

# THE GOOD LIFE



HOUSE OF  
HIRANANDANI™

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EXPERIENCE  
THE  
GOOD LIFE

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SHOT ON LOCATION





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EMBRACE  
THE  
GOOD LIFE

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SHOT ON LOCATION





SHARE  
THE  
GOOD LIFE

SHOT ON LOCATION



Egattur, OMR is an endeavour towards building a good life. One which is full of prosperity and success. It is inspired by love and guided by knowledge. It's a place where we dream big, laugh a lot and realize how blessed we are. One that will enable our children to enjoy the beauty, security and abundance that comes only when we live together as a community. We all aspire to achieve certain goals in life, let this be the first step towards that goal.

Since our inception into India's urbane terrains, we have upturned the way living spaces are designed. And with that, we have transformed the ethos and aesthetics of real estate in India. Pillared by a unique approach to designing and planning, we invest heavily in research and development ensuring that each of our developments surpass industry benchmarks and redefine value engineering and design. Our name, since the beginning, has been associated with excellence and we are creating sustainable value for our customers, stakeholders, business associates, employees and society at every step of our development.

Through environment-friendly concepts of New Urbanism, our focus has been on transforming suburban sprawls of land into well-planned urban communities that nourish an outstanding sense of living and our developments stand as living proof. Apart from residences, we have established schools, colleges, institutions and hospitals through affiliates, trusts, clubhouses and community spaces, all of which have earned unmatched international repute. Symbolic to our construction, our developments encompass the ether of the residents' lives entirely, by introducing retail outlets, hospitality centers, healthcare and educational institutions, etc. within the realms of House of Hiranandani community. Our aim is to integrate every family into a bigger, more inclusive community.

We are cognizant of the fact that we have maneuvered successfully through a turbulent time in this industry's history. As we move forward, we will carry our legacy forward proudly and will persevere to take it to new heights through a committed adherence to the values that we stand for. These values manifest in our passion for perfection and endless innovation and advancements.

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## IN THE HEART OF INDIA'S MAJOR METROPOLITAN

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History is etched in every corner of the city of Chennai, the capital of Tamil Nadu. It is one of the four major metropolitan cities of modern India. From the architectural splendour of the temples to the long unspoilt beaches, from quaint houses to shopping arcades and malls, from classical dance and

music concerts to pubs that play jazz and blues, Chennai presents a seamless union of the past era and the new.

Old Mahabalipuram Road (OMR) is the great Chennai dream that has seen significant development in the last decade and thus established itself as the belt of good fortune.

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## THE BELT OF GOOD FORTUNE

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The development of this 50 km. stretch led to the emergence of IT/ITeS companies such as TCS, CTS, HCL Technologies, Accenture India, and Infosys in the area, giving OMR the IT Corridor title. The road harbours multiple micro markets such as Taramani, Perungudi, Thorapakkam, Karapakkam, and Sholinganallur.

Egattur, OMR by House of Hiranandani is the next big thing that will take OMR by storm. This sprawling 120 acre property is set in an extraordinary location in close proximity to Chennai's finest beaches. This House of Hiranandani project in Egattur offers apartments from 2 to 5 BHK. Surrounded by lush vegetation, these luxury apartments bring with them elegant, chic and future ready communities, cushioned in a fantastic setting.

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## CONNECTIVITY

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Eggatur, OMR is an Integrated and functional community overlooking the backwaters and the Bay of Bengal\*. Strategically located on Old Mahabalipuram road in Chennai, opposite to SIPOCT IT Park\*, it is easily accessible by road, making it one of the most luxury residential projects in Chennai.

The road advantageously merges with East Coast Road (ECR)\* and yields the most convenient method of commuting between

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the southern peripheral localities in Chennai such as Thiruvanmiyur, Palavakkam, and Neelankarai.

The locality consists of resourceful social infrastructure developments. Noteworthy educational institutions situated along this stretch include Hindustan University, Satyabama University, Chettinad Medical College and St Joseph's College of Engineering\*.



THE MAP AND LEGENDS  
FOR CONNECTIVITY

- Hindustan University
- Chettinad Hospital
- SIPCOT
- Satyabama University
- Global Hospital
- ETA SEZ
- American International School
- Tidel Park
- SP INFOCITY
- Airport
- IIT Madras



Disclaimer : Map not to scale. Distance and timelines (shortest) are tentative and approximate subject to road and infrastructure facilities provided by the appropriate authorities.





## AMENITIES



## THE COMMUNITY OF INFINITE LUXURIES

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At House of Hiranandani life is not simply about living but it is about embracing the joys and inspirations that come along with it. Spoil yourself silly in Chennai's premium residential locality, an oasis of residential luxury.

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## CLUB-CLASS LIVING

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Overlooking the sprawling acres of the Blue Turtle clubhouse, the property is a marquee of leisure and function. From the sprawling grounds, to the mesmerising fountains, from the gymnasium to the squash court; life is as vibrant as it gets. The Blue Turtle boasts of a host of the most modern amenities to suit your myriad tastes and preferences, making it the perfect venue for a healthy and privileged lifestyle.

BLUE  
TURTLE  
clubhouse™



SWIMMING POOL

To beat the heat in those scorching summer months, the township offers a sparkling pool located alongside the clubhouse.

SPA & SALON

Indulge yourself and feel rejuvenated after a long stressful day at your very own Spa. Pamper yourself with a relaxing pedicure in your very own Salon.



SHOT ON LOCATION





## TABLE TENNIS ROOM

Relive your college days and invite friends over for a quick game.



SHOT ON LOCATION

## MINI THEATRE

Feel like a celebrity everyday and host private screenings for friends and family.



SHOT ON LOCATION



## SQUASH AND BADMINTON COURTS

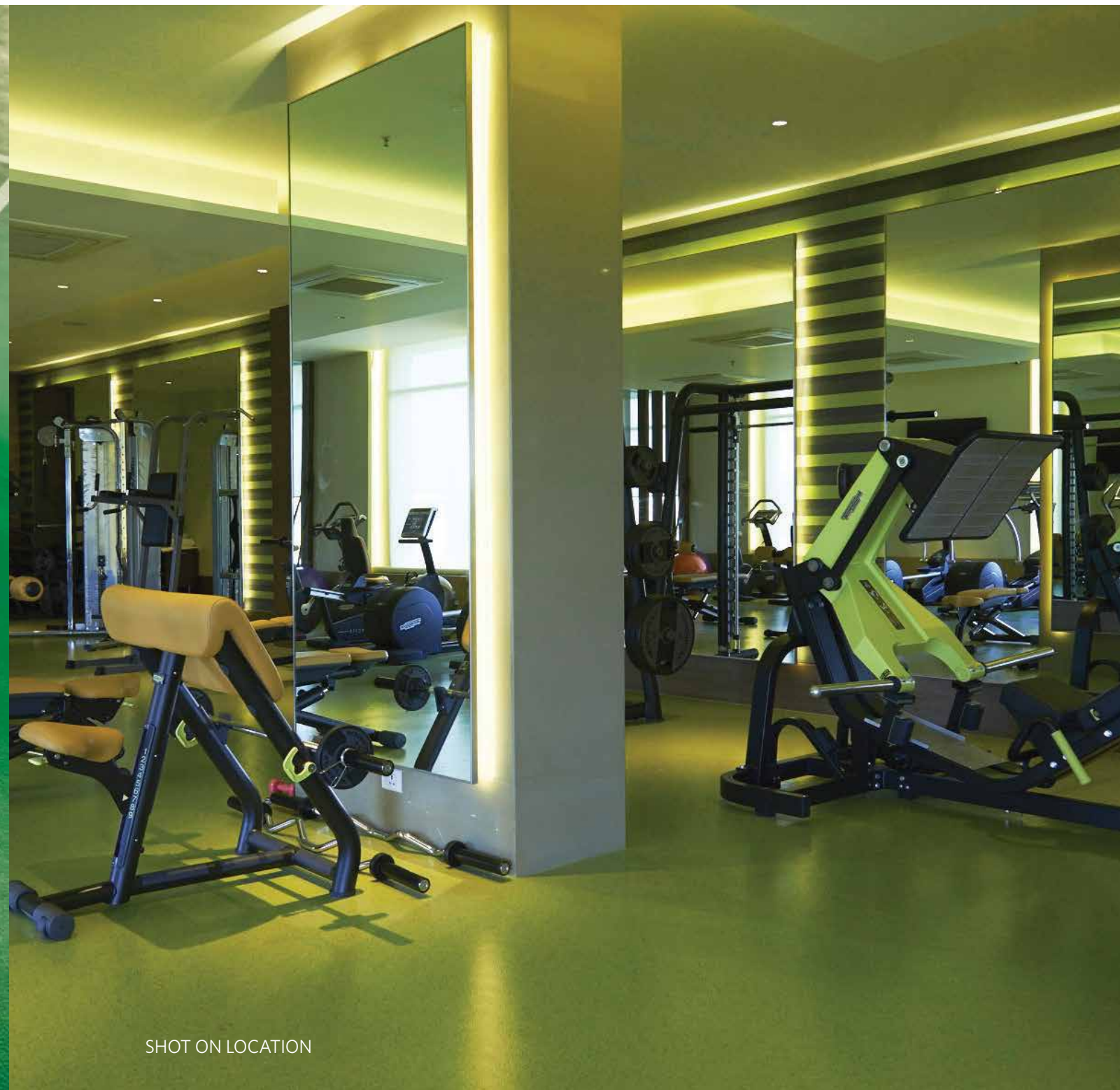
For those who find other forms of fitness mundane, can take a crack at their gaming prowess in the challenging squash and badminton courts.



SHOT ON LOCATION

## FULLY-EQUIPPED MODERN GYMNASIUM

Never miss out on those work-out sessions. The fully-equipped modern gymnasium offers everything you need to get the adrenaline rushing.



SHOT ON LOCATION



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## SNOOKER ROOM

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Fitted with the best sized snooker and pool tables to ensure you have the best possible playing experience.



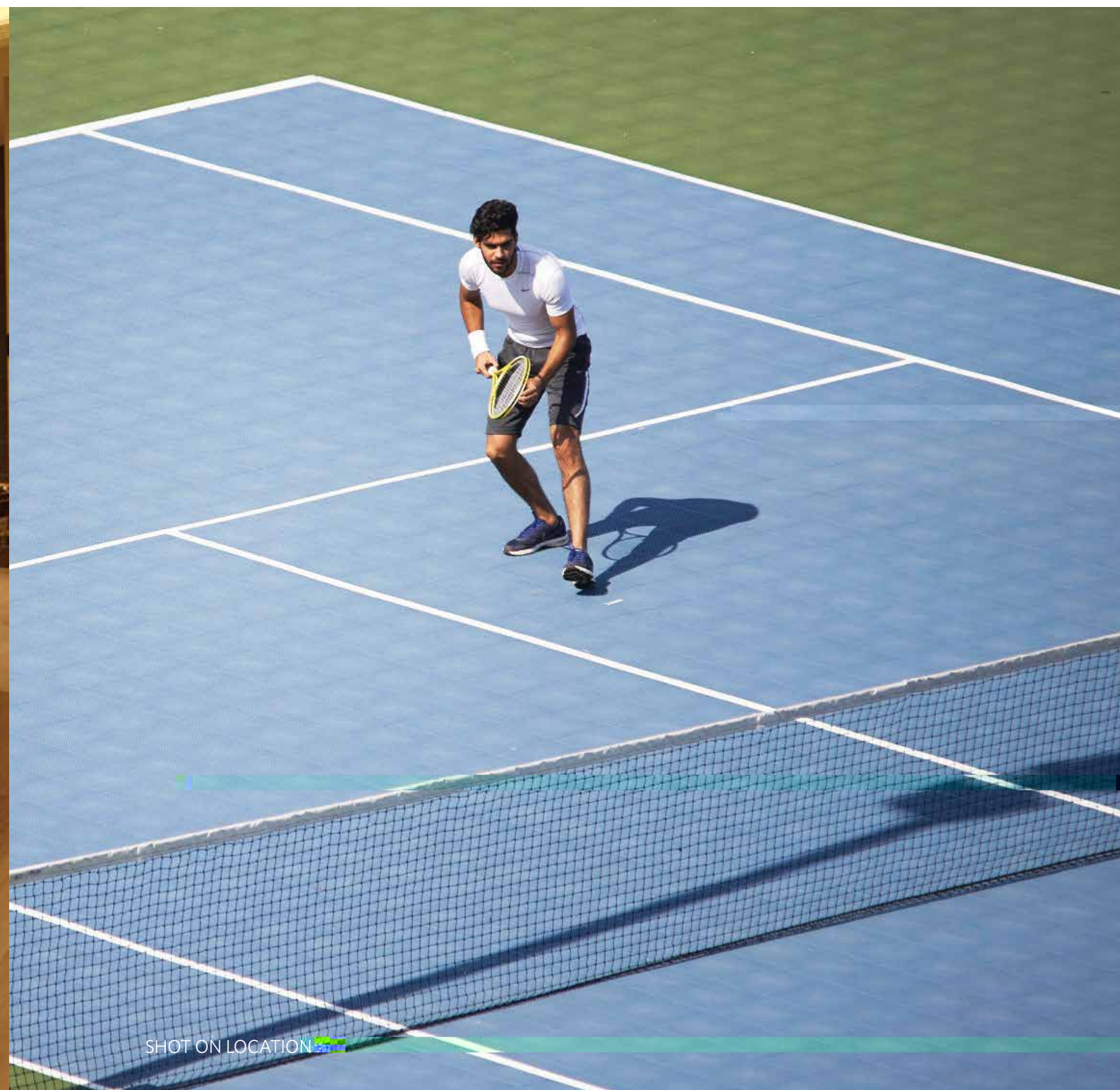
SHOT ON LOCATION

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## TENNIS COURTS

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Your wait for sporting luxury ends here. Ace it on the townships very own tennis courts.



SHOT ON LOCATION





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## Fostering inspiration through education

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Quality education gives children an edge in today's competitive world. House of Hiranandani presents a world class educational institution within the premises of the township with the best amenities for your child's all round education and personality development.

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Co-educational English medium school | IBDP curriculum  
Air-conditioned classrooms | Modern laboratories  
Computer rooms | Extensive library and e-library  
Auditorium | Large sports ground | Music, art and recreational rooms

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SHOT ON LOCATION









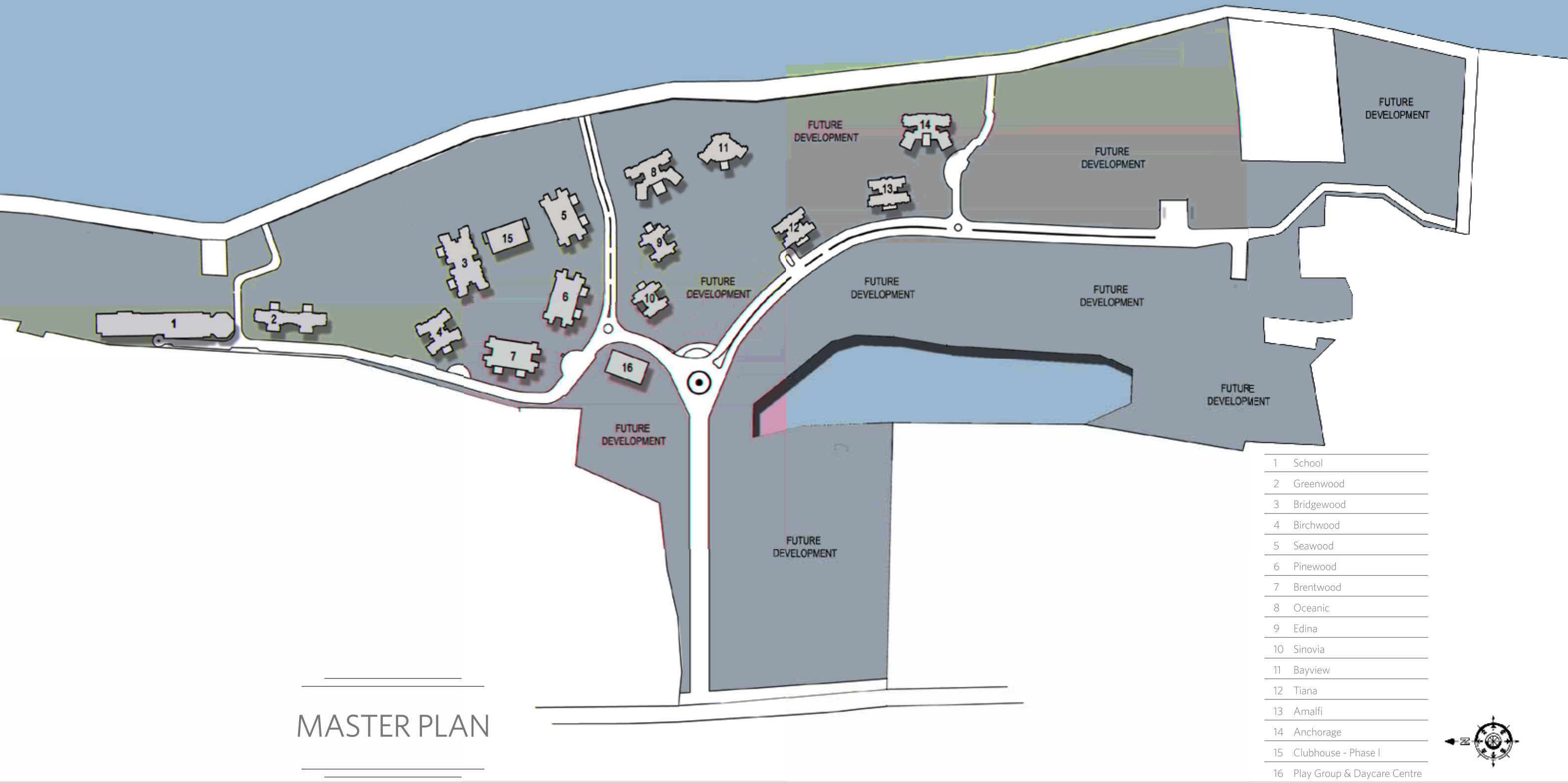
## Laugh, play, learn and grow with us

The Play Group and Day Care Centre at the township has been specially created to cater to working parents. It is the perfect environment, crafted with safe and stimulating surroundings to provide security and care for your babies, toddlers and young children. The activities of this centre are planned with scientific approach and professional management. The centre has been equipped with educational aids, toys, books, games, etc., to facilitate development of the child through his/her process of growing up.

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Disclaimer : Map not to scale, it is for representation purpose only.  
\*Layout plan is not upto the scale.



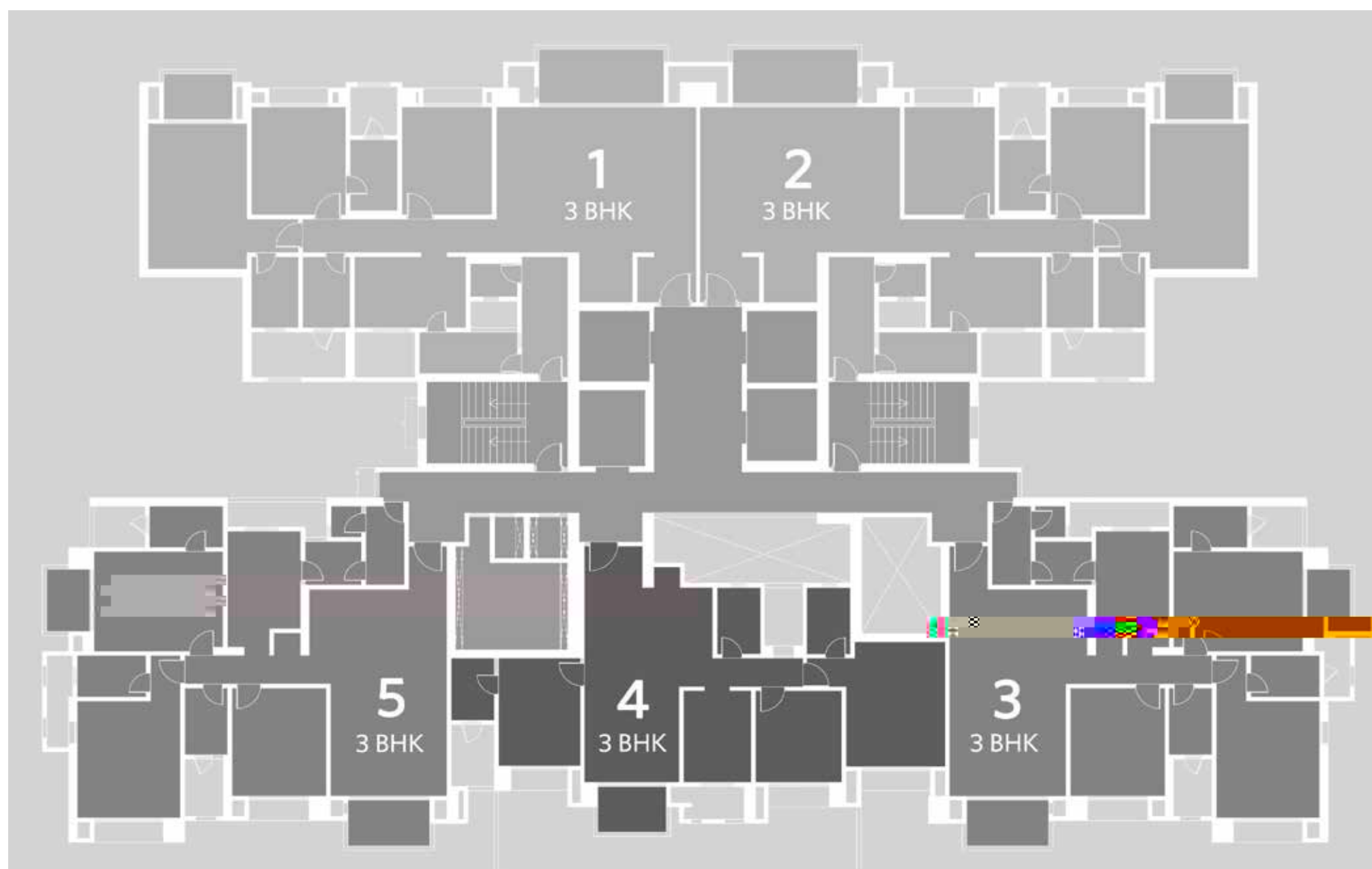
## AMALFI KEY PLAN

RERA Registration Number :  
TN/01/Building/0104/2017

### 3B + S + 35 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1595	148.16	140	13.00
3 BHK	3 & 5	1378	128.03	91	8.45
3 BHK	4	1061	98.55	45	4.18

1. All internal dimensions for carpet area are from unfinished wall surfaces.
2. In toilets the carpet areas are inclusive of ledge walls(if any)
3. Conversion : 1 sq.mt = 10.764 sq.ft.





AMALFI  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0104/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1595	148.16	140	13.00

AMALFI  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0104/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	3 & 5	1378	128.03	91	8.45

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY
6. MAIDS ROOM

7. BEDROOM - 1

8. BEDROOM - 2

9. TOILET - 1

10. MASTER SUITE
11. DRESSER

12. MASTER TOILET

13. COMMON TOILET

14. PUJA ROOM

15. VERANDAH



1. ALL INTERNAL DIMENSIONS FOR CARPET AREA ARE FROM UNFINISHED WALL SURFACES.  
2.IN TOILETS THE CARPET AREAS ARE INCLUSIVE OF LEDGE WALLS(IF ANY)  
3.CONVERSION : 1 SQ.MT = 10.764 SQ.FT.

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY
6. MAIDS ROOM

7. BEDROOM - 1

8. BEDROOM - 2

9. TOILET - 1

10. MASTER SUITE
11. MASTER TOILET

12. COMMON TOILET

13. PUJA ROOM

14. VERANDAH



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AMALFI  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0104/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	4	1061	98.55	45	4.18

1. ENTRANCE FOYER	6. MASTER BEDROOM	11. TOILET - 2
2. LIVING ROOM	7. DRESSER	12. PUJA ROOM
3. DINING	8. MASTER TOILET	13. VERANDAH
4. KITCHEN	9. COMMON TOILET	
5. BEDROOM - 1	10. BEDROOM - 2	



1. ALL INTERNAL DIMENSIONS FOR CARPET AREA ARE FROM UNFINISHED WALL SURFACES.  
2.IN TOILETS THE CARPET AREAS ARE INCLUSIVE OF LEDGE WALLS(IF ANY)  
3.CONVERSION : 1 SQ.MT = 10.764 SQ.FT.



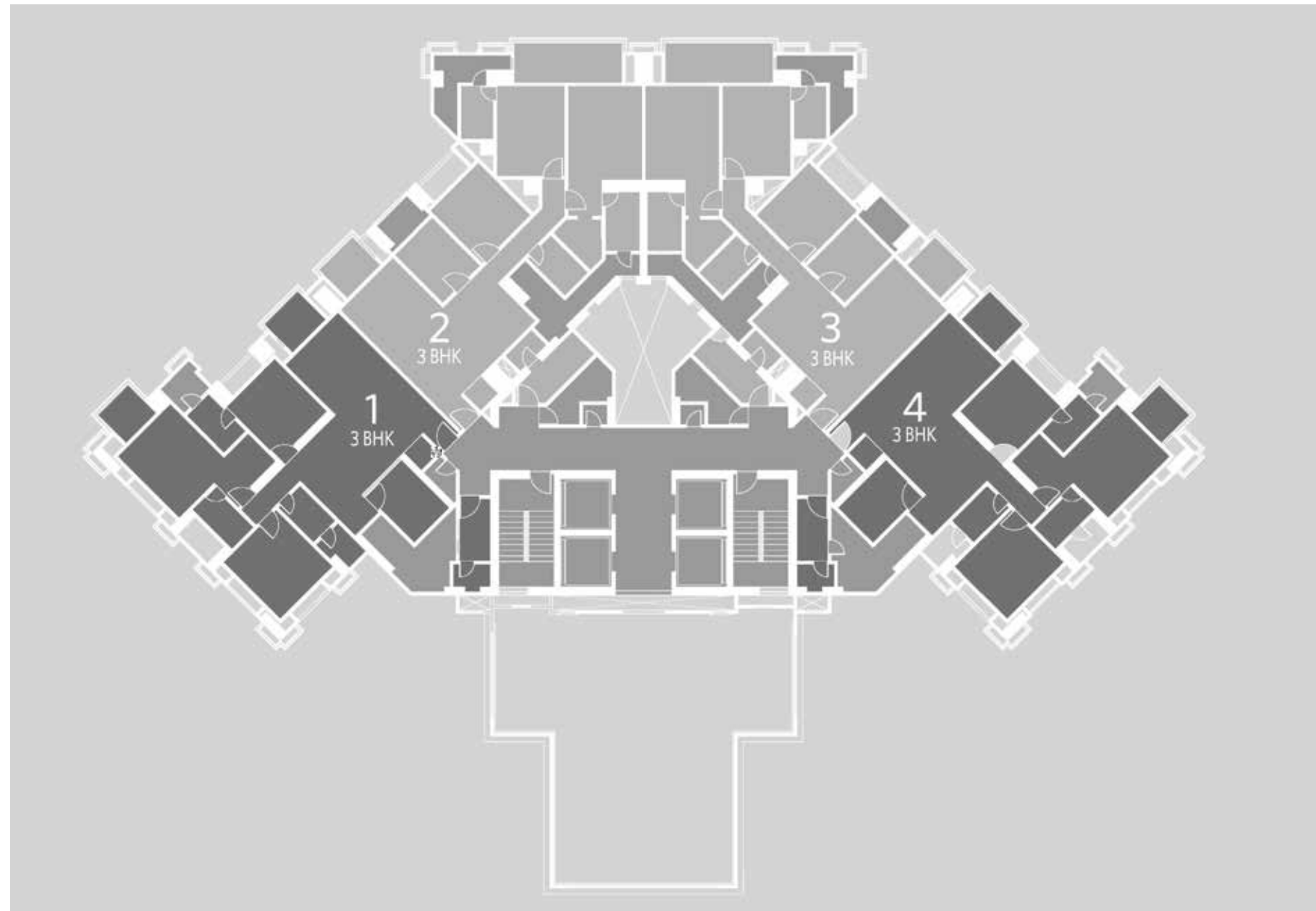
## BAYVIEW KEY PLAN

Ready Possession

### 2B + S + 40 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 4	1399	129.97	95	8.80
3 BHK	2 & 3	1454	135.08	162	15.00

1. All internal dimensions for carpet area are from unfinished wall surfaces.
2. In toilets the carpet areas are inclusive of ledge walls (if any)
3. Conversion : 1 sq.mt = 10.764 sq.ft.





BAYVIEW  
TYPICAL FLOOR

Ready Possession

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 4	1399	129.97	95	8.80

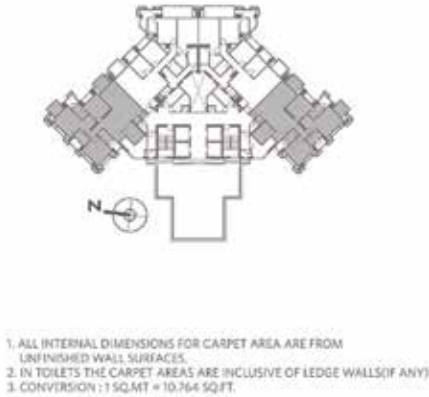
BAYVIEW  
TYPICAL FLOOR

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	2 & 3	1454	135.08	162	15.00

- 1. ENTRANCE FOYER
- 2. LIVING ROOM
- 3. DINING
- 4. KITCHEN
- 5. MAIDS ROOM

- 6. BEDROOM - 1
- 7. TOILET - 1
- 8. MASTER BEDROOM
- 9. DRESS
- 10. MASTER TOILET

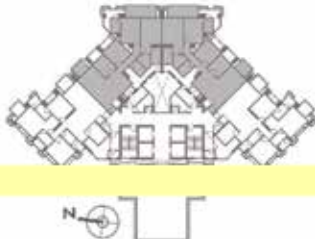
- 11. BEDROOM - 2
- 12. COMMON TOILET
- 13. PUJA ROOM
- 14. BALCONY



- 1. ENTRANCE FOYER
- 2. LIVING ROOM
- 3. DINING
- 4. KITCHEN
- 5. MAIDS ROOM

- 6. BEDROOM - 1
- 7. BEDROOM - 2
- 8. TOILET - 2
- 9. MASTER BEDROOM
- 10. DRESS

- 11. MASTER TOILET
- 12. COMMON TOILET
- 13. PUJA ROOM
- 14. BALCONY





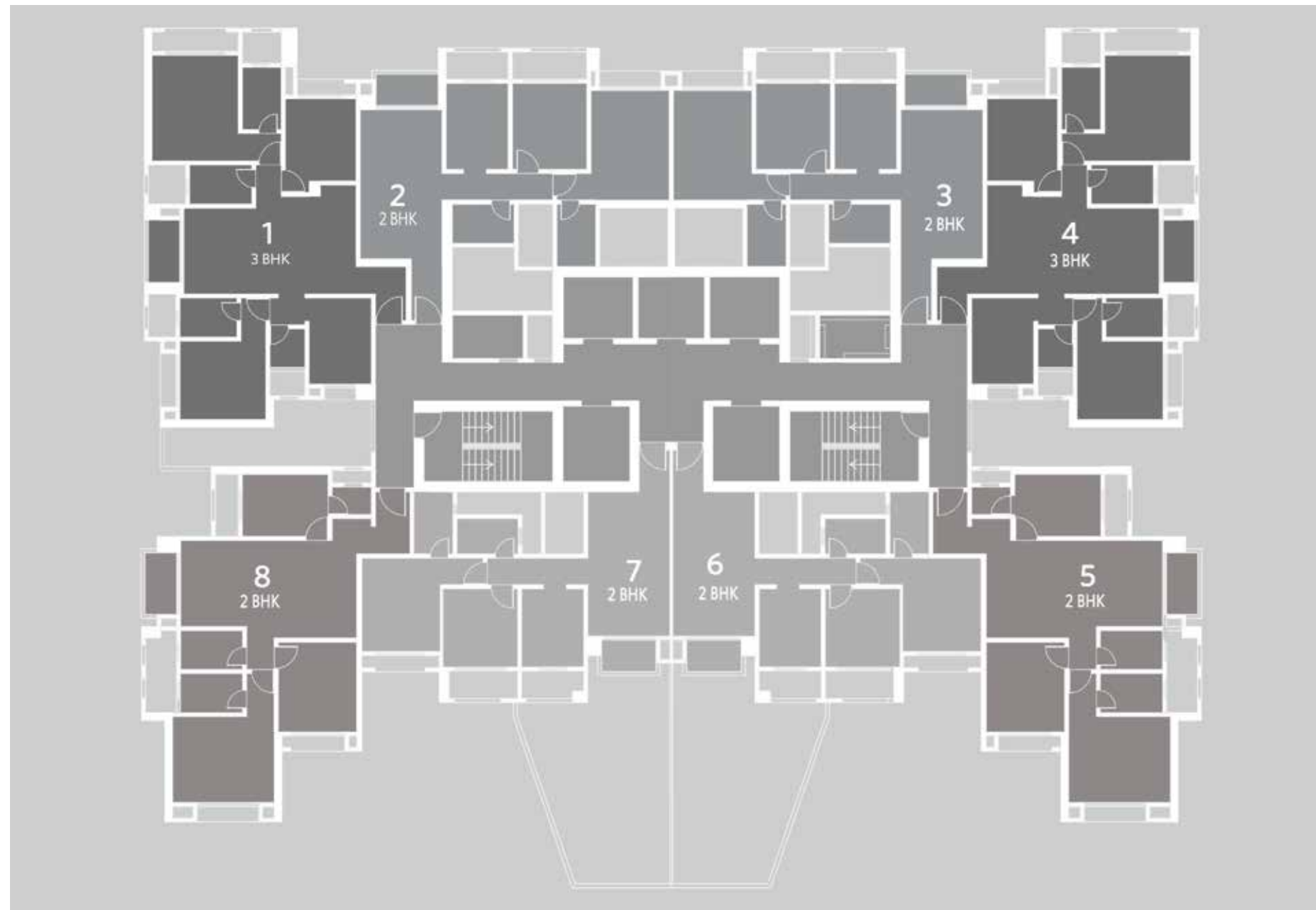
## TIANA KEY PLAN

RERA Registration Number :  
TN/01/Building/0105/2017

### 3B + S + 33 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 4	1025	95.22	37	3.43
2 BHK	2 & 3	755	70.14	33	3.06
2 BHK	6 & 7	683	63.45	29	2.69
2 BHK	5 & 8	847	78.68	32	2.97

1. All internal dimensions for carpet area are from unfinished wall surfaces.
2. In toilets the carpet areas are inclusive of ledge walls(if any)
3. Conversion : 1 sq.mt = 10.764 sq.ft.





TIANA  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0105/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 4	1025	95.22	37	3.43

TIANA  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0105/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
2 BHK	2 & 3	754	70.14	33	3.06

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY
6. BEDROOM - 1

7. TOILET - 1

8. MASTER BEDROOM

9. MASTER TOILET

10. BEDROOM - 2
11. COMMON TOILET

12. BALCONY

13. PUJA ROOM

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

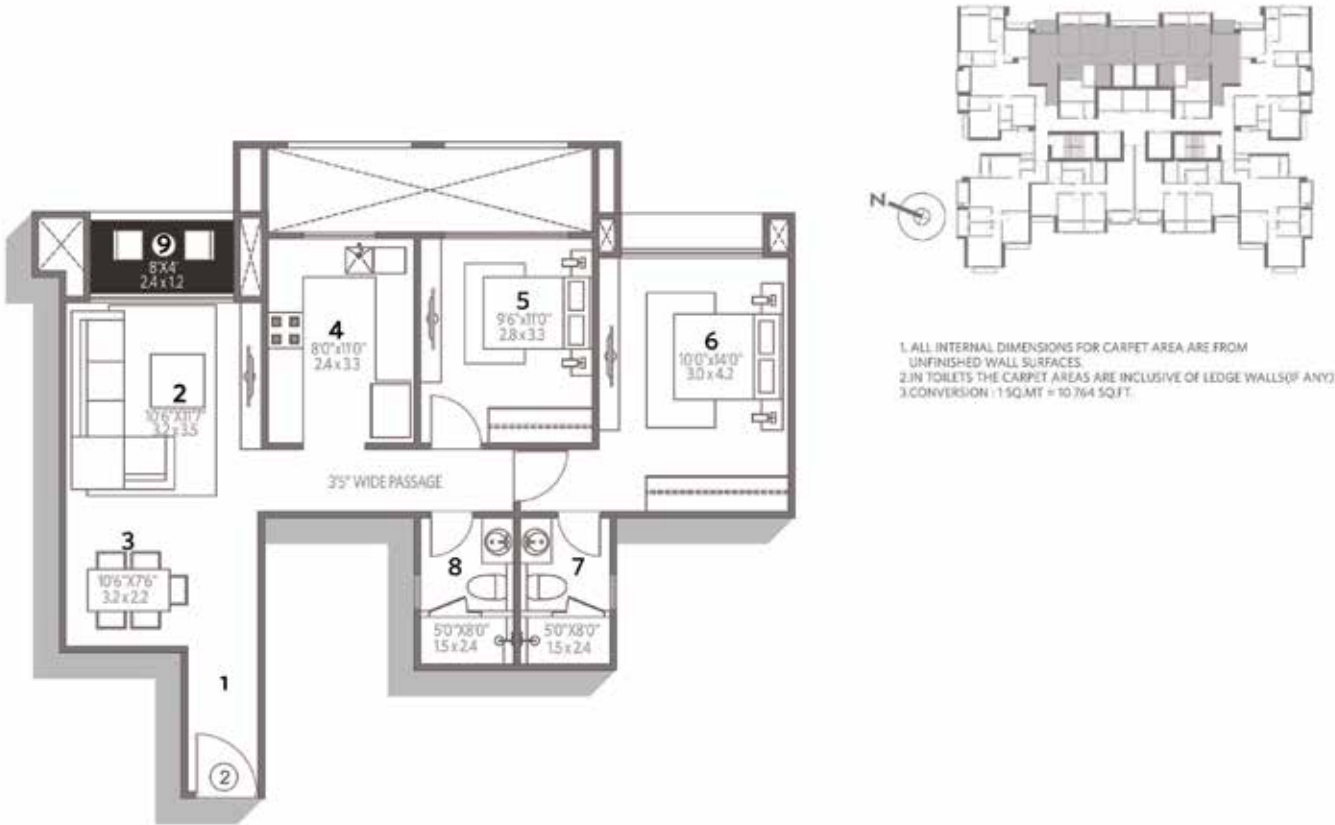
4. KITCHEN

5. BEDROOM - 1
6. MASTER BEDROOM

7. MASTER TOILET

8. COMMON TOILET

9. BALCONY





TIANA  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0105/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
2 BHK	6 & 7	683	63.45	29	2.69

TIANA  
TYPICAL FLOOR

RERA Registration Number :  
TN/01/Building/0105/2017

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
2 BHK	5 & 8	847	78.68	32	2.97

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. BEDROOM - 1
6. MASTER BEDROOM

7. MASTER TOILET

8. COMMON TOILET

9. BALCONY



1. ALL INTERNAL DIMENSIONS FOR CARPET AREA ARE FROM UNFINISHED WALL SURFACES.  
2. IN TOILETS THE CARPET AREAS ARE INCLUSIVE OF LEDGE WALLS (IF ANY)  
3. CONVERSION : 1 SQ. MT = 10.764 SQ. FT.

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY

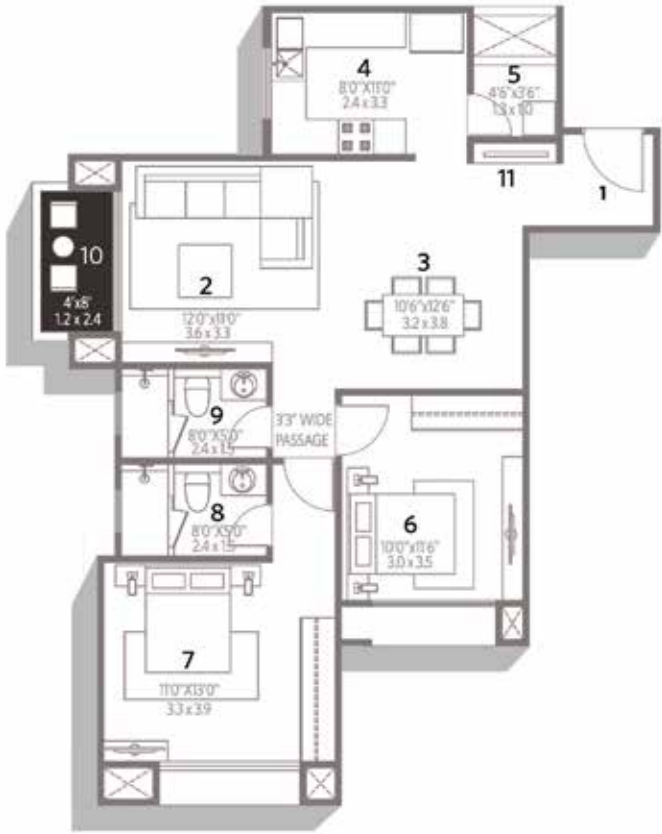
6. BEDROOM - 1
7. MASTER BEDROOM

8. MASTER TOILET

9. COMMON TOILET

10. BALCONY

11. PUJA ROOM



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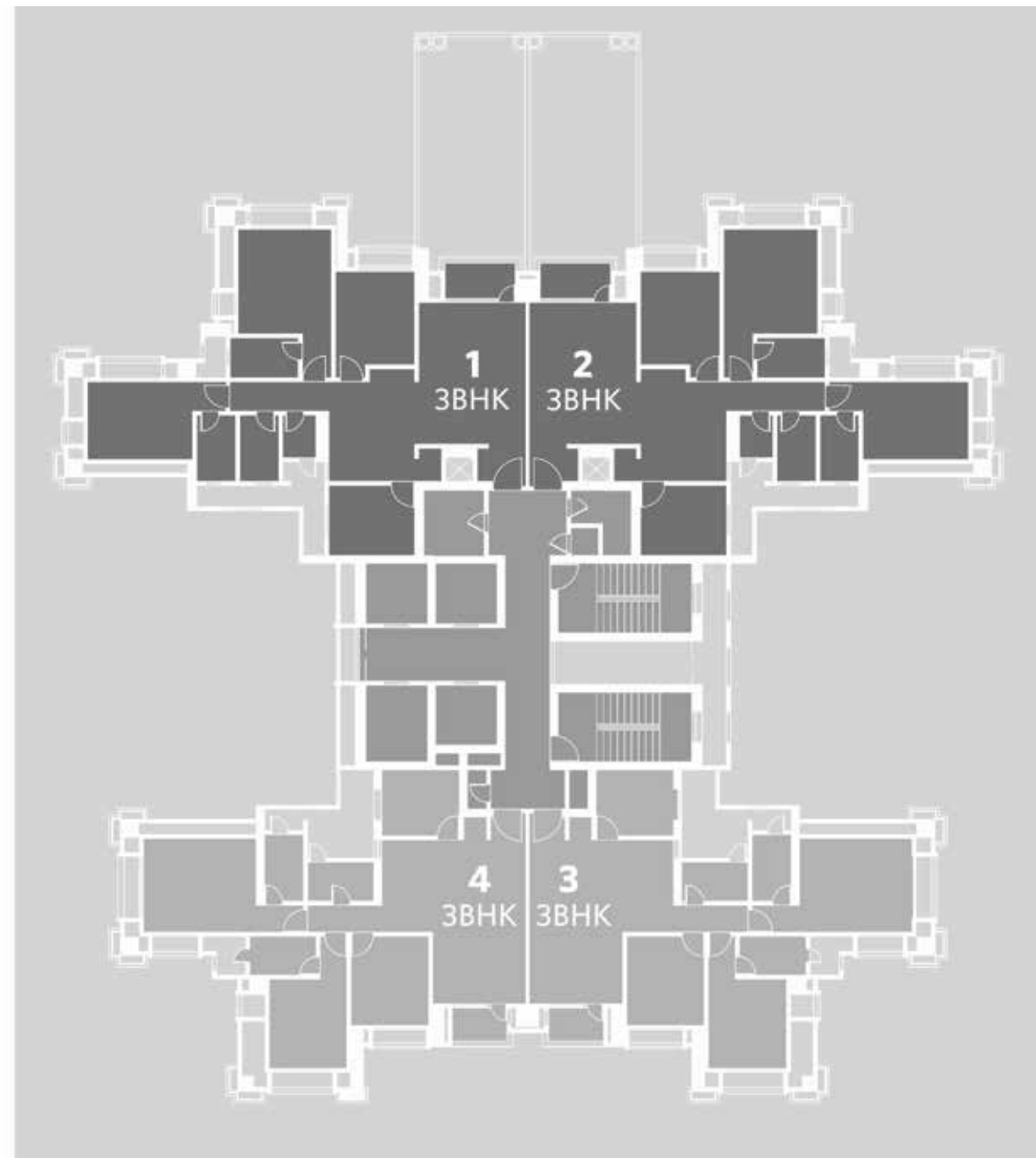
EDINA  
KEY PLAN

Ready Possession

2B + S + 31 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1289	119.75	41	3.80
3 BHK	3 & 4	1108	102.93	30	2.78

1. All internal dimensions for carpet area are from unfinished wall surfaces.
2. In toilets the carpet areas are inclusive of ledge walls(if any)
3. Conversion : 1 sq.mt = 10.764 sq.ft.





EDINA  
TYPICAL FLOOR

Ready Possession

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1289	119.75	41	3.80

EDINA  
TYPICAL FLOOR

Ready Possession

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	3 & 4	1108	102.93	30	2.78

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY
6. BEDROOM - 1

7. BEDROOM - 2

8. TOILET - 1

9. MASTER BEDROOM

10. MASTER TOILET
11. COMMON TOILET

12. BALCONY

13. PUJA ROOM

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. BEDROOM - 1
6. BEDROOM - 2

7. TOILET - 1

8. MASTER BEDROOM

9. MASTER TOILET

10. COMMON TOILET
11. BALCONY

12. PUJA ROOM





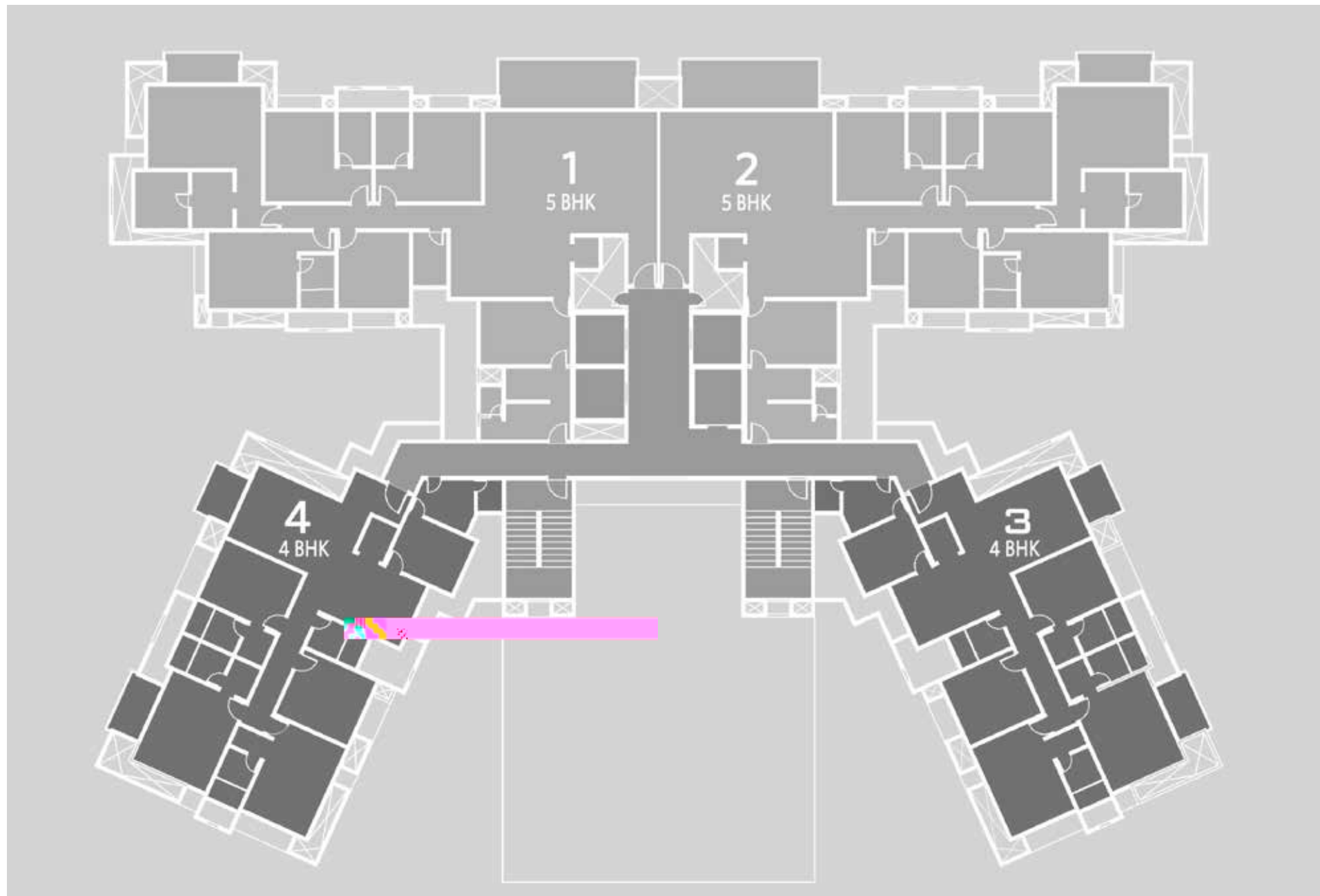
## OCEANIC KEY PLAN

Ready Possession

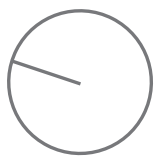
### S + 28 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
5 BHK	1 & 2	2657	246.84	194	18.00
4 BHK	3 & 4	1799	167.13	95	8.82

1. All internal dimensions for carpet area are from unfinished wall surfaces.
2. In toilets the carpet areas are inclusive of ledge walls(if any)
3. Conversion : 1 sq.mt = 10.764 sq.ft.



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OCEANIC  
TYPICAL FLOOR

Ready Possession

## CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
5 BHK	1 & 2	2657	246.84	194	18.00

## OCEANIC TYPICAL FLOOR

Ready Possession

### CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
4 BHK	3 & 4	1799	16713	95	8.82

- |                   |                |                    |                   |
|-------------------|----------------|--------------------|-------------------|
| 1. ENTRANCE FOYER | 6. MAIDS ROOM  | 11. MASTER BEDROOM | 16. BEDROOM - 4   |
| 2. LIVING ROOM    | 7. BEDROOM - 1 | 12. DRESS          | 17. COMMON TOILET |
| 3. DINING         | 8. TOILET - 1  | 13. MASTER TOILET  | 18. PUJA ROOM     |
| 4. KITCHEN        | 9. BEDROOM - 2 | 14. BEDROOM - 3    | 19. BALCONY       |
| 5. UTILITY        | 10. TOILET - 2 | 15. TOILET - 3     | 20. BALCONY       |

- |                   |                   |                   |
|-------------------|-------------------|-------------------|
| 1. ENTRANCE FOYER | 7. TOILET - 1     | 13. BEDROOM - 3   |
| 2. LIVING ROOM    | 8. DRESS          | 14. COMMON TOILET |
| 3. DINING         | 9. MASTER BEDROOM | 15. PUJA ROOM     |
| 4. KITCHEN        | 10. MASTER TOILET | 16. BALCONY       |
| 5. MAIDS ROOM     | 11. BEDROOM - 2   |                   |
| 6. BEDROOM - 1    | 12. TOILET - 2    |                   |





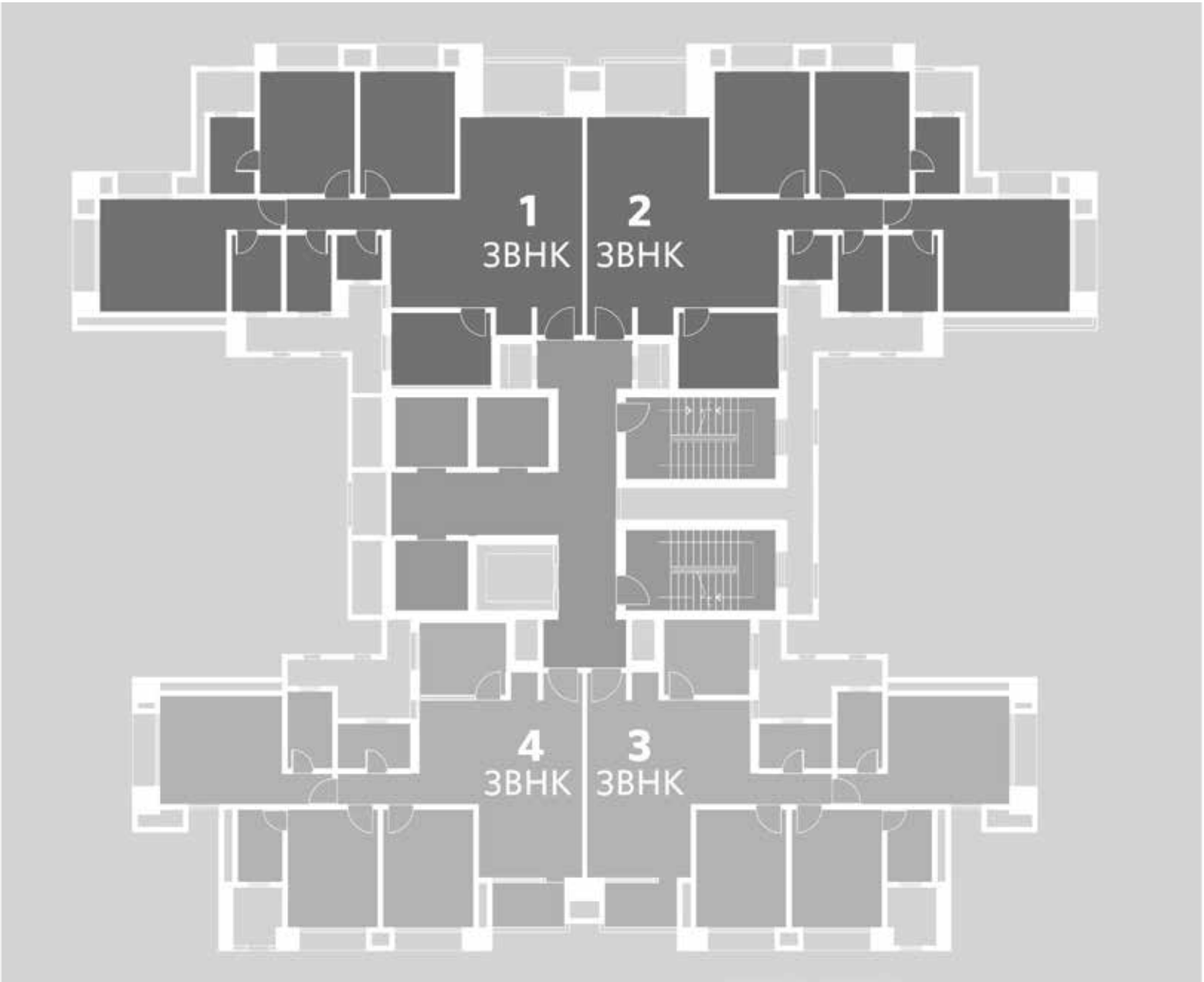
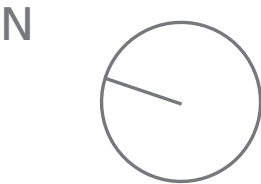
SINOVIA  
KEY FLOOR

Ready Possession

2B + S + 24 | CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1237	114.92	50	4.64
3 BHK	3 & 4	1055	98.01	40	3.71

- 1. All internal dimensions for carpet area are from unfinished wall surfaces.
- 2. In toilets the carpet areas are inclusive of ledge walls(if any)
- 3. Conversion : 1 sq.mt = 10.764 sq.ft.



SINOVIA  
TYPICAL FLOOR

Ready Possession

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	1 & 2	1237	114.92	50	4.64

SINOVIA  
TYPICAL FLOOR

Ready Possession

CARPET AREA STATEMENT

TYPE	FLAT NOS.	AREA (RERA) SQ.FT.	AREA (RERA) SQ.MT.	DECK AREA SQ.FT.	DECK AREA SQ.MT.
3 BHK	3 & 4	1055	98.01	40	3.71

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. UTILITY
6. BEDROOM - 1

7. BEDROOM - 2

8. TOILET - 1

9. MASTER BEDROOM

10. MASTER TOILET
11. COMMON TOILET

12. BALCONY

13. PUJA ROOM

1. ENTRANCE FOYER

2. LIVING ROOM

3. DINING

4. KITCHEN

5. COMMON TOILET
6. MASTER TOILET

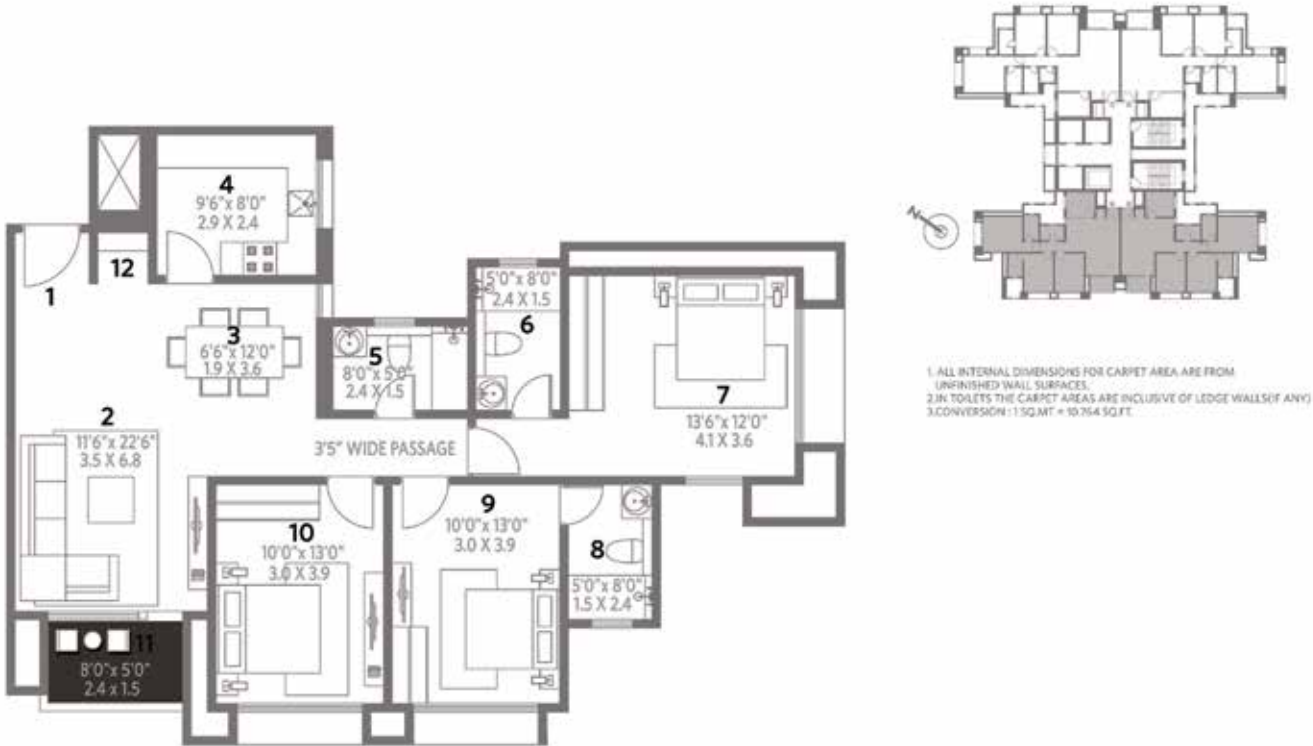
7. MASTER BEDROOM

8. TOILET - 1

9. BEDROOM - 1

10. BEDROOM - 2
11. BALCONY

12. PUJA ROOM





THE GOOD LIFE BEGINS HERE...



SHOT ON LOCATION



## HOUSE OF HIRANANDANI

### CHENNAI

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