduring values. New age thinking.

 **SBI**



NRI CLIENT'S PROOFS:

- ✓ Working Country Embassy authority letter
- ✓ Visa permit (work Permit) from immigration | Visa renewal details
- ✓ Passport, Aadhaar card and Pan card
- ✓ NRO and NRI account details with the bank statement (both Indian and International bank account statement for last 6 months)
- ✓ Employment Proof and Income Proof (Salary Certificate (in English) or salary slips for last 6 months)
- ✓ The NRI Applicant is present in India at the time of Submitting the loan application, the POA needs to be attested or notarized locally
- ✓ In case, the applicant is outside India while a loan is requested, then the POA needs to be attested by the Indian Consulate of NRI's resident country
- ✓ Passport size Photographs

SALARIED CLIENT PROOFS:

- ✓ PAN card & Aadhaar card
- ✓ Office ID card & Offer letter copy
- ✓ Latest 3 month pay slip & Latest 2 years Form 16
- ✓ Salary Bank statement for last 6 months
- ✓ Passport size photos (2) & Stamp size photo (1)
- ✓ Processing Fees Cheque (depends on the loan amount)

SELF EMPLOYED CLIENT PROOFS:

- ✓ PAN card & Aadhaar card
- ✓ IT papers (last 3 years) & Business photos proof
- ✓ Current & Savings account statement (1 year)
- ✓ Passport size photos (2) & Stamp size photo (1)
- ✓ Processing Fees Cheque (depends on the loan amount)
- ✓ Company registered certificate copy

REGISTRATION PROCESS PROOF

- ✓ Client ID and Address Proof (PAN card and Aadhaar card)
- ✓ Witness ID and Address Proof

“Loan” “Process”



“Grab Your Keys Now”



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Call Us

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+91 89 39 89 87 97

welcometonfbd@nfbgroup.com

Tulip Garden Apartment Premium Project

NFBD
Pvt.Ltd.

The property is tucked in greenery and is centrally located, ensuring quick connectivity to all the areas around, including hospitals, educational institutes, shopping malls, and other recreational centers. You can easily reach GST, East Cost Road (ECR), Old Mahabalipuram Road (OMR) the IT Corridor, and the New Biggest Kilambakkam bus terminus as well in a short time. Being close to such conveniences ensures that the property value is bound to appreciate and is a wise choice even from an investment point of view.

If you are on a hunt for luxury apartments in Guduvanchery to Vandalur have a look at **Tulip Garden Apartment**. Here's a home that's more like a getaway. Come, live a joyous and peaceful life at your own luxury abode in Chennai!

NFBD PVT.LTD.

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BETTER QUALITY



WE PROVIDE THE QUALITY FOR YOU

THERE IS NOTHING MORE IMPORTANT THAN A
GOOD, SAFE, SECURE HOME.



2 Bed Room



2 Bath Room



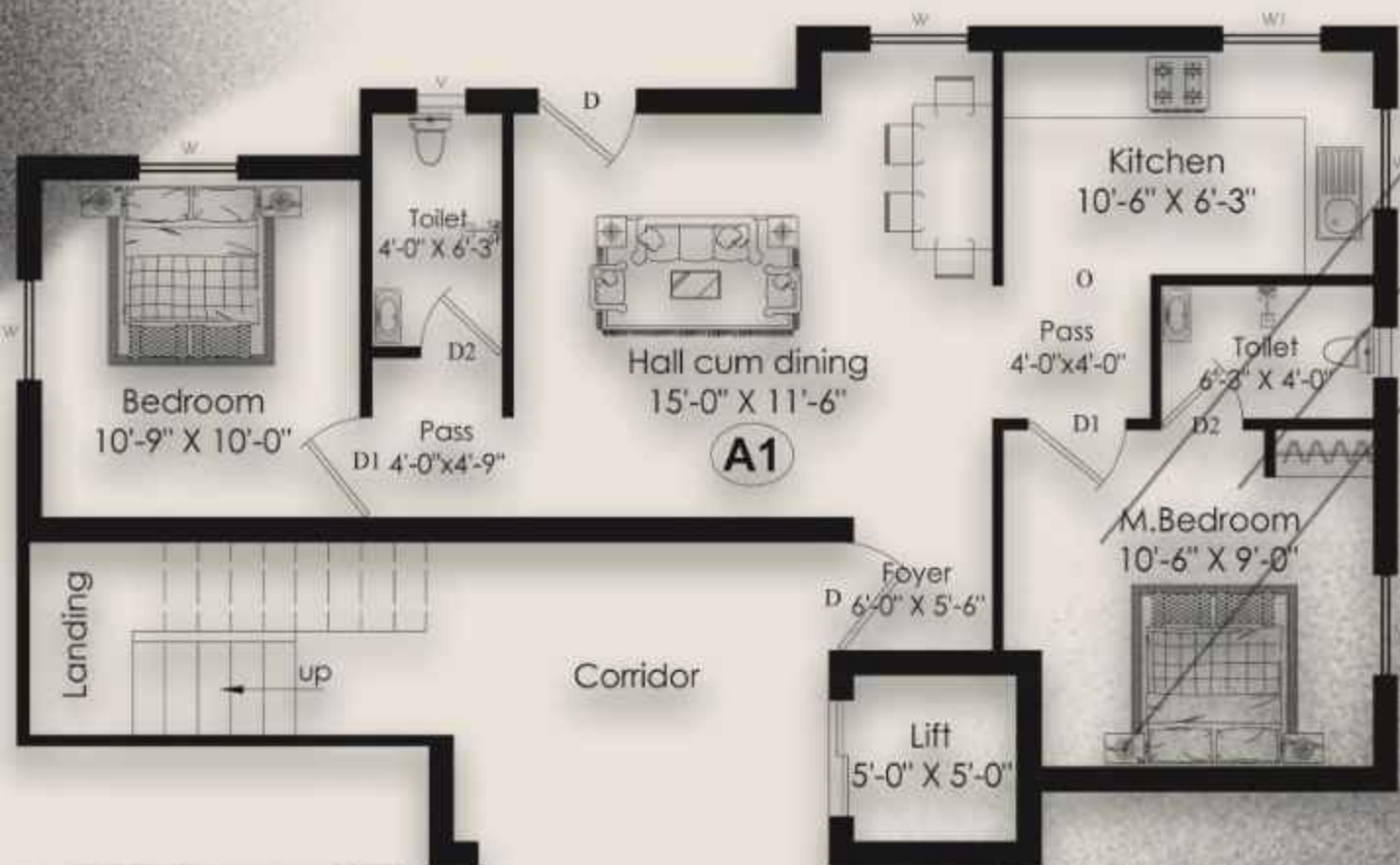
1 Kitchen



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TULIP GARDEN APARTMENT





2BHK
- 844 Sq.ft

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TULIP GARDEN APARTMENT - A1

This Apartment Has Super Cool Ventilation
 With spacious Car Parking ,Lift ,Safe Staircase
 With Secured Gated Community .

GROUND FLOOR - NORTH FACING



2BHK
- 938 Sq.ft

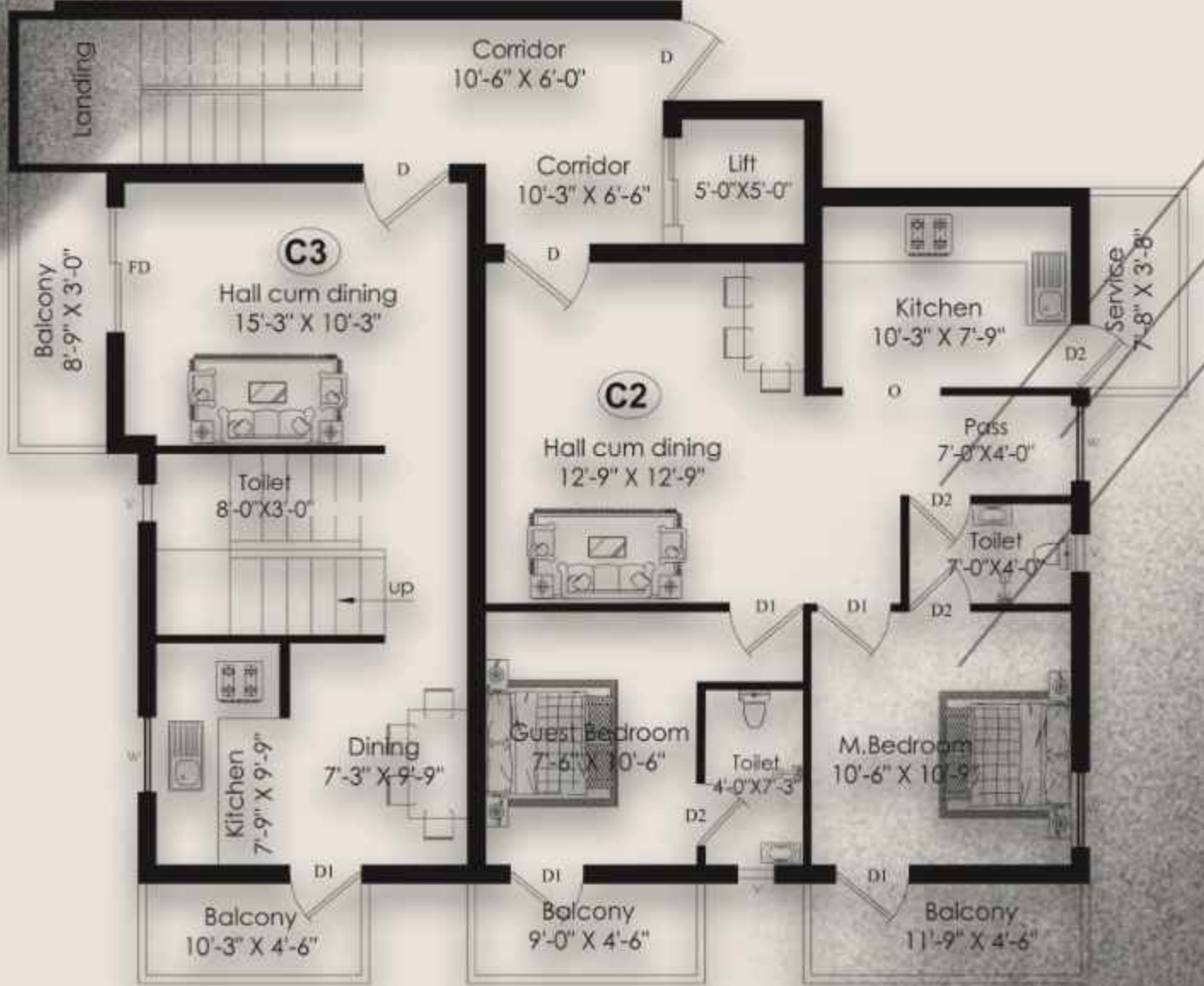
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TULIP GARDEN APARTMENT - B2

This Apartment Has Super Cool Ventilation
With spacious Car Parking ,Lift ,Safe Staircase
With Secured Gated Community .

FIRST FLOOR - EAST FACING



C3

**2BHK (DUPLEX)
- 1120 Sq.ft**

C2

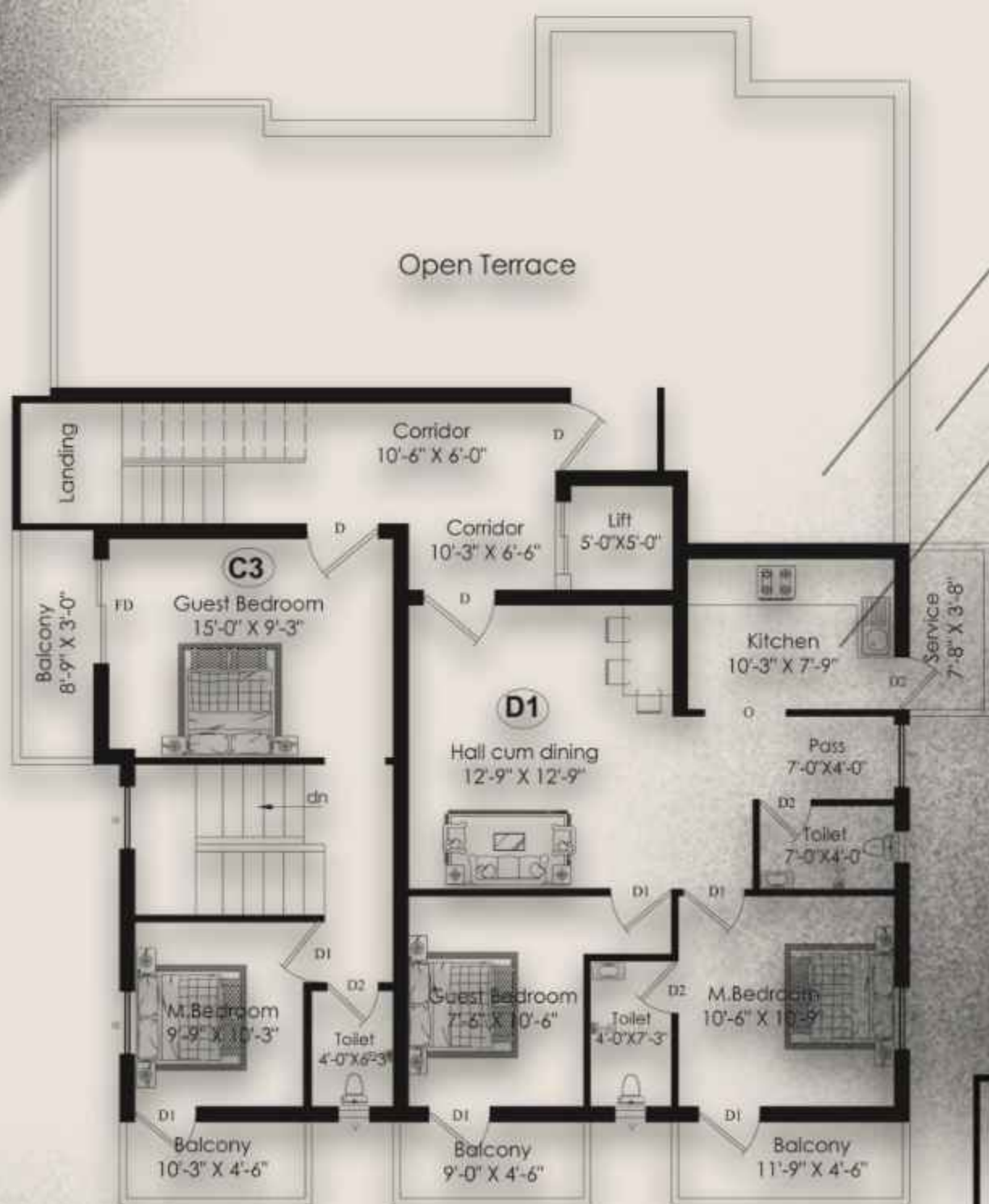
**2BHK
- 938 Sq.ft**

**D I G I T A L
P L A N**

TULIP GARDEN APARTMENT - C2 & C3

This Apartment Has Super Cool Ventilation
With spacious Car Parking ,Lift ,Safe Staircase
With Secured Gated Community .

SECOND FLOOR - EAST FACING



C3
2BHK (DUPLEX)
- 1120 Sq.ft

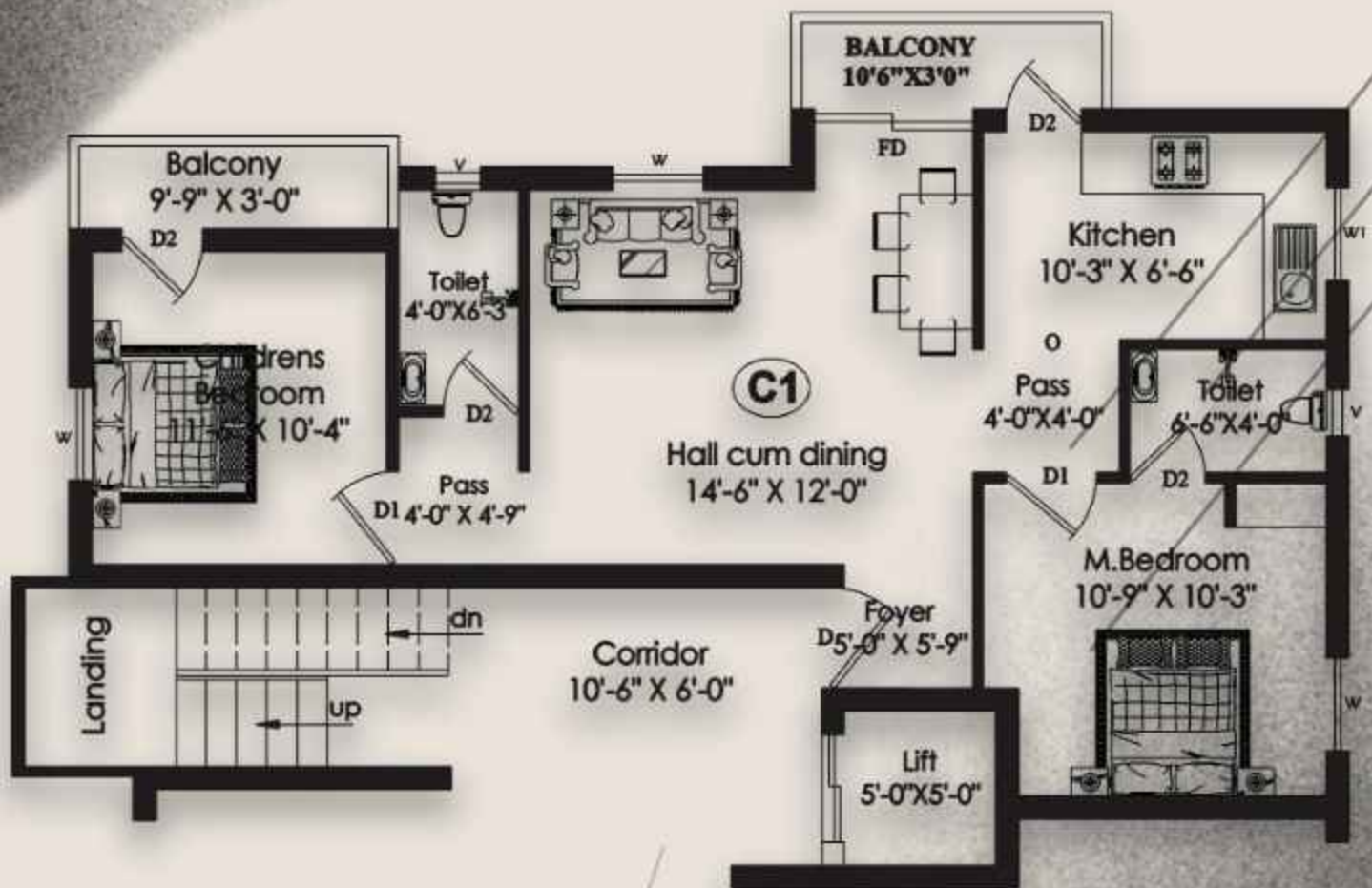
D1
2BHK
- 938 Sq.ft

TULIP GARDEN APARTMENT - C3 & D1

This Apartment Has Super Cool Ventilation
 With spacious Car Parking ,Lift ,Safe Staircase
 With Secured Gated Community .

THIRD FLOOR - EAST FACING

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2BHK
- 909 Sq.ft

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TULIP GARDEN APARTMENT - C1

This Apartment Has Super Cool Ventilation
With spacious Car Parking ,Lift ,Safe Staircase
With Secured Gated Community .

SECOND FLOOR - North FACING



TULIP GARDEN APARTMENT

- _ 2 BHK
- _ Located in Guduvanchery
- _ Rs.36.2 L Onwards*

100% Vastu-compliant homes designed with zero dead space
Surrounded by prominent landmarks, companies, schools, colleges & hospitals

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Choose Your Mood And We Make Your Home According To it...

Relax Time

It's Time to Relax

*take a deep breath,
and just enjoy your life.*



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YOU ARE
GOING TO
ENJOY THIS



Choose Your Home Color ,We Will Make it To Feel You "Real" With the Most Beautiful "Material"

WE MAKE IT POSSIBLE...



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INTERIORS

HOME STYLE

No matter how far we've progressed in technology or the modernity of our times, till date, planning a home is never completely straightforward or easy.

While you may know exactly what you want your dream house to look like down to the finest, most minute detail, executing your vision and bringing it to life can be tricky.. But we are Here to make that come ture as a Perfect Output.

Tulip Garden 2Bhk



@groundfloor_

North facing

- 1.Foyer 6' x 5'6"
- 2.Hall Cum Dining - 15' x 11'6"
- 3.Kitchen - 10'6" x 9'
- 4.Master Bedroom -10'6" x 9' - Toilet - 6'3" x 4'
- 5.Bedroom 2 - 10'9" x 10'
6. Common Toilet - 4' x 6'3"



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Tulip Garden 2Bhk



@firstfloor_

East facing

1. Corridor - 10'3" x 6'6"
2. Hall Cum Dining - 12'9" x 12'9"
3. Kitchen - 10'3" x 7'9"
4. Master Bedroom - 10'6" x 10'9"
5. Bedroom 2 - 7'6" x 10'6" - Toilet - 4' x 7'3"
6. Common Toilet - 7' x 4'
7. Balcony x 2 - 9'0" x 4'6"
8. Kitchen outdoor - 7'8" x 3'8"



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Tulip Garden 2Bhk



@Secondfloor_

North facing

- 1.Foyer 6' x 5'6"
- 2.Hall Cum Dining - 15' x 11'6"
- 3.Kitchen - 10'6" x 9'
- 4.Master Bedroom -10'6" x 9' - Toilet - 6'3" x 4'
- 5.Bedroom 2 - 10'9" x 10'
6. Common Toilet - 4' x 6'3"
- 7.Balcony x 2 - 9'0" x 4'6"
- 8.Kitchen outdoor - 7'8" x 3'8"



GUDUVANCHERY HIGHLIGHTS



SRM PUBLIC SCHOOL (CBSE)



VELAMMAL VIDHYASHRAM



SIS QUEENSTOWN APARTMENT



GUDUVANCHERY RAILWAY STATION



KILAMBAKKAM CMBT BUS TERMINUS



XS REAL EN VEEDU APARTMENT



SHRIRAM SHANKARI APARTMENT



ZOHO



LANCOR



SRM UNIVERSITY



SHRI SATHYA SAI MEDICAL COLLEGE & RESEARCH INSTITUTE



INTIMATE FASHIONS



ESTANCIA



APOLLO ARTS & SCIENCE COLLEGE



GST FOOD STREET



MAHINDRA WORLD CITY



AGS SUPER BAZAAR



SHRIRAM THE GATEWAY



GUDUVANCHERY BUS STAND



HDFC BANK



SITE FEATURES

NEARBY HIGHLIGHTS LOCATIONS

- ✓ 30 Minutes - Tambaram
- ✓ 42 Minutes - Chengalpattu
- ✓ 30 Minutes - Thiruporur
- ✓ 40 Minutes - ECR
- ✓ 12 Minutes - Guduvanchery (GST)
- ✓ 20 Minutes - Vandalur Zoo



COLLEGES

- ✓ 15 Minutes - SRM University
- ✓ 15 Minutes - The Apollo College of Arts & Science
- ✓ 23 Minutes - Shri Sathya Sai Medical College
- ✓ 35 Minutes - SSN College of Engineering

INDUSTRIES & COMPANIES

- ✓ 9 Minutes - Medopharm Pvt. Ltd.
- ✓ 13 Minutes - ZOHO
- ✓ 4 Minutes - Intimate Fashions India Pvt. Ltd.
- ✓ 30 Minutes - Mahindra World city
- ✓ 12 Minutes - Crown Record Management
- ✓ 19 Minutes - Vestas Technical Training India

SCHOOLS

- ✓ 7 Min - SRM Public CBSE School
- ✓ 2 Minutes - Velammal CBSE School
- ✓ 8 Min - Sri Ma Vidyalaya CBSE School
- ✓ 12 Min - Shree Sankalpa Mat.School
- ✓ 8 Min - St. Mary's Mat. School
- ✓ 12 Min - Velammal Mat. School



SITE FEATURES

SITE ADVANTAGES:

- ✓ 8 Minutes - Guduvanchery SRO
- ✓ 4 Minutes - Intimate Fashions India Pvt. Ltd.
- ✓ 2 Minutes - Velammal CBSE School
- ✓ 7 Minutes - SRM Public CBSE School
- ✓ 8 Minutes - St. Mary's Matriculation School

NEAR BY GOVERNMENT OFFICE

- ✓ 8 Minutes - Guduvanchery SRO
- ✓ 32 Minutes - Thiruporur SRO
- ✓ 16 Minutes - Nellikuppam VAO Office
- ✓ 22 Minutes - Vandalur Taluk Office
- ✓ 34 Minutes - Thiruporur Taluk Office

HOSPITAL

- ✓ 15 Minutes - SRM Hospital
- ✓ 14 Minutes - Deepam Hospital
- ✓ 4 Minutes - GV Hospital
- ✓ 23 Minutes - Sathya Sai Medical Hospital



Tulip Garden

S.No	Floors	Flat Name	Salable Area	UDS
1.	Ground Floor	A1 - 2BHK - NORTH	844	380
2.	First Floor	B2 - 2BHK - EAST	938	425
3.	Second Floor	C1 - 2BHK - NORTH	909	410
4.	Second Floor	C2 - 2BHK - EAST	938	425
5.	Second Floor	C3 - 2BHK - EAST (Duplex)	1120	517
6.	Third Floor	D1 - 2BHK - EAST	938	425

Registration process of uds for apartment

"A" SCHEDULE

All that piece and parcel of Vacant housing site, bearing Plot Nos. 52, 51A, measuring an extent of **3247** square feet . In the layout named 'VIMAL NAGAR', Situated at No. 14, PERUMTTUNALLUR VILLAGE, Previously Chengalpet Taluk, now Vandalur Talk, Previously Kancheepuram District, now Chengalpet District, Kattankulathur Panchayat Union.

"B" SCHEDULE

[Conveyed Property]

The **3247** Square feet undivided share of land in the above "A" schedule mentioned property. The above property is situated within the Kattankulathur Panchayat and Perumattunallur Panchayat Union Limits and within the Registration District of Chengalpattu and Sub-District of Chengalpattu Joint II



Guduvanchery



Perumattunallur

Tulip Garden Apartment

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