



PREMIUM LUXURY APARTMENTS

@ADAMBAKKAM

(Near Thillaiganga Nagar Subway)



GCD CASTLE

Where Comfort Meets Elegance

HOMES From Where
Everything Is **NEARBY**



kumaarsfoundation.com



ABOUT US

Kumaars Foundation is an Innovative Construction Company which focuses on building high end Residential Apartments, Independent Houses and Institutional Infrastructure in Chennai, run by Highly experienced and talented Management Team With more than 30 years experience and its unique motto is “Fine Living”.Our most important trait is going after Customer Delight.

We employ very experienced Architects and Structural Consultants who are veterans in this field, We deliver Innovative Space Management Solutions combined with elegant External Elevations.

At Kumaars Foundation there is no compromise on quality and no vacation for excellence, Good is what you demand and best is what we deliver to achieve customer delight, Every Project of us is a masterpiece by itself.

Kumaars Foundation has over 1000 plus satisfied customers under its old brand name Om Shakthi Constructions. The accomplishment of construction area has crossed over 1 million sq.ft. and the company is well known for having provided secured apartment properties, and living spaces of various kinds in Tamil Nadu and Andhra Pradesh.





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Opulence, Grandness & FINESS QUALITY

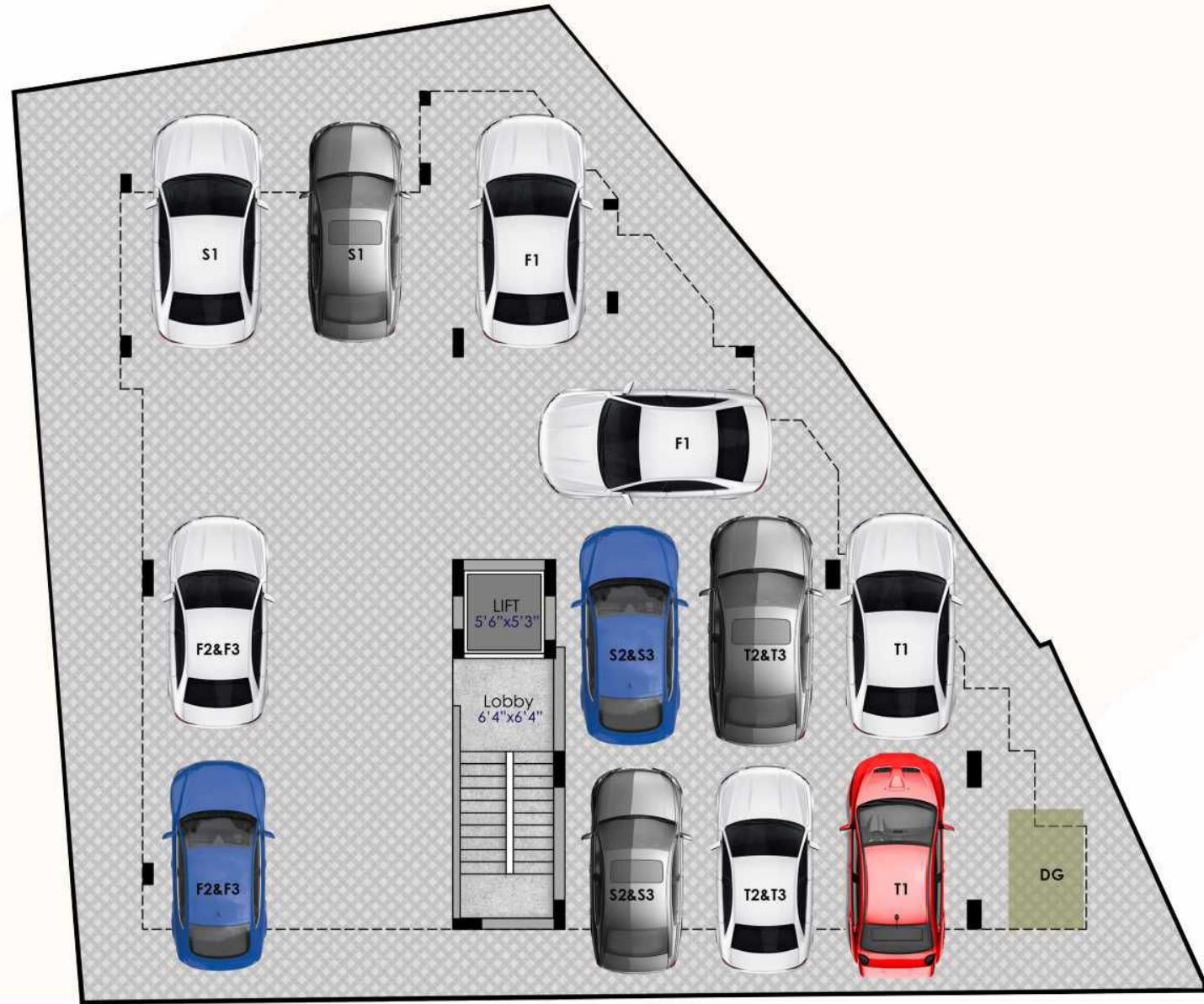
The GCD Castle -orientation is purpose designed to ensure panoramic views, and plenty of sunlight and ventilation in your home. The large windows invite the beauty of the outdoors to seamlessly fuse with the indoors. Quality glazed windows keep the home cool even during the summer.





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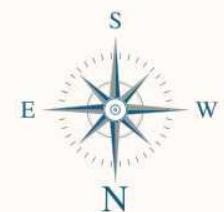
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Typical Floor Plan

FLAT	TYPE	AREA
F1,S1,T1	3BHK	1327 SQ.FT
F2,S2,T2	2BHK	812 SQ.FT
F3,S3,T3	2BHK	816 SQ.FT



STRUCTURE

- RCC framed structure with AAC Block Work brick walls so Earth Quake resistant
- Structural Analysis by reputed consultant
- Anti-Termite treatment

FLOORING

- Vitrified floor tiles for rooms - Somany & equivalent brand so Ceramic antiskid tiles for bathrooms - Somany or equivalent brand
- Good quality granite for kitchen platform
- Good quality granite / marble flooring in common areas
- Good quality of Weather Proof White tiles for terrace
- Ultra/Dazzle Tiles / Paver block for car parking

CARPENTRY

- All the door Frame are Teak wood
- Solid Teak wood Shutter for Main Door with Godrej locks or equivalent
- ISI moulded skin door shutter for bed rooms with branded locks
- Toilet doors are WPC doors
- Good Quality UPVC windows with MS Grills

PLUMBING

- PVC pipes for cold water and ISI branded CPVC pipe lines for hot water.
- Sanitary fittings - Parryware or Equivalent brand
- Concealed plumbing CP fittings - Parryware or Equivalent brand
- Wash basin in dining - Parryware or Equivalent brand

- Kitchen sink - Parryware or Equivalent brand

PAINTING

- Two Coats of Birla Wall Putty
- Asian apex Paint for entire exterior
- Asian Emulsion Paint for entire interior
- Synthetic Enamel paint for Wooden Surfaces
- Black enamel paint for Grills
- Varnish Finish for Main Door

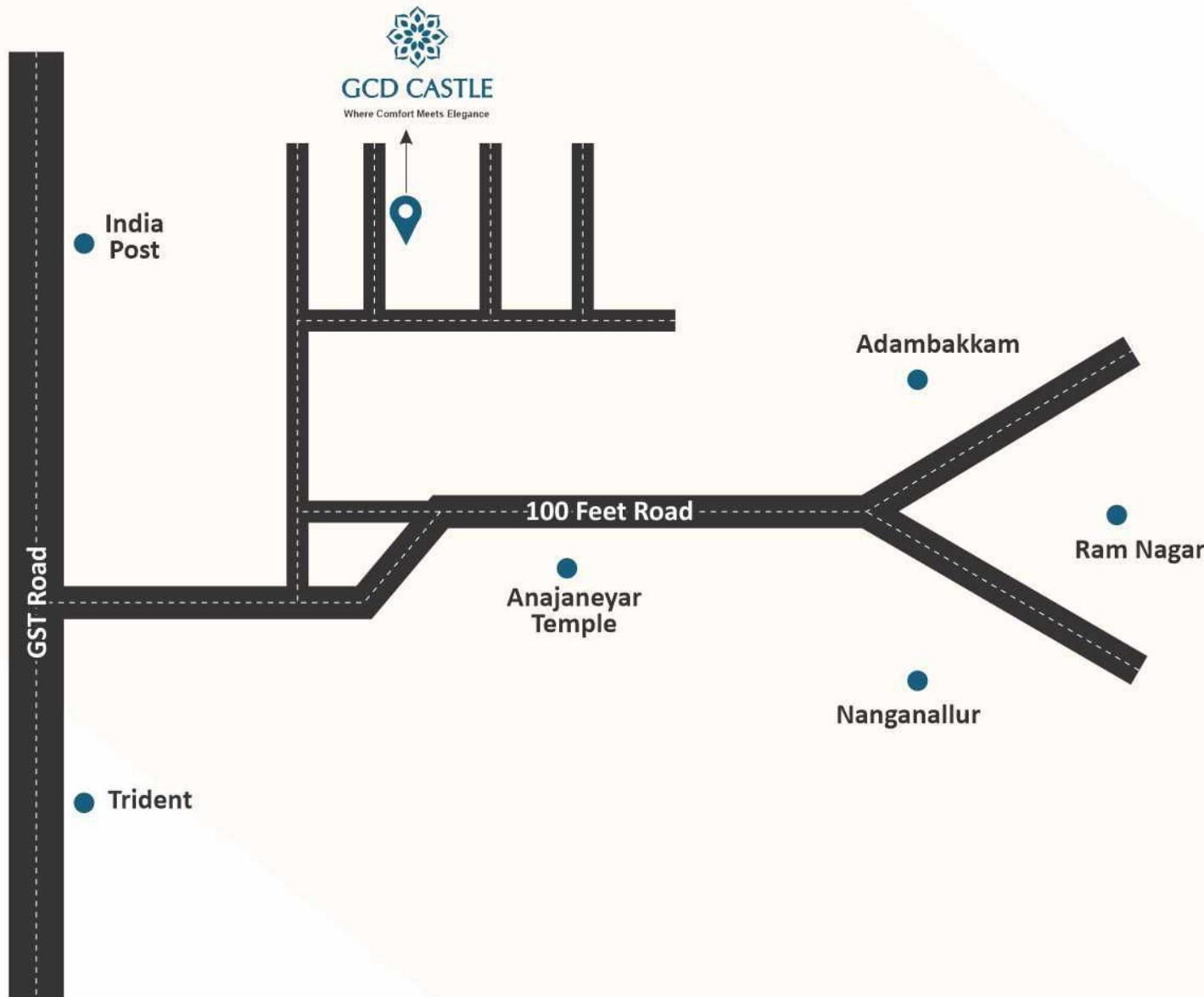
ELECTRICAL

- Concealed wiring with Finolex or Equivalent brand
- Modular Switches with metallic boxes - Anchor Roma or Equivalent brand
- Three Phase EB Supply • AC Point in all Bedrooms and 1UPS points provided.
- Exhaust Fan point in Toilets & Kitchen
- Phase Change-over Switches
- TV & Telephone points in Living & Master Bed Room
- Provision for Washing Machine & Geyser Provision

GENERAL

- Lights in common areas will be provided
- Common toilet will be provided
- Bore well to a required depth
- Under-ground sump
- Over-head tank and sump with Metro and Bore well supply.
- Architect designed main & wicket gates will be provided
- Name plates, Letter box for each flats

SPECIFICATIONS



GCD CASTLE

Plot No:34, Sanjay Gandhi Nagar Main Road,
Sanjay Gandhi Nagar, Adambakkam,
Chennai - 600 088

OUR COMPLETED PROJECTS



Since 1999 KUMAARS FOUNDATION for over past two decades have completed over 58 prestigious projects.
Committed to constructing aesthetically and structurally superior buildings.



Plot No.72, Door No.10, Janakpuri 1st Street, Sankaran Avenue, Velachery, Chennai - 600 042.

Call: 94440 84716 | 80723 48714