

# 2J ASIR ARK II

MAHARAJA NAGAR

## THE EPICENTER OF LUXURY AND CONVENIENCE





\*Premium interiors at additional cost

# 2J ASIR ARK II

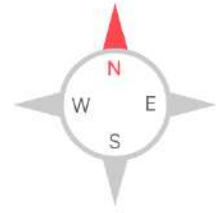
## 'Upscale, City views, Urban Oasis'

**Exceptionally Styled luxury apartments** offer a new wave of living which is a Commuter's dream. Constructed at Heart of Maharaja Nagar, Tirunelveli, the all Elite 3BHK apartment has a Head-turning Style and **spectacular view** in every direction. Situated at the center of Modern conveniences and entertainment, the city life is your Backyard.

The **Spacious 3BHK development**, paired with a well optimized space planning along with elite neighbors in an unmatched neighborhood provides an unparalleled living experience.

All elite 3BHK luxury apartments @ Maharaja Nagar, Tirunelveli





## UNIT 1C

Salable Area 1858 Sq.ft

UDS 556.56 Sq.ft

4.5m PARKING DRIVE WAY

**SITE CUM STILT FLOOR PLAN**



## UNIT 1A

Salable Area 1438 Sq.ft

UDS 430.75 Sq.ft

## UNIT 1B

Salable Area 1483 Sq.ft

UDS 444.23 Sq.ft

## UNIT 1D

Salable Area 1483 Sq.ft

UDS 444.23 Sq.ft

## UNIT 1E

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

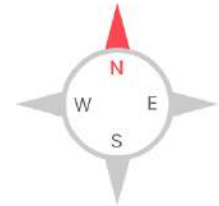
## UNIT 1F

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

# 1ST FLOOR PLAN





## UNIT 2A

Salable Area	1438 Sq.ft
UDS	430.75 Sq.ft

## UNIT 2B

Salable Area	1483 Sq.ft
UDS	444.23 Sq.ft

## UNIT 2C

Salable Area	1564 Sq.ft
UDS	468.49 Sq.ft

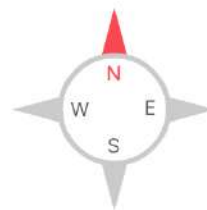
## UNIT 2E

Salable Area	1421 Sq.ft
UDS	425.65 Sq.ft

## UNIT 2F

Salable Area	1421 Sq.ft
UDS	425.65 Sq.ft

# 2ND FLOOR PLAN



### UNIT 3A

Salable Area	1438 Sq.ft
UDS	430.75 Sq.ft

### UNIT 3B

Salable Area	1483 Sq.ft
UDS	444.23 Sq.ft

### UNIT 3D

Salable Area	2106 Sq.ft
UDS	630.83 Sq.ft

### UNIT 3E

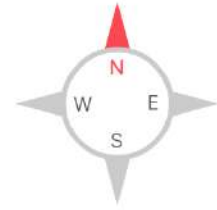
Salable Area	1421 Sq.ft
UDS	425.65 Sq.ft

### UNIT 3F

Salable Area	1421 Sq.ft
UDS	425.65 Sq.ft

## 3RD FLOOR PLAN





## UNIT 4A

Salable Area 1438 Sq.ft

UDS 430.75 Sq.ft

## UNIT 4B

Salable Area 1483 Sq.ft

UDS 444.23 Sq.ft

## UNIT 4C

Salable Area 1564 Sq.ft

UDS 468.49 Sq.ft

## UNIT 4E

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

## UNIT 4F

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

# 4TH FLOOR PLAN





### UNIT 5A

Salable Area 1438 Sq.ft

UDS 430.75 Sq.ft

### UNIT 5B

Salable Area 1483 Sq.ft

UDS 444.23 Sq.ft

### UNIT 5E

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

### UNIT 5F

Salable Area 1421 Sq.ft

UDS 425.65 Sq.ft

## 5TH FLOOR PLAN

# SPECIFICATIONS AND FEATURES

## STRUCTURE

- ▶ Foundation shall be as per Structural Drawings
- ▶ RCC Framed Structure
- ▶ AAC Block masonry and plastering

## JOINARIES

- ▶ Main Door Teak Wood with Solid Shutter
- ▶ First Class Solid Wood frame with flush Door Shutters for Bedrooms and Toilets
- ▶ Windows UPVC

## FLOORING

- ▶ Living/dining bedrooms- Premium Vitrified Flooring
- ▶ Lobby - Vitrified Flooring Tile, Lift Wall Cladding vitrified tile.
- ▶ Staircase and Landings Granite Flooring as specified by the Architect

## KITCHEN

- ▶ Dado above Kitchen Platform in Glazed Tiles
- ▶ Provision for Washing Machine in utility Area
- ▶ Kitchen Platform of black polished granite top with CARYSIL Sink
- ▶ Provision for Water Purification System
- ▶ Provision for Exhaust Fan





## BATHROOMS

- ▶ Glazed Designer Ceramic/ Porcelain wall tile up to Lintel level
- ▶ Anti-Skid Tile flooring
- ▶ Wall Mounted Wash Basin from KOHLER or equivalent
- ▶ Wall Mounted EWC Closets with Health faucet from KOHLER or equivalent
- ▶ Wall Mixer from KOHLER or equivalent with shower for Hot and Cold water
- ▶ All CP fittings and Sanitary fittings from KOHLER or equivalent
- ▶ Provision for GEYSER
- ▶ Provision for exhaust fan

## ELECTRICALS

- ▶ 3 Phase power supply with concealed wiring of low smoke(FRLS) from FINOLEX/ HAVELLS or equivalent
- ▶ Modular Switches from LEGRAND / HAVELLS or equivalent
- ▶ DTH / Cable TV Provision
- ▶ Independent Distribution Board from LEGRAND / HAVELLS or equivalent with one ELCB
- ▶ All bedrooms will be provided with a point for Air Conditioner
- ▶ Inverter wiring for each flat

## PAINTINGS

- ▶ **Interiors:** Emulsion Premium Paint from ICI / ASIAN PAINTS or equivalent with two coats of BIRLA wall care patty
- ▶ **Exteriors:** Premium finish with ICI / ASIAN equivalent
- ▶ MS grills with two coats of synthetic enamel paint from ICI / ASIAN or equivalent

## COMMON AMENITIES

- ▶ OTIS / KONE Lift with Automatic Rescue Device(ARD)
- ▶ Standby Generator for Common Area power backup
- ▶ Grano Flooring for Driveways and Parking
- ▶ Anti-Termite Treatment
- ▶ Landscaping as per Architect Design
- ▶ Common Toilet for Servants / Drivers
- ▶ Alotted Car Parking Area,
- ▶ Rain Water Harvesting
- ▶ Adequate Lights in the Common Area

## ADDITIONAL FEATURES

\*Optional @ Additional Cost

- ▶ Centralised Air Conditioning
- ▶ Architected Interior
- ▶ Wood Works and False Ceiling
- ▶ Terrace Gardening
- ▶ Smart Home Provisions and Automation

#### SITE ADDRESS

2] Asir Ark II, A42, 1st cross street, Maharaja Nagar,  
Palayamkottai, Tirunelveli - 627 011

#### CORPORATE OFFICE

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