



ALLIANCE
**HUMMING
GARDENS**
— villa-living —
P H A S E - 2

GREEN HAVEN



www.tnrera.in



OUR COMMITMENT TO MAKING OUR CITY GREENER

Trees as we know stand for all things good. Be it life giving oxygen that we breathe or in providing shade from the scorching heat. The inspiration behind Humming Gardens arose out of our concern for the number of trees being cut and the rapid decline of green cover in a city like Chennai.

This is why Alliance is offering you a Villa nestled amidst hundreds of trees. With clean air and cool surroundings, these homes will ensure every resident of a peaceful and healthy living, bang on OMR.



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**VILLAS CRADLED
AMIDST TREES.**
Manicured gardens
and well-maintained
parks in the enclave.

A home is more than just a roof over your head; it holds a lifetime of memories. At Humming Gardens, growth and wellness are cleverly integrated to create a holistic environment for you and your loved ones with plenty of trees, wide open spaces and play areas.

With gardens attached to every villa, you can try your hand at organic farming to grow fresh produce or nurture a hydroponic garden with expert assistance on your very own flat roof terrace. Welcome to Humming Gardens, a home designed to give you a life in balance with nature.

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**LIVE, LEARN, RELAX
AND PLAY:**
Exciting experiences
for family fun
in a calm ambience.

There is something about a garden that reminds us about the gift of life. It's the simple joys of time with family and friends, be it playing under the shade of mango trees or simply bonding with neighbours in the several open areas – it's truly an enclave where relationships are nurtured and childhood memories created.

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ENJOY
MEANINGFUL
MOMENTS.
Shared activities
in the enclave
amidst the cool shades
of the Frangipani court.

Take a peaceful stroll amidst the several trees & plants in the enclave or just relax and meditate under the shades of parks. Humming Gardens offers a setting that will truly provide every resident a holistic living experience, ideal for your wellness and well-being.

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**WALK, JOG, SWING,
CLIMB OR RELAX.**
All under the shades
of the coconut grove.

Everything you need to keep fit in mind and body is right at your doorstep. With plenty of activities in the open space reserved areas at your disposal, all you need to do is choose a favourite & indulge. Gift your kids a healthy lifestyle and say goodbye to the addiction of gadgets & other electronic devices.

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**RUN, PLAY, DIVE,
SKATE OR CYCLE.**
Every amenity is
carefully included
to help you stay fit.

With a host of indoor & outdoor games at your disposal at Humming Gardens, staying fit will become a habit. Located within the enclave are several sporting facilities created in the open space reserved areas, so all you have to do is bond with friends and start competing.

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VILLAS WITH THE GREEN ADVANTAGE. More trees than villas at Humming Gardens.

Owning a villa at Humming Gardens not only gives you the location and price advantage, but also the advantage of living in a green surrounding that every resident will feel proud of.

Not many residential localities or communities can boast about the number of trees far exceeding the number of villas, which is what is offered in the enclave, thus ensuring every resident of a peaceful and healthy living.

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DISCOVER ALL THAT THE GARDENS HAVE TO OFFER.

At Humming Gardens you get access to a premium clubhouse. It is well equipped with all popular indoor games. It is a privilege which is comparable to being a member of an elite club. The clubhouse is part of the entire Humming Gardens project.



Swimming Pool



Gymnasium



Indoor Badminton Court



Squash Court



Snooker



Table Tennis



Library



Yoga/Meditation hall



Party Hall



Grocery Store

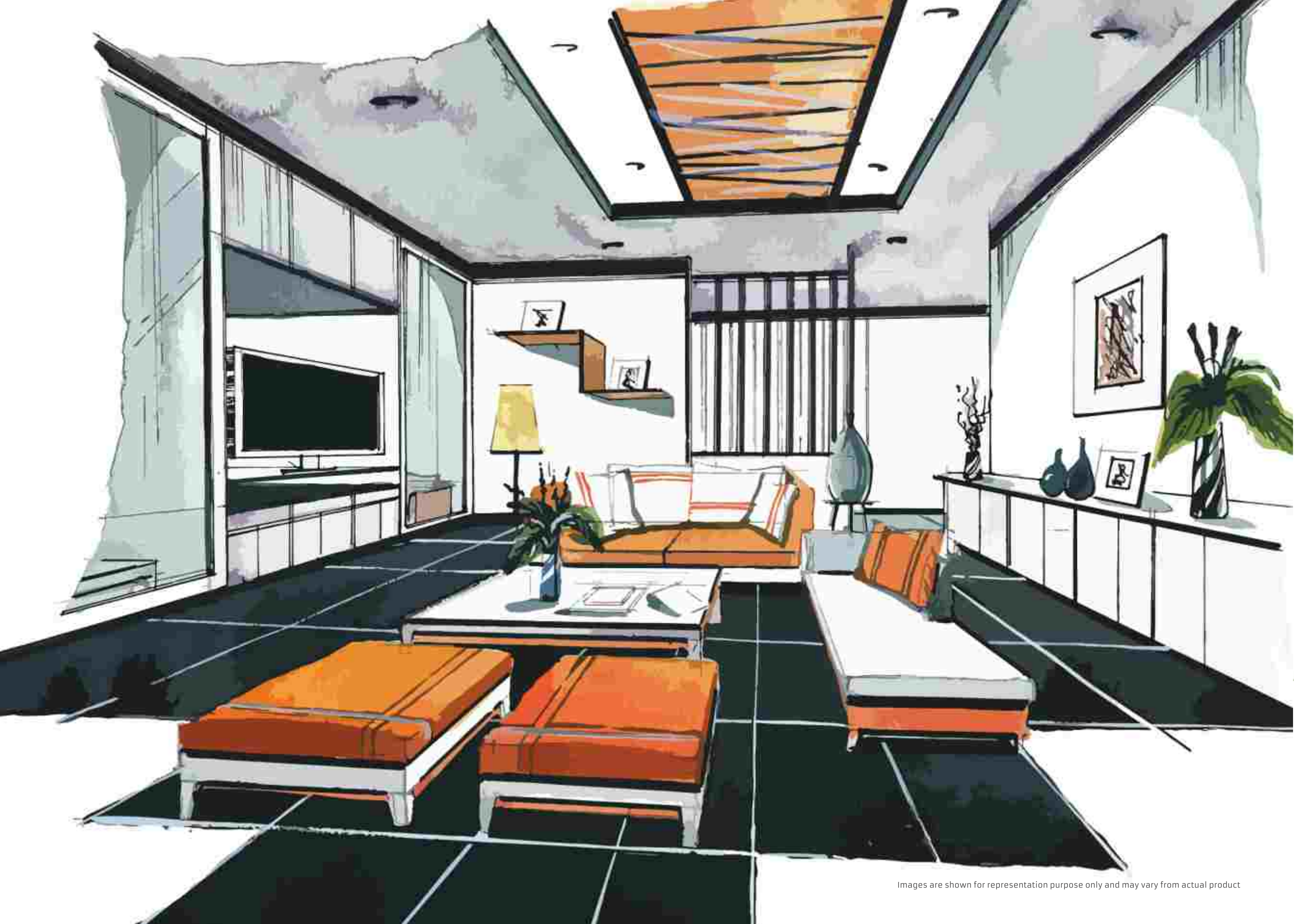


Carrom



Chess

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QUALITY LIVING SPACE IN CONTEMPORARY ARCHITECTURE



A vision is a vision only when it seeks to make a difference to the lives of a well-defined section of people out there, such as you. That's when you have a true mission on hand. In those terms, Humming Gardens stays a mission to us.

Driven by a vision to create a quality living space in a green sprawl of over 27 acres on OMR for the tasteful class of accomplished professionals in their respective domains, mission Humming Gardens will bring to life the vision of creating an enclave of premium villas done in contemporary architecture.

We look forward to creating a garden of gardens around which we seek to build the Villas. The Firmatis (durability), Utilitas (Utility) and Venustatis (beauty) of the physical architecture are carefully planned to delight the residents for all time to come.

Project Architect: Lavanya & Shankar Architects

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LOCATION MAP



KEY DISTANCES FROM HUMMING GARDENS

Some of the facilities available in the vicinity.

HOSPITALS		SCHOOL		IT HUB		BANK & ATMs	
Chettinad Health City	2.3 kms	Velammal Vidhyalaya (PBEL)	0.2 kms	Polaris IT Park	5.5 kms	KVB – ATM	1.3 kms
Global Hospital	17 kms	Jagannath Vidyalaya	1.5 kms	Siruseri IT Park	6.5 kms	Central Bank of India	1.4 kms
Apollo Health Speciality	18 kms	Sushihari Intl Residential	3.5 kms	ETA Techno Park	8 kms	ICICI	1.4 kms
		Billabong High International School	3.7 kms	Infosys	14 kms	HDFC	1.8 kms
		Hindustan International School	4 kms	Ascendas	22 kms	Axis	1.8 kms
		Gateway International School	4.9 kms	Ramanujam IT Park	22.5 kms	Kotak Mahindra	1.8 kms
		PSBB (L & T Eden Park)	6 kms	Tidel Park	22.5 kms	IOB – ATM	3.1 kms
		Hiranandani Upscale School	8 kms			IOB	3.1 kms
		Delhi Public School	13 kms				
COLLEGES		HOTELS		ENTERTAINMENT		SHOPPING	
Chettinad University	2.3 kms	Southern Residency	1 kms	AGS Cinema	6.5 kms	V.M. Super Market	1.1 kms
Hindustan University	2.4 kms	Chettinad Residency	2.5 kms	Muttukadu Boat House	7 kms	More Super Market	2.3 kms
SSN Engineering College	3 kms	Days Hotel	3.3 kms	MGM	9 kms	Nilgiris Super Market	1.7 kms
Vellore Institute of Technology	8 kms	Novotel	6.5 kms	Maayajal	9 kms	A.P. Super Market	1.7 kms
St. Josephs Engineering college	11 kms	Asiana	12 kms	Crocodile Park	9.5 kms	Naturals	1.7 kms
Sathyabama University	11 kms						

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MASTERPLAN



TO THIRUPORUR ← OMR → TO CHENNAI

**ONLY 716 HOMES SET
AMIDST 27 ACRES OF
REFRESHING ENVIRONMENT**

**OVER 700 TREES
IN THE ENCLAVE FOR A
CHEERFULLY GREEN
AMBIENCE**

**PRIVATE BACKYARD
SPACE & PRIVATE TERRACE
FOR EACH VILLA TO GROW
ORGANIC VEGETABLES**

**EXPERT ASSISTANCE TO
SET-UP YOUR OWN
PRIVATE ORGANIC GARDEN**



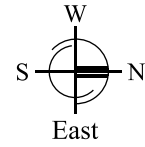


LILY

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LILY TYPE A EAST ROW VILLA

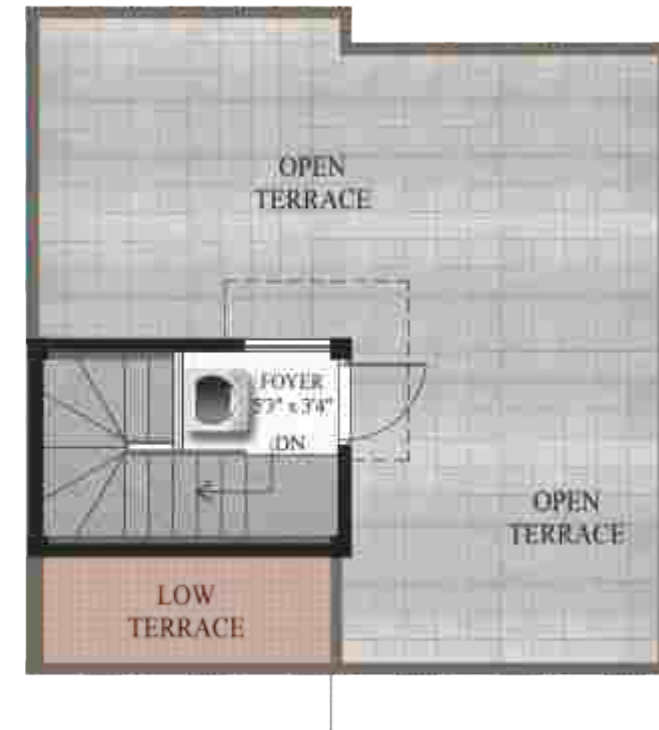
SBA : 958 SQ. FT



Carpet area: 794 Sq.ft



First Floor Open Terrace Area: 41 Sq.ft



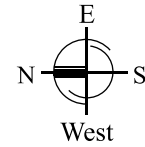
Car Parking Area: 71 Sq.ft



LILY

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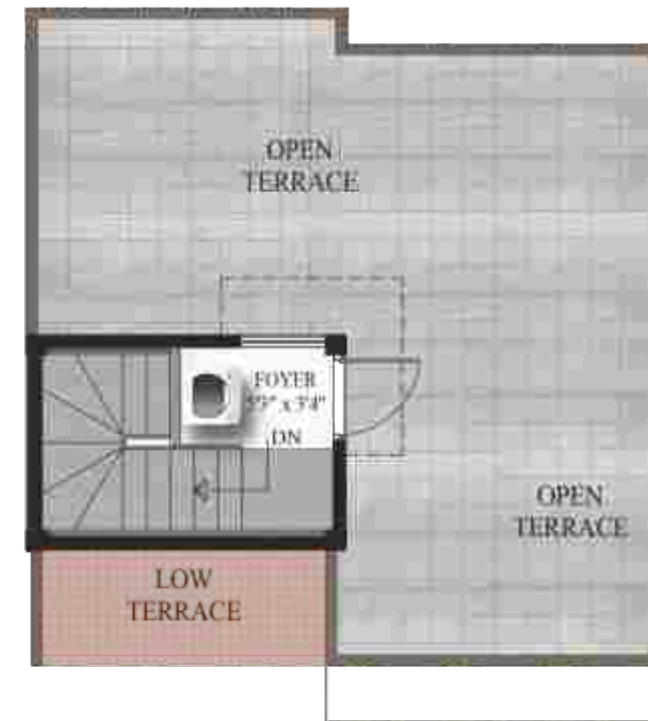
LILY TYPE B WEST ROW VILLA
SBA : 958 SQ. FT



Carpet area: 794 Sq.ft



First Floor Open Terrace Area: 41 Sq.ft



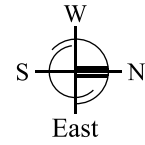
Car Parking Area: 71 Sq.ft



DAISY

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DAISY TYPE A EAST ROW VILLA
SBA : 1270 SQ. FT

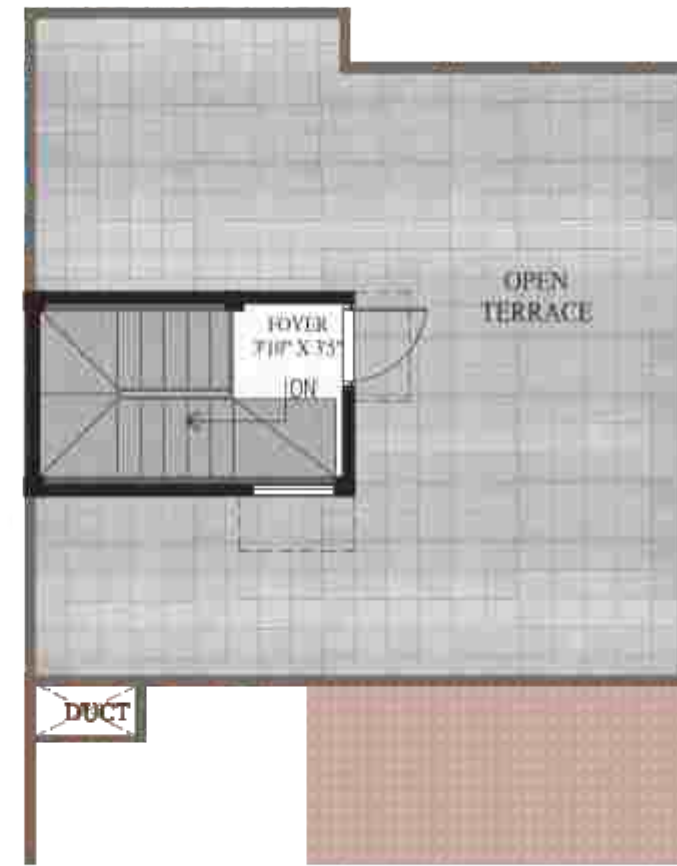


Carpet area: 983 Sq.ft



FIRST FLOOR

Exclusive Balcony area/ Deck: 86 Sq.ft



TERRACE FLOOR

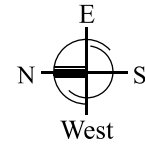
Car Parking Area: 96 Sq.ft



DAISY

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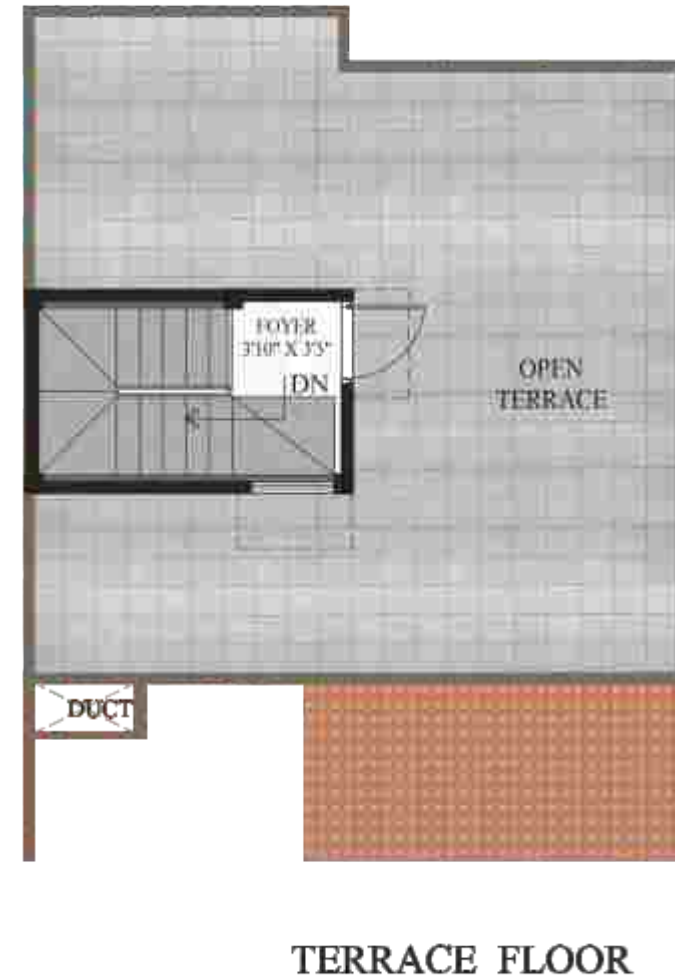
DAISY TYPE B WEST ROW VILLA
SBA : 1270 SQ. FT



Carpet area: 983 Sq.ft



Exclusive Balcony area/ Deck: 86 Sq.ft



Car Parking Area: 96 Sq.ft

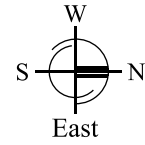


FERN

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FERN TYPE A EAST ROW VILLA

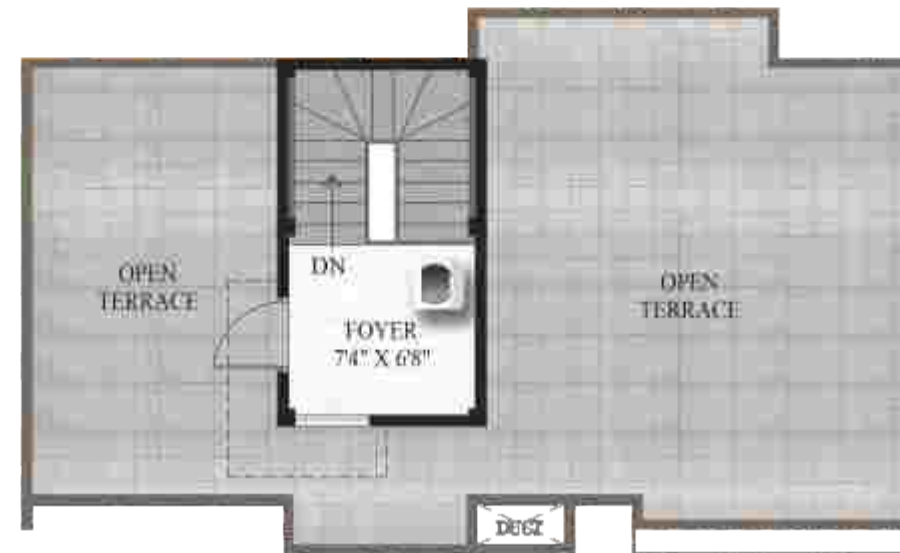
SBA : 1376 SQ. FT



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR

Carpet area: 1051 Sq.ft

Exclusive Balcony area/ Deck: 35 Sq.ft

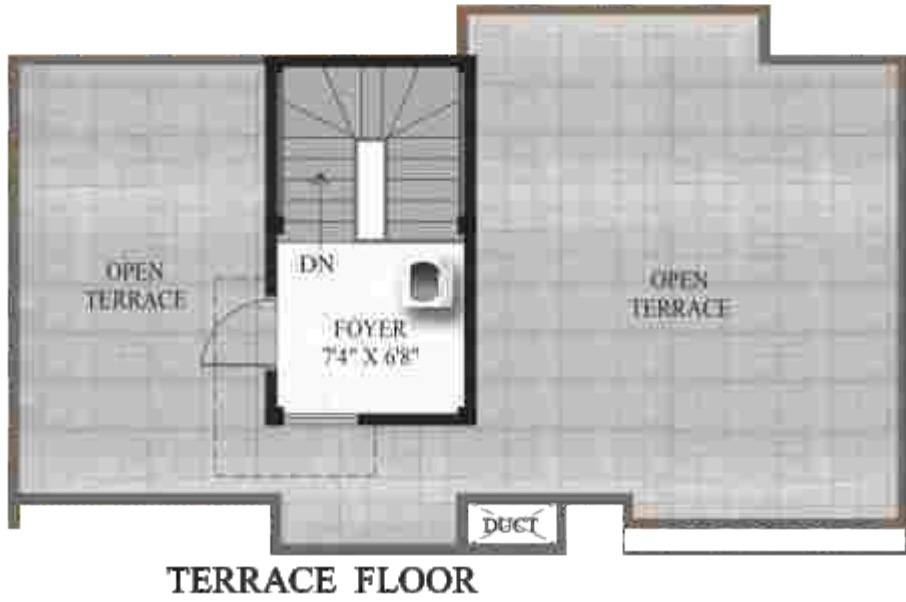
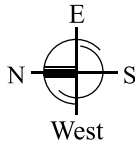
Car Parking Area: 168 Sq.ft



FERN

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FERN TYPE B WEST ROW VILLA
 SBA : 1376 SQ. FT



Carpet area: 1051 Sq.ft

Exclusive Balcony area/ Deck: 35 Sq.ft

Car Parking Area: 168 Sq.ft

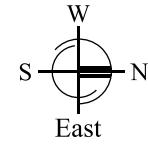
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MAGNOLIA

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MAGNOLIA TYPE A EAST ROW VILLA
SBA : 1471 SQ. FT

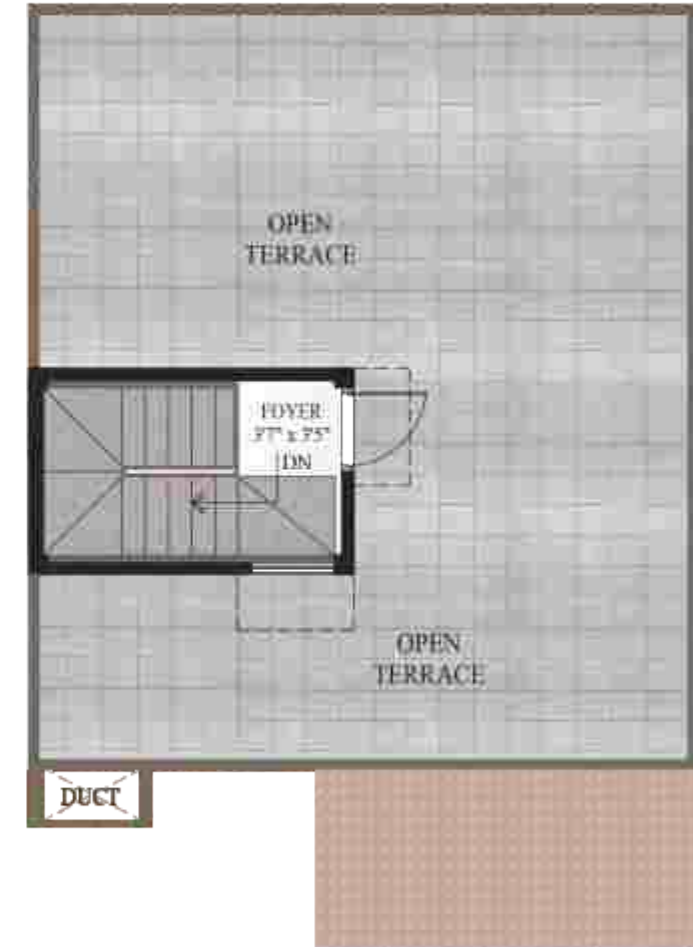


Carpet area: 1181 Sq.ft



FIRST FLOOR

Exclusive Balcony area/ Deck: 86 Sq.ft



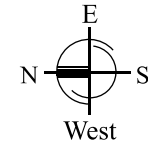
TERRACE FLOOR

Car Parking Area: 96 Sq.ft



MAGNOLIA

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MAGNOLIA TYPE B WEST ROW VILLA

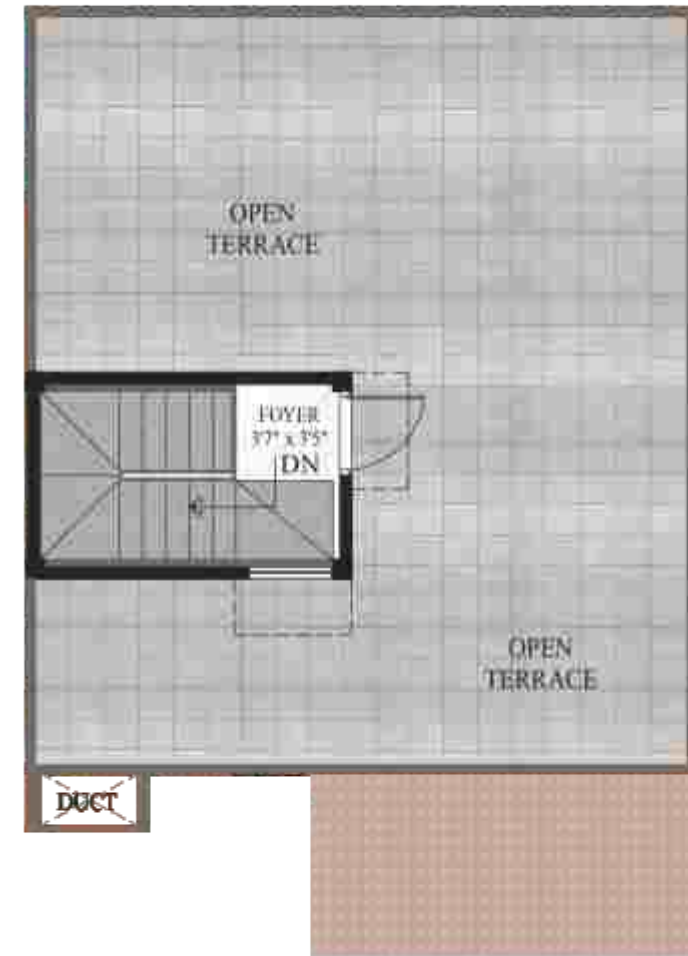
SBA : 1471 SQ. FT



Carpet area: 1181 Sq.ft



Exclusive Balcony area/ Deck: 86 Sq.ft



Car Parking Area: 96 Sq.ft

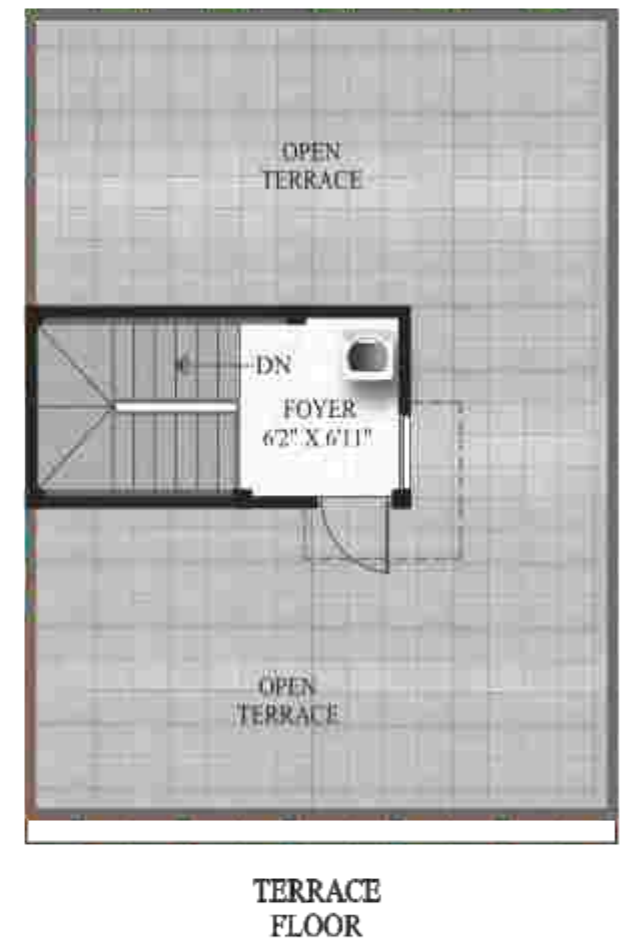
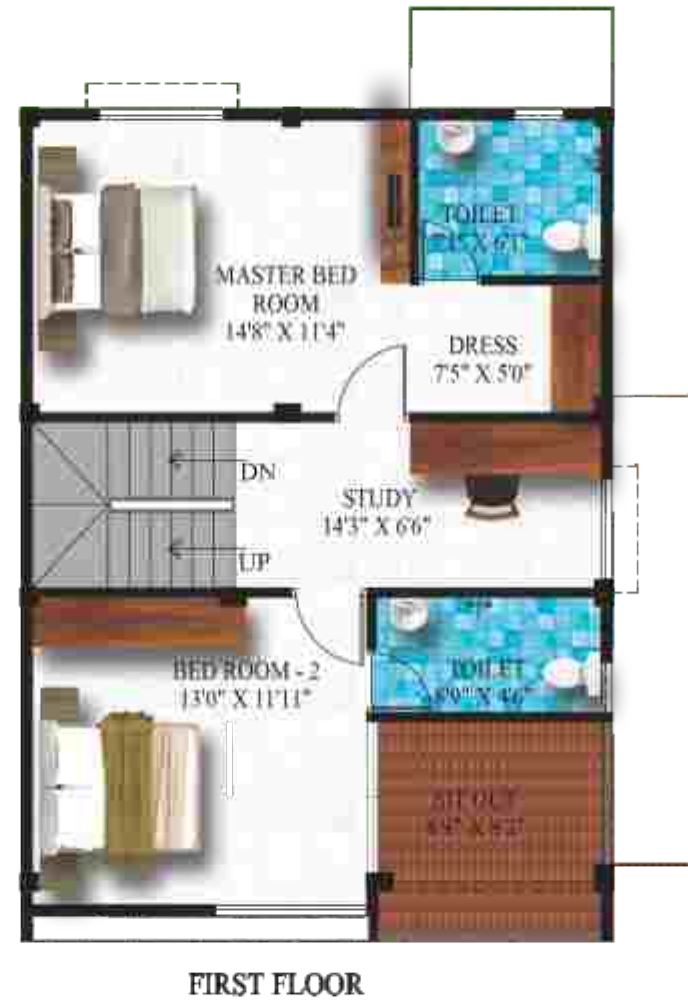
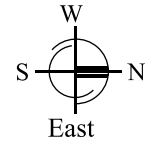


MARIGOLD

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MARIGOLD TYPE A EAST VILLA

SBA : 1645 SQ. FT



Carpet area: 1333 Sq.ft

Exclusive Balcony area/ Deck: 108 Sq.ft

Car Parking Area: 74 Sq.ft

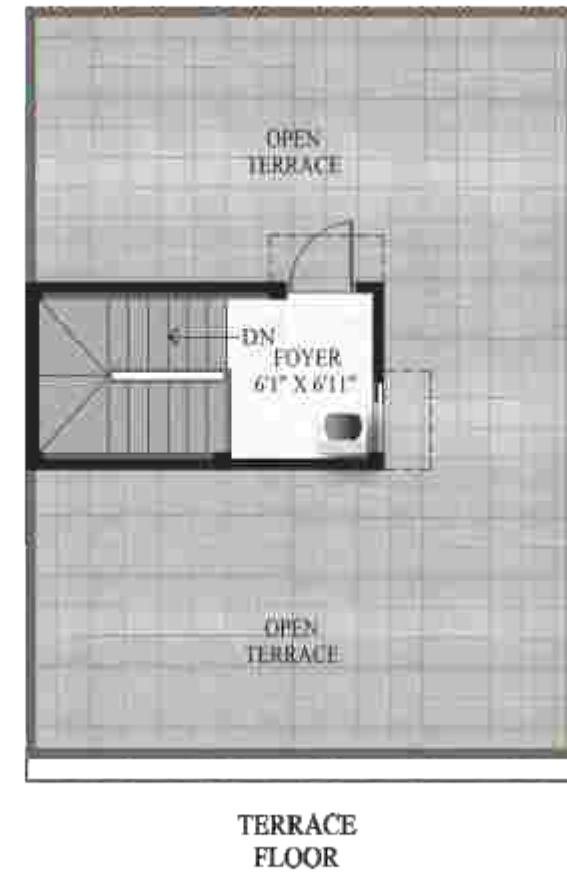
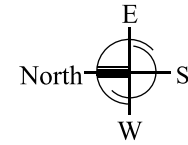


MARIGOLD

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MARIGOLD TYPE B NORTH VILLA

SBA : 1643 SQ. FT



Carpet area: 1341 Sq.ft

Exclusive Balcony area/ Deck: 99 Sq.ft

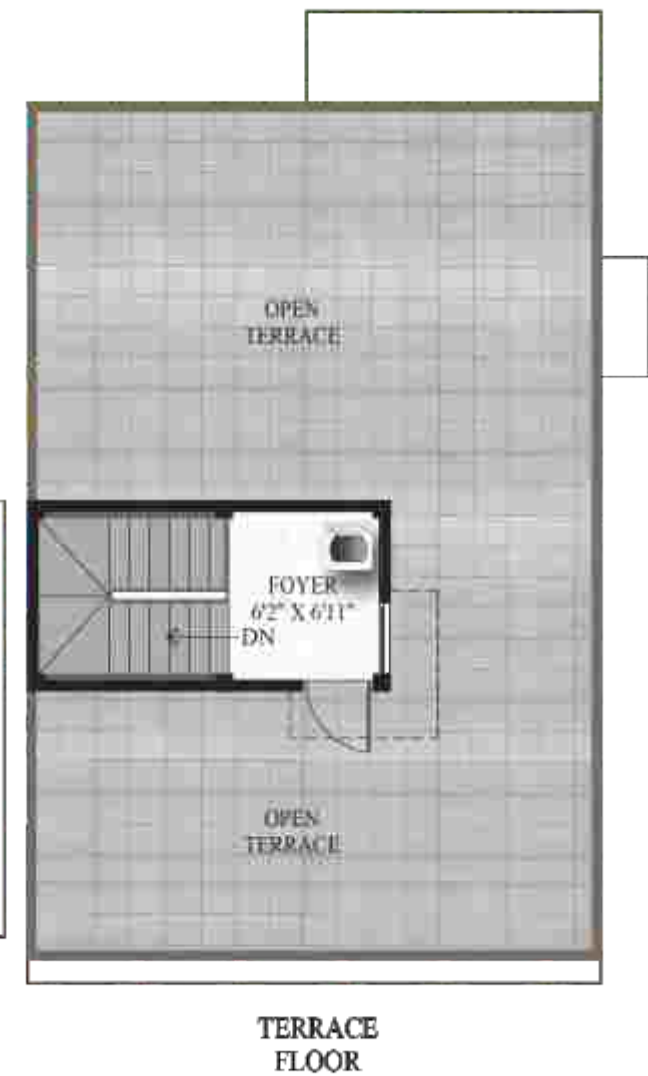
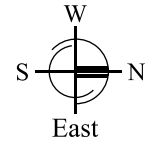
Car Parking Area: 74 Sq.ft



SUNFLOWER

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SUNFLOWER TYPE A EAST VILLA
 SBA : 1896 SQ. FT



Carpet area: 1576 Sq.ft

Exclusive Balcony area/ Deck: 109 Sq.ft

Car Parking Area: 70 Sq.ft

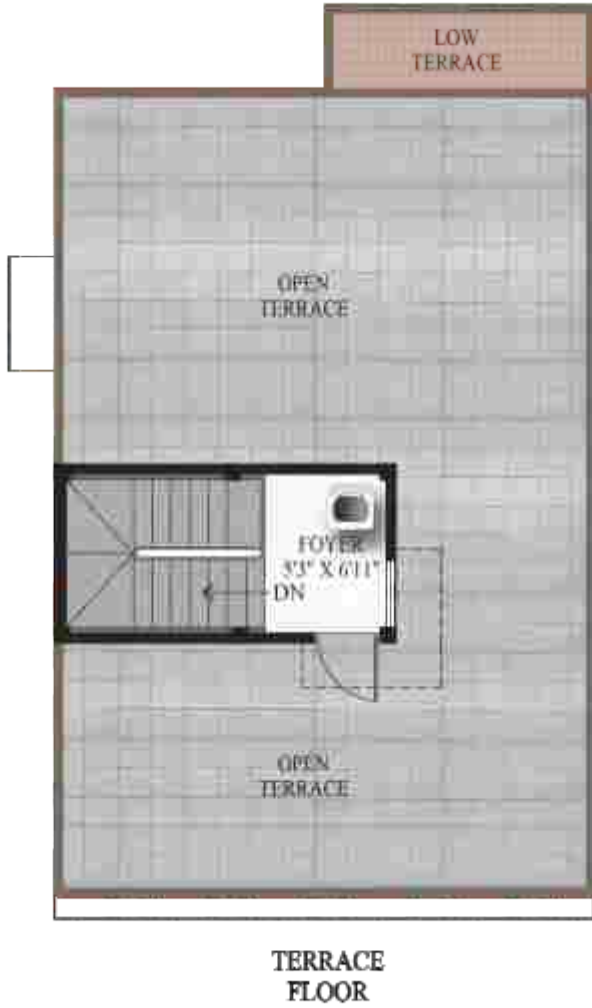
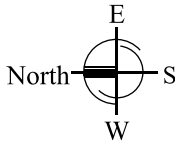


SUNFLOWER

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SUNFLOWER TYPE A NORTH VILLA

SBA : 1896 SQ. FT



Carpet area: 1535 Sq.ft

Exclusive Balcony area/ Deck: 150 Sq.ft

Car Parking Area: 70 Sq.ft

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TECHNICAL SPECIFICATION: PHASE 2



STAIRCASE

Steps : Granite steps
Railing : SS railing



BALCONY

Door : UPVC French Doors with plain glass sliding shutters
Flooring : Anti-skid ceramic tiles



POWER (RAW)

2 BHK : 3 KW
3 & 4 BHK : 5 KW

BACK-UP POWER

All Villas : 1 KVA per villa



LIVING ROOM

Main Door : 7 feet high wooden door Frame & Polyurethane Polish Flush Door Shutter with Godrej lock or equivalent
Windows : UPVC sliding shutters with provision for mosquito mesh shutter and enamel painted mild steel safety grill
Flooring : Vitrified tile flooring (2' x2')
Paint : Emulsion paint
Electrical : Branded modular switches TV , Telephone & AC point



ALL BEDROOMS

Door : 7 feet high wooden door Frame & Flush Door Shutter or Moulded Skin Panel Shutter with enamel paint finish on both faces
Windows : UPVC sliding shutters with provision for mosquito mesh shutter and enamel painted mild steel safety grill
Flooring : Vitrified tile flooring (2' x2')
Paint : Emulsion paint
Electrical : Branded modular switches. AC point in all bedrooms



UTILITY

Door : 7 feet high wooden door frame & flush door shutter or moulded skin Panel shutter with enamel paint finish on both faces
Flooring : Anti-skid ceramic tiles



SIT OUT

Door : 7 feet high wooden door frame & flush door shutter / moulded skin panel shutter with enamel paint finish on both sides
Flooring : Anti-skid ceramic tiles
Railing : SS railing with glass



BATHROOMS

Door : 7 feet high wooden door Frame & Flush Door Shutter or Moulded Skin Panel Shutter with enamel paint finish on both faces
Ventilators : UPVC / aluminium fixed louvers ventilators
Flooring : Anti-skid ceramic tiles
Wall dado : 6 feet height wall tiling
Electrical : Branded modular switches
Sanitary ware : CERA / Parryware / Hindware or equivalent branded sanitary fixtures
CP Fittings : CERA / Parryware / Hindware/ JAQUAR or equivalent branded CP fittings



KITCHEN

Windows : UPVC sliding shutters with provision for mosquito mesh shutter and enamel painted mild steel safety grill
Flooring : Vitrified tile flooring (2' x2')
Paint : Emulsion paint
Electrical : Branded modular switches
Sink : Single bowl stainless steel sink with drain board
Platform : Granite platform for kitchen counter top & 24" high wall dado



COMPOUND WALL FOR VILLAS

Backside of the Villa : 5 feet height compound wall
Front & sides of the Villa : No compound wall



SECURITY:

CC TV cameras at security gates and Exit Boom Barriers at the entry gateway for regulating access



INFRASTRUCTURE:

Sewage Treatment Plant, Rainwater Harvesting Facilities, 100% DG Power back-up for common area



PAVEMENT & ROADS:

9m roads will be concrete paved and other roads will be paved with interlocking paver block



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OUR PROJECTS



Alliance Group - Committed To Enriching You With Maximum Value

We are Alliance Group, a dynamic, focus-driven and goal-directed organisation that considers itself as a creator of lifestyles than just a builder of homes. We are led by the best, excited by the innovative and steered by values that build human relationships. Alliance is always looking to set milestones for itself and surpassing them quickly – not to prove a point to anyone, but for personal excellence. Headquartered in Bangalore but with operations in Chennai, Hyderabad and Mysore, Alliance takes pride in being an integral part of India's high growth real estate story. With 1.04 crore sq. ft.(10.4 million sq. ft. of projects worth \$1 billion under execution at different stages, Alliance is steering towards its vision of becoming a \$10 billion enterprise and the world's largest real estate development company by 2035. With an array of offerings that include integrated townships, uber luxury villas, shopping malls and multiplexes – Alliance is committed to its every project, right up to quality execution. So when you invest in Alliance, what you also get back is commitment, not just homes.



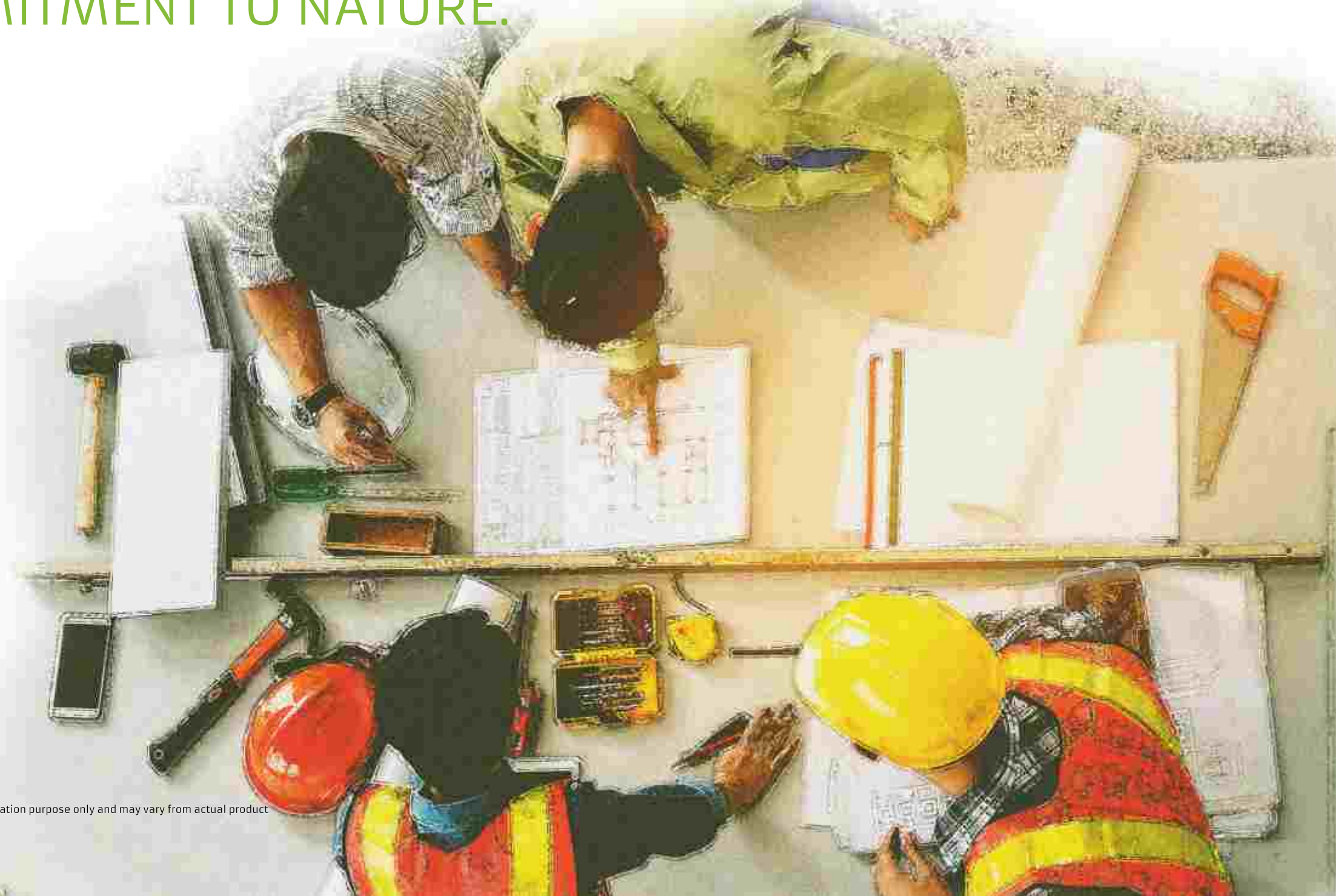
Urbanrise focuses on building homes with high quality and high value.

Founded in 2017 by a visionary team of energetic Real Estate Industry experts, URBANRISE is a brand of South India's acclaimed and financially strong Alliance Group. Our company is rapidly growing as we begin on a transformational journey to develop 50,000 homes in the affordable housing segment over the next 5 years.

We have a team of great people working together, each applying their expertise and knowledge to achieve the vision of the company. At urbanrise we manage risk and create genuine value for our customers.

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CREATED BY A TEAM THAT BRINGS TO YOU A COMMUNITY DESIGNED OUT OF PASSION & COMMITMENT TO NATURE.



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Lavanya & Shankar is one of the leading Chennai-based architecture organizations headed by a husband and wife duo of architects. Known for creating functionally efficient and aesthetically appealing architectural designs, the team partners with Alliance to develop projects that meet the growing residential demands in the modern urban settings.

A Manipal Institute of Technology Grad, Shankar; the Principle Architect, has to his credit the legacy of Mr.R.Sivaraman; one of the leading builders of Chennai. Lavanya; a Gold Medalist Architect, brings her expertise and ingenuity to the projects we offer. The team comprises a good mix of trained, talented and experienced professionals with proven credentials in architecture.

LAVANYA & SHANKAR
ARCHITECT



Somdev Nagesh; our Consulting Engineer is a chartered engineer and class 1 licensed surveyor of Chennai Corporation. With over 32 years of experience in the line, Somdev has engineered a range of residential and commercial developments in Chennai. From apartments to villas to malls to commercial and corporate structures, the works of Somdev continues do Chennai proud.

SOMDEV NAGESH
CONSULTING ENGINEER



Arul designs is one of the leading Engineering Consultancies In Chennai since 2012. A pioneer in MEP design, Arul partners with Alliance in electrical, electronic, water supply, water disposal, fire safety, building management system and vertical transportation systems. Arul represents over 33 years of international and national experience with reputed multinational corporate houses in design, contracting and project management domain.

ARUL DESIGNS
ENGINEERING CONSULTAT

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Tel: +91-44-4354 6999, Fax.: +91-44-4354 6888

BANGALORE | CHENNAI | HYDERABAD

www.alliancein.com | www.humminggardens.com

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