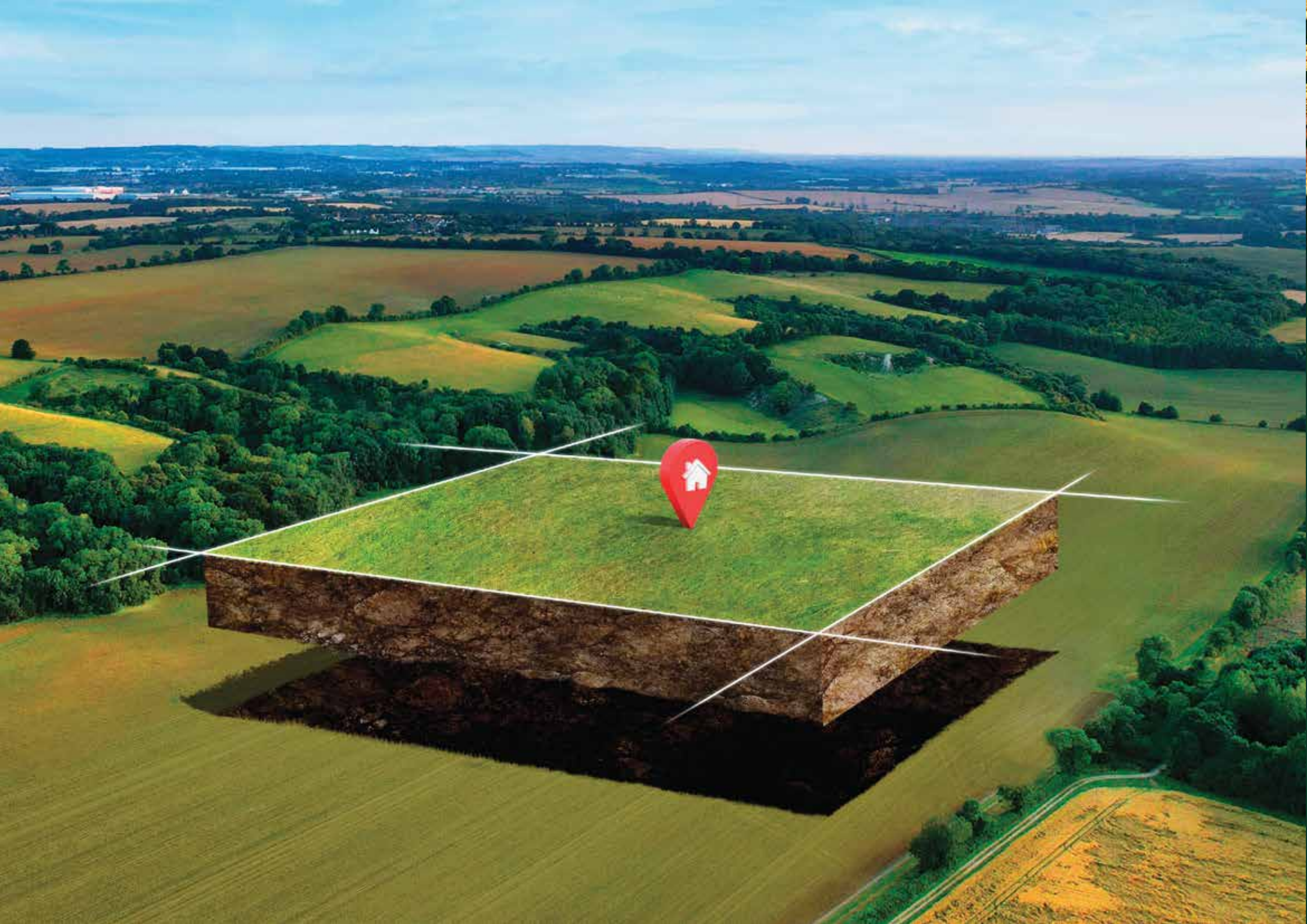




INVEST IN THE
GOODNESS OF NATURE
AND A LUXURIOUS
LIFESTYLE!

GSQUARE
DELTA
DTCP APPROVED VILLA PLOTS
BANG ON TRICHY - PUDUKKOTTAI
HIGHWAY



ABOUT **SQUARE** GROUP YOUR PLOT. YOUR HOME. YOUR WAY.



South India's largest plot promoter & Tamil Nadu's No.1 real estate developer



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



1000+ acres of land delivered so far



100% clear titles & transactions



Spread across 9 cities: Chennai, Coimbatore, Trichy, Bengaluru, Hosur, Ballari, Mysuru, Hyderabad & Pune



6000+ happy customers

AWARDS & RECOGNITION



Best Luxurious Plotted Developer



Best Luxurious Plotted Development - G Square BEACHWALK



Best Legal & Documentation Process



Excellence in Customer Satisfaction



The Best in Customer Satisfaction



The Best in Legal & Documentation Process





IN THE DIVINE TRICHY BUILD YOUR HOME OF LUXURY & SERENITY.....

Unveiling **G Square Delta**, Trichy's newest luxury villa plots designed for those who love to live luxurious in a calm and unspoilt location. G Square Delta is crafted for those who seek to build a quiet peaceful life in a modern busy city. A modern cozy life in the heart of a divine traditional city.

G Square Delta is a place where your comfort and convenience take centre stage. The well-developed luxury villa plots are located close to famous educational institutions, transport hubs and work zones. Being located in one of Trichy's fastest growing areas gives G Square Delta the advantage of excellent land appreciation making it an asset worth investing in.



SALIENT FEATURES



247 villa plots spread across 11.5 acres ranging from 507 sq.ft - 2649 sq.ft.



Bang on Trichy - Pudukottai bypass



Educational Institutions such as Bharathidasan University, IIM University & Anna University are in very close proximity



Direct Ring-road access to Thanjavur



Easy access to Anna Nagar IT Park. More like Zoho IT Park is in the pipeline



4 mins from SIPCOT Industrial hub



10 mins from upcoming Panjappur Bus Terminus



20+ world-class amenities



2 years of free maintenance



24x7 CCTV surveillance



Ready-to-construct villa plots



Perfect Legal Documentation



Well-laid blacktop internal roads with street lights



G Square Build Assist for the post-purchase guidance of easy villa construction

40 REASONS TO BUY **G SQUARE DELTA**

LOCATION:

1. The only gated plot community with 40+ world-class amenities, bang on Trichy-Pudukkottai Highway, Opp. IIM Trichy.
2. Just 247 villa plots spread across 11.5 acres ranging from 507 sq.ft - 2649 sq.ft. with direct ring road access to Thanjavur.
3. Easy access to Anna Nagar IT Park. More IT parks, like the Zoho IT Park are in the pipeline.
4. Premium land in a prime location with both essentials and transit connectivity available in close proximity.
5. Situated in a safe and secure neighbourhood.
6. Approach road width is 40 ft. wide.
7. Public transport access is nearby (Anna University bus stop is 1 min away)
8. Just 15 mins from upcoming Panjappar Bus Terminus.
9. Very close to educational institutions such as IIM Trichy, Bharathidasan University, Anna University, Sacred Hearts School, Alpha Cambridge International School etc.
10. Various religious centres of worship are also nearby.

PRICE:

11. Affordable plots with easy access and amazing connectivity to all the prime areas in the city.
12. Unapproved plots are sold at that price whereas G Square Delta is a DTCP approved plot.
13. Situated in a residential neighbourhood for a reasonable price.

FEATURES:

14. 2 years of free maintenance
15. 24x7 CCTV surveillance
16. State-of-the-art infrastructure like blacktop internal roads and LED street lights
17. Ready-to-construct
18. Essential amenities like water, electricity etc. can be easily obtained
19. Expansive landscape

LEGALITIES:

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

PRODUCT:

28. Only 247 villa plots spread across 11.5 acres ranging from 507 sq.ft - 2649 sq.ft. community consisting of residential spaces in a peaceful neighbourhood in the city.
29. Villa plot community in a fast appreciating neighbourhood
30. Residential plots ranging from 507 sq.ft - 2649 sq.ft.
31. Road width within the property is 40 ft.

BUILD ASSIST: A POST PURCHASE GUIDANCE PROGRAMME FOR EASY VILLA 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

PRESS RELEASES

Integrated Tiruchy terminus to be most sought-after transit hub

The new IBT is proposed to have a separate terminal for omnibuses, trucks and other vehicles and the markets, shops and various other facilities would also be made available. It would certainly change the face of Tiruchy, he added.



TIRUCHY: With the proposed and much awaited Integrated Bus Terminus (IBT) taking shape, Tiruchy City is poised to turn into a significant transit transportation hub in Tamil Nadu for geographically being at the centre of the state.

Since the city is well connected by road and highway leading to major destinations across the state, the passengers who prefer a break journey opt for Tiruchy for its proximity and adequate transport facilities.

Though the upcoming Panjappur IBT is around 10 km away from the present Central bus stand from where all the mofussil buses are being operated, the people express satisfaction with the preferred location which is at Madurai-Chennai bypass and has ring road connections to Pudukkottai, Karur, Thanjavur and Musiri, the entry points to the further stretch of Chennai, Rameswaram, Coimbatore, Nagapattinam and Salem.

DT NEXT - 1 AUG, 2022

Trichy IBT work likely to end by November

TIRUCHY: Trichy corporation has expedited the construction work for the ongoing integrated bus terminus (IBT) master complex comprising a truck terminal and a multi-utility centre at Panjapur. With around 30% of work completed, the civic body plans to open various facilities inside the upcoming transport hub on about 75 acres in a phased manner by November.

At the ongoing pace, the civic body said a significant part of civil work comprising the foundation, beams and columns for the bus terminus would be completed by April. As regards the truck terminal proposed on about 29 acres nearby, the corporation has completed the foundation work. While construction work was put on a fast-track mode, officials said they are also ensuring the quality of work at every phase.

WORK UNDER WAY			
Project	Work completion	Deadline	
Bus terminus	31%	Nov-23	
Multi-utility centre	31%	Nov-23	
Truck terminal	11%	Sep-23	

THE TIMES OF INDIA - 6 MARCH, 2023

Construction of integrated bus terminus at Panjappur gathers pace



Project Corporation has expedited the construction work of the integrated bus terminus (IBT) and the truck terminal at Panjappur in Tiruchy.

20 km from the city at a strategic location on the Panjappur Bypass, the IBT is a major project for the city. The project is being implemented by the Corporation. The IBT is a major project for the city. The project is being implemented by the Corporation. The IBT is a major project for the city. The project is being implemented by the Corporation.

THE HINDU - 22 MARCH, 2023

Expanded Tiruchy airport to be major export hub

Exports of perishables like vegetables, fruits, flowers have constituted 85 per cent of the total volume of cargo in Tiruchy International Airport. Kuwait, Singapore, Dubai, Male, Kuala Lumpur, Colombo are main export destinations. The remaining 15 per cent are non-perishable commodities.



TIRUCHY: Identified as one of the 75 districts capable of developing as an export hub by Union Ministry of Commerce and Industries and accredited as the first non-metro airport in South India in Customer satisfaction survey, the Tiruchy airport, would soon get a major boost for export.

Exports of perishables like vegetables, fruits, flowers have constituted 85 per cent of the total volume of cargo in Tiruchy International Airport. Kuwait, Singapore, Dubai, Male, Kuala Lumpur, Colombo are main export destinations. The remaining 15 per cent are non-perishable commodities. Though Tiruchy cargo terminal is noted for handling high volume of perishables, currently, the volume of export of non-perishables is going up. The Union Ministry of Commerce and Industries has a clear road map to develop Tiruchy as one of the export hubs.

DT NEXT - 11 JUL, 2022

G SQUARE DELTA SITE PLAN



AREA STATEMENT

S. NO.		AREA (SQ. METERS)		TOTAL AREA (SQ. METERS)	
1	2	3	4	5	6
1	1000	1000	1000	1000	1000
2	1000	1000	1000	1000	1000
3	1000	1000	1000	1000	1000
4	1000	1000	1000	1000	1000
5	1000	1000	1000	1000	1000
6	1000	1000	1000	1000	1000
7	1000	1000	1000	1000	1000
8	1000	1000	1000	1000	1000
9	1000	1000	1000	1000	1000
10	1000	1000	1000	1000	1000
11	1000	1000	1000	1000	1000
12	1000	1000	1000	1000	1000
13	1000	1000	1000	1000	1000
14	1000	1000	1000	1000	1000
15	1000	1000	1000	1000	1000
16	1000	1000	1000	1000	1000
17	1000	1000	1000	1000	1000
18	1000	1000	1000	1000	1000
19	1000	1000	1000	1000	1000
20	1000	1000	1000	1000	1000
21	1000	1000	1000	1000	1000
22	1000	1000	1000	1000	1000
23	1000	1000	1000	1000	1000
24	1000	1000	1000	1000	1000
25	1000	1000	1000	1000	1000
26	1000	1000	1000	1000	1000
27	1000	1000	1000	1000	1000
28	1000	1000	1000	1000	1000
29	1000	1000	1000	1000	1000
30	1000	1000	1000	1000	1000
31	1000	1000	1000	1000	1000
32	1000	1000	1000	1000	1000
33	1000	1000	1000	1000	1000
34	1000	1000	1000	1000	1000
35	1000	1000	1000	1000	1000
36	1000	1000	1000	1000	1000
37	1000	1000	1000	1000	1000
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39	1000	1000	1000	1000	1000
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93	1000	1000	1000	1000	1000
94	1000	1000	1000	1000	1000
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96	1000	1000	1000	1000	1000
97	1000	1000	1000	1000	1000
98	1000	1000	1000	1000	1000
99	1000	1000	1000	1000	1000
100	1000	1000	1000	1000	1000

PARK PLAN PARK - 1



PARK - 2



OUTDOOR GYM











TODDLERS ZONE

LOCATION MAP



PAYMENT TERMS

- ₹1L At the time of booking
- 10% Balance within 7 days from the date of booking
- 40% Within 10 days from the date of booking
- 50% With 15 days from the date of booking or registration of UDS, whichever is earlier

LOCATION ADVANTAGES

Schools:

- Renaissance Malarchi Special School - 3 mins
- St. Gregorios Matriculation Higher Secondary School - 4 mins
- Sacred Heart School CBSE - 5 mins
- OFT High School - 7 mins
- Wisdom Wealth International School - 8 mins
- SBIOA Matriculation & Higher Secondary School - 8 mins
- ABBOT Marcel RC Higher Secondary School - 8 mins
- VVJM School - 9 mins
- Kendriya Vidyalaya No.2 HAPP - 9 mins
- BVM Global School - 10 mins
- Kendriya Vidyalaya No.1 - 11 mins
- St. George Higher Secondary School - 12 mins
- Orchard School - 12 mins
- Alpha Cambridge International School - 14 mins
- Good Shepherd Matriculation Higher Secondary School - 18 mins
- BHEL Matriculation Higher Secondary School - 20 mins
- Chellammal Matriculation Higher Secondary School - 25 mins
- Montfort School - 30 mins
- Tiruchy Public School - 30 mins

Colleges:

- Bharathidasan School of Management (BSM) Bharathidasan University - 1 min
- Indian Institute of Management Tiruchirappalli (IIM-Tiruchirappalli) - 1 min
- Anna University RO Tiruchirappalli - 1 min
- Pavendar Bharathidasan College of Engineering & Technology - 2 mins
- Mookambigai College of Engineering - 6 mins
- Srinivasa Polytechnic College - 7 mins
- M.I.E.T. Engineering College - 9 mins
- Periyar E.V.R. College - 12 mins
- Aiman College of Arts & Science for Women - 14 mins
- Jamal Mohamed College of Teacher Education - 15 mins
- Jamia Anwarul Uloom Arabic College - 15 mins
- Saranathan College of Engineering - 15 mins
- Indra Ganesan College of Education - 20 mins
- Christhuraj College of Arts and Science - 20 mins
- National College - 20 mins
- Oxford College of Education - 20 mins
- Cauvery College for Women - 20 mins
- Oxford Engineering College - 20 mins
- Holy Cross College - 22 mins
- Bishop Heber College - 24 mins
- CARE College of Engineering - 26 mins

Hospitals:

- Kauvery Hospital - Cantonment - 18 mins
 - Apollo Speciality Hospitals - 18 mins
 - Child Jesus Hospital - 19 mins
 - Trichy Medical Center & Hospitals - 20 mins
 - GVN Hospital (P) Ltd - 20 mins
 - Kauvery Hospital - Tennur - 20 mins
 - CSI Mission General Hospital - 20 mins
 - Maruti Hospital - 20 mins
 - Cethar Hospitals - 20 mins
 - Rana Hospital - 22 mins
 - ABC Hospital (Assured Best Care Hospital) - 23 mins
 - Deepan Hospital - 23 mins
 - Apollo Clinic - 23 mins
 - SMS Hospital - 23 mins
 - M.S Hospital - 24 mins
 - Dr. G. Viswanathan Speciality Hospitals - 25 mins
- ## Restaurants:
- Nila virunthu - 1 min
 - Waves Restaurant - 2 mins
 - Vivi Chris Pure Veg Restaurant - 3 mins
 - Hotel Udhayas - 3 mins
 - J Garden Restaurant - 6 mins
 - Suvai Biryani Center - 12 mins

- Raagam Garden Restaurant - 14 mins
- Banana Leaf - 15 mins
- Al Arab Mandhi Biryani Restaurant - 15 mins
- Aswin's Veg Restaurant - 16 mins
- Ammikal Restaurant - 18 mins
- Shikara Restaurant - 20 mins
- Shahila Restaurant - 20 mins
- Naina's Restaurant - 20 mins
- The Grill Theory - 21 mins
- Amutham Restaurant - 23 mins

Transit

- IIM Trichy Bus stand - 1 min
- Mandaiyur Bus stand - 1 min
- Bharathidasan University Bus stop - 1 min
- Autt To Keeranur Bus stop - 1 min
- Sooriyur Bus stop - 3 mins
- Keelapatti Bus stand - 4 mins
- Trichy International Airport - 7 mins
- Anna Nagar Bus stop - 7 mins

HAPPY OWNERS OF G SQUARE PLOTS

“

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 headaches while buying the plot because of the support given by them.

”

Get your friends
as your neighbours
and get rewarded
too!

Get exciting rewards
for each referral.



To refer: 89393 40002 or
referral@gsquarehousing.com



G SQUARE GROUP

CORPORATE: Flat No. 14, 3rd Floor, Harrington Apartment, No. 98, Harrington Road, Chennai - 600 031
CORPORATE OFFICE: Menon Eternity, 8th Floor, 1st Main Rd, Austin Nagar, Alwarpet, Chennai, Tamil Nadu - 600 028
TRICHY : 3rd Floor, Tabs Complex, 41, Bharathidasan Salai, Cantonment, Trichy Cantonment, Trichy - 620 001

For more details: 89394 10004 | www.gsquarehousing.com

Disclaimer: The park renders are an artistic representation of the proposed amenities and are subject to change as per the actual site.
The amenities list in the agreement can be considered as final.