



Blissful Living



WELCOME TO **SSPDL LTD**

SSPDL Limited (formerly Srinivasa Shipping and Property Development Limited) is a leading Infrastructure and Real Estate development company in South India.

Established in 1994, SSPDL Limited is a listed entity on the Bombay Stock Exchange with its Registered Office in Hyderabad. SSPDL Limited is promoted by a renowned first-generation entrepreneur Mr. Prakash Challa.

SSPDL Limited, is primarily developing Commercial (IT Parks, Shopping Malls, Hotel Projects, Service Apartments etc) and Residential properties (Gated Communities, Villas, Apartments and Serviced Plots) all over South India for more than 15 years and has been setting standards in the Construction Industry. Building a reputation for ethical practice and developing properties that have become landmarks. Projects that go beyond construction, to create quality lifestyles in tune with customer needs and in harmony with nature. Today, SSPDL is executing own projects spanning 5 million sq. ft. all over South India through the flagship company and SPVs.

Prithvi Raj



TERRACE

SSPDL Prithvi Raj Terrace situated in the heart of the city amidst lush greenery and tree lined roads, SSPDL Prithvi Raj Terrace is aimed at clientele looking for an exclusive high end posh abode. Meticulous planning and attention to every detail is the feature of this project. Quality is given a special pride of place in all SSPDL projects and this SSPDL Prithvi Raj Terrace is no exception to that. Moreover the building is to be certified as Gold Rated by India Green Building Council which is a stamp of an environment friendly project.

Please come, make it your home and have a peaceful & blissful stay .



SSPDL
Group

Prithvi Raj
TERRACE

Prithvi Raj
TERRACE

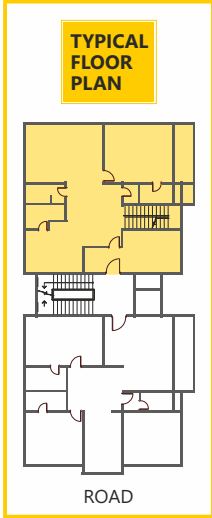
DUPLEX FLOOR PLAN

(Area 3609 Sq.ft)

(FIRST & THIRD TYPICAL)



1B | 3B
TYPICAL DUPLEX
(Lower level)



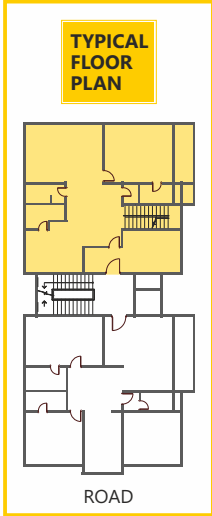
DUPLEX FLOOR PLAN

(Area 3609 Sq.ft)

(SECOND & FOURTH FLOOR)

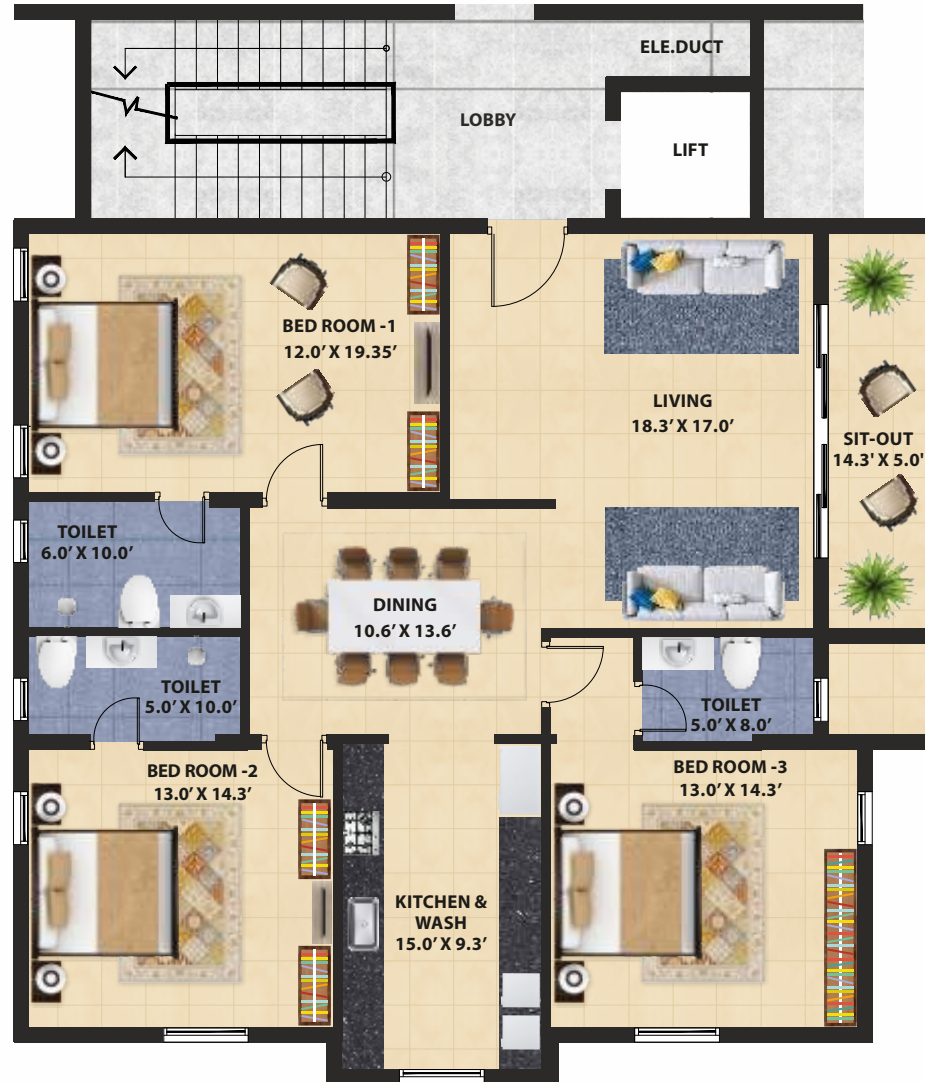


1B | 3B
TYPICAL DUPLEX
(Upper level)

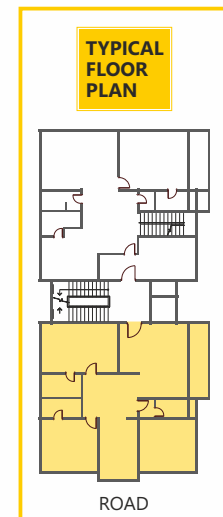


APARTMENT TYPICAL FLOOR PLAN

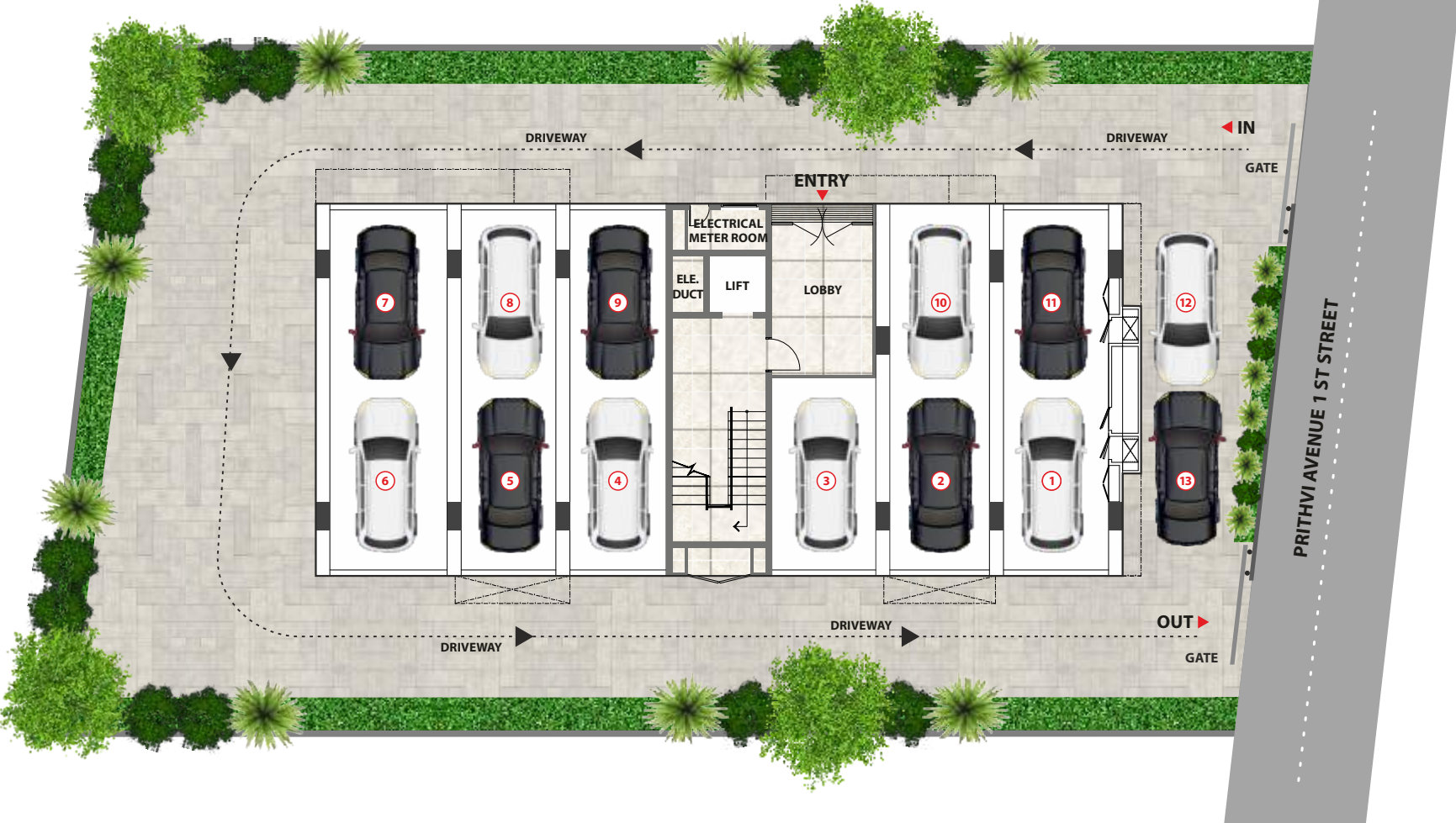
(Area 1881 Sq.ft)



1A | 2A | 3A | 4A



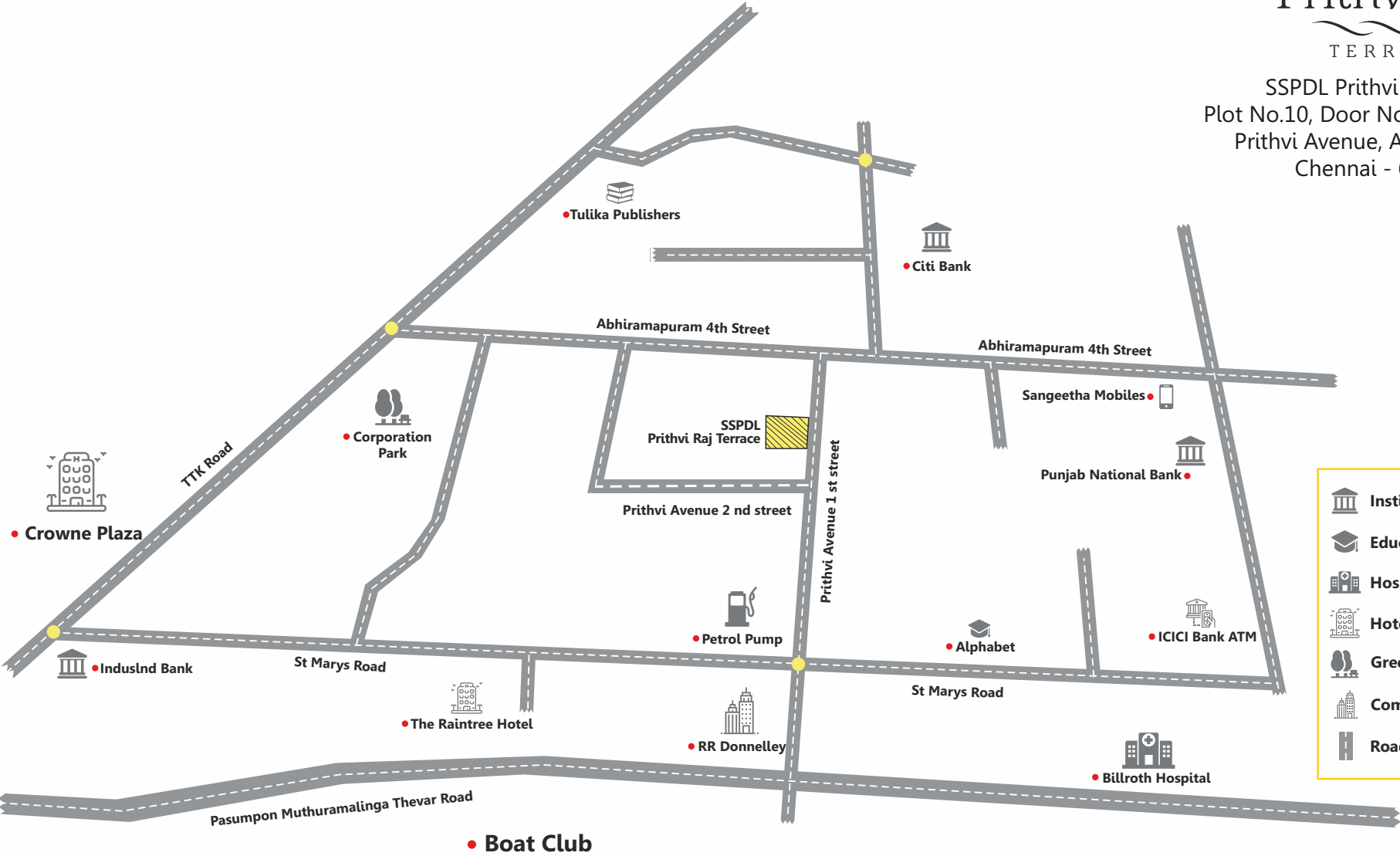
STILT FLOOR PLAN



LOCATION MAP

Prithvi Raj TERRACE

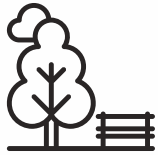
SSPDL Prithvi Raj Terrace
Plot No.10, Door No 4/39, 1 st Street,
Prithvi Avenue, Abiramapuram,
Chennai - 600 018.



-  Institution
-  Educational institution
-  Hospital
-  Hotel
-  Greenery
-  Commercial
-  Road



AMENITIES



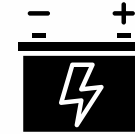
Terrace Garden



Video Door Phone



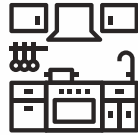
Rain Water Harvesting



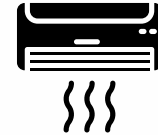
100% Power Backup



Covered Car Park Suited For Big Cars



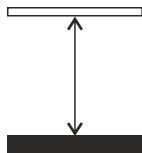
Fully Piped Gas Kitchen



Fully Air Conditioned Apartment (Optional)



Water Treatment Plant



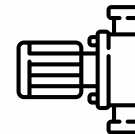
11' Clear Height



8' High Door Shutters



Relocating / Replacing of 50 Year Old Trees in the Premises



Water Supply Through Hydro Pneumatic Pumps

SPECIFICATIONS

STRUCTURE

RCC Framed Structure stilt+four floors

WALLS

Walls in light weight AEC Blocks

PAINTING

Internal - Branded Acrylic Emulsion Paints on Wall putty

External - External Emulsion Paints

FLOORING

Bed Rooms - Premium Vitrified tiles

Kitchen / Toilets - Premium anti-skid ceramic tiles

KITCHEN

Granite Platform with Stainless Steel Double Bowl Sink with glazed tiles up to 2'0" above platform

TOILET

Premium Ceramic / Vitrified tiles up to a height of 8'0"

WINDOWS

Windows UPVC Aluminium with 5mm thick double glazing shutter for sound proofing inside and MS grills

DOORS

All door frames in Teakwood. Polished Veneer moulded skin shutters with brass hinges and Yale/Equivalent Lock

(OR)

Pre-finished Engineered Wood Door Frames and Shutters

PLUMBING SANITARY & WATER SUPPLY

All Ceramic / Porcelain Sanitary ware will be of white colour (Kohler or Equivalent)

All C.P. fittings will be of Kohler or equivalent

ELECTRICAL WORK

Three phase power supply with FRLS wires, premium modular switches, TV point at all rooms, 100% backup DG

LIFT

8 Passengers capacity Automatic Lift

OUR TRACK RECORD



SSPDL THE RETREAT BANGALORE

The Retreat is located in Devanahalli - a 40-minute drive from MG Road, just 10 minutes from the International Airport. As you drive, the traffic, smog and incessant rumblings of the city fade, making way for fresh breeze, open skies and the sound of birds.

In this idyllic setting, amidst trees and lake, are luxury villas surrounded with every amenity, to make your life sheer bliss.



SSPDL LAKEWOOD ENCLAVE

Lakewood Enclave is an exciting residential project in Thalambur, just 2 Km from the OMR. Those lucky enough to live here can enjoy large, superbly designed houses and excellent amenities. Above all, they can enjoy a restful home beside a lake, away from life's chaotic rush; but close enough that, when they choose, they can once more go with the flow.

PRE-CERTIFIED GOLD RATED PROJECT BY IGBC



SSPDL OTHER GREEN PROJECTS

PRE - CERTIFIED GOLD , BUT BUILT TO PLATINUM

Our two projects **Mayfair & Lakewood Enclave** were pre-certified Gold Rated Green Buildings but on completion we were reviewed and awarded to Platinum Rating by **IGBC**



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