

**A connected  
life is a life of  
convenience.**

**G SQUARE**  
**Greenvalley** 

**DTCP VILLA PLOTS AT  
NALLAMPALAYAM**





## About us



Tamil Nadu's No. 1 real estate developer



Best luxurious plotted developer - G Square  
(Times Business Award - 2021)



Commitment to plot perfection by finding you the  
perfect plot in the perfect location, size and price



4000+ Happy customers



1000+ acres of land delivered so far



100% clear documentation & transactions



Operational across 6 Cities - Chennai, Bangalore,  
Ballari, Coimbatore, Trichy & Hosur





















## Stay connected with everyone, everywhere

Welcome to G Square Greenvalley. A world-class gated plot community, where you can build your own villa. Strategically located between Ganapathy and Koundampalayam, G Square Greenvalley is the hub for connectivity. With popular schools, colleges, malls and IT Parks nearby, convenience is something you will experience from day one. Ready to live a connected life? Connect with us, to start with.

### Salient Features

-  Villa plots in a gated plot community with 25 world-class amenities
-  Strategically located in Nallampalayam between Koundampalayam and Ganapathy
-  Plots ranging from 3 cents spread across a land extent of 3.92 acres
-  2 min from The Camford International School
-  3 min from Amrita Vidyalayam, Nallampalayam
-  5 min from Konganadu Arts & Science College
-  10 min from Prozone Mall
-  12 min from Kumaraguru College of Technology
-  15 min from KGiSL IT Park
-  5 years of free maintenance
-  24x7 CCTV surveillance
-  Ready-to-construct plot community
-  Perfect legal documentation
-  Well-laid blacktop internal roads with street lights
-  Post-purchase guidance for easy construction





# 40 Reasons to buy...

## Location

1. The only DTCP approved gated plot community project situated in Nallampalayam with 25 world-class amenities
2. Situated in a safe and secure neighborhood with huge development in short period of time.
3. 2 min from Camford International School, 3 mins from Amrita Vidyalayam Nallampalayam, 5 min from Koundampalayam Bus Stop, 7 min from Kongunadu College of Arts and Science College
4. Approach road width is 30 ft.
5. Public transport access nearby (3 min from Surya Hospital Bus Stop, 4 min from Siva Hospital Bus Stop and Koundampalayam bus stop is 5 min away)
6. Educational institutions like Amrita Vidyalayam, The Camford International School, Greenfields Matriculation School, etc. are near by
7. Close to hospitals like HS Hospital, Sathya Medical Centre & Hospital, Sree Abishek Hospital, The Balakrishnan Hospital, etc.
8. Entertainment avenues are in close proximity
9. Various religious centers of worship are also nearby

## Price

10. Aptly priced plots in Nallampalayam
11. Unapproved plots are sold at the same price whereas G Square Greenvalley is a DTCP approved plot community
12. People opting for apartments have to settle for 65% carpet area and 30% UDS, whereas, with G Square Greenvalley, you can now completely own your own villa and the land it is on at a more reasonable price.
13. Situated in a posh neighborhood for a reasonable price

## Features

14. 5 years of free maintenance
15. 24x7 CCTV security
16. State of the art infrastructure like black top roads and LED street lights
17. Ready-to-construct
18. Essential amenities like water, electricity, drainage, etc.
19. Expansive landscape
20. Potable bore water





# 40 Reasons to buy...

## Legalities

- 21. DTCP approved
- 22. RERA approved
- 23. Clear parent documents and titles
- 24. Free Patta after registration
- 25. Leading banks have approved the property
- 26. Legal advice offered by leading lawyers
- 27. Road gift deed is available
- 28. Free from mortgages

## Product

- 29. Only 85 deluxe residential plots spread over a 3.92 acre community at Nallampalayam with 25 world-class amenities
- 30. Residential plots from 3 cents.
- 31. Road width within the property is 30 ft.

## Post Purchase Guidance for Easy Construction

- 32. Villa design and elevation consultants
- 33. Vaasthu compliance experts
- 34. Floor planner to plan your space as per your requirement
- 35. Consultants who will help with all villa construction related approvals
- 36. Material procurement experts
- 37. Consultants who specialize in landscape designing and execution
- 38. The best interior designers who will also execute the same
- 39. Consultants to help buy home appliances for the best price
- 40. Teams that will organize and execute your Grahapravesham





Site Map - Phase 1



Area Statement  
PHASE-01

PLOT NO	AREA IN CENT	PLOT NO	AREA IN CENT
1	4.13	43	3.44
2	2.98	44	3.44
3	2.94	45	3.51
4	2.90	46	5.66
5	2.86	47	3.23
6	2.82	48	3.23
7	3.20	49	3.23
8	4.83	50	1.21
9	4.94	51	1.21
10	4.55	52	1.21
11	3.23	53	1.21
12	3.41	54	1.21
13	3.44	55	1.21
14	3.44	56	1.21
15	3.44	57	1.21
16	3.44	58	1.21
17	3.44	59	1.18
18	3.44	60	3.30
19	4.18	61	3.33
20	3.65	62	3.17
21	1.21	63	3.20
22	1.21	64	2.83
23	1.21	65	3.18
24	1.21	66	2.76
25	1.21	67	2.76
26	1.21	68	2.76
27	1.21	69	2.76
28	1.21	70	2.76
29	1.21	71	2.76
30	1.21	72	2.76
31	1.21	73	2.76
32	1.21	74	2.76
33	1.21	75	4.71
34	1.21	76	4.50
35	1.18	77	5.13
36	3.41	78	6.28
37	3.44	79	5.70
38	3.44	80	5.13
39	3.44	81	4.57
40	3.44	82	4.87
41	3.44	83	3.63
42	3.44	84	3.08
		85	3.33

Residential plots: 85 | Spread across: 3.92 acres





# G SQUARE Greenvalley



## LEGEND:

- 1- PARTY LAWN & SEATING
- 2- SENIOR INTERACTIVE ZONE
- 3- ALFERSCO AREA
- 4- LAUGHING AREA
- 5- BBQ SPACE
- 6- AEROBICS
- 7- OUTDOOR FITNESS
- 8- HIIT
- 9- CORE BODY WORKOUT ZONE
- 10- STONE BENCH SEATING
- 11- PEBBLE WALK
- 12- BASKETBALL POST
- 13- KIDS PLAY AREA
- 14- TODDLER ZONE
- 15- SPRING RIDER
- 16- KIDS CLIMBER
- 17- MUSHROOM STEPPING PODS
- 18- LOG BALANCE BEAM
- 19- BASKETBALL COURT
- 20- BADMINTON COURT
- 21- VOLLEYBALL COURT
- 22- TENNIS COURT
- 23- FUSTAL COURT
- 24- CRICKET NET PRACTICE
- 25- PATHWAY / JOGGING TRACK







Kids Play Area









## Multipurpose Sports Zone





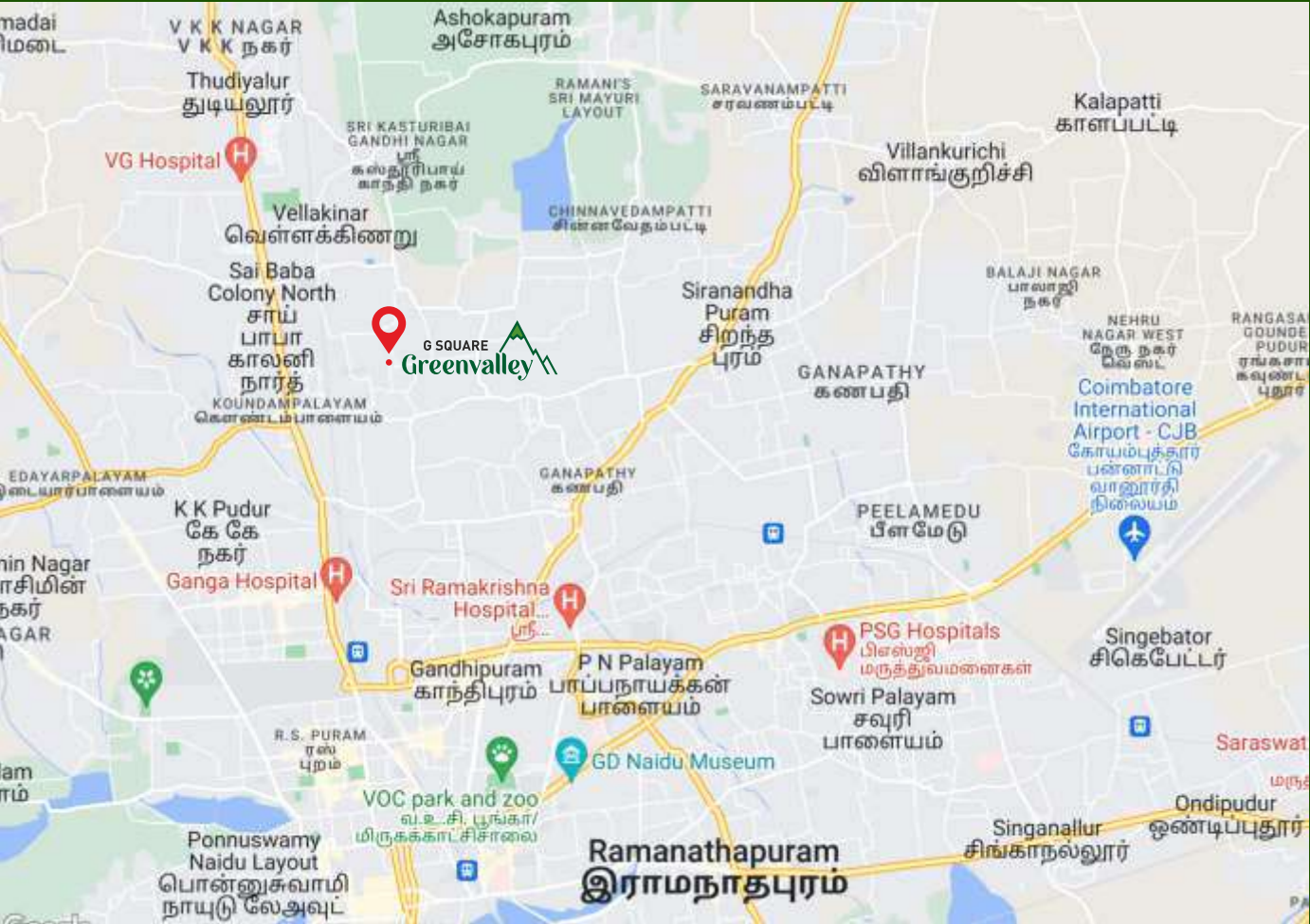








## Location Map



## PAYMENT TERMS

**10%** At the time of booking    **40%** 7 days from booking after legal verification

**50%** 15 days from booking for registration

## Location Advantages

### Schools

- The Camford International School – 2 min
- Amrita Vidyalayam, Nallampalayam – 3 min
- Greenfields Matriculation Higher Secondary – 6 min
- Banayan Nursery & Primary School – 8 min
- Infant Jesus Matriculation Higher Secondary School – 9 min
- Sangamam Matriculation School – 9 min
- Brindavan Vidhyalaya Matriculation Higher Secondary School – 10 min
- Ramasamy Matriculation School – 10 min
- Elsie Matriculation Hr Sec School – 11 min

### College

- Kongunadu College of Arts and Science – 7 min
- CMS College of Education – 9 min
- JAS College of Education – 10 min
- Hope College – 15 min
- St. Paul's College of Arts and Science – 20 min

### Restaurant

- Nellai Nalabagam – 3 min
- Sri Balaji Hotel – 4 min
- Biggie's – 4 min
- ChipMi Foods – 4 min
- Hotspot Restaurant – 6 min
- Yummy Restaurant – 9 min
- Kerala Kovai Kitchen – 9 min
- Olive Restaurant – 10 min

### Hospitals

- Mr. Universe Hospital – 5 min
- HS Hospital – 8 min
- Kalpana Medical Centre – 10 min
- Sathya medical Centre & Hospital – 12 min
- Sree Abishek Hospitals – 15 min
- Satya Medical Centre and Hospital – 12 min
- The Balakrishnan Hospital – 16 min

### Transit

- Surya Hospital Bus Stop – 3 min
- Siva Hospital Bus Stop – 4 min
- Koundampalayam Bus Stop – 5 min
- Coimbatore North Railway Station – 7 min
- Coimbatore Junction Railway Station – 10 min



# OUR HAPPY CUSTOMERS

## Ganika Jain

G Square Symphony



G Square Housing is the only real estate developer we trust. They have a great track record and always deliver on their promises. We are very happy with our new land and can't wait to start building our dream home.

## Rupashree Srinivasan

G Square Seawoods



I was extremely impressed by the attention to detail paid by G Square Housing. The plot location has been chosen perfectly near the beach. Best part was that there was no headache while buying the plot because of the support given by them.

## Muthu Ganesh

G Square Pristine



I happened to visit Pristine on my way to Bangalore - was bowled over by the lush green expanse! I made up my mind right then! The experience of completing the purchase with G Square Housing was unbelievably smooth! Looking forward to the day when I will finally stay here with the family!

## Abhishek Kumar

G Square Radial



G Square Housing is the best and No.1 land developer in South India. I bought 2 acres of land in Padur from them and the whole process was very hassle free. The company takes pride in having an absolutely clean slate by analysing every aspect and compliance. I am very happy with my purchase and would definitely recommend G Square Housing to anyone looking to buy land in Tamil Nadu.



## G SQUARE GROUP

**CORPORATE:** Flat No. 14, 3rd Floor, Harrington Apartment, No. 98, Harrington Road, Chennai - 600 031.

**REGISTERED:** Century Centre, No. 75, T.T.K. Road, Alwarpet, Chennai - 600 018.

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To refer this project to your friends and family,

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Disclaimer: Site plan and renders are subject to change