



MERLOAM

An Elephantine Group

# Pallava Avenue



## Villa Plots in the heart of Thirukazhukundram Town

PLOTS FROM

**700** SFT.

ONWARDS

STARTING FROM

₹ **1999**\*

PER SFT.

PLOTS FROM

₹ **14 L**\*

ONWARDS

2.5 Km from Thirukazhukundram Bus Stand and Vedagiriswarar Temple

20 Mins. from Chengalpattu Railway Station and Mahindra World City (Rear Gate)

Near proposed Satellite Town between Mamallapuram and Thirukazhukundram

Project location covered under the next phase of CMDA expansion plans

10 Mins. drive from Peripheral Outer Ring Road

\*Price subject to change



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Area Statement provided may not be an accurate representation.  
Final Area Statement shall be provided at the time of booking.

## AREA DETAILS

PLOT No.	AREA Sq.Ft.	FACING
1	1454.0	SE
2	1405.6	W
3	979.9	W
4	998.0	W
5	1018.6	W
6	1347.0	W
7	1449.8	W
8	1443.7	W
9	1397.6	SW
10	1384.3	S
11	844.6	S
12	1056.0	N
13	1088.0	N
14	1202.5	NW
15	1179.2	W
16	986.0	E
17	869.8	E
18	870.4	E
19	876.4	E
20	877.8	E
21	1076.17	E

PLOT No.	AREA Sq.Ft.	FACING
22	1068.3	E
23	1071.3	E
24	1220.6	NE
25	1165.4	N
26	1133.1	NW
27	1038.3	W
28	1038.1	W
29	1042.6	W
30	852.4	W
31	850.3	W
32	848.8	W
33	852.9	W
34	1192.4	W
35	951.1	E
36	798.6	E
37	798.9	E
38	797.2	E
39	796.6	E
40	794.7	E
41	798.7	E
42	798.6	E

PLOT No.	AREA Sq.Ft.	FACING
43	814.1	NE
44	812.4	N
45	803.8	NW
46	786.1	W
47	795.4	W
48	788.0	W
49	785.2	W
50	786.7	W
51	788.8	W
52	789.1	W
53	1145.9	W
54	659.0	E
55	592.9	E
56	596.4	E
57	594.4	E
58	585.8	NE
59	578.9	NW
60	590.2	W
61	594.0	W
62	594.8	W
63	781.5	W

PLOT No.	AREA Sq.Ft.	FACING
64	1122.3	E
65	1115.0	E
66	1095.2	E
67	735.3	NE
68	698.7	N
69	718.5	N
70	740.7	NW
71	1123.7	W
72	1126.8	W
73	986.8	W
74	1020.0	W
75	1064.0	S
76	1131.9	S
77	1083.6	S
78	1018.3	SE
79	1035.8	E
80	903.2	E
81	908.3	E



### Project Details

Name of Project : Pallava Avenue  
 Project Size : 3 Acres  
 SRO : Thirukazhukundram  
 DTCP No. : 178 / 2024  
 RERA No. : TN/35/Layout/4243/2024

### Loans :

HDFC Bank, ICICI Bank, Axis Bank and Tata Capital

**For Bookings & Enquiries**