







INVEST IN A LAND WITH HIGH POTENTIAL!

Tambaram, a much favoured residential and commercial destination. It's vantage location with easy access to several parts of the city and landmark hubs have made it a highly sought-after place for many years now. It's been the cherished dream of many to build their dream home in this beautiful place. An amalgamation of the traditional and the modern, the quaintness of suburban life mixed with the busy city life, that's what Tambaram is all about.

VGN's Mugavari is located in such an enviable location, an address that welcomes prosperity. Whether you are planning to build your perfect home or buying as an investment for your kids' financial security, this place is just right for you. The appreciation in this location is manifold, giving you great returns.

There are 44 units and sizes ranging from 653 sq.ft. to 3490 sq.ft. Mugavari comes with an array of feel-good, cozy amenities that will make life more joyous and meaningful for you.



PROJECT HIGHLIGHTS



Elevated blacktop roads (as per IRC standards)



Ready for construction



Compound wall all around



Avenue trees

LOCATION ADVANTAGES

- 300 mts from Sri Ramakrishna School
- 300 mts from Kone Krishna Kalyana Mandapam
- 1 km from Tambaram Bus Stand and Railway Station
- 1 km from Shri Anand Jain Vidyalaya & Chennai Bypass
- 1 km from Hindu Mission Hospital & AG Hospital
- 1.9 km from MCC College
- 3 km from MEPZ
- 3.5 km from Shriram IT Gateway
- 4.5 km from Kishkinta Theme Park
- Closer to Chennai Airport

VGN MUGAVARI

PHASE-I



AREA STATEMENT

Plot No.	With Splay Area in Sq.ft.	Without Splay Area in Sq.ft.
1	735	723
2		653
3		3490
4		1032
5		954
6		908
7	1033	1021
8		1033
9	1033	1021
10		900
11		896
12		900
13		1405
14		1400
15		2167
16	1184	1172
17		1051
18		1305
19		1153
20		1115
21		1629
22		1404
23		986

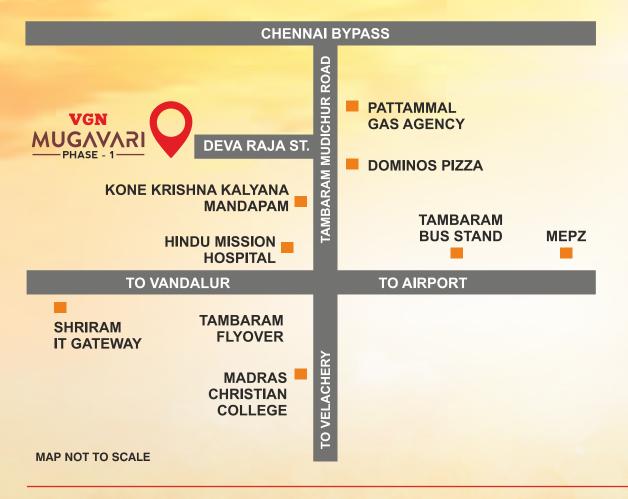
Plot	With	Without
Plot No.	Splay Area in Sq.ft.	Splay Area in Sq.ft.
24		973
25		973
26		973
27		973
28	967	955
29	981	969
30		981
31		981
32		981
33		981
34		981
35		1577
36		1100
37		783
38		795
39		883
40		933
41		973
42	1193	1181
CS-	1 440	428
CS-	2	270
TOT	ΓAL	47962



CMDA APPROVED NO: PPD/LO.NO.143/2021

RERA REGISTERED

LOCATION MAP



ABOUT VGN

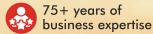
VGN is a multi-million dollar real estate company, headquartered in Chennai. Established in the year 1942, VGN has successfully carved a niche for itself in the ever-dynamic real estate industry for over 79 years. VGN is known as much for its beautiful, world-class homes, as it is for following the best practices in the industry. It is not only ISO 900:2008 certified but also an Integrated Management System (IMS) certified company by Lloyd's Register.

With over 20 million sq.ft. of residential projects under development, over 700+ acres of plotted development and 60,000+ families living in our projects, VGN is one of the most respected and reputed builders in Chennai. Starting with affordable housing and spreading our wings to the ultra luxury segment, we have catered to all sections of society. We have successfully delivered 13,000 homes as on date and another 10,000 homes are in the pipeline. Synonymous with quality, timely delivery, expertise and trust, VGN is a name that is here to stay.

While we may have numerous achievements under our belt, we take pride in the fact that we have been helping thousands of families realize their dreams, providing exponential returns on their investments. And it is this satisfaction, that we derive from what we do, that makes us venture into newer and more challenging areas in property development.

VGN ADVANTAGES

time without prior notice.





225+ projects



60,000+ customers



700+ acres of plot property developed



20 million sq.ft. of residential projects



VGN HOMES PVT. LTD.

No. 333, Poonamallee High Road, Amaindakarai, Chennai - 600 029

Call: 044 - 4002 4004 | www.vgn.in

Disclaimer: The Information contained herein is subject to change as may be required by the authorities and cannot form an offer or contract. While every reasonable care has been taken in providing the information, VGN and their agents cannot be held responsible for any inaccuracies. VGN reserves the right to make alterations and amendments as may be necessitated from time to

MEMBER





Project funded by:

Aditya Birla Housing Finance Ltd