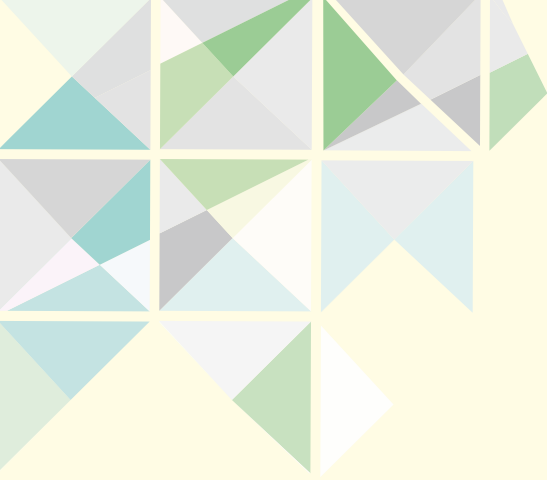




VGN

NOTTING HILL

Premium homes next to Taj - Nungambakkam



You are the centre of attraction...

When you are at the centre of it all.

When luxury and convenience make a beeline at your doorstep.

When the city revolves around you.

When hop, skip and jump is a reality, everyday.

When pressure is spelt as peace.

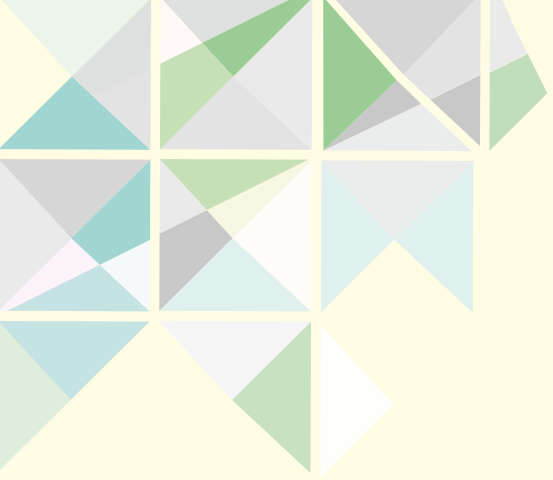




VGA

NOTTING HILL

Premium homes next to Taj - Nungambakkam

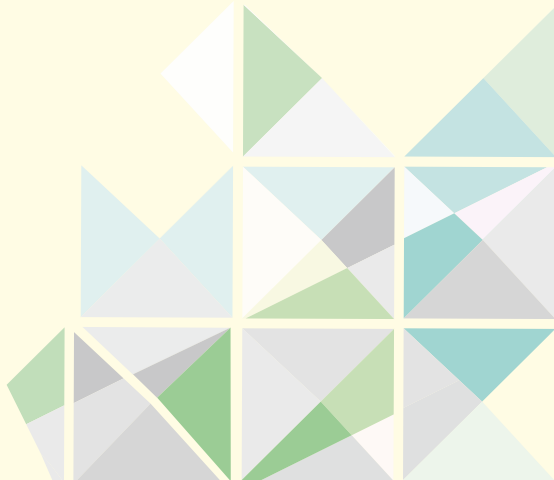




Welcome to residences where life and lifestyle meets in Nungambakkam.

Presenting VGN Notting Hill, homes that aren't merely built to house people. But, also crafted to reflect everything you are. State-of-the-art dwellings, replete with world-class features and inspired architecture.

Located at the best address in the entire city. Flanked by the Taj Coromandel and overlooking the high-streets of Chennai - Nungambakkam High Road and Khader Nawaz Khan Road.

Come, live your dream. It just cannot get any better than this.

- 166 Premium apartments
 - 14 floors
 - World-class amenities
 - 3 BHK Homes from 1425 sq. ft. to 1516 sq. ft.
 - 100% Vaastu compliant homes
 - Automated car parking
- 
- 
- 





Homes designed for classy living

Every home at VGN Notting Hill is a touch of class. The majestic elevation is a towering symbol of sophistication and synonymous with the finer things in life. Homes, where every inch resonates class and are designed not just for living, but live life the fullest. Not to forget, the view from the balcony which overlooks the hustle and bustle of the highstreet on one side and greenery on the other. What's more, every home at VGN Notting Hill is 100% vaastu compliant!







Homes that bring out the romantic side of you

At VGN Notting Hill, we have taken great care to ensure that your home is a reflection of your personality. And your bedroom is no exception. Elegantly designed to kindle the romantic spirit in you. A perfect confluence of class and elegance.





SWIMMING POOL



YOGA/MEDITATION ROOM



MULTI-PURPOSE HALL



GYMNASIUM



Amenities

Well-equipped Gymnasium

Multi-purpose Hall

Indoor Games Area

Swimming Pool

Garbage Chute

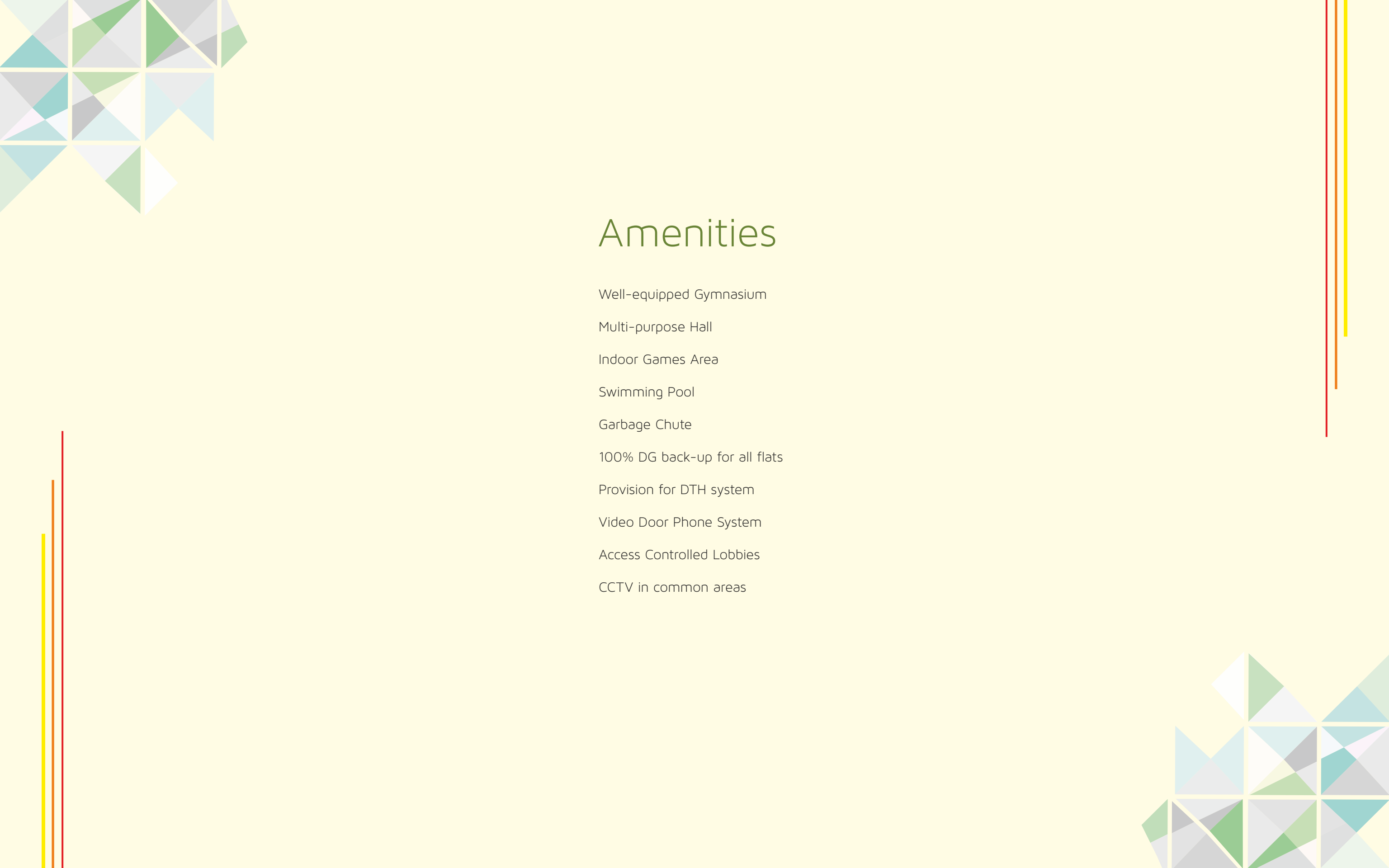
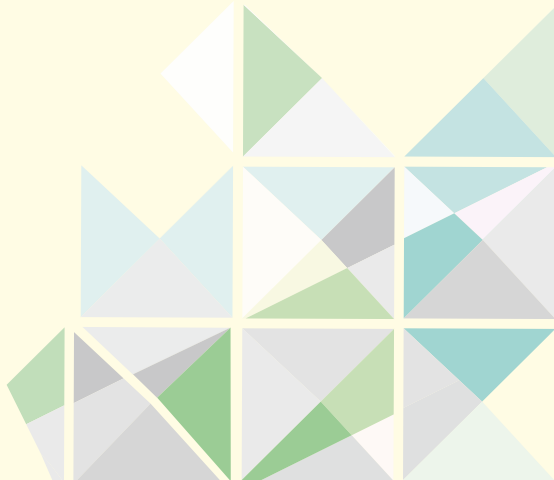
100% DG back-up for all flats

Provision for DTH system

Video Door Phone System

Access Controlled Lobbies

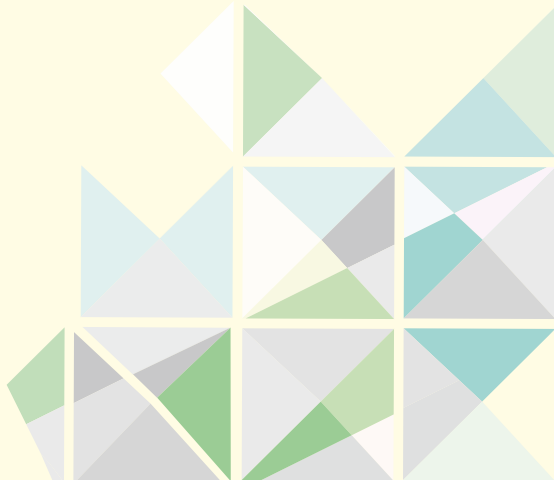
CCTV in common areas





Specifications

Structure	:	RCC framed structure with earthquake resistant design
Walls	:	Solid concrete blocks
Flooring	:	Foyer / Living / Dining - Re-engineered / Processed Marble
Master Bedroom	:	Laminated Wooden flooring
Other Bedrooms	:	2'X2' Vitrified tiles
Kitchen	:	2'X2' Vitrified tiles
Bathroom	:	Anti skid Vitrified tiles
Ceiling	:	Emulsion paint (False ceilings in designated areas)
Air-Conditioning	:	Electrical power point provision in living, dining and all bedrooms
Doors	:	Polished teak veneer finish for main door with architrave, skin moulded wooden doors for other rooms
Windows	:	UPVC Windows
Sanitary Ware and Plumbing	:	All white colour ceramic and water fixtures are of reputed brand
Kitchen	:	Plain floor with water inlet and drain outlet provision, Provision for water purification system and washing machine
Fire Fighting	:	Automatic Fire Sprinklers in basements, Hydrant System in common area
Electrical	:	Three Phase supply with independent meter
Electrical Fixtures	:	Concealed wiring with modular switches. Geyser power point provision in all toilets
Elevators	:	6 Automatic Elevators
Basement	:	Automatic car parking





Payment Schedule

Booking advance	-	10%
On 30 days from booking	-	20%
On completion of basement retention system	-	10%
On completion of raft foundation	-	10%
On completion of lower basement roof	-	10%
On completion of stilt roofing	-	10%
On completion of 3rd floor roofing	-	5%
On completion of 6th floor roofing	-	5%
On completion of 9th floor roofing	-	5%
On completion of 12th floor roofing	-	5%
On completion of flooring	-	5%
On handover	-	5%

Project Consultants

Project Name: VGN NOTTING HILL

Developer: VGN Developers Pvt. Ltd.

Project Architects: M/s. Kharche & Associates

Structural Consultants: M/s. A. K. Consultant - Mr. P. Raman

MEP Consultant: Air Treatment Engineering Pvt. Ltd.



The VGN Advantage



This is a system that ensures all customer queries are responded and closed within a given time frame. Customers can post their queries at 'Customer Zone' on our website www.vgn.in and obtain a reference number. The customers then get the exclusive right to track and get clarifications.



Our passion for building homes far exceeds our love for everything else in this world. Which is why we have a dedicated in-house team to conduct quality checks at regular intervals. When they're done, an internal quality audit team runs a battery of checks to ensure nothing was missed out. And if that wasn't enough, we have even hired an independent third-party quality assurance team to ensure that all guidelines are met and to keep us on our toes. Because when it comes to your home, we want to make sure everything is right.



- Our quality processes are ISO 9001:2008 certified by LRQA
- SOPs for quality assurance along with well defined method statement and inspection test plans
- A full-fledged in-house quality control team to implement quality process at site
- A full-time third-party quality assurance team at site



VGN, in its pursuit of excellence in systems implementation and meeting the needs of constantly changing, continually evolving business, has chosen SAP as its ERP software. In SAP, systems application components are fully integrated with all business functions. SAP helps in driving business transformation by empowering enterprises to mobilise business, by integrating different business activity right from engineering to materials management, from production planning to sales and distribution. SAP system integrity ensures transparency and control over all our operations, critical business process are as per the best business practices. SAP enhances data access, flexibility, and productivity. SAP Customer Relationship Management (CRM) ensures achieving customer driven growth. The availability of real-time information and also end-to-end processing of transactions eliminate data inconsistencies, thus helping us to serve our customers better and achieve organisational goals and objectives.

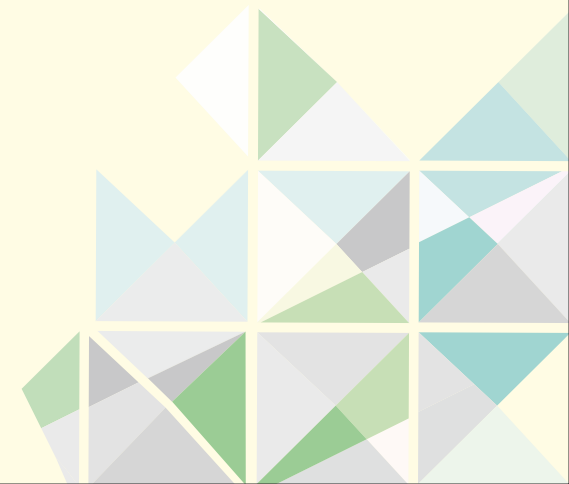


About VGN

Established in the year 1942, VGN has successfully carved a niche for itself in the ever-dynamic real estate industry for over 70 years. An ISO 9001:2008 certified company, VGN is known as much for its beautiful, world-class homes, as it is for following best practices in the industry.

With over 20 million sq. ft. of residential projects under development, VGN is one of the most respected and reputed builders in Chennai. Starting with affordable housing and spreading our wings to ultra luxury segment, we have catered to all sections of the society. Synonymous with quality, timely delivery, expertise and trust, VGN is a name that is here to stay.

While we may have numerous achievements under our belt, we take pride in the fact that we have been helping thousands of families realise their dreams, providing exponential returns on their investments. And it is this satisfaction that we derive from what we do that makes us venture into newer and more challenging areas in property development.





Address:

VGN Developers Pvt. Ltd.
15, Wallace Garden,
2nd street,
Nungambakkam,
Chennai - 600 006.

Contact:

044 - 4343 9999

For online enquiries, log on to:

www.vgn.in

Disclaimer: This brochure is a conceptual presentation. The information contained herein is subject to change as may be required by the authorities and cannot form an offer or contract. While every reasonable care has been taken in providing the information, VGN or their agents cannot be held responsible for any inaccuracies. VGN reserves the right to make alterations and amendments as may be necessitated from time to time without prior notice. All interiors of the retail and the clubhouse facilities are indicative and will be upgraded or modified as per architect's recommendation. All the third party brands / products to be utilised in the project are indicative and the final implementation will be based on the feasibility and availability, and VGN reserves the right to offer an equivalent product / brand.

