

Presents

Sai Empire QUBE



Apartments



Discover Your Perfect Dream House



- Great Location
- Good Quality
- Peaceful Living

HOME

@ GUDUVANCHERI

DTCP and RERA Approved Project

Project Funded By :

RERA Approval No :
TN/35/Building/0481/2024



www.valureality.com

valureality@gmail.com

Access Sai Empire QUBE

AMENITIES at EASE



Children Play Area



Generator Power Backup



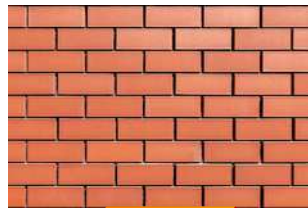
2 separate lift



Gated Community



Covered Car Parking



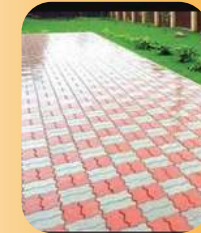
RED BRICK Construction



Security



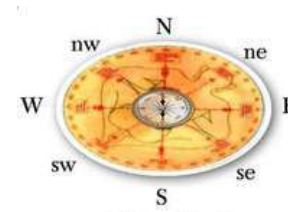
CCTV Surveillance



Paver Block Roads



GYM



Vastu Compliant



Structural Design



Rain Water Harvesting



Copious water



LED Street Lights



Landscaping



Smart Home



Spacious Bedrooms



Lavish Bathrooms

64 Residential Units comprising 1BHK, 2BHK and 3 BHK Apartments ranging From 531 Sq.Ft to 1226 Sq.ft crafted for a premium home design. we have designed your dream home with abundant Lighting, Air Ventilation and perfectly crafted to use every inch of your Floor area.

1ST FLOOR 13 UNITS - A 101 to A 113

3rd FLOOR 13 UNITS - A301 to A 313

2nd FLOOR 13 UNITS - A201 to A 213

4th FLOOR 13 UNITS - A401 to A 413



Road

Access Sai Empire QUBE

64 Residential Units comprising 1BHK, 2BHK and 3 BHK Apartments ranging From 531 Sq.Ft to 1226 Sq.ft crafted for a premium home design. we have designed your dream home with abundant Lighting, Air Ventilation and perfectly crafted to use every inch of your Floor area.

5th FLOOR 12 UNITS - A501 to A 512



Road

Access Sai Empire QUBE



AREA = 954 SQFT - 2 BHK APARTMENTS

FLAT Nos. 101, 201, 301, 401, 501

FACING - NORTH



2-BHK



954
Square Feet



AREA = 1169 SQFT - 3 BHK APARTMENTS

FLAT Nos. 102, 202, 302, 402

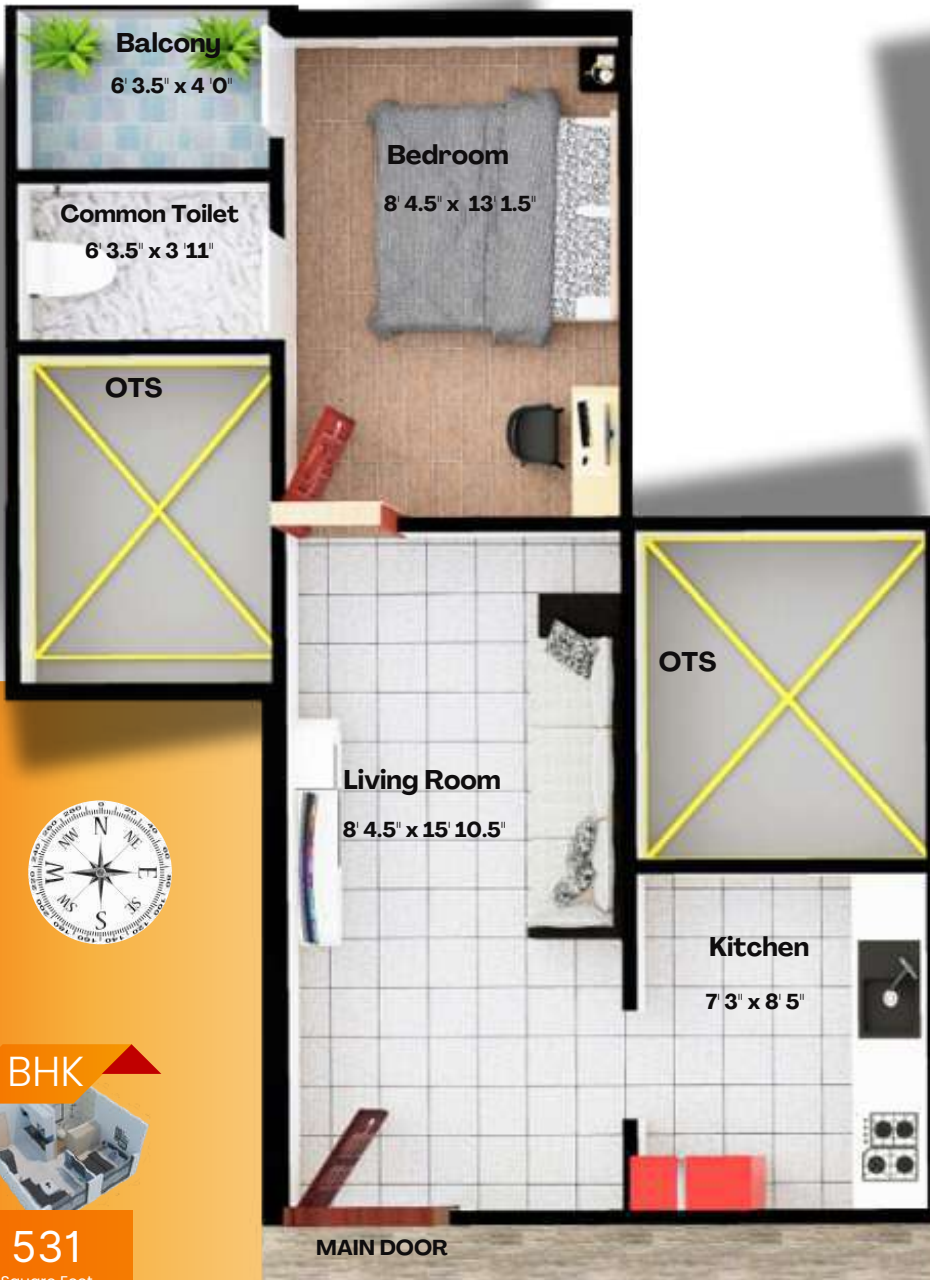
FACING - SOUTH

3-BHK



1169





1 BHK



531

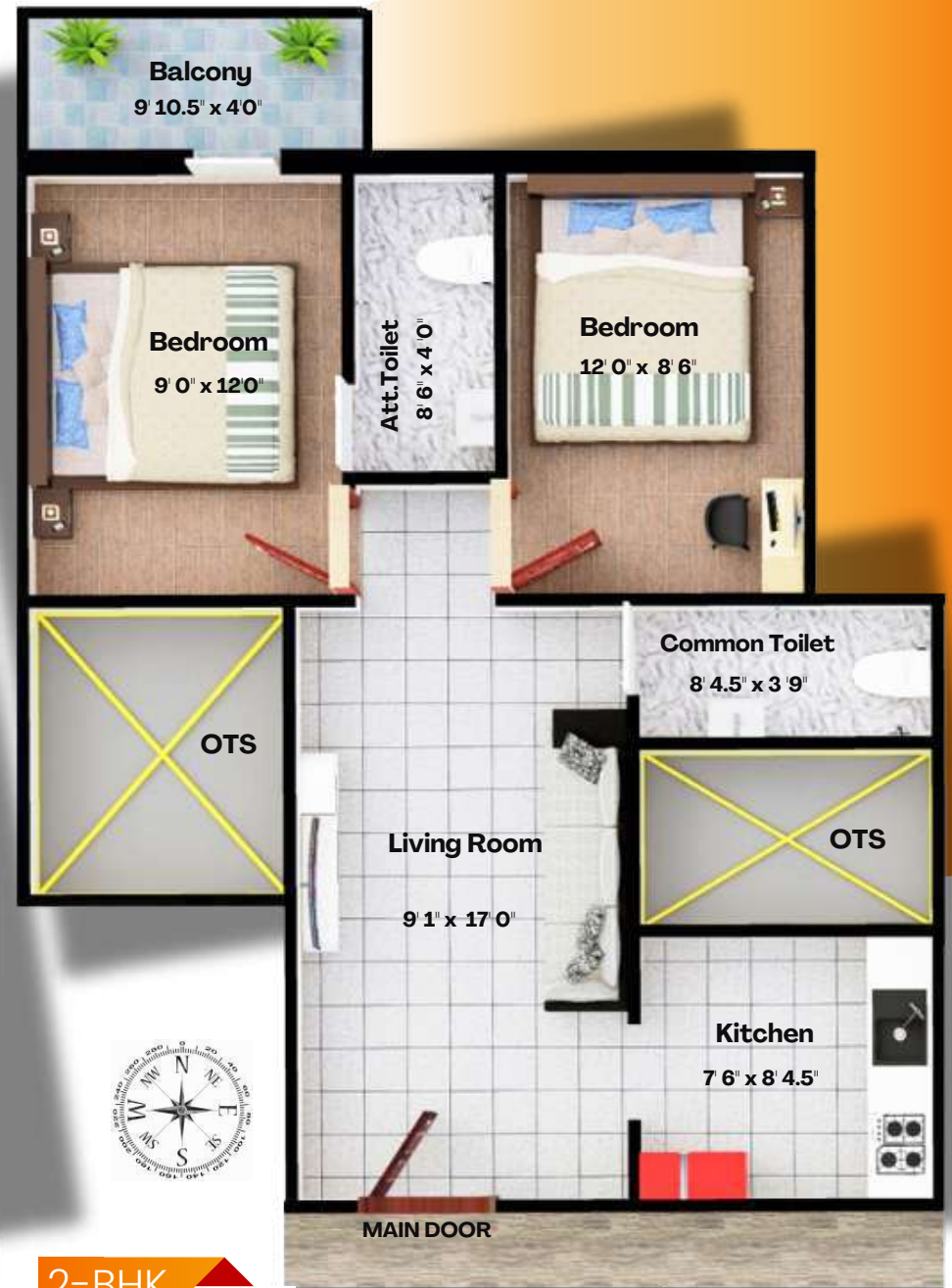
Square Feet

AREA = 531 SQFT - 1 BHK APARTMENTS

FLAT Nos. 103, 203, 303, 403, 502

FACING - SOUTH

WITHOUT CAR PARKING



2-BHK



849

Square Feet

AREA = 849 SQFT - 2 BHK APARTMENTS

FLAT Nos. 104, 204, 304, 404, 503

FACING - SOUTH





2-BHK



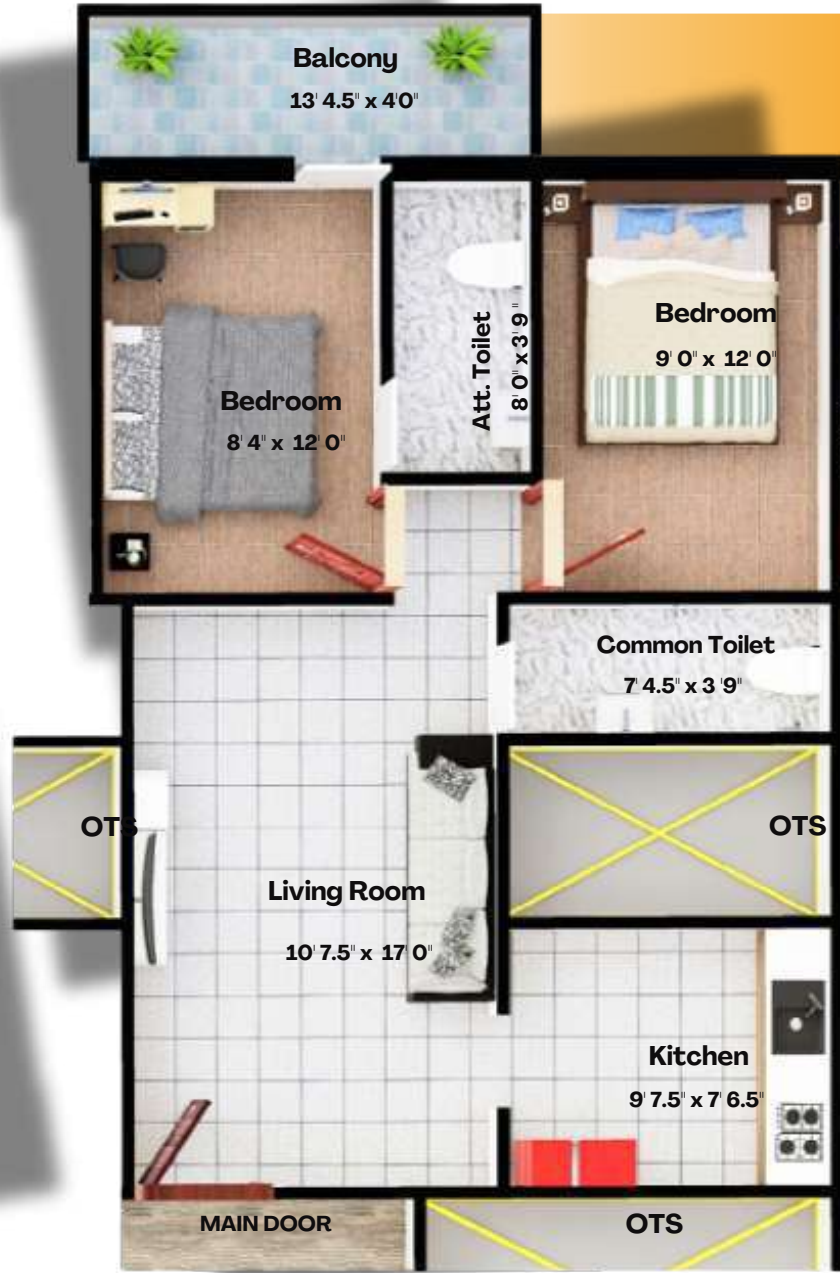
873

Square Feet

AREA = 873 SQFT - 2 BHK APARTMENTS

FLAT Nos. 105, 205, 305, 405, 504

FACING - SOUTH



2-BHK



904

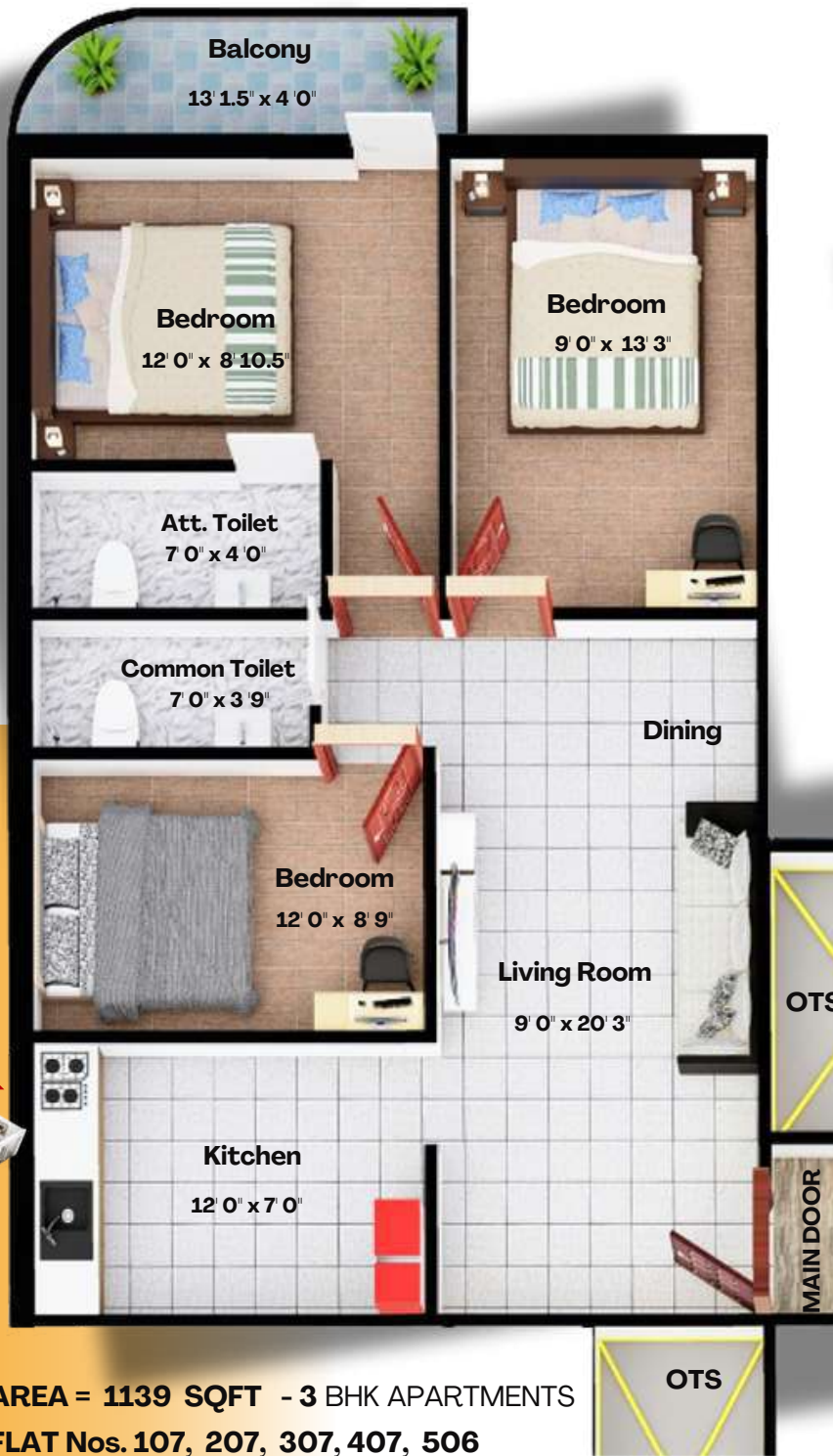
Square Feet

AREA = 904 SQFT - 2 BHK APARTMENTS

FLAT Nos. 106, 206, 306, 406, 505

FACING - SOUTH





3-BHK

1139
Square Feet

AREA = 1139 SQFT - 3 BHK APARTMENTS
 FLAT Nos. 107, 207, 307, 407, 506
 FACING - SOUTH



2-BHK



780
Square Feet

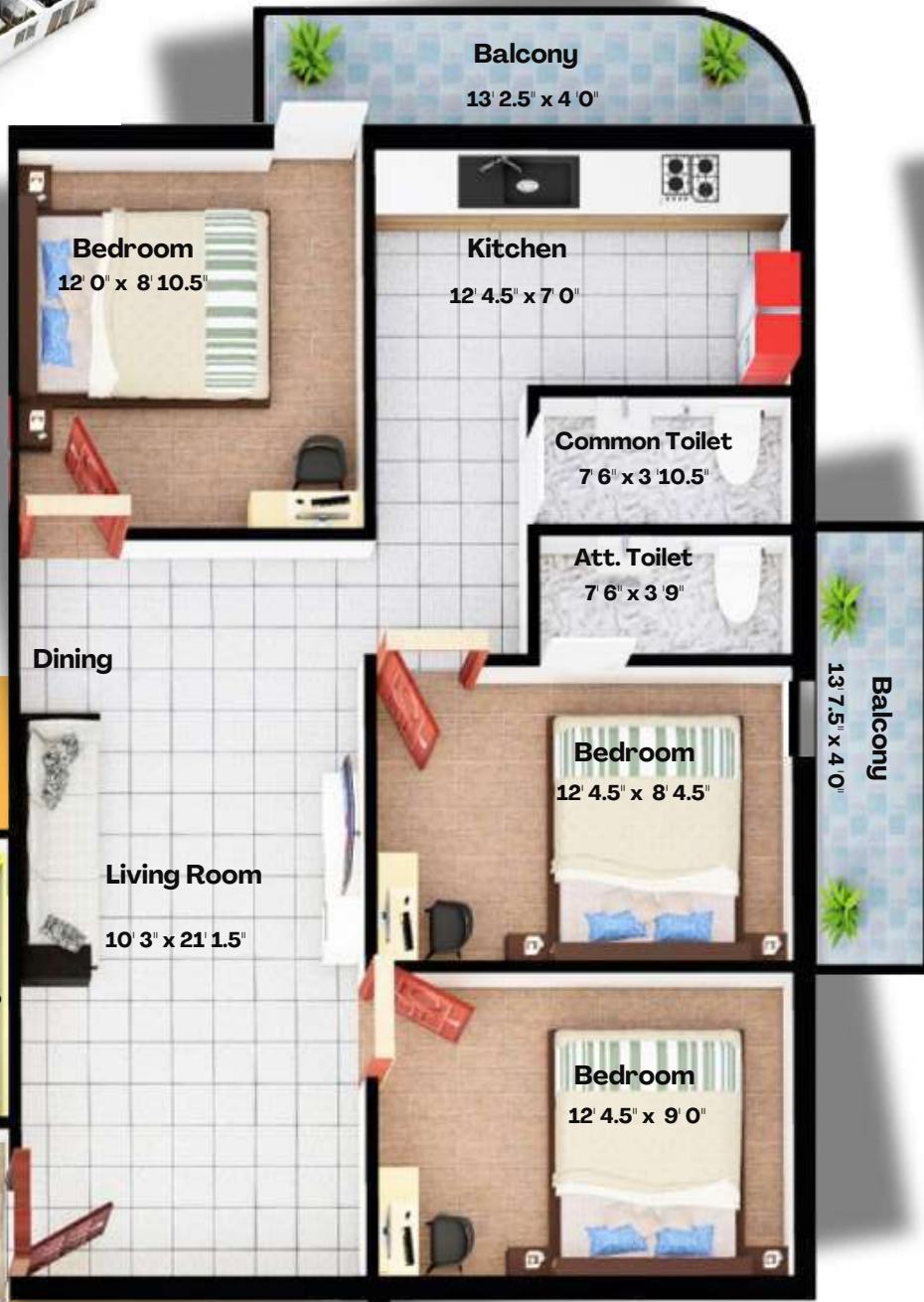
AREA = 780 SQFT - 2 BHK APARTMENTS
 FLAT Nos. 108, 208, 308, 408, 507
 FACING - WEST
 WITHOUT COVERED CAR PARKING

3-BHK



1226

Square Feet



AREA = 1226 SQFT - 3 BHK APARTMENTS
 FLAT Nos. 109, 209, 309, 409, 508
 FACING - NORTH



AREA = 647 SQFT - 1 BHK APARTMENTS
 FLAT Nos. 110, 210, 310, 410, 509
 FACING - NORTH
 WITHOUT CAR PARKING

1 BHK



647

Square Feet





2-BHK

AREA = 828 SQFT - 2 BHK APARTMENTS
FLAT Nos. 111, 211, 311, 411, 510
 FACING - NORTH

828
Square Feet



2-BHK

AREA = 909 SQFT - 2 BHK APARTMENTS
FLAT Nos. 112, 212, 312, 412, 511
 FACING - NORTH

909
Square Feet

Access Sai Empire QUBE

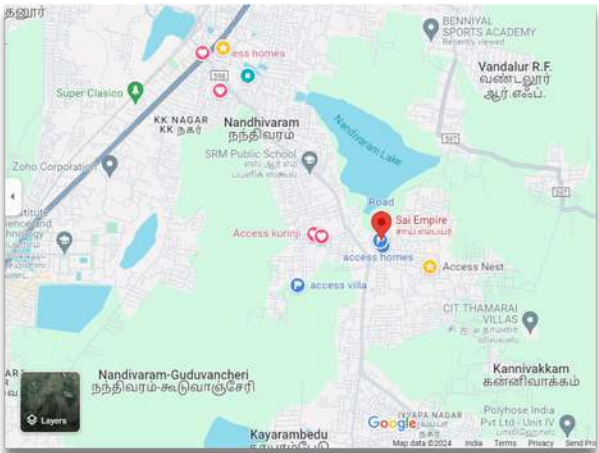


2-BHK

989
Square Feet



Home Location on Google Maps



AREA = 989 SQFT - 2 BHK APARTMENTS
FLAT Nos. 113, 213, 313, 413, 512
 FACING - NORTH



Building Specifications :

We use all Branded and Premium Products to build your Dream Home :

- Architect and Structural Engineer Design and Built by Engineers as per vastu.
- UltraTech/Ramco Cement and Isteel/ARS used to build a stronger structure.
- RedBricks of premium quality used for 9" & 4.5" walls.
- Main Doors and Main Door Frames of Teak Wood.
- Windows made of Branded UPVC Sliding Shutters with MS Grill for Safety.
- 2' X 4' Premium Vitrified Floor Tiles and 12x24 " Digital Wall Tiles for bathroom wall upto 7ft and kitchen wall upto 3ft.
- Bathrooms treated with waterproofing and fitted with wall mixer with overhead shower, CP fittings and closets (of parryware ,soman Etc..) Exhaust Fan Provision and heater Piont for individual Bathrooms.
- One Washbasin of reputed make (parryware Etc..) will be provided.
- Bedrooms Provided with 1 Loft 1Cupboard and A/c Provision.
- Kitchen provided with 1 Loft, 1 Cupboard and Kitchen Top has Bull Nose Granite counter with stainless steel sink , 'J' Tap and Digital Wall Tiles. Provision for Chimney, Exhaust Fan and Aqua Purifier installation will be provided.
- All internal Walls treated with Birla/JK wall putty, 1 coat Primer and painted with 2 coats Interior Emulsion.
- External walls treated with cem and painted with 2 coats Exterior Emulsion.
- Best Quality Anchor ISI wiring through PVC conduits concealed walls and stylish switches.
- Plumbing using Ashirvad or Equalant Brand PVC and CPVC (all concealed pipes).





Good Quality

Quality uncompromised policy of our Team, we do put quality first and that makes your dream home a reality with our state of the art technology and workmanship bundled. Quality means doing it right when no one is looking at it to build your dream home come into reality.



Living together in peace is all about accepting differences and having the ability to listen to, recognize, respect and appreciate others, as well as living in a peaceful and united way is our gated Community



Great Location



Located in the close proximity to supermarkets, Velammal, SRM and other CBSE Schools, Hospitals, IT companies, Mahindra world City, Zoho Corp and other MNC companies. Near to Oragadam Automotive Industrial Corridor and Mainly just a few miles away from the newly formed Kilambakkam bus terminus and Guduvancheri Railway Station and GST Road.

Site Address :

Access Sai Empire QUBE

S.Nos.348/6,350/3A,3B1A,B1B&42,
Sai Empire, Karanaipuducheri Village, Guduvancheri

(opposite to Velammal school Off. Nellikuppam Road)

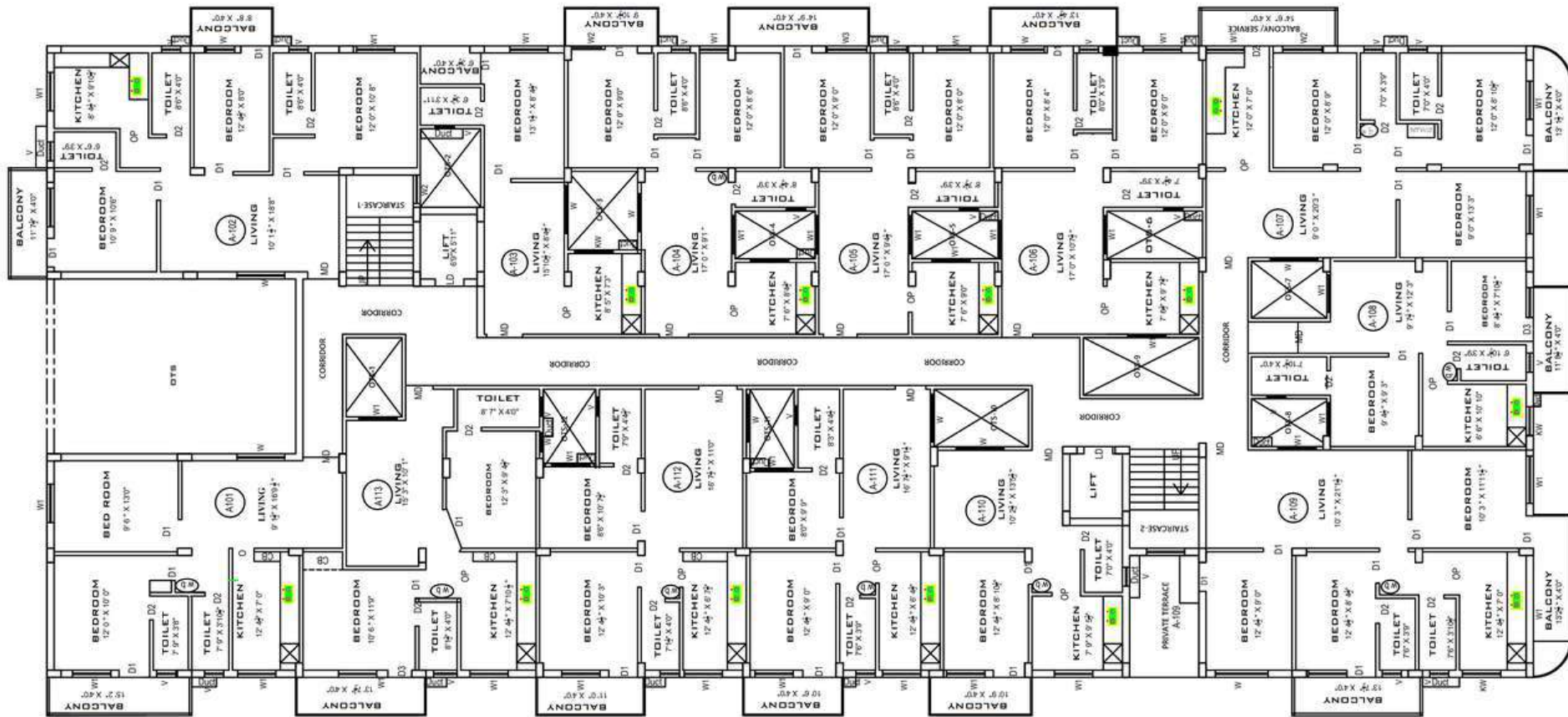


Peaceful Living



Access Sai Empire QUBE

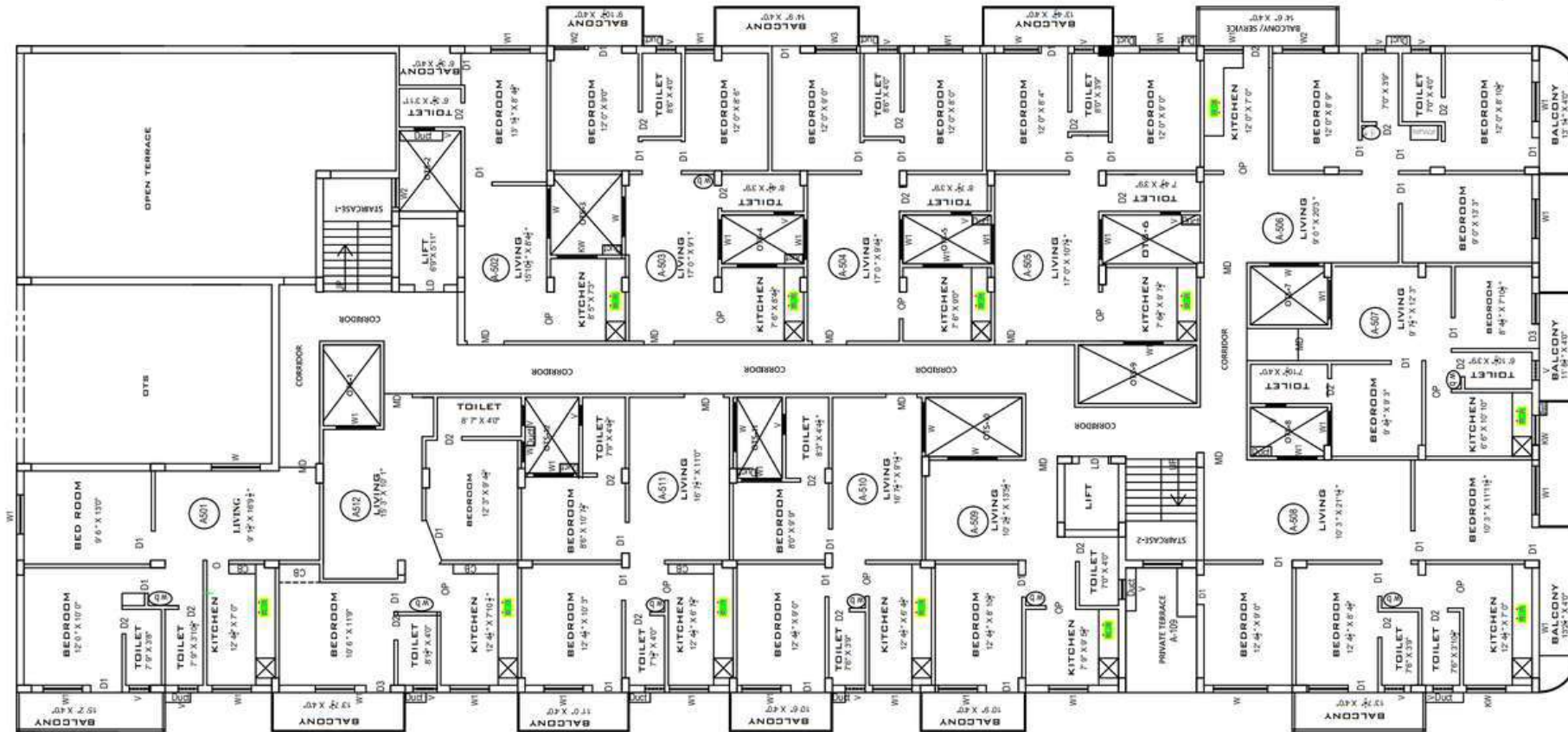
TYPICAL FLOOR PLAN FOR 1ST TO 4TH FLOOR



ROAD

Access Sai Empire QUBE

FLOOR PLAN FOR 5TH FLOOR



ACCESS SAI EMPIRE HOMES PVT LTD

“Building Ur Dream”

- Great Location
- Good Quality
- Peaceful Living

HOME

@ GUDUVANCHERI

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Sai Empire

QUBE

