

THE KALAKKAL FIRST HOME





FIRST HOME. **SECOND TO NONE.**

Designed to delight every first home buyer, Doshi FirstNest is a 2.5-acre residential enclave that has everything one wishes from a top class home. It's awesomely located, thoughtfully designed, comfortably sized, generously embellished with amenities, with the best of specifications and quality from a reputed builder. Doshi FirstNest is the perfect ode to your quest for a fabulous first abode.





IN A LOCATION THAT WILL MAKE YOU **SMILE**

FirstNest is nestled in the very serene confines of Thirumudivakkam, a fast developing suburb with close proximity to Chromepet and Pallavaram. The growth of Thirumudivakkam is expected to soar given its proximity to the Outer Ring Road (ORR) and easy access to GST road. Blessed with quick access to SEZs, schools, colleges, shopping complexes, restaurants, hospitals, theaters and temples, Thirumudivakkam is one of the hotspots of the future.



EASILY ACCESSIBLE

NOT TO SCALE





OFFERING ROAD REACH THAT'S PURE JOY.

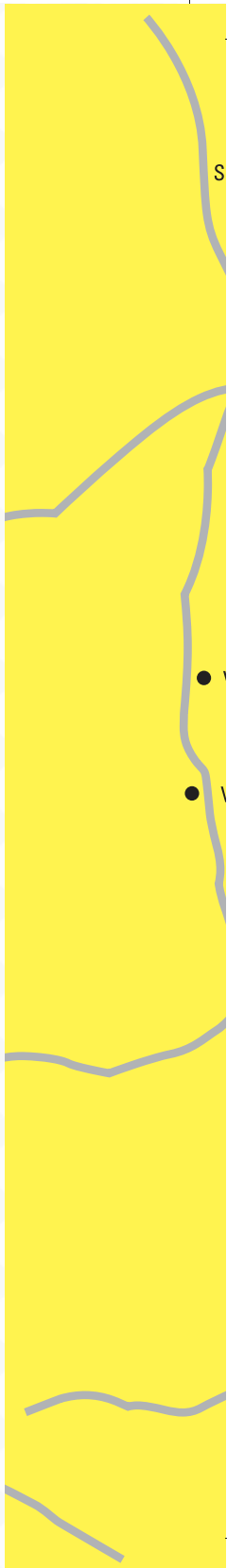
The beauty of FirstNest is that it's just minutes away from the Outer Ring Road (ORR). This 62-km long gateway can connect you to 4 national highways namely, Chennai - Tirupati, Chennai - Kolkatta, Chennai - Bangalore Highway and more importantly, the GST Road. The multiple exits along ORR ensure that you remain linked to the city and beyond. The 400-foot-wide road with 6 lanes and 2 service lanes has spaces reserved for a future Mass Rapid Transist System (MRTS), malls, hotels, hospitals commercial complexes and parks.





GRAND SCHEME OF THINGS TO COME.

The GST is one of the arterial roads of Chennai. Connecting to the rest of Tamilnadu and running all the way till Nagapattinam, GST road is the gateway to South Chennai. Being a significant route that offers you road, rail and even air connectivity, it is the SEZ corridor of Chennai with MEPZ, Shriram Gateway, Estancia & Mahindra World City. As a result, the GST road has become a remarkable hotspot for real estate investment. Just minutes away from this bustling road, FirstNest enjoys a peaceful lush green address.





MADRAS MOTOR RACE TRACK
SRI VENKATESWARA COLLEGE OF ENGINEERING

CHENNAI INTERNATIONAL AIRPORT

KATHIPARA JUNCTION

SRIPERUMBUDUR

THIRUMUDIVAKKAM

PALLAVARAM

KATRABAKKAM

PONDS SIGNAL

EMBASSY TECHZONE

ANAKAPUTHUR

DOSHI FIRSTNEST

CHROME PET

THORAIPAKKAM

PALAVAKKAM

MEPZ

PALLIKARANAI

VALLAM

MANIMANGALAM

TAMBARAM

MEDAVAKKAM

RISINGTON KARAPAKKAM

VALLAKOTTAI

PADAPAI

PERUNGALATHUR

Doshi Wellspring SELAIYUR

SHRIRAM SEZ

SHOLINGANALLUR

URAPPAKKAM

VANDALUR

SHOLINGANALLUR

MAYAJAAL MULTIPLEX

VAIPOOR

SALAMANGALAM

VANDALUR KELAMBAKKAM ROAD

KANDIGAI

NAVALUR

MGM DIZZEE WORLD

ORAGADAM

GUDUVANCHERY

ESTANCIA SEZ

SIRUSERI

KATTANKULATHUR

MARAIMALAI NAGAR

SINGAPERUMAL KOIL

MAHINDRA WORLD CITY

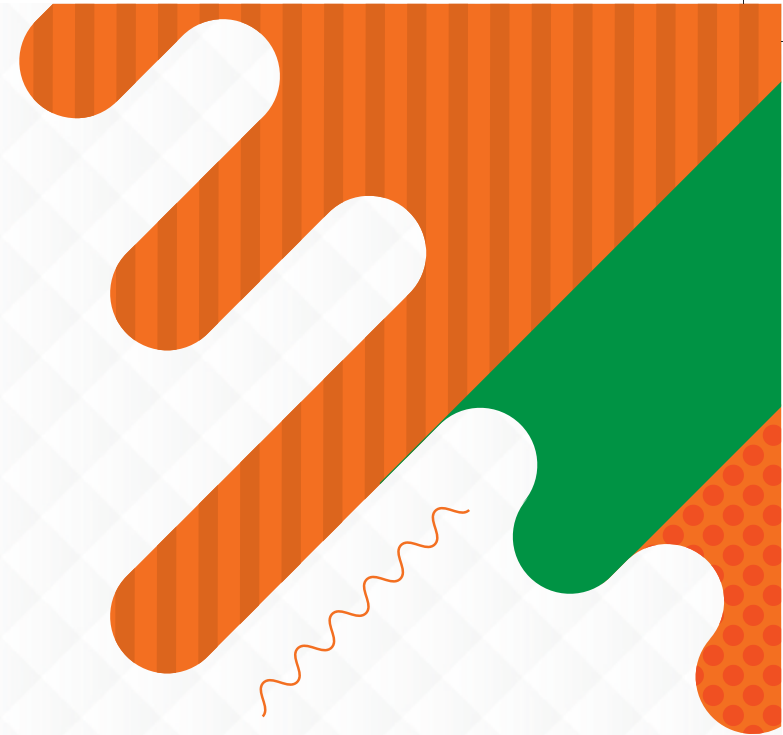
NOT TO SCALE





NEAR CHROME PET, THE T-NAGAR OF THE SUBURBS

Chromepet is an energetic and exciting locale, buzzing with activity. With a busy railway station, bustling restaurants, movie theaters, premier education institutions, and world class supermarkets, Chromepet is said to be the T-Nagar of the suburbs. No wonder, it was ranked 14 among the top localities of the Chennai market for the year 2016. Merely 10 minutes away from all this flutter is FirstNest, a pleasurable blend of affordability, allure, greenery and convenience.





LIVE IN THE SWEETSPOT OF POSSIBILITIES.

The future is exciting for residents of FirstNest as many new developments are on the anvil within the radius of project. Initiatives such as:

- Thirumudivakkam Main Road to be upgraded to a 60-foot road
- MRTS system along Outer Ring Road (ORR)
- Tambaram Railway Station to be third terminal after Central Station & Egmore
- Bus Rapid Transit System (BRTS) proposed with Chromepet as the hub for corridors along GST Road and Pallavaram Thoraipakkam Radial Road
- Proposed Mono Rail Corridor from Vandalur to Puzhal will pass via Pallavaram





CONNECTIVITY

Bus Stop	200 m
Outer Ring Road	1.5 km
Chennai Bypass	2.5 km
Chromepet	3 km
Pallavaram	6 km
GST Road	6 km
Pallavaram Railway Station	7 km
Chromepet Railway Station	7.3 km
Pallavaram Thoraipakkam Radial Road, Access to Velachery & OMR	8 km
Airport	8.5 km
Metro Station @ Airport	8.5 km
Tambaram Railway Station	10 km
Kathipara Flyover	13.5 km
Moffusil Bus Terminus (Proposed @ Urapakkam)	15 km
OMR	17 km

ENTERTAINMENT & SHOPPING - T.NAGAR OF THE SUBURBS

Reliance Market	4.5 km
All the below at a distance of less than	7 km
Reliance Trends Saravana Stores Chennai Silks Mega Mart Nalli Silks Kalyan Jewellers GRT Jewellers Sekar Emporium World Of Titan Tanishq Jewellery Adidas Vetri Theatre Pothys	
PVR Cinemas (Near Airport)	8.5 km

Note - There is a proposed shopping mall coming up just 750mts from our site

RELIGIOUS SHRINES

Dhamma Setu Vipaasana Centre	1 km
Thiruneermalai Temple	1.5 km
St. Lourdes Church	1.5 km
Kundrathur Murugan Temple	3 km
Mosque	4 km
Mangadu Kamakshi Amman Temple	8.4 km

SCHOOLS

Jain Public School CBSE	900 m
Maharishi Vidya Mandir School	1.6 km
SSM School CBSE	4 km
Peace On Green Earth Public School CBSE	5 km
Peters International School	5 km
San Academy School	6 km
Sri Chaitanya Techno School	6 km
The Lord's International School	7 km
S.C.S Matriculation Higher Secondary School	8 km
Vels Vidhyasharam School CBSE International	8.5 km
PSBB Millenium	10 km
Kendriya Vidayala School	11 km
Ravindra Bharathi Global School	11 km

COLLEGES

Sree Balaji College of Medical & Nursing	5 km
Sairam Medical, Engineering, Polytechnic & Management College	6.5 km

Saveetha College of Physiotherapy	6.5 km
SDNB Vaishnav College For Women - Arts & Science	6.5 km
Sri Muthukumaran Institute - Engineering, Medical, Arts & Science	7 km
Madras Institute of Technology	7.5 km
Madha Institue - Engineering, Arts & Science	8 km
Vels Univeristy	9 km

HOSPITALS

PHMSS Clinic	1 km
Sankara Eye Hospital	4.5 km
Royal Balaji Hospital	5 km
Ramana Childrens Hospital	5 km
Vasan Eye care	6 km
Deepam Hospital	6.5 km
Parvathy Hospital	7 km
Sri Muthu Kumaran Hospital	7 km
Hindu Mission	7.5 km
Apollo White Dental Clinic	7.5 km

EMPLOYMENT HUBS

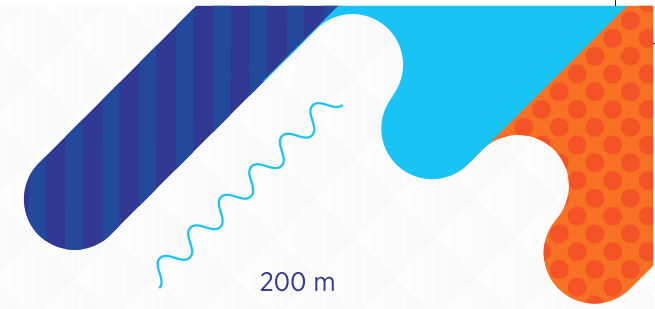
Thirumudivakkam Sidco Industrial Estate	1 km
MEPZ	8 km
Embassy Splendid SEZ (Proposed)	9 km
Shriram Gateway IT SEZ	14 km
Guindy Industrial & IT Cluster	14 km

NEAREST CONVENIENCES

Sukra Medicals	200 m
Food Cart Supermarket	1 km
Indian Oil Petrol Bunk	1 km
City Union Bank & ATM	1 km
ICICI ATM	1.2 km
Post Office	1.4 km
SBI Bank & ATM	1.5 km
Bhuvanewari Medicals	2 km
Nilgris	2.6 km
Apollo Pharmacy	4 km

RESTAURANTS

All leading restaurants at a distance of less than	7 km
Buhari	
Adyar Anandha Bhavan	
Nalaas Aappakadai	
Daal Chini	
Anjappar	
KFC	
Pizza Hut	
Vasantha Bhavan	
Karaikudi	
Hot Chips	



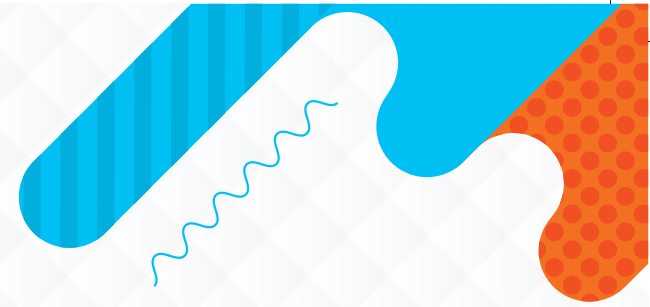


- 1. Block - A
- 2. Block - B
- 3. Block - C
- 4. Block - D
- 5. Clubhouse
- 6. Open Space Reservation
- 7. Central Courtyard



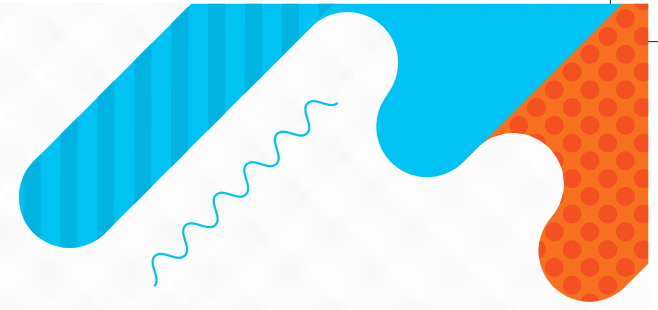
BLUE SKIES ABOVE AND GREEN SCAPES AROUND.

FirstNest has been designed to give a natural living experience for the first home buyer. Hence the architecture is new age and the buildings have been planned in such a way that most apartments open out into green spaces. Two blocks have views of the central courtyards while two have views of the Open Space Reservation (OSR) areas, all around.





ACTUAL SITE PHOTO



A DREAM ENCLAVE FOR YOUR FIRST DREAM.

Your first apartment is your first big statement to the world. It needs to reflect the very best of you. No cutting corners. No compromise is acceptable. FirstNest is an enclave for people like you who want their dream home to be impeccable in terms of looks, ambience, amenities and specifications. Apart from the location, of course!





A CHOICE OF HOMES THAT WILL DELIGHT.

FirstNest is where your family can enjoy a cushy lifestyle in first class homes. With four blocks, four floors and just 188 units spread over 2.5 acres, the homes offer your loved ones all the space and serenity they need. The cosy units include compact and regular 2 BHKs as well as 3 BHKs, with sizes starting from 638 Sq.ft. and going up to 1470 Sq.Ft.







ACTUAL SITE PHOTOS



LOADS OF FUN AWAY FROM THE SUN.

FirstNest has many adorable amenities that strive to keep you healthy and well entertained.

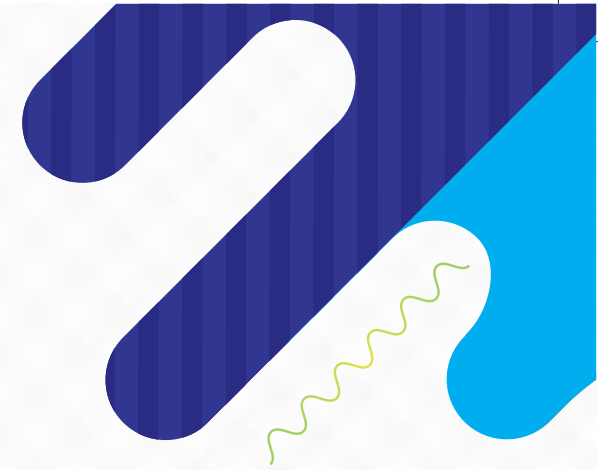
- Our Air Conditioned Gymnasium is the perfect setting for your family to have the workout you deserve.
- We have a Mini Theatre, where the community can catch the IPL together or even the latest blockbuster.
- The Air Conditioned Multipurpose Hall can be put to good use for birthday, anniversary, engagement or any celebration you deem fit.





ACTUAL SITE PHOTOS





WHERE YOU CAN PLAY ALL NIGHT, ALL DAY.

Fun is a given at FirstNest as we have so much for recreation:

- The Table Tennis room is a great place to discover the paddler in you.
- The board games section has chess, carrom and scrabble to keep your family entertained.
- There's even a gaming room for X-Box and Playstation lovers.
- The activity room offers you the chance to belt out those unplugged music numbers.
- The yoga room offers the tranquillity you seek.
- The toddler's play room should come in handy if you have a bored child.



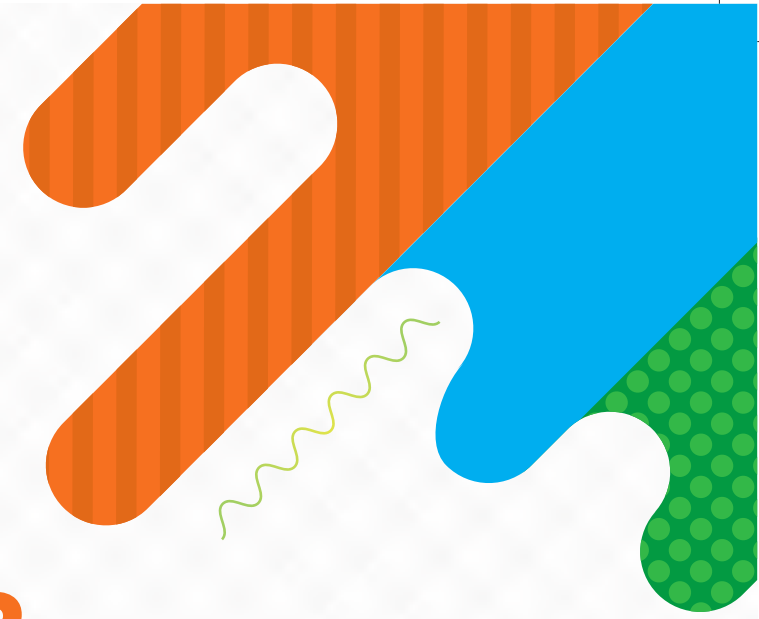




WHEN THE GREAT OUTDOOR BECKONS.

At FirstNest, we have a refreshing mix of activities for the young at heart:

- A Badminton Court for shuttlers
- A Basketball Ring for the hoopsters
- A Play Area for children
- A Jogging Track for fitness lovers
- A Zen Garden when you're in the mood
- A Landscaped Park for the quiet strolls

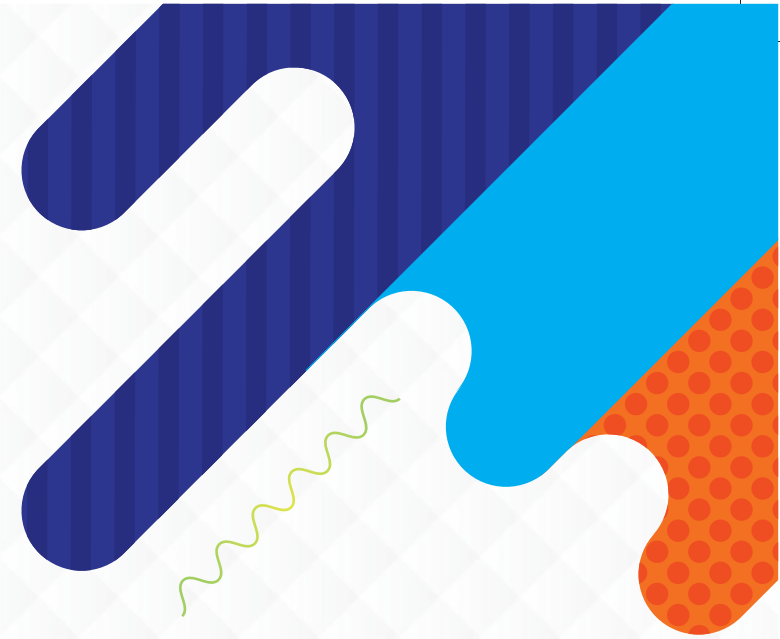






A HOME THAT LOVES THE EARTH, AND THE SUN.

FirstNest is not just family-friendly, it's eco-friendly too. We have **Solar Panels** generating power for the common areas a **Sewage Treatment Plant** to re-use the treated water for flushing and gardening and **Rain Water Harvesting Systems** in place to save water.







A HOME BLESSED WITH ENOUGH GROUND WATER.

Water is a precious commodity in Chennai. FirstNest is fortunate to be located in Thirumudivakkam, which is blessed with enough and more ground water that's pristine enough to be potable.



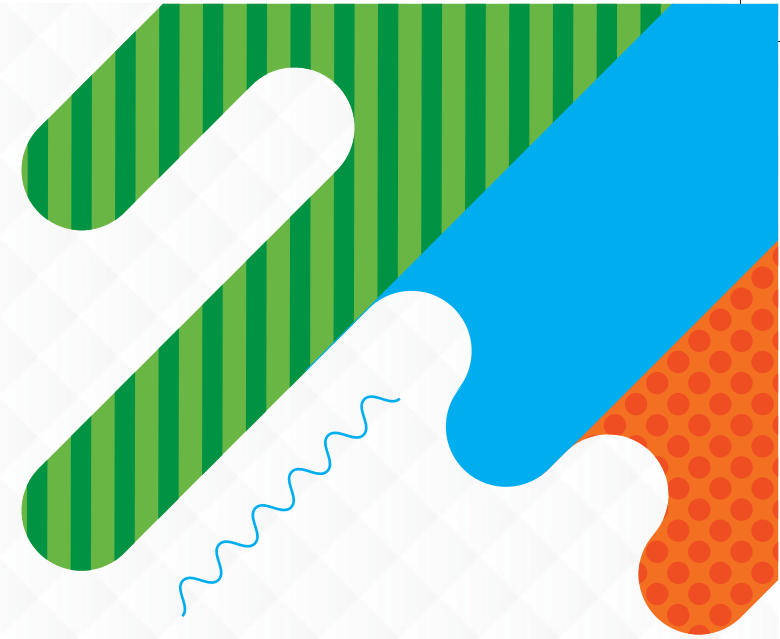




TOP CLASS UTILITIES FOR A FIRST GRADE LIFESTYLE.

When we say FirstNest is top-class we mean it. That's why we've equipped the campus with:

- CCTV for your family's safety
- Intercom for vetting strangers
- DTH for non-stop entertainment
- Wi-Fi for broadband delight everywhere
- Generator for power back-up





FIRST CLASS SPECIFICATIONS FOR YOUR FIRST HOME.

A quality home is not only about good construction but also the little things that make it wow. At FirstNest, we've gone into every aspect with a fine-toothed comb to ensure you have an apartment that earns compliments.

- Smooth gypsum plastered & Putty finish on internal walls.
- Designer Flush Doors
- Powder coated Aluminum / UPVC Openable Windows
- Leading Brand of Sanitary & CP Fixtures
- Modular Switches
- Vitrified Tile
- Long lasting & Weatherproof Paint on Exterior Walls





AERIAL VIEW



ACTUAL SITE PHOTO

SITE PLAN



LEGENDS

1. Security with Portal
2. Sand Pit with Play Equipments*
3. Open Space Reservation
4. Lawn*
5. Basketball Hoop*
6. Walking/Jogging Track*
7. Sand Pit for Toddlers
8. Block Entry
9. Table Tennis Room
10. Zen Garden
11. Senior Citizen Court
12. Pool Table Room
13. Landscaped Court
14. Badminton Court
15. Gaming Room
16. Yoga / Meditation / Aerobics
17. Activity Room
18. Toddler's Room Play
19. Multipurpose Hall
20. AC Gym
21. Mini Theatre
22. DG Yard
23. STP
24. Transformer Yard

*Outdoor amenities under OSR



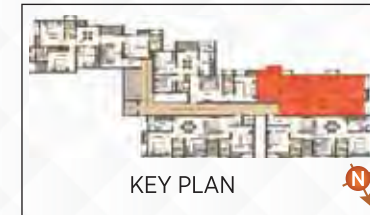
Block A1 - Typical Floor Plan - 1st to 4th Floor



Block A2 - Typical Floor Plan - 1st to 4th Floor



3BHK - Unit Plan

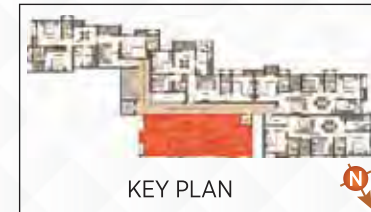


Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A1	103 - 403	755	145	298	1198



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A1	104 - 404	801	128	308	1237

3BHK - Unit Plan



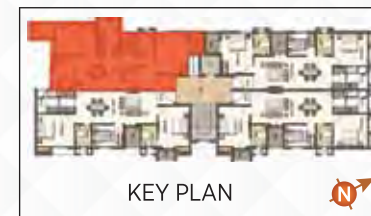
Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A1	105 - 405	779	142	305	1226



3BHK - Unit Plan

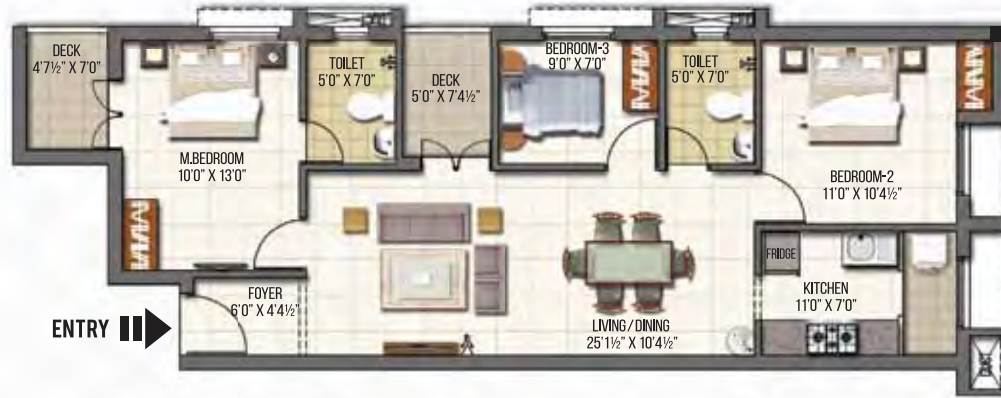


Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A2	101-401	826	146	322	1294



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A2	102 - 402	803	169	322	1294

3BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A2	103 - 403	788	159	314	1261



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - A2	104 - 404	809	150	318	1277

3BHK Isometric Plan





ACTUAL MODEL FLAT PHOTOS

Block B1 & B2 - Typical Floor Plan - 1st to 4th Floor



Block B3 & B4 - Typical Floor Plan - 1st to 4th Floor



101 - 401
1329 Sq.Ft.

102 - 402
1045 Sq.Ft.

104 - 404
919 Sq.Ft.

103 - 403
964 Sq.Ft.



101 - 401
919 Sq.Ft.

102 - 402
964 Sq.Ft.

104 - 404
1329 Sq.Ft.

103 - 403
1045 Sq.Ft.

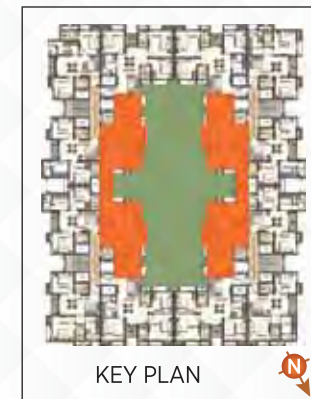


2BHK - Unit Plan



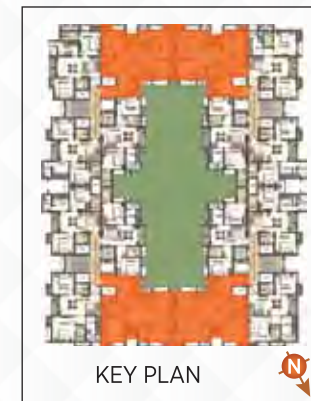
Block - B	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Wing - 1	101 - 401	576	148	240	964
Wing - 2	104 - 404				
Wing - 3	103 - 403				
Wing - 4	102 - 402				

2BHK - Unit Plan



Block - B	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Wing - 1	102 - 402	574	116	229	919
Wing - 2	103 - 403				
Wing - 3	104 - 404				
Wing - 4	101 - 401				

3BHK - Unit Plan



Block - B	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Wing - 1	103 - 403	856	142	331	1329
Wing - 2	102 - 402				
Wing - 3	101 - 401				
Wing - 4	104 - 404				

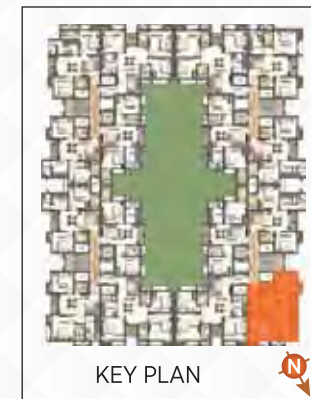


2BHK - Unit Plan



Block - B	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Wing - 1	104 - 404	665	120	260	1045
Wing - 3	102 - 402				

2BHK - Unit Plan

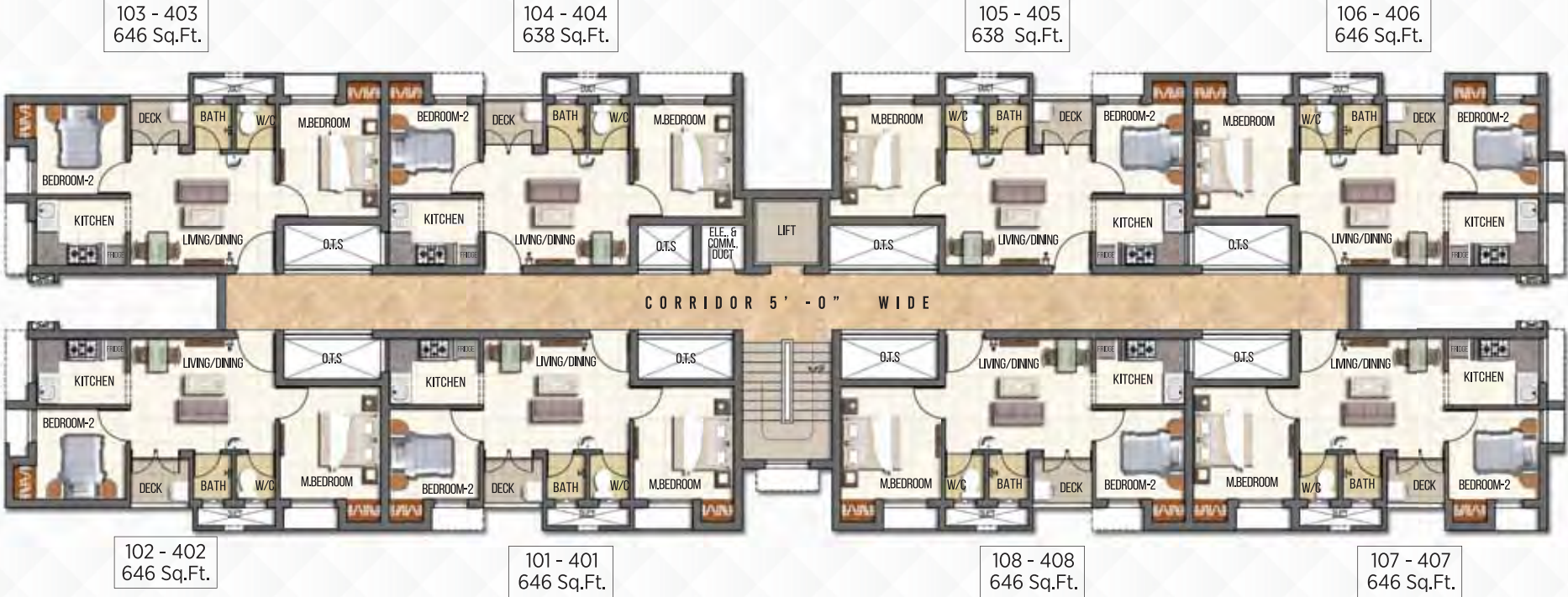


Block - B	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Wing - 4	103 - 403	665	120	260	1045

2BHK - Isometric Plan



Block C - Typical Floor Plan - 1st to 4th Floor



Compact 2BHK - Unit Plan



ENTRY
↓



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - C	101 - 401	392	93	161	646
	108 - 408				

Compact 2BHK - Isometric Plan





ACTUAL SITE PHOTO

Block D1 & D2 - Typical Floor Plan - 1st to 4th Floor



Block D3 & D4 - Typical Floor Plan - 1st to 4th Floor



3BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D1	103 - 403	798	137	310	1245
Block - D2	101 - 401				

3BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D3	101 - 401	866	143	334	1343
Block - D4	104 - 404				

← ENTRY



2BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D3	102 - 402	620	117	244	981

2BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D4	103 - 403	620	117	244	981

2BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D3	103 - 403	563	147	235	945
Block - D4	102 - 402				



2BHK - Unit Plan



Block	Flat No.	RERA Carpet Area Sq.Ft.	Balcony, Utility, External Walls Area Sq.Ft.	Common Area Sq.Ft.	Total Area Sq.Ft.
Block - D3	104 - 404	575	114	229	918
Block - D4	101 - 401				

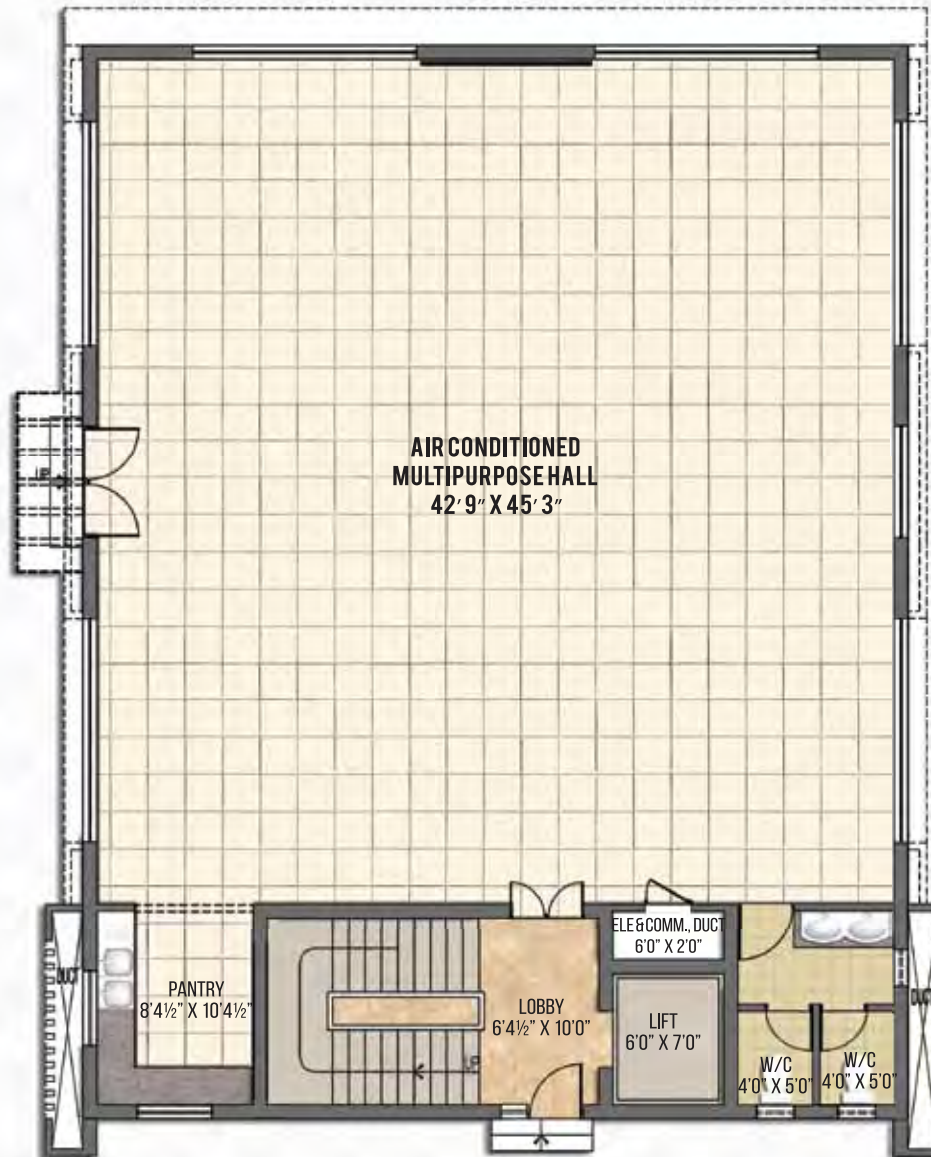
Club House View



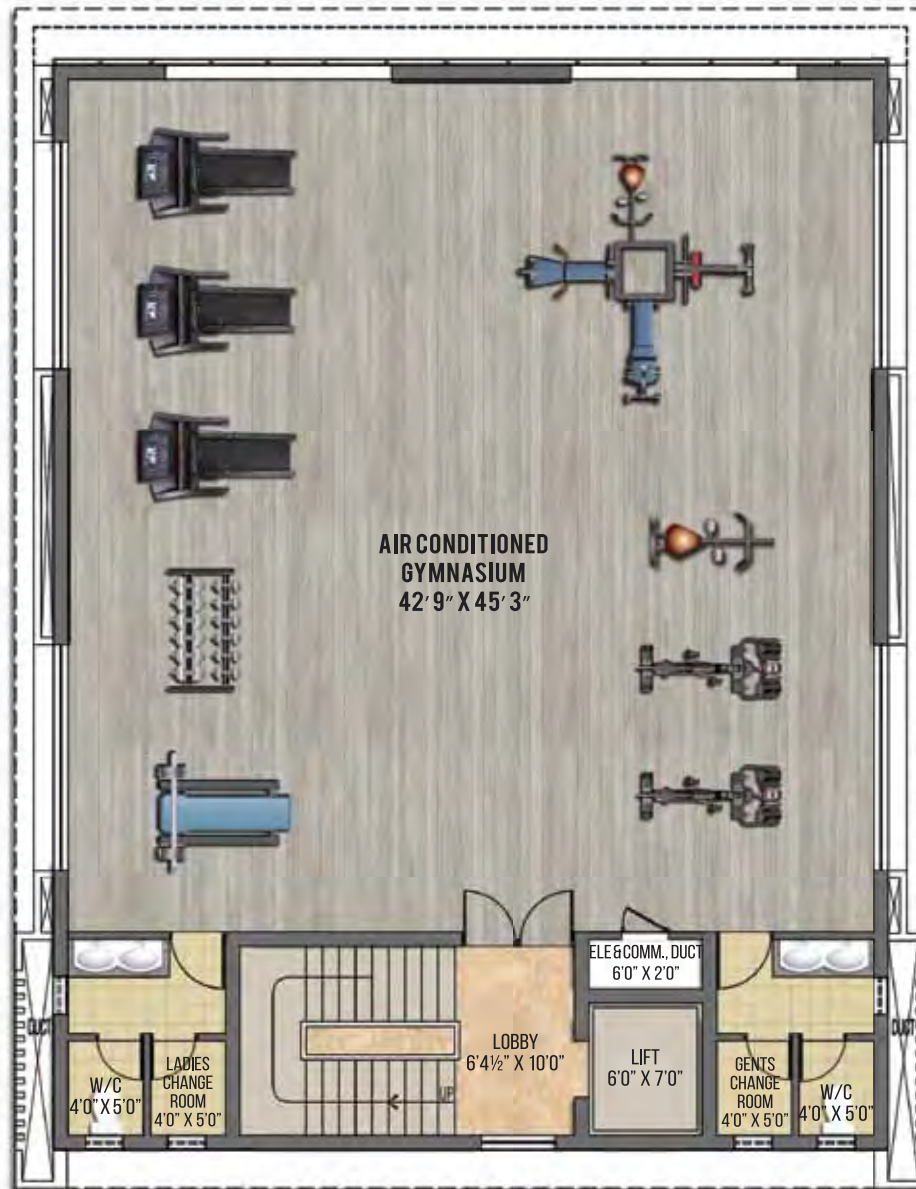
ACTUAL SITE PHOTO



Club House Ground Floor



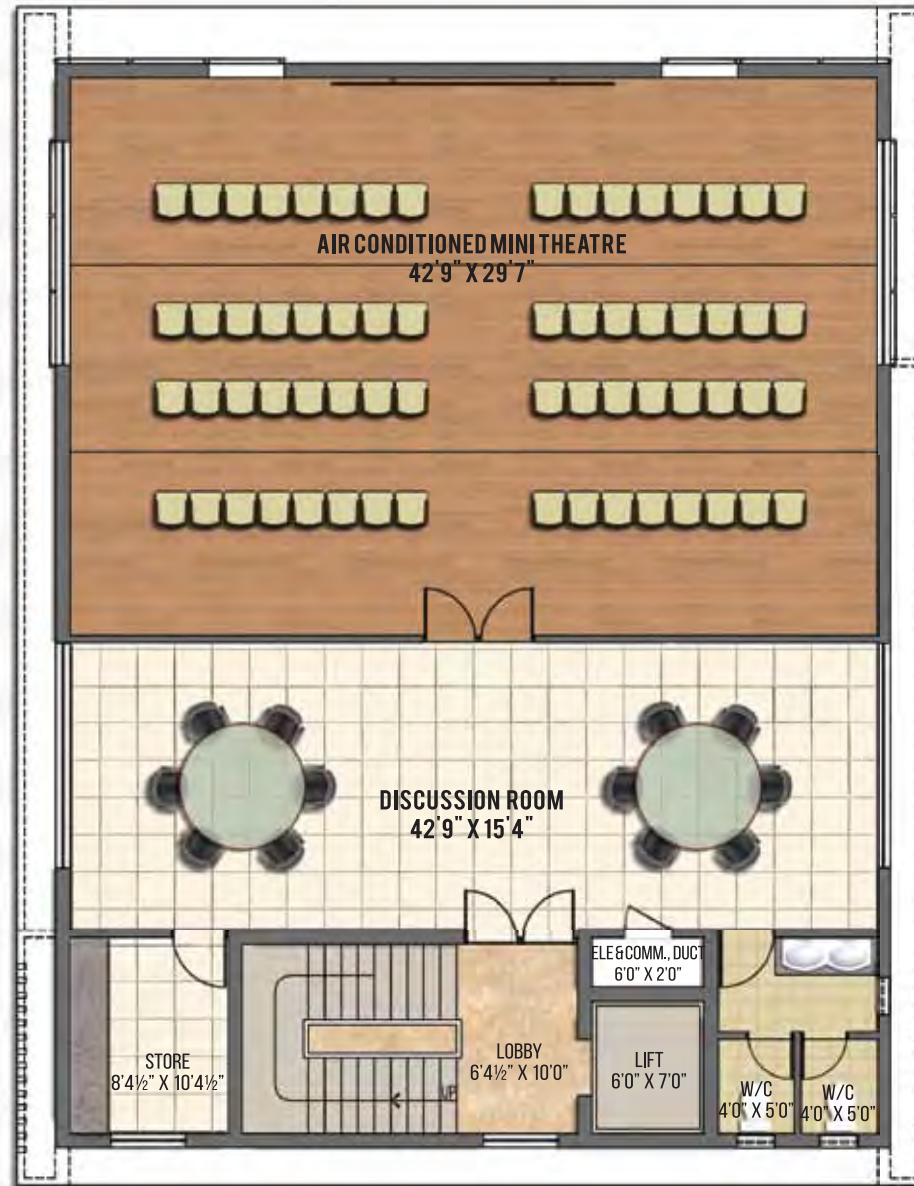
Club House 1st Floor

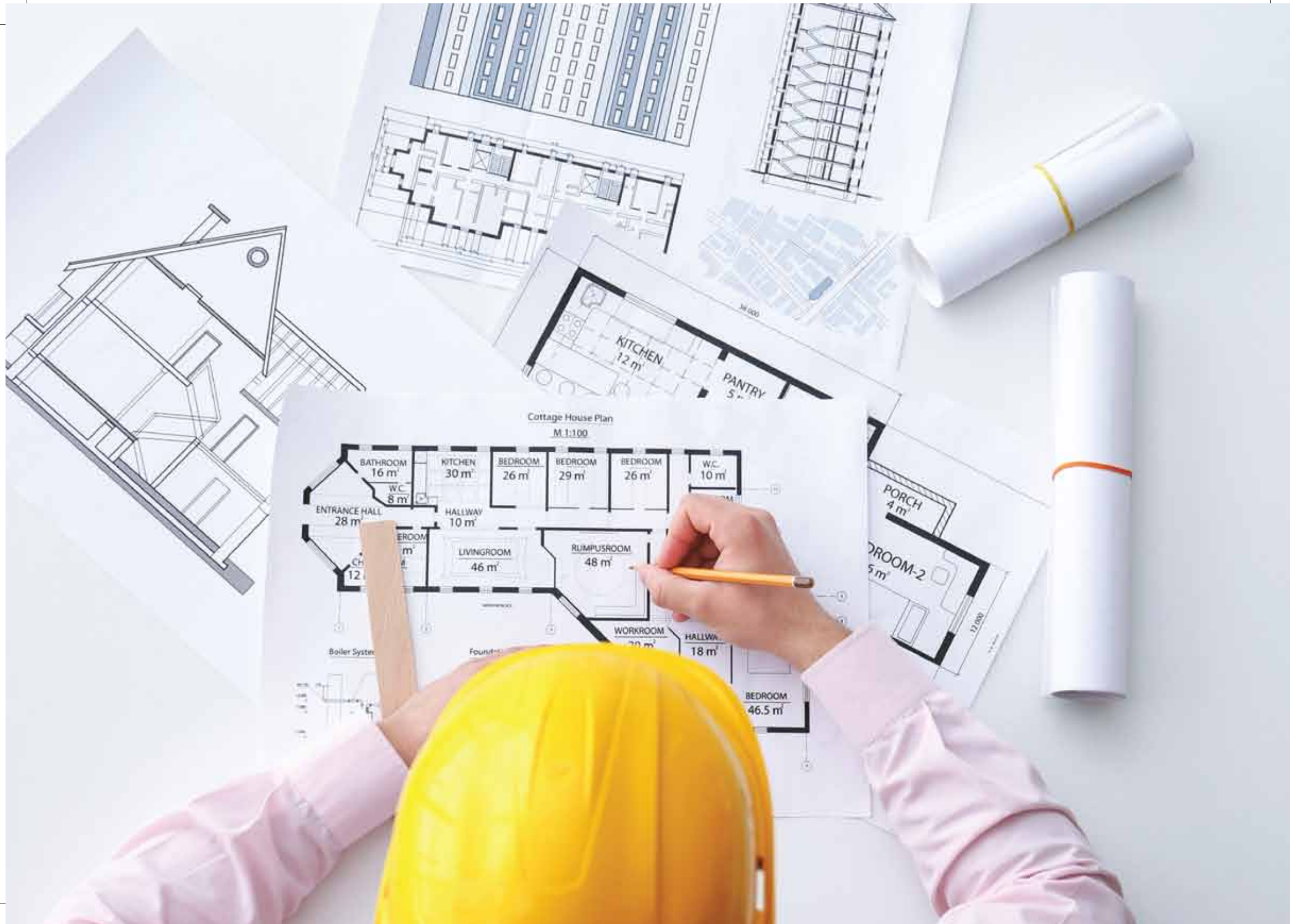


KEY PLAN



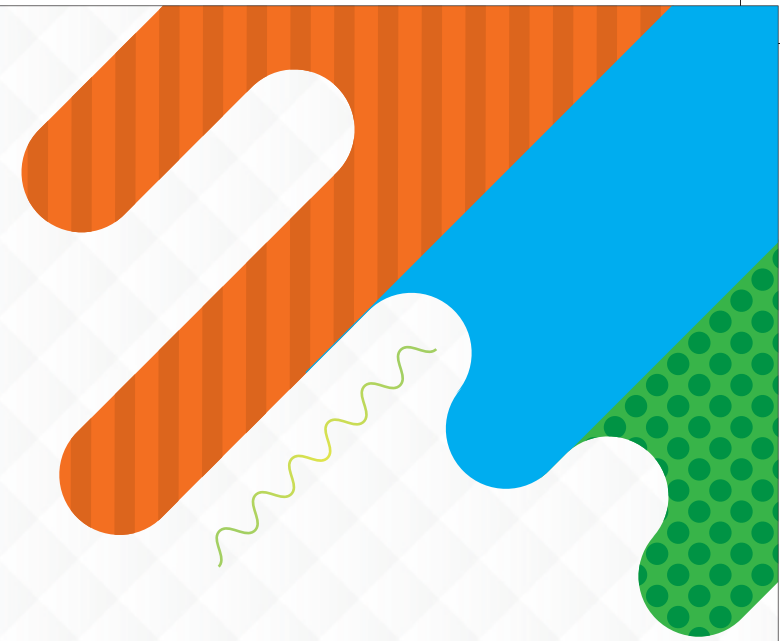
Club House 2nd Floor





FIRST CLASS CONSULTANTS

Architect	- Diastyle
Structural Consultant	- AK Consultant
Electrical Consultant	- Procon Tech Consultant (P) Ltd.
Plumbing Consultant	- Prism Consultancy
Landscaping Contractor	- Shastri Associates
Project Management Consultant	- Bultec Engineers & Consultants
Piling Contractor	- Veda Pile Foundation
Civil Contractor	- Harinarayanan Structural Pvt. Ltd.





**RISINGTON
KARAPAKKAM, OMR**



**WELLSPRING
VENGAIVASAL**



**SERENE COUNTY
VENGAIVASAL**



**ORIANA
PERUNGUDI, OMR**



**EUPHORIA
PERUNGUDI, OMR**



**SRI MAHALAKSHMI UTSAV
AYNAVARAM**



**SYMPHONY
PALLIKARANAI**



**ETOPIA
PERUNGUDI, OMR**



**MARIS
BOAT CLUB**



FROM A BUILDER WHO ALWAYS PUTS QUALITY FIRST

At Doshi Housing, we believe in setting new benchmarks in real estate by offering value-rich homes at affordable prices. We are happy to share that over the course of our 40 year history, we have instilled happiness in over 3600 families and delivered over 44 lakhs sq.ft. of constructed space. It is our vision to create a better world, one project, one home, one family at a time. The unwavering faith and trust that our customers place in us, empowers us to create an ideal environment to live, work and grow for generations to come. And we strive on, building a better tomorrow and a better world, with our projects.





A SAFE FIRST INVESTMENT

Doshi FirstNest has received all required Project Approvals from CMDA and RERA. The project has been pre-approved by all leading banks for housing loans.

RERA Registration Number - TN/01/Building/0131/2017

CMDA Number - B/Sp.Building/173.A/K/2017

PROJECT APPROVED BY





DOSHI HOUSING

Corporate Office: Doshi Towers, 9th Floor, 156 Poonamalee High Road, Kilpauk, Chennai - 600 010

Site Office: Thirumudivakkam Main Road, Chromepet - 600 044, Chennai.

(M) + 91 88079 88079, (E) marketing@doshihousing.com | www.doshihousing.com

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