



**PERFECT
BUILDERS**

PERFECT
SKANDA
MADIPAKKAM





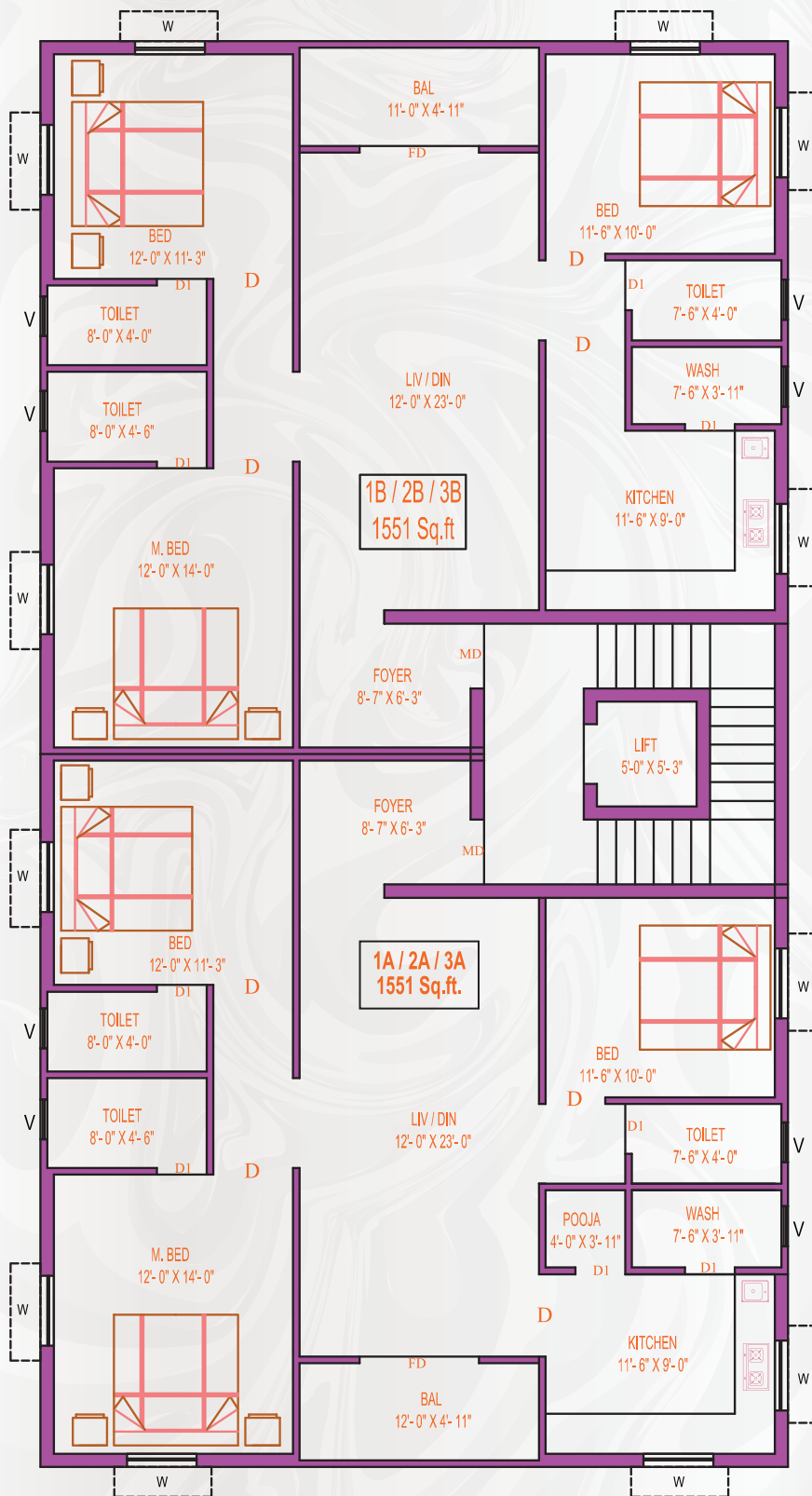
PERFECT BUILDERS PVT LTD is at the forefront of professional real estate services, and has build upon the strong platform set up by stalwarts from the industry. The founder, Late. Mr.C.Somasundara Pandian, was a retailer in construction materials, and brought immense market experience and expertise to the startup in 2007, being ably supported by with S.Senthil Kumar and A.Basava Punna Reddy. The later, who are also the directors of the company, are backed with a strong academic base and through understanding of the market – two differentiators that set Perfect Builders apart from competitors. Whereas S.Senthil Kumar has worked with Alcatel for six years, A. Basava has worked with TCS for 7 years. Both the directors bring a lot of professionalism and long-term approach to the company, and continue to be pillars of strength that Perfect Builders has leveraged for unsurpassed growth in the past 17 years. Ever since the day when Late. Mr. C. Somasundara Pandian laid the foundations stone of this company, we have been sprinting towards the future of builder and real estate services, carving out a path for others to follow by delivering top class solutions and honouring the trust of all stakeholders.

The real estate and building works' market is rife with unorganized players, and a void of professional builder services has always been felt. Understanding corporate requirements is a niche skill. Our board of directors and the think tank working alongside bring immense professionalism and experience to the company, and that is precisely why Perfect Builders has been able to quickly establish credibility and reputation in the industry. We have delivered more than 60 projects in a very short duration, and have ensured the compliance of all the projects to the set norms for builders in the region. Moreover, all our constructions have been in sync with the latest designs, methodologies, and quality benchmarks in the market and that's something we've leveraged to ensure the timely completion of all our projects.

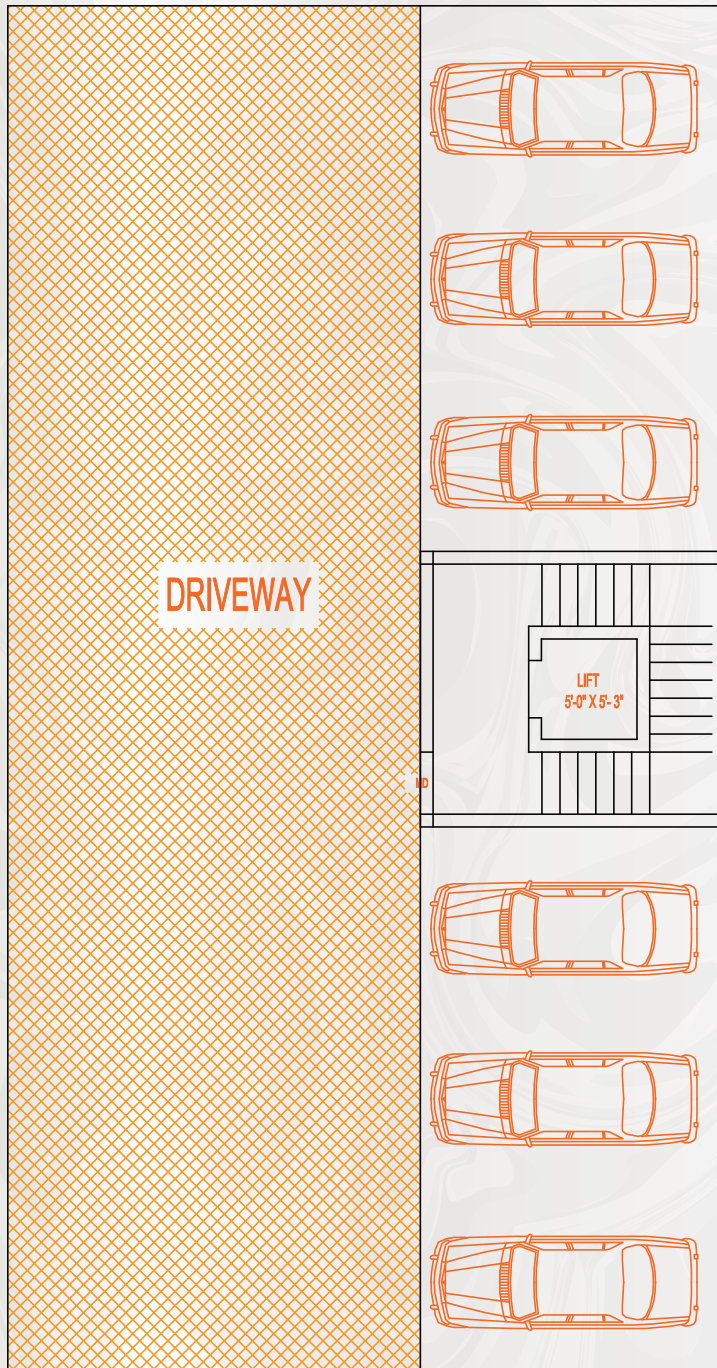
DISCOVER THE PERFECT **3 BHK 1551 SQ.FT**

Plot No. 30, Ayyappan Koil Street, Madipakkam, Chennai – 600 091.





TYPICAL 1, 2 & 3 FLOOR PLAN



AMENITIES



GENERATOR POWER BACKUP
FOR COMMON AREA



CCTV



VIDEO DOOR PHONE



LIFT TILL TERRACE



SECURITY COMMON DOOR



AUTOMATED WATER
CONTROLLER

PROJECT SPECIFICATIONS



STRUCTURE

RCC Framed Structure
Conforming to Seismic
Zone-III



FLOORING

Vitrified Tiles for Living,
Dining Bedroom and Kitchen.
Anti Skid Tiles For Bathroom
(Anuj/Somany Tiles)



WALL

AAC Blocks Outer 200 mm
& Position Walls 100 mm
(Cellocon/Renocon)



KITCHEN COUNTER

Black Granite (G20 Granite)
Over RCC Slabs and Quartz
Sink



TERMITE TREATMENT

Anti Termite Treatment
At 3 Stages



WINDOWS & VENTILATOR

UPVC Windows and
Ventilator with MS Grill



SANITARY FITTINGS

Parryware/ Jaquar
Fittings with Concealed
Pipe Lines



STAIR CASE RAILING

Stainless Steel
Handrail



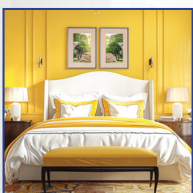
ELEVATOR

Automatic Elevator



WALL DADO

Glazed Tiles Upto 7 Feet
For All Bathroom & 4 Feet
Height Over The Kitchen
Counter (Anuj/Somany Tiles)



PAINT

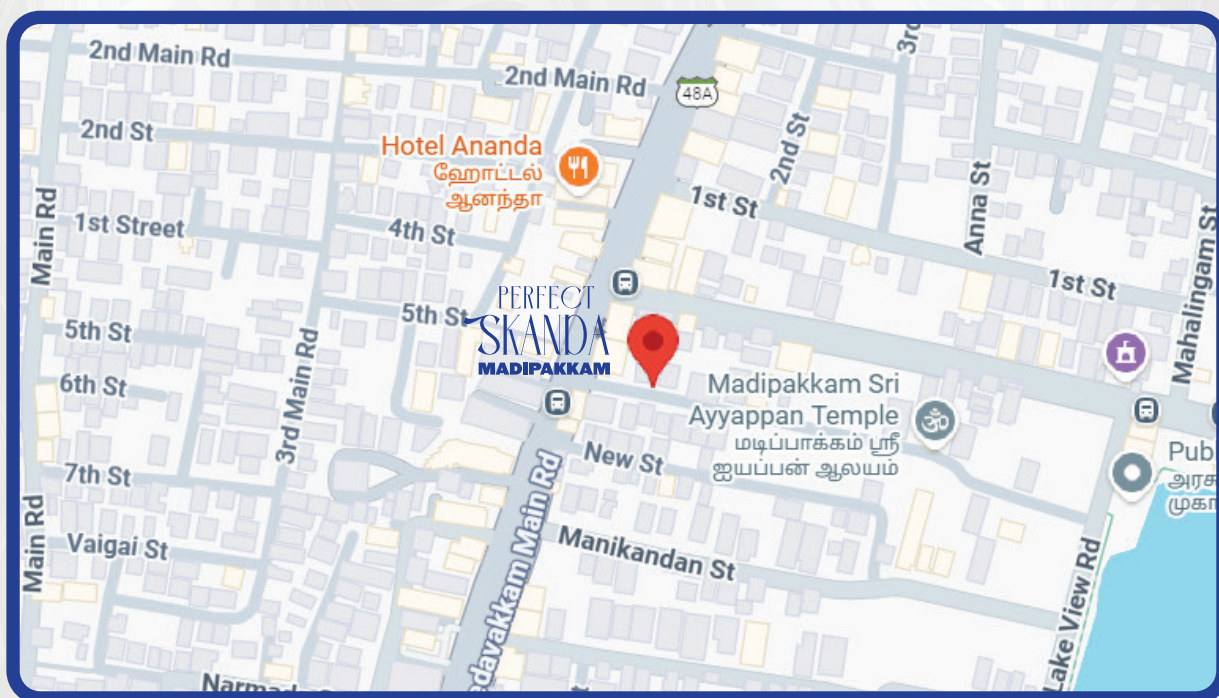
Inner Walls With Emulsion
Paint and Outer Walls With
Apex Paint (Asian Paints)
& Damp Proof Coating
and Weather Shield



ELECTRICAL

Orbit Wires and
Legrand Switches

LOCATION MAP



LOCATION HIGHLIGHTS

NEAR BY METRO STATIONS OF KEELKATTALAI & MADIPAKKAM IN JUST 5 MINUTES

SCHOOLS



- 👑 Kala Magal Vidya Mandir
- 👑 Shree Sairam Vidhya Mandhir Play School
- 👑 Prince Srivari Senior Secondary School
- 👑 Sai Matriculation Higher Secondary School
- 👑 Holy Family Convent Matriculation School
- 👑 Little Millennium

HOSPITALS



- 👑 Anjakha Hospital
- 👑 Kauvery Hospital
- 👑 Neo Life Children Hospital
- 👑 Grace Multispeciality
- 👑 Kamachi Hospital
- 👑 Dhaarani's Divine Smiles
- 👑 Dr. Barathi Eye Clinic

SHOPPING & OTHERS



- 👑 Jeyachandran
- 👑 Saravana Stores
- 👑 Reliance Smart Point
- 👑 Reliance Trends
- 👑 Max Fashion
- 👑 Madras Food Court
- 👑 Adayar Ananda Bhavan
- 👑 Pantaloons
- 👑 Singapore Shoppee

PERFECT SKANDA MADIPAKKAM

PROJECT APPROVED BY ALL MAJOR BANKS AND FINANCIAL INSTITUTIONS



SCAN FOR
PERFECT
SKANDA



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perfectbuildersmarketing@gmail.com

DISCLAIMER

The information depicted herein, for example, master plans, floor plans, furniture layout, fittings, illustrations, specifications, designs, dimensions, rendered views, colours, amenities and facilities, etc, are subject to change, alteration, or modification at any time without any notifications to the customers.

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