



**YOUR
DAY-TO-DAY
LIFE WILL BE
EVEN BETTER**

**25+
WORLD-CLASS
AMENITIES**



CRICKET
PITCH



LAWN TENNIS
COURT



MINI FOOTBALL
GROUND



BARBEQUE
DECK



VOLLEYBALL
COURT



OPEN GYM
& MUCH MORE

SMALL INVESTMENT TODAY,

**BIG
RETURNS
TOMORROW!**

LAUNCHING

**Shriram
Subham**

**FORTUNE PLOTS
600 - 2400 SQ.FT.**

5 min from Chennai - Bangalore Highway, Valarpuram

799 6000 474

WHEN YOU INVEST IN PLOTS, IT'S THE LOCATION THAT MATTERS.

Shriram Subham, located in West Chennai, near the Chennai-Bangalore Industrial Corridor (CBIC) and the planned Maduravoyal-port link, has tremendous growth potential. As Central Chennai reaches saturation, West Chennai emerges as the beacon of real estate demand, driven by employment opportunities in manufacturing and automobile hubs. At such an irresistible price, you'll never be able to find plots with this much potential in your lifetime.



Seamless Chennai Connectivity:

Reach Chennai in just an hour via the 8-lane NH4.



Future Growth:

Positioned within the Chennai Bangalore Industrial Corridor (CBIC) for exponential growth.



Rapid City Access:

Proposed Maduravoyal-port link promises city access in 15 mins.



Strategic Advantage:

Proximity to the planned Mofussil bus terminal promises to ease city traffic & enhance accessibility.



Employment Hotspot:

Adjacent to the Sriperumbudur industrial corridor, with over 100 companies providing upwards of 50,000 jobs.



Close to Key Points:

An hour's drive to the New Airport & 20 mins to Sevvapet Road Railway Station.



Effortless Travel:

Signal-free corridor from Sriperumbudur to Oragadam to Vandalur, with the Bengaluru-Chennai Highway just 5 mins away.



High Demand Area:

Located in a booming real estate market, especially around the Auto & Manufacturing Hub.



Industrial Hub:

Situated near the Oragadam SEZ, home to over 40 companies and offering more than 1 lakh job opportunities.



Prestigious Neighbors:

A stone's throw from leading corporations like HCL Technologies, Hyundai, Royal Enfield, Renault, TVS, SIPCOT, and Mercedes Benz.

CONNECTIVITY? THIS LOCATION IS ALL ABOUT THAT.

Located in one of the fastest-growing corridors of Chennai, this property, is near to everything that you are going to need in your life.

RETAIL

- VR Chennai **35 mins**
- EVP Cinemas **15 mins**
- Queensland Amusement Park **12 mins**
- Funland **25 mins**

HOSPITALS

- RMD Specialities Hospital **20 mins**
- Pandian Hospital **20 mins**
- G.J Multi-speciality Hospital **30 mins**
- K.C Multi-speciality Hospital **25 mins**

EDUCATIONAL INSTITUTES

- St.Joseph International School **10 mins**
- Loyola International Residential School **15 mins**
- Rajiv Gandhi College of Engineering **10 mins**
- Saveetha College of Engineering **10 mins**
- Saveetha Medical College **10 mins**

APPRECIATION IN LAST 5 YEARS

