



**NAMMA FAMILY**  
BUILDER & DEVELOPER PVT.LTD.



  
**Landmark**

**ON ROAD**  
**VILLA PLOTS**  
**Ready to occupy**



[www.nammafamilybuilder.com](http://www.nammafamilybuilder.com)



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"NAMMA FAMILY BUILDER & DEVELOPER" was established in 2016 by MR.PONNUSAMY KARTHIKA (Founder & Chairman) along with Managing Directors Mr.K.Govindaraj (AGS), Mr.A.Idhayadulla, Mr.T.U.Srikanth, Mr.V.P.Thanigainalai, Mr.G.Anand. Namma Family Builder & Developer Pvt.Ltd., The best builder in Guduvanchery, Chennai.

We are determined on providing such a pleasure to clients by corporate establishments. The company had grown to a stage of handling multiple Projects at a time. Headquarters Chennai-Guduvanchery, Branches Guduvanchery & Kelambakkam.



» Subsequently, it was converted into a "NAMMA FAMILY BUILDER & DEVELOPER PVT.LTD." in the year 2020. Thus establishing "NAMMA FAMILY BUILDER & DEVELOPER" as one of the most revered builder & developer in Chennai.

» Successfully completed above 1050+ (Resale Plots, Layout Plots, Commercial Plots, Industrial Plots) Projects across Tamil Nadu in an effective and successful manner. Now, we extended our service in property sales, across India & we are channelizing our best efforts to make an impact in real estate & construction services.

» Formed into "NFBG Group" of business in 2019, with 90+ Employees | 800+ Labours. Industries Served Import & Export, Business Development, Investor Business, Real Estate & Construction Business across Globally (India, United States, United Kingdom, Dubai, Saudi Arabia)

» With all projects being completely customer-centric, NFBG Pvt. Ltd. believes in ensuring that projects are developed to serve the needs of their customers & meet their satisfaction. Ranked as "Best Builder in Chennai" in Google.

» Our aim is to continue the legacy of being one of the best builders in Chennai & across India. We strive to exhibit the concept of RESALE on plots & LAYOUT sale across TAMILNADU (GST, ECR, OMR & COIMBATORE, HILL POINT - OOTY, KODAIKANAL, YERCAUD), KARNATAKA, KERALA. Apart from this we also becoming dominant player in construction services.



**NAMMA FAMILY**  
BUILDER & DEVELOPER 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



**90%  
BANK  
LOAN**

## NFBD Bank Loan Process

### 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 Aadhar card)
- » Witness ID and Address Proof



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# PROJECT HIGHLIGHTS & FEATURES

- ✓ Secured Gated Community
- ✓ Fully compounded
- ✓ 24 | 30 | 32 feet black top road | Potable Ground water
- ✓ Sq.ft. Minimum to Maximum Sizes
- ✓ Ready to Build | Minimum to Maximum Sq.Ft.
- ✓ Easy access to schools, colleges, hospitals, supermarket, IT companies with easy transportation facilities

## SITE FEATURES

- ✓ Near to SRM Public School & Velammal CBSE School
- ✓ Nearby Asthinapuram Bus Stop
- ✓ 15 Minutes to GST
- ✓ 18 Minutes to SRM University & Hospital
- ✓ 15 Minutes Guduvanchery Bus Stand & Railway Station
- ✓ 30 Minutes to Tambaram
- ✓ 20 Minutes to Maraimalai Nagar
- ✓ 25 Minutes to OMR | 30 Minutes to ECR



PROJECT CONFIGURATION	
SIZE	UNITS
4.16 ACRES	125 PLOTS



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Street Lights



Black Top Roads



Entrance Archway



Ready for Construction



Avenue Trees



Compound Walls

## GUDUVANCHERY HIGHLIGHTS



SRM Public  
School (CBSE)



Velammal  
Vidhayashram



S.I.S QUEENS  
TOWN APARTMENT



Guduvanchery  
Railway station



Kilambakkam CMBT  
Bus Terminus



KS Real En  
Veedu Apartment



Shriram  
Sankari Apartment



Zoho



LANCOR



SRM UNIVERSITY



Shri Sathya Sai  
Medical College &  
Hospital



Intimate Fashions



ESTANCIA



Apollo Arts &  
Science College

## GUDUVANCHERY... RIGHT PLACE FOR YOU & YOUR FAMILY!!!



GST Food Street



Mahindra  
World City



Shriram Gateway  
(Perungalathur)



AGS Super Bazaar



Guduvanchery  
Bus Stand



HDFC Bank

Smart hub of Chennai - good proximity to hospitals, schools, colleges, transport channels, tech parks, etc.  
**Uncovered the secrets of Guduvanchery...** Most preferred destination for most of the home buyers in Chennai.

# CONSTRUCTION SPECIFICATION

## 1. FOUNDATION IN R.C.C DETAILS

Column pit size -  $3'0" \times 3'0" \times 3'0"$

Column footings P.C.C -  $5'0" \times 3'0" \times 3'$

Column R.C footings -  $4' \times 4' \times 1'0"$

Column size -  $10'0" \times 11'0" \times 11'0" \times 11'0"$

## 2. TYPE OF BUILDING

Structure - RCC framed structure (ARS Steel used in TMT bars only)

Height of Roof - 30' including RCC slabs

## 3. R.C.C DETAILS

Plinth Beam -  $1'0" \times 1'0"$  (6 Nos @ 1200mm)

Column -  $1'0" \times 1'0"$  (4 Nos @ 400mm & 2 Nos @ 1000mm)

Roof level beam -  $6'0" \times 6'0"$  with slab thickness (4 Nos @ 500mm)

Roof slab - 5" thick (diagonal span - 10000mm & longer span - 8000mm)

Lintel beam - Cut lintel & sunshade (Lintel beam using 10mm rod @ 4 Nos)

## 4. BRICK WORK

External wall - 9" thick C.M 1:6

Internal wall - 4 1/2" thick C.M 1:4

Parapet wall - 4 1/2" thick C.M - 4:3 Height from Roof

Basement height - 4' Height from the Existing ground level.

## 5. PLASTERING

External wall faces - 12mm thick C.M 1:4

Internal wall faces - 12mm thick C.M 1:4

All the works will be used in Ultratech, Dalmia, Ramco & Chettinad Cement and M-sand



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## 6. PAINTING - ASIAN PAINTS

External wall - 1 coat white cement white wash (Suiza /Prax) | 2 coat

color wash (ACE MATT)

Internal wall - 2 coat wall putty & 1 coat of primer | 2 coat color wash

(TRACTOR EMULSION)

The white / color wash material should be used as above mentioned.

## 7. DOORS & NECESSARY FITTINGS

Main door -  $3'0" \times 7'0"$  or Teak Wood with safety grill

All the door -  $3'0" \times 7'0"$  Flush Door or Skin Door

## 8. WINDOWS

All the windows - Wood windows or aluminum sliding with glass

and fittings of MS grille

## 9. BATH ROOMS

Walls - 2" glazed Tiles (Rs 30/- suitable)

Floors - Antiskid Tiles (Rs 60/- suitable)

## 10. KITCHEN

3" Thick R.C slab covered with Black Granite - 1300/- Sq.Ft.

Stainless steel sink - 3000/-

## 11. FLOOR TILES (AND) TILES

Kitchen above the platform 2" glazed Tiles (Rs 48/- suitable)

Inner Carpet flooring vitrified Tiles (Rs 48/- suitable)

## 12. ELECTRICAL WORK

Included wiring and switch (ring) (Data or Nonpvc) cables are

used in (Data or Nonpvc) computer switches, internet points.

Telephone points, A/V points, TV & audio line

## 13. PLUMBING WORK For One Bath Room

1 Nos - Indian or western water closet

1 Nos - Shower | 1 Nos Tap

1 Nos - Washbasin sanitary fittings will be used (All Materials

Free cost)

14. STAIRCASE - 10000/- per Sq. Ft. (including tiles & MS steel handle)

## 15. EXTRA WORK

Chose will Depends Upon the Depth Of bore

1. Compressed soil - Rs 1200/- per R.P. (15 Ft)

Rs 2000/- per R.P. (17 Ft)

Rs 2200/- per R.P. (19 Ft)

2. Septic tank 10000 LTR - Rs 200/- per LTR

3. Water pump - Rs 25 /- per LTR

4. Water filter pump - Rs 25 /- per LTR

5. Weathering course - Rs 150/- per Sq.Ft.

6. Overhead Tank - Rs 25/- per LTR

7. Spring tank - Rs 1500/-

8. Above the normal height of the basement - 10000/- per R.P.

9. Elevation work Depends Upon Design

## Construction Completion Process Days

Gr / Ground, 1st / 2nd / 3rd - Ground Floor - 3 months

Gr - 4 months

(Completion Of House Construction - Maximum 6 Months from The Date of Construction Work Started as Confirmed)

Steel Details - FE500 | ARUN | PCNSURYA | AGN

Company Pipes Used for Drainage System - Royal 6 kg pipes

Company Switch Used for Electric System - B | GM

Additional (Free of Cost) - 3D Plan | 3D video | Virtual Tour



Budget  
Starts  
@ 76 L

“You Dream It  
We Built It”

## PROJECT DETAILS

Area	Guduvanchery - Asthinapuram
Project	Serasa Landmark- Phase II 44
Property Type	Residential
Constructed Year	2023
Unit Type	3 BHK
Simplex or Duplex	Duplex
Floors	G+1
Facing	North Facing
Total SQ.FT.	959
Built-up Area	1730
Car parking	Yes



# Top Views



Ground Floor



First Floor

“Interiors shouldn’t be static works of art. You’re meant to interact with them”



“Your home should tell the story of who you are, and be a collection of what you love”

## Sectional Views



[www.nammfamilybuilder.com](http://www.nammfamilybuilder.com)

The Predicted View of Your Dream Home...







**Sectional View**



**Living**



**Kitchen**



**Bedroom**

The Predicted View of Your Dream Home...



## Private Living



## Master Bedroom



## Sectional View

## Bedroom



The Predicted View of Your Dream Home...



Material Moodboard



[www.nammafamilybuilder.com](http://www.nammafamilybuilder.com)

# Material Moodboard



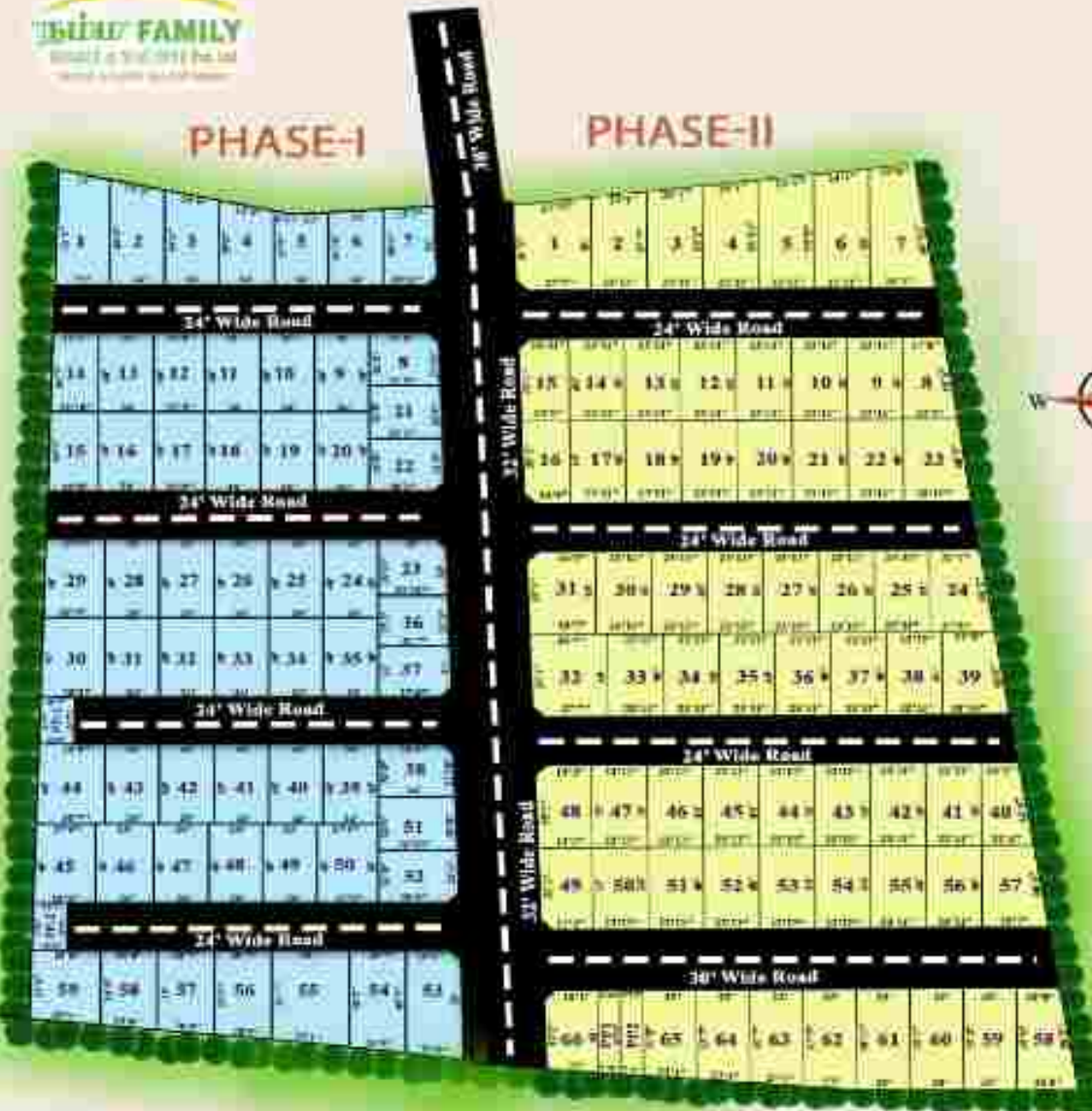
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# NAMMA FAMILY BUILDER & DEVELOPER PVT.LTD.

PHASE-I

PHASE-II



ASTHINAPURAM | GUDUVANCHERY



55%  
TO 60%  
RETURN ON INVESTMENT

90%  
BANK  
LOAN



## AREA STATEMENT

Phase I		Phase II	
PLOT NO.	SALE	PLOT NO.	SALE
1	1123L	1	1123
2	1125	2	1125
3	1000	3	1000
4	881	4	1001
5	880	5	1002
6	882	6	1003
7	881	7	950
8	878	8	950
9	880	9	950
10	880	10	950
11	880	11	950
12	810	12	950
13	880	13	950
14	878	14	950
15	847	15	950
16	881	16	950
17	810	17	950
18	860	18	950
19	800	19	950
20	880	20	950
21	881	21	950
22	858	22	950
23	886	23	950
24	880	24	950
25	880	25	950
26	880	26	950
27	880	27	950
28	880	28	950
29	1121	29	950
30	1124	30	950
31	880	31	950
32	880	32	950
33	880	33	950
34	880	34	950
35	880	35	950
36	799	36	950
37	810	37	950
38	883	38	950
39	880	39	950
40	880	40	950
41	880	41	950
42	880	42	950
43	880	43	950
44	1120	44	950
45	1113	45	950
46	880	46	950
47	880	47	950
48	880	48	950
49	880	49	950
50	1000	50	950
51	817	51	950
52	826	52	950
53	1010	53	950
54	867	54	950
55	914	55	950
56	880	56	950
57	882	57	950
58	752	58	950
59	886	59	950

DTCP NO:57/2022

DTCP NO.:117 /2022



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## NEAR BY INDUSTRIES & COMPANIES

- ✓ 10 Minutes - Medopharm Pvt.Ltd.
- ✓ 12 Minutes - Intimate Fashions India Pvt.Ltd.
- ✓ 17 Minutes - Zoho
- ✓ 15 Minutes - Rane TRW Steering India Pvt.Ltd.
- ✓ 5 Minutes - Suspa Pneumatics India Pvt.Ltd.
- ✓ 3 Minutes - Crown Record Management
- ✓ 25 Minutes - Ford India
- ✓ 30 Minutes - Mahindra World City

## NEAR BY EAT OUT

- ✓ Chennai Biryani
- ✓ Sathyam Vegetarian Restaurant
- ✓ Adyar Ananda Bhavan
- ✓ Marrybrown, Domino's Pizza
- ✓ GST food street
- ✓ Anjappar chettinad restaurant
- ✓ Dindigul thalappakatti

## NEAR BY HOSPITAL

- ✓ 18 Minutes - SRM Hospital
- ✓ 17 Minutes - Deepam Hospital
- ✓ 16 Minutes - Guduvanchery Government Hospital
- ✓ 7 Minutes - GV Hospital
- ✓ 15 Minutes - Sathya Sai Hospital



## NEAR BY SCHOOLS

- ✓ 18 Minutes - Bharathiyar Matriculation School
- ✓ 13 Minutes - SRM Public School
- ✓ 9 Minutes - Velammal CBSE School
- ✓ 9 Minutes - Sri Ma Vidyalaya CBSE School
- ✓ 18 Minutes - Sri Sankara Vidyalaya
- ✓ 15 Minutes - Shree Sankalpa Matriculation School
- ✓ 14 Minutes - St.Mary's Matriculation School
- ✓ 19 Minutes - Ananthavalli Matriculation Higher Secondary School
- ✓ 24 Minutes - Sivananda Gurukulam
- ✓ 14 Minutes - Velammal Matriculation School



## NEAR BY GOVERNMENT OFFICES

- ✓ 13 Minutes - Guduvanchery SRO
- ✓ 14 Minutes - Guduvanchery Municipality Office
- ✓ 14 Minutes - Nandhivaram VAO Office
- ✓ 09 Minutes - Permattunallur Panchayat Office
- ✓ 10 Minutes - Permattunallur VAO Office
- ✓ 10 Minutes - Kayarambedu Panchayat Office
- ✓ 06 Minutes - Kayarambedu VAO Office
- ✓ 12 Minutes - Kallivanthapattu VAO Office
- ✓ 21 Minutes - Vandalur Taluk Office



## NEAR BY COLLEGES

- ✓ 18 Minutes - SRM University (SRM group of colleges)
- ✓ 20 Minutes - Crescent Engineering College
- ✓ 5 Minutes - The Apollo College of Arts & Science
- ✓ 15 Minutes - Shri Sathya Sai Medical College & Research Institute



# Our departments

BOARD OF DIRECTORS

SALES & MARKETING

CADD DEPARTMENT

DIGITAL MARKETING

REVENUE & LEGAL

VIDEO DEPARTMENT

GRAPHIC DESIGN DEPARTMENT

SOCIAL MEDIA

PRODUCT SOURCING

PROMOTIONAL WING

ACCOUNTING AND FINANCE

OPERATIONS MANAGEMENT

HUMAN RESOURCES

RESEARCH & DEVELOPMENT (R&D)

PURCHASE DEPARTMENT

GENERAL MANAGEMENT

PROJECT ADMINISTRATIVE

IT DEPARTMENT & LOGISTICS

DISTRIBUTION DEPARTMENT

TESTING & COMPLAINE

TRANSPORT DEPARTMENT

PLANNING & MANAGEMENT

PROJECT DEVELOPMENT

PROJECT ANALYSIS

PRODUCTION & PURCHASE

PROJECT & PRODUCT MAINTENANCE

QUALITY ASSURANCE

LOAN PROCESSING

MANUFACTURING

PACKAGE DEPARTMENT



# Organization



Board of Directors

Chief Marketing Officer

Chief Operating Officer

Marketing Executive

Project Directors

Chauffeurs

Architects

Field Workers

Revenue Officers

Management Executives

Graphic Designer

Video Editors

Digital Marketers

Care Takers

Tele Callers

## CLIENT BASE



Import & Export | Business Development  
Investor | Real Estate & Construction



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**NAMMA FAMILY**  
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**55%**  
**TO**  
**60%**  
RETURN ON INVESTMENT

**Serasa Landmark**

**Phase II - 44**



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# Corporate Social Responsibility Initiatives



Associated with Schools to help less privileged students



Flood relief initiative in 2021 to support families by providing basic needs.



Partnered with reputed organisations to support Social Initiatives.



Under the Motto "No Past No Anathal" provide food for the people who needs



Donate funds for food & education to the Orphans



## Overall Business

90+ Employees | 800+ Labours



60+ Employees  
2nd Branch in Guduvanchery Private Limited Certification Started projects all Over India

75+ Employees  
Import & Export, Business Analyst, Investor, Real Estate & Construction  
Extended our service in Layout sales in & around Tamil Nadu.

Excelling in all Business with 400+ employees  
Successfully Around the globe  
ISO 9001:2015 certification.



90+ Employees  
3rd Branch in Kolambakkam



30+ Employees  
1st Branch in Guduvanchery

As a Pioneer In Plot Resale, Expanded Real Estate Business All over Tamil Nadu

10+ Employees  
Started analysis for Group of Business

Started Resale Plots Sale in Guduvanchery

80+ Employees

10+ Employees



www.nammafamilybuilder.com

# HIGHLIGHTS OF INVESTMENT

## "LANDMARK"

**"PREMIUM LAYOUT FOR RESIDENTIAL, COMMERCIAL & INVESTMENT PURPOSE"**



**LIVE IN THE MIDST OF POWER**

No dust  
pollution free  
Greenery  
Guduvanchery



Invest now and see  
your land value  
appreciate  
multiple times !



**Rain water  
Harvesting**



**Residential /  
Investment**



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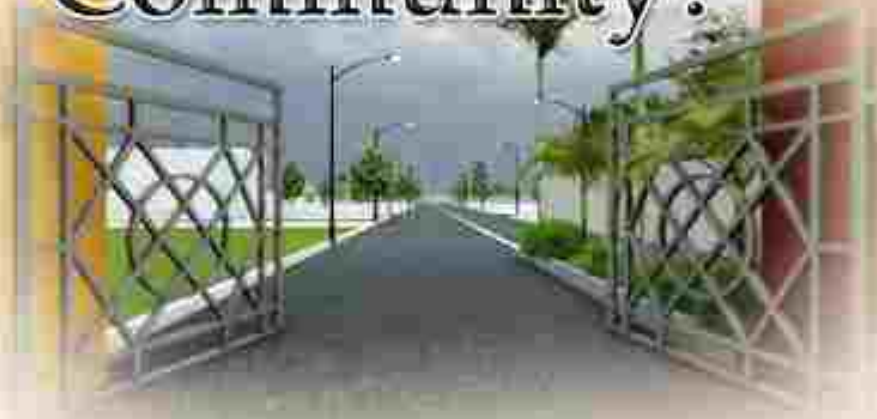
# CONNECTIVITY !!!

Roads make a crucial contribution to economic development and growth and bring important social benefits. They are of vital importance in order to make a nation grow and develop. In addition, providing access to employment, social, health and education services makes a road network crucial in fighting against poverty.

## RETURN ON INVESTMENT

- » Resale Your plot & Get high ROI
- » Surrounded by Residential Area - occupied by many people
- » Rate will increase in future - also good development

## Why Gated Community?



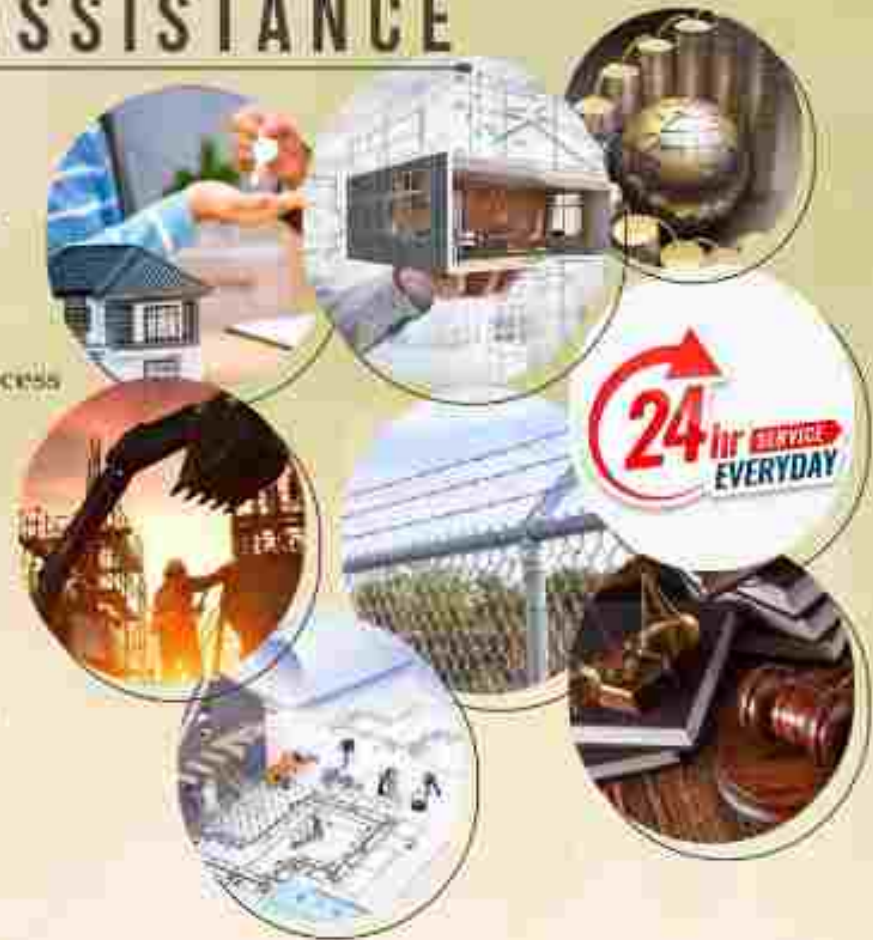
**ROI**

Prime Advantage in Buying Plot in Gated Community is  
"You are the **1<sup>st</sup> Owner** of Your Property"



# EXCLUSIVE SERVICES & ASSISTANCE

- ✓ Legal verification by well qualified advocate.
- ✓ Title verification in VAO office
- ✓ Personalized Site Visits | Timely Completion
- ✓ Property measuring & stone placing process.
- ✓ Property agreement process
- ✓ Property registration draft & TP (temporary password) number process
- ✓ Bank loan process - maximum % of loan approval @ any bank.
- ✓ Legal doubts & queries (lifelong support - 24/7 service)
- ✓ Annual maintenance of the property
- ✓ Resale Your property @ best profitable price
- ✓ 3d plans | 3d videos | virtual tour (free of cost)
- ✓ A-to-Z pre-process & post assistance from booking to construction
- ✓ A-Z service - Property selling & buying | construction



## OUR STRENGTH

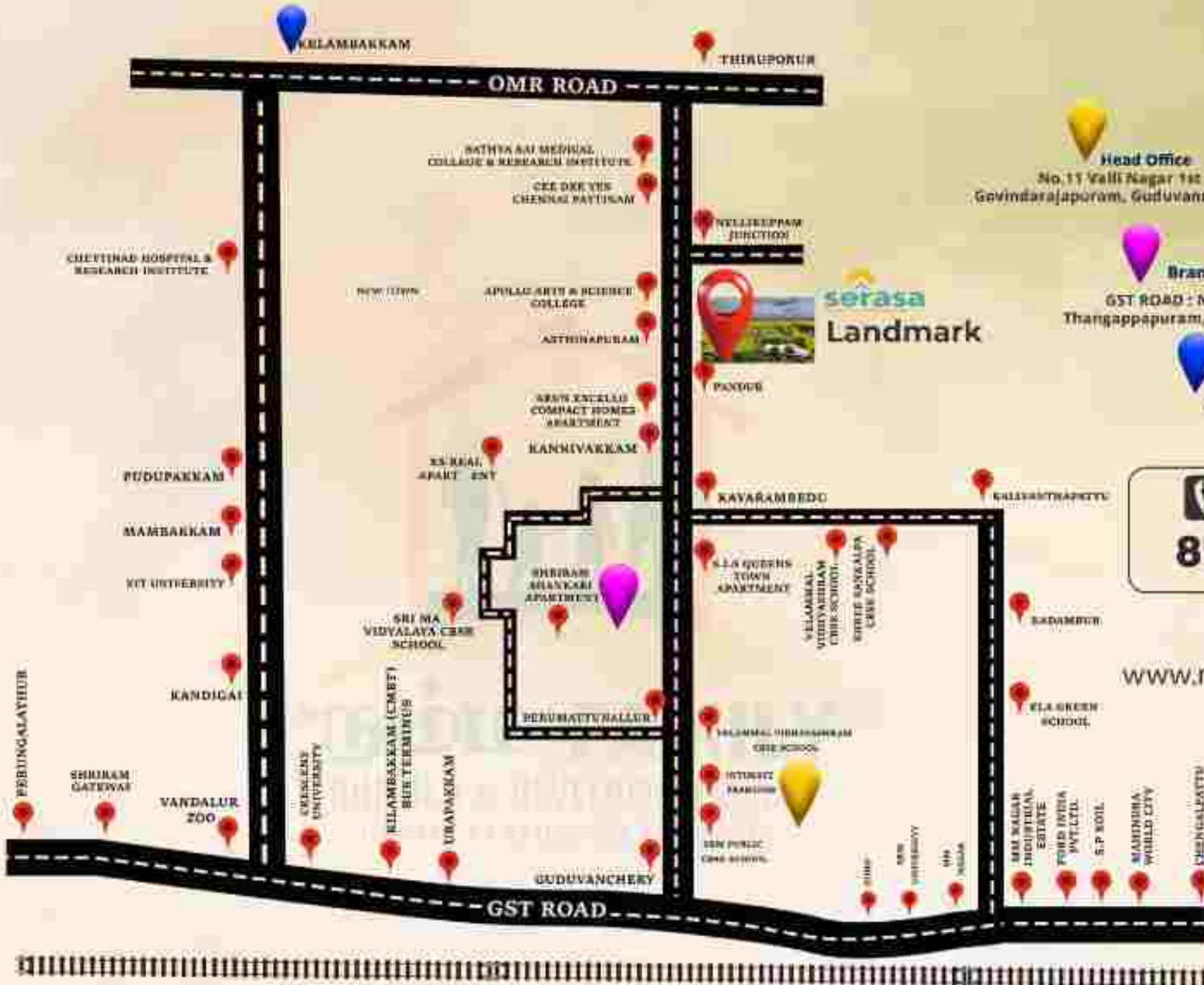
- ✓ Decades of Experience with Good Reputation
- ✓ Retaining high-quality, promising expertise
- ✓ Strong Team Work with Responsibility
- ✓ Customer satisfaction-oriented service
- ✓ Personalization on projects & services
- ✓ One Stop Solution | Transparency
- ✓ Honesty | Professionalism | Trust
- ✓ Sincere in maintaining promises
- ✓ Project Completion on-time



## BUSINESS GROWTH OF NFBD



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**Head Office**  
No.11 Valli Nagar 1st Street,  
Govindarajapuram, Guduvanchery - 603-202.

**Branch Office**  
GST ROAD - No.88, Rajaji Nagar,  
Thangappapuram, Guduvanchery-603-202.

**Branch Office**  
OMR ROAD - No.1/35, OMR Road,  
Kelambakkam, Thiruporur - 603-103



 **RING US**  
**8939 22 22 70**

  
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