

VGN STAFFORD COMMERCIAL SPACE PROPOSAL

**VGN
STAFFORD**
Because, you deserve a better life.
HOMES NEAR AMBATTUR



COMMERCIAL BLOCK ENTRANCE



ABOUT VGN

Established in the year 1942, VGN has successfully carved a niche for itself in the ever-dynamic real estate industry over the last 77 years. An ISO 9001:2008 certified company, VGN is known as much for its beautiful, world-class homes as it is for following best practices in the industry, being an Integrated Management System (IMS) certified company by Lloyd's Register.

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.

ABOUT STAFFORD

VGN Stafford is situated at Thirumullaivoyal , close to **Ambattur** which is a fast developing residential neighborhood of Chennai and well connected by both rail and road to other parts of Chennai. There is a huge growth in the population of this area as the people living in the city are migrating towards the surrounding areas. The project is located close to the railway station , bus terminus. Of late , the area has seen a huge surge in retail , entertainment and IT parks in the vicinity

VGN Stafford sprawls across 20 acres comprising of 1286 Premium 1, 2 and 3 BHK Apartments on stilt +4 Floors.

**Over 1286 Happy Families
Living Here in Gated Community**

TOTAL PROJECT OVERVIEW

Total Land Area	:	20 Acres
Total No of Units	:	1286 units
Total No of Residents	:	5144 Members
Total Area	:	2983 sq.ft
Interiors	:	Semi Furnished

COMMERCIAL SPACE SUITABLE FOR

***Commercial Space can be
Customised as per the Requirement**

(Size ranging from 1752 TO 2983 sq.ft)

— **Banks**



— **Dance Academy**



— **Study Centre**



— **Warehouse**



LOCATION ADVANTAGES

Just 9Kms from Anna Nagar

Close to Bhat's Eye Hospital

Close to Vivekanada School

Near TCS IT firm

Close to St. Peters College

Near to Police Academy

Close to Jaya & Veltech College

Near to All India Radio

AMENITIES

Gymnasium / Swimming pool

Movie Theater

Multipurpose Hall / Party Hall

Aerobics / Yoga

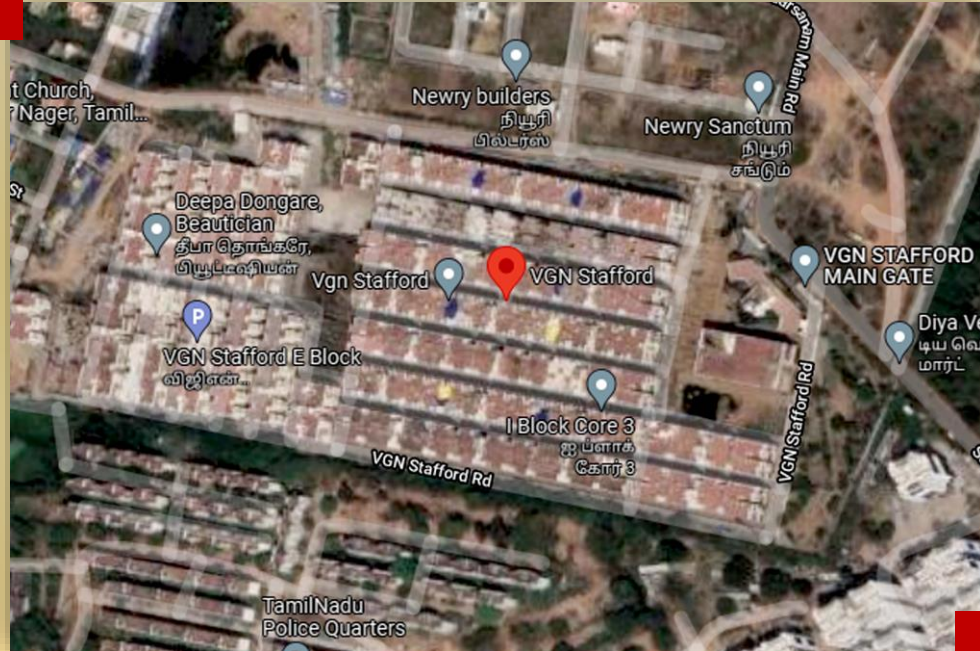
Shuttle Court

Table Tennis / Squash

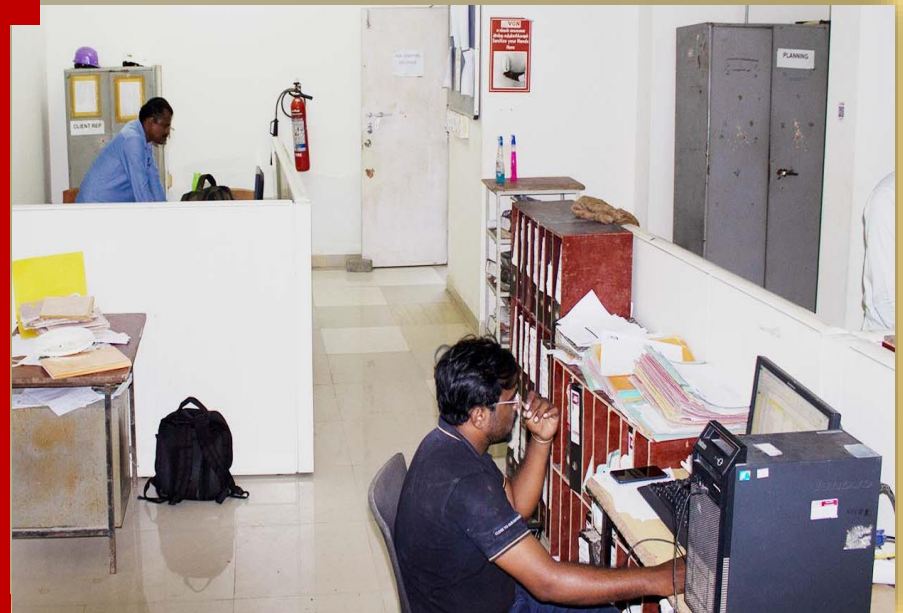
Kids Play Room / Dance

Indoor Games – Chess, Carom

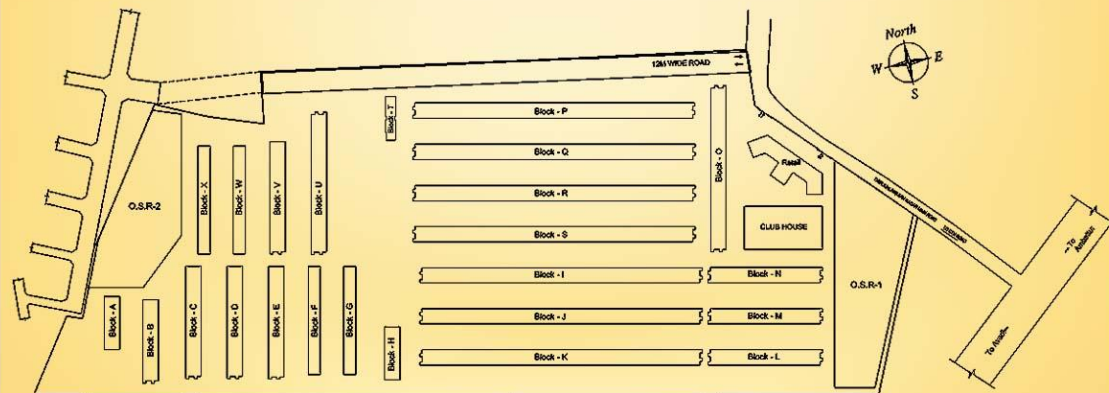
SATELLITE VIEW OF ACTUAL SITE



RETAIL INTERIORS



STAFFORD LAYOUT



SITE PLAN

(Plan not to scale. Only indicative.)

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