



The palm they say forecasts your destiny...



and with Navin's its always been naturally bright & beautiful



Fortune 22

Imagine a space that combines the harmony of nature with the comfort of a luxury home. A select few families will have the chance of picking such a home with Navin's Palm Fronds; a venture comprising of 22 independent luxury villas with ownership land. Palm Fronds brings to you, state of the art living, style, comfort and convenience.

As spacious as your heart (each villa ranges from 1948 sft 2530 sft) is in close proximity to the city and is situated bang opposite TCS, Karapakkam and before the KCG college of Engineering. Navin's Palm Fronds is situated in close proximity to the city and is surrounded by a lake side view with soothing natural elements such as graceful swans resting their wings in the quiet waters. Come be part of nature.

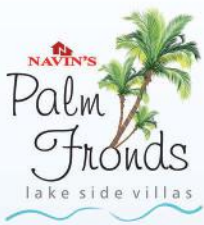
Be part of Fortune 22.



Own a home that celebrates the art of being yourself



The great escape to freedom and beyond



Features

CLUB HOUSE FEATURES

- Air Conditioned Gym
- Swimming pool
- Multipurpose Hall
- Indoor games
- Party lawn at terrace

SPECIAL AMENITIES AT EACH VILLA

- Solar water heater
- One covered car park
- Two open car parks
- Beautiful landscaping

COMMON AMENITIES

- Children play area
- Landscaped garden with seaters
- WTP (Softening Plant) and STP
- Hydro-Pneumatic water distribution
- D.G. Power back up for water pumps,
- Common Lights and also at
- Club House + up to 1000 watts in each villa
- Visitors car park
- Security Intercom

relax. unwind. destress



"At Navin's, we always strive to create a home ; not just a house, for you and your family. Navin's Palm Fronds pledges to fulfil our commitment to you"



Specification

MAIN DOOR

Teak wood frame and panel door with PU finish

BEDROOM DOORS

Teak wood frame with imported PU Prefinished Skin doors

TOILET DOORS

Prepolished FRP doors

UTILITY DOOR

Solid flush door sides plastic coated with enamel paint

WINDOWS

UPVC with openable glazed shutters

VENTILATORS

UPVC with louvers

BATHROOMS

- Jaquar make wall mounted closet with concealed flush tank and counter top wash basin.
- Single lever diverter and rain shower with glazed shower partition at Master bed bathroom.
- Wall mounted closet with concealed flush tank and Jaquar make CP fittings at other bathrooms.

PAINTING

Internal ceiling : Emulsion.

Internal walls : Coated with puty and finished with emulsion.

ELECTRICAL

Three phase electrical power supply with concealed FRLS copper wiring and circuit breakers.

ACCL for the usage of alternate power supply for essential 6A socket, fan and light points.

DATA, Telephone, Intercom and TV points in all Bedrooms, Study and Living.

AC point in Living, Dining and all Bedrooms.

Anchor make Roma modular switches.

FLOORING

Italian marble flooring at living and staircase. Wooden flooring at Master bedroom, Marbonite vitrified tiles at other bedrooms and Kitchen. Anti skid ceramic tiles at toilets.

WALL DADO

2' height wall dado above platform at kitchen . Full height ceramic designer wall tiles at toilets.

KITCHEN PROVISIONS

'Craystl' SS sink with drain board. Black granite counter top edge polished.

UTILITY PROVISION

SS sink

STAIRCASE HANDRAIL

Stainless steel handrail with glazing for staircase.

INDIVIDUAL SOLAR PANEL PROVIDED FOR WATER HEATING

Solar system is provided for water heater.

Site Plan





N

Plot Area
2004 Sq.ft

Sale Area
2368 Sq.ft

PLOT - 14
GROUND FLOOR



PLOT - 14
FIRST FLOOR



PLOT - 16
GROUND FLOOR

N

Plot Area
1605 Sq.ft

Sale Area
2217 Sq.ft



PLOT - 16
FIRST FLOOR



**PLOT - 17
GROUND FLOOR**

N
▲
Plot Area
1609 Sq.ft
Sale Area
2196 Sq.ft



**PLOT - 17
FIRST FLOOR**



**PLOT - 18
GROUND FLOOR**

N
▲
Plot Area
1609 Sq.ft
Sale Area
2207 Sq.ft



**PLOT - 18
FIRST FLOOR**



**PLOT - 22
GROUND FLOOR**

N

Plot Area
1815 Sq.ft

Sale Area
2153 Sq.ft



**PLOT - 22
FIRST FLOOR**



Key Plan

Not to scale



Experience the unusual charm of living with nature....



For bookings contact: 044 6666 1111

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