



PRESTIGE

WINDSOR PARK

VANAGARAM, CHENNAI



Irfan Razack

Chairman & Managing Director,
Prestige Group

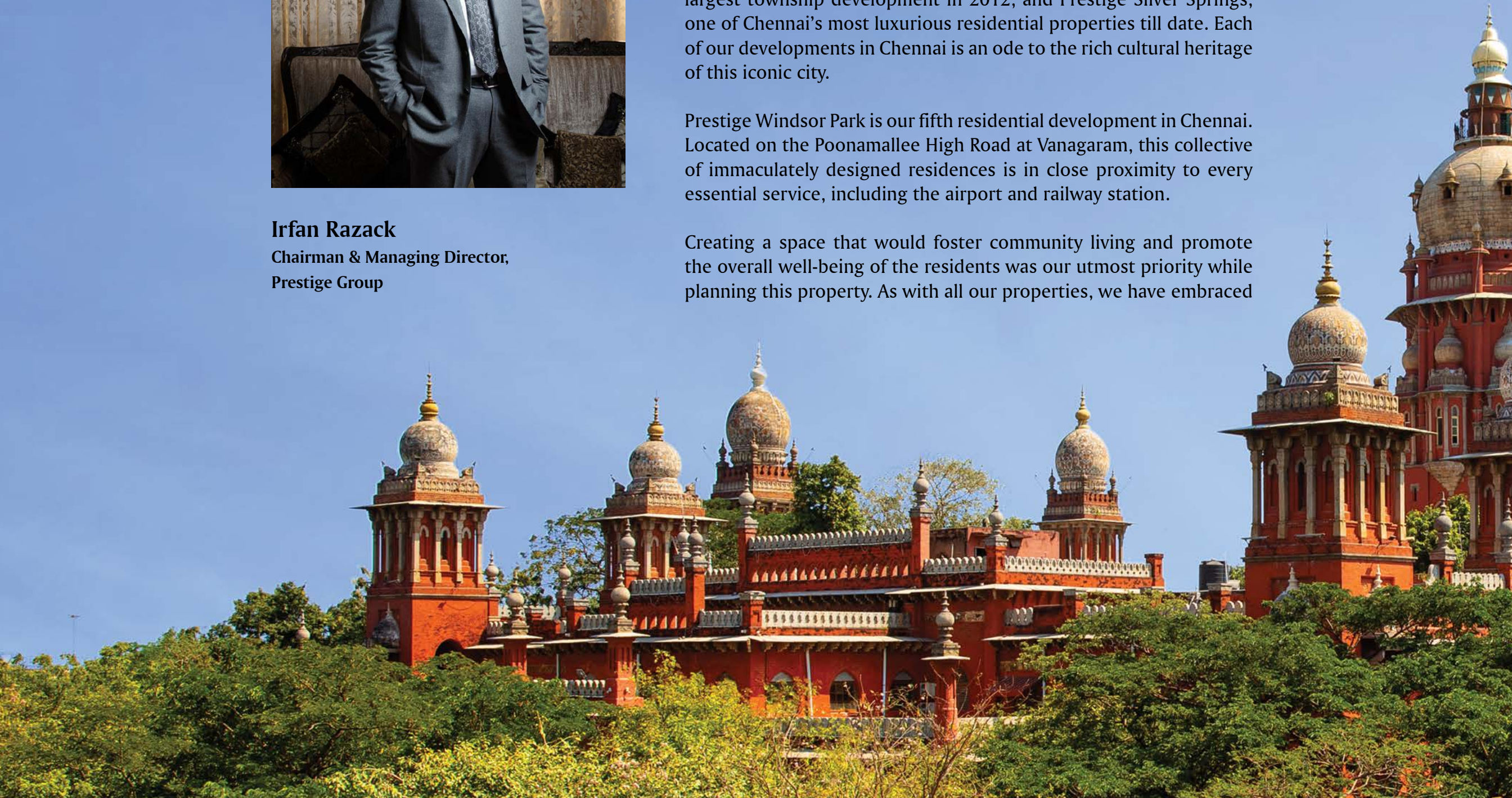
Greetings!

Hope you are all safe and keeping well.

It gives me great pleasure to announce that we are back in your city with our latest offering – Prestige Windsor Park. Chennai is very close to my heart. Way back in 1990, it was the first city Prestige expanded to beyond Bengaluru. We have created several landmark developments since, including Prestige Bella Vista – Chennai’s first and largest township development in 2012, and Prestige Silver Springs, one of Chennai’s most luxurious residential properties till date. Each of our developments in Chennai is an ode to the rich cultural heritage of this iconic city.

Prestige Windsor Park is our fifth residential development in Chennai. Located on the Poonamallee High Road at Vanagaram, this collective of immaculately designed residences is in close proximity to every essential service, including the airport and railway station.

Creating a space that would foster community living and promote the overall well-being of the residents was our utmost priority while planning this property. As with all our properties, we have embraced



the ancient guiding principles of Vaastu, allowing an abundance of light and fresh air to flow through your home. Prestige Windsor Park also comes complete with beautiful landscaped spaces and a fully loaded Clubhouse – both signature features of the Prestige Group.

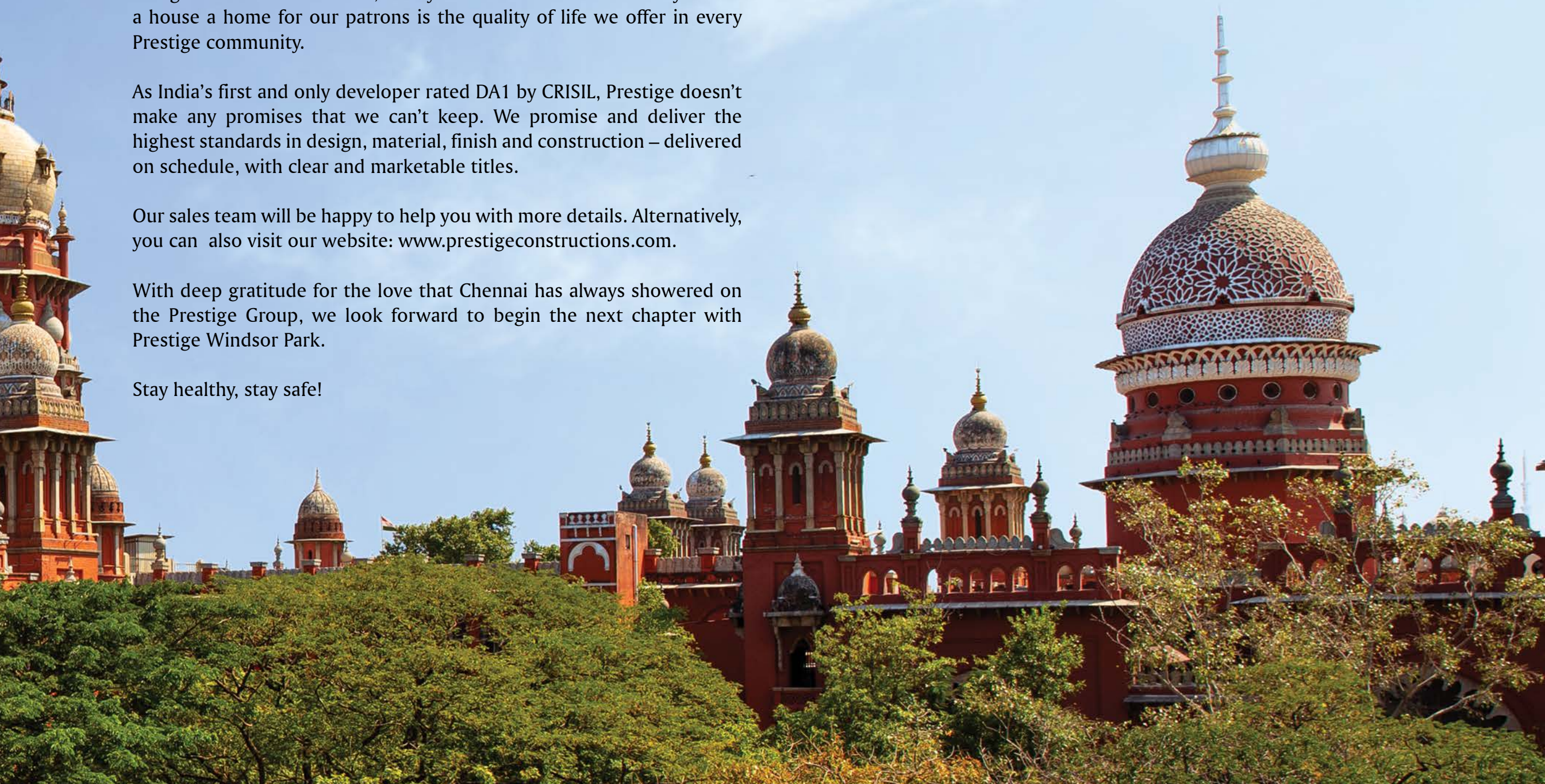
The last three decades of our architectural journey have led to elegant homes in Bengaluru, Hyderabad, Goa, Kochi, Mangaluru, Mumbai and of course, Chennai. We have relied on our expertise to create homes that are the perfect combination of well-executed design, world-class quality and great location. However, I truly believe that what ultimately makes a house a home for our patrons is the quality of life we offer in every Prestige community.

As India's first and only developer rated DA1 by CRISIL, Prestige doesn't make any promises that we can't keep. We promise and deliver the highest standards in design, material, finish and construction – delivered on schedule, with clear and marketable titles.

Our sales team will be happy to help you with more details. Alternatively, you can also visit our website: www.prestigeconstructions.com.

With deep gratitude for the love that Chennai has always showered on the Prestige Group, we look forward to begin the next chapter with Prestige Windsor Park.

Stay healthy, stay safe!



A home built to the highest standards with exactly your needs in mind. That is the most apt description for Prestige Windsor Park, an enclave of 637 residential condominiums coming up on 5.77 acres on the Poonamallee High Road at Vanagaram in Chennai, a joint venture between Prestige Group, NuTech Associates and Late MS Sammandappa & Family.

The location, for one, couldn't be better, as it is within immediate reach of the best of everything you need - schools, colleges, hospitals, restaurants, supermarkets, banks and more. The airport, and the Metro rail station are easily accessible as well through arterial roads.

For another, your home at Prestige Windsor Park is designed to be compliant with the stipulations of Vaastu. You will enjoy an abundance of natural light and ventilation, which is aided by the strategic juxtaposition of the apartment blocks to facilitate the free flow of air and light from all directions.

In Prestige's signature style, you will enjoy the undiluted pleasure of expansive landscaped open spaces, making it an ideal locale for you to meet and mingle with your fellow residents, while giving you the benefit of being close to nature.

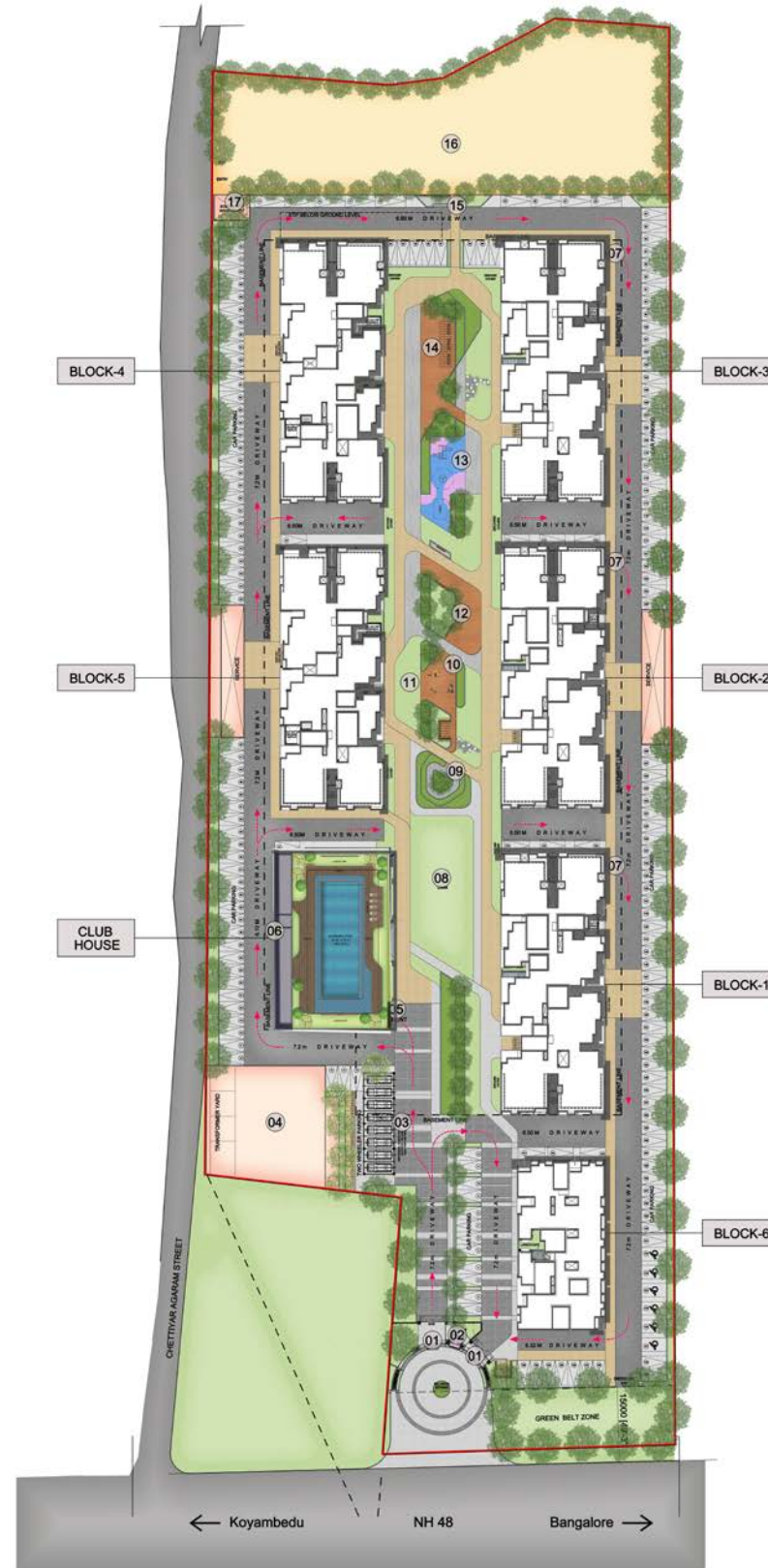
Finally, Prestige Windsor Park's lavish clubhouse puts at your command a plethora of lifestyle amenities to keep your leisure moments productively and entertainingly occupied.

To put it simply, this is where your search for the perfect home ends and your new life in a wonderful new dwelling begins. Turn the page and discover just how.

RERA No: TN/29/ Building/0448/2020



MASTER PLAN



LEGEND

- 01 - Entry / Exit
- 02 - Guard House
- 03 - Multi Level Car Parking
- 04 - Transformer Yard
- 05 - Ramp In
- 06 - Club House
- 07 - Ramp Out
- 08 - Party Lawn
- 09 - Reflexology Path
- 10 - Outdoor Gym
- 11 - Yoga Lawn
- 12 - Senior Citizens' Court
- 13 - Toddlers' Play Area
- 14 - Multi Purpose Area
- 15 - Access to OSR
- 16 - OSR
- 17 - OWC

GROUND FLOOR PLAN



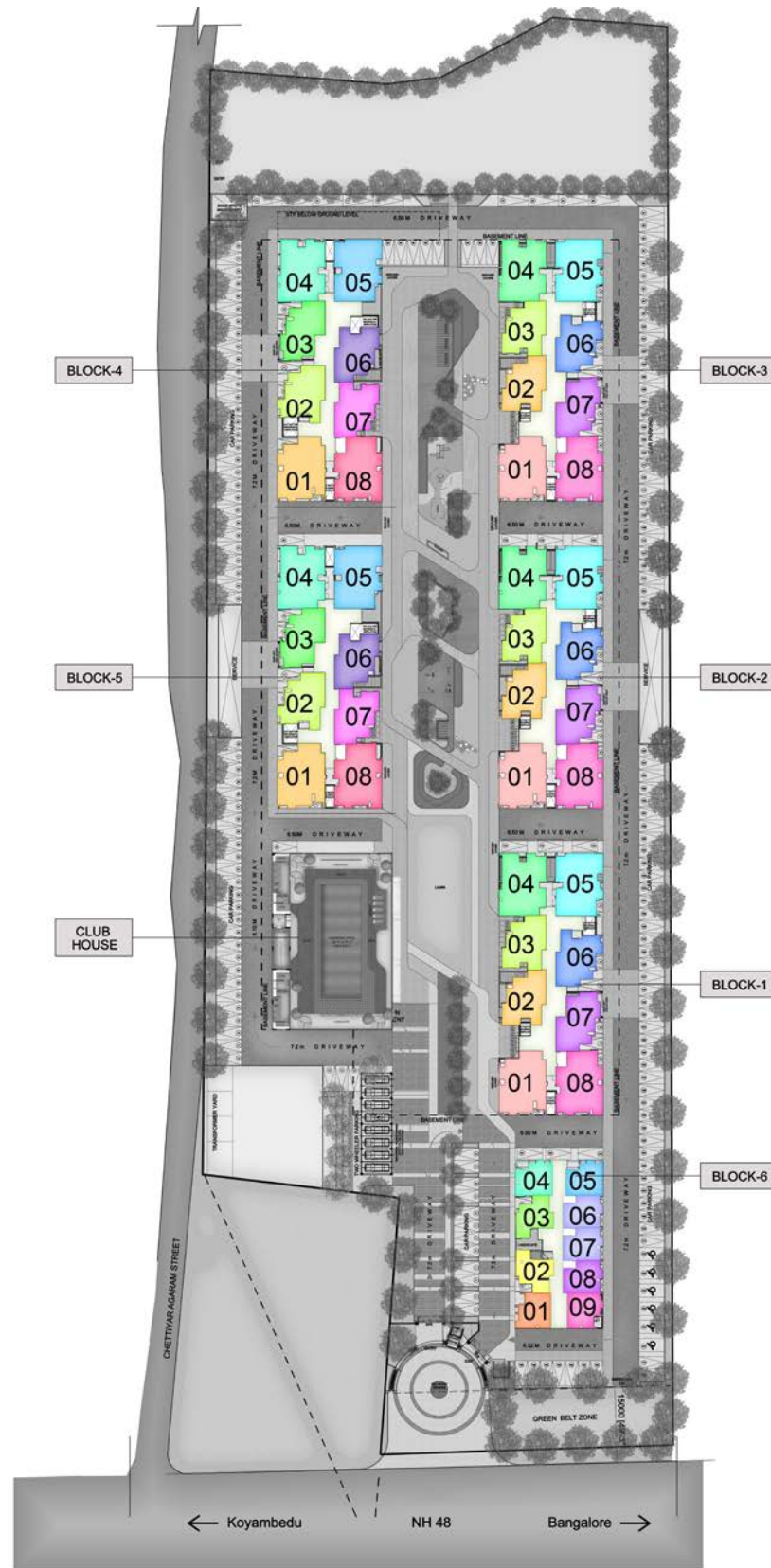
LEGEND

- 01 - Entry/ Exit
- 02 - Guard House
- 03 - Multi Level Car Parking
- 04 - Transformer Yard
- 05 - Ramp In
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- 08 - Party Lawn
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- 10 - Outdoor Gym
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- 12 - Senior Citizens' Court
- 13 - Toddlers' Play Area
- 14 - Multi Purpose Area
- 15 - Access to OSR
- 16 - OSR
- 17 - OWC



← Koyabedu NH 48 Bangalore →

NUMBERING PLAN



Block 1, 2 & 3

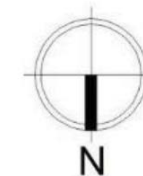
Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
Light Red	01	C1	3 BED+2T	1397	932
Orange	02	B1	2 BED	1013	680
Light Green	03	B2	2 BED	1014	687
Light Blue	04	D1	3 BED+3T	1402	968
Light Cyan	05	D3	3 BED+3T	1427	983
Light Purple	06	B3	2 BED	1034	693
Light Pink	07	B6	2 BED	1038	697
Light Magenta	08	D2	3 BED+3T	1403	941

Block 4 & 5

Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
Light Orange	01	C1a	3 BED+2T	1397	932
Light Green	02	B4	2 BED	1036	693
Light Blue	03	B5	2 BED	1037	697
Light Cyan	04	D1a	3 BED+3T	1402	968
Light Purple	05	D3a	3 BED+3T	1427	983
Light Magenta	06	B1a	2 BED	1013	680
Light Pink	07	B2a	2 BED	1014	687
Light Red	08	D2a	3 BED+3T	1403	941

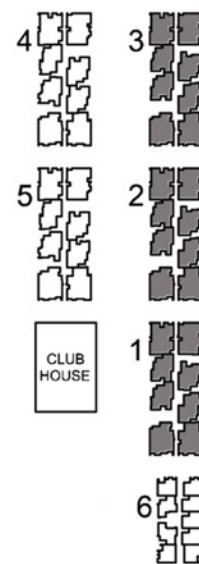
Block 6

Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
Light Orange	01	A4	1 BED	595	380
Light Yellow	02	A5	1 BED	595	375
Light Green	03	A2	1 BED	593	375
Light Blue	04	A8	1 BED	608	382
Light Cyan	05	A7	1 BED	598	382
Light Purple	06	A6	1 BED	597	381
Light Magenta	07	A6	1 BED	597	381
Light Pink	08	A3	1 BED	594	381
Light Red	09	A1	1 BED	588	380





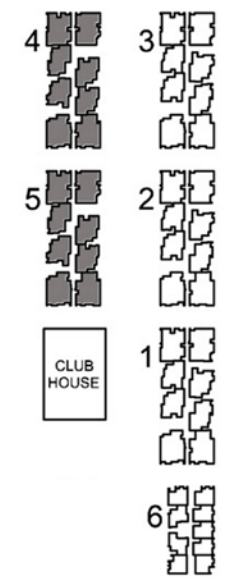
Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
	01	C1	3 BED+2T	1397	932
	02	B1	2 BED	1013	680
	03	B2	2 BED	1014	687
	04	D1	3 BED+3T	1402	968
	05	D3	3 BED+3T	1427	983
	06	B3	2 BED	1034	693
	07	B6	2 BED	1038	697
	08	D2	3 BED+3T	1403	941



BLOCK - 4 & 5

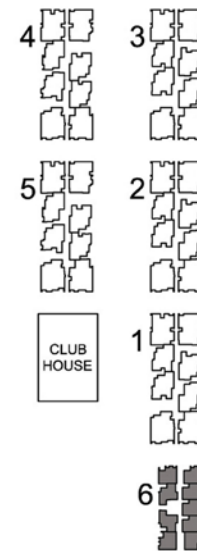


Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
Orange	01	C1a	3 BED+2T	1397	932
Light Green	02	B4	2 BED	1036	693
Green	03	B5	2 BED	1037	697
Cyan	04	D1a	3 BED+3T	1402	968
Blue	05	D3a	3 BED+3T	1427	983
Purple	06	B1a	2 BED	1013	680
Pink	07	B2a	2 BED	1014	687
Red	08	D2a	3 BED+3T	1403	941





Colour	Unit No	Type	No. of Bed	Sale Area (SqFt)	Carpet Area (SqFt)
Orange	01	A4	1 BED	595	380
Yellow	02	A5	1 BED	595	375
Light Green	03	A2	1 BED	593	375
Teal	04	A8	1 BED	608	382
Blue	05	A7	1 BED	598	382
Light Purple	06	A6	1 BED	597	381
Medium Purple	07	A6	1 BED	597	381
Dark Purple	08	A3	1 BED	594	381
Pink	09	A1	1 BED	588	380

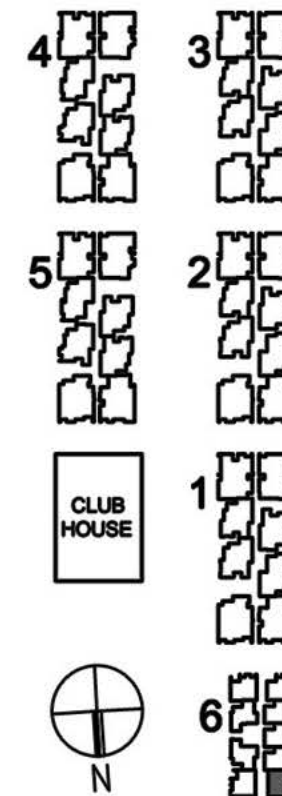


MAIN ENTRANCE



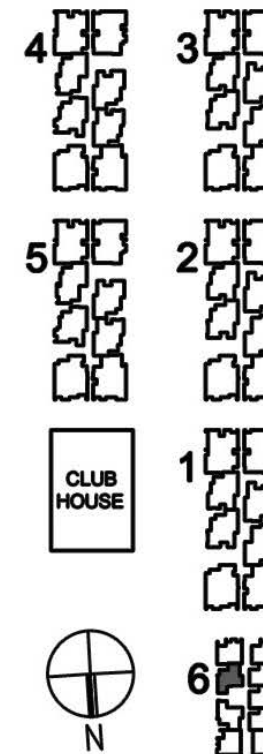
Artist Impression

UNIT TYPE - A1 / 1BED

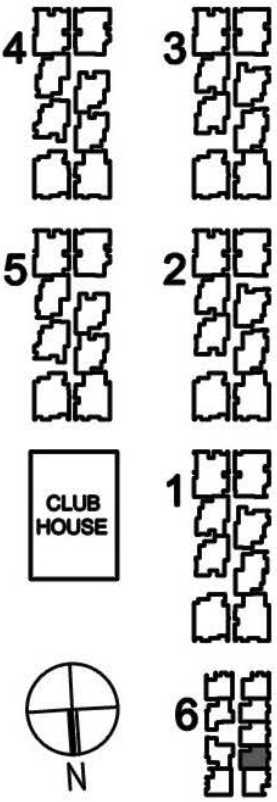
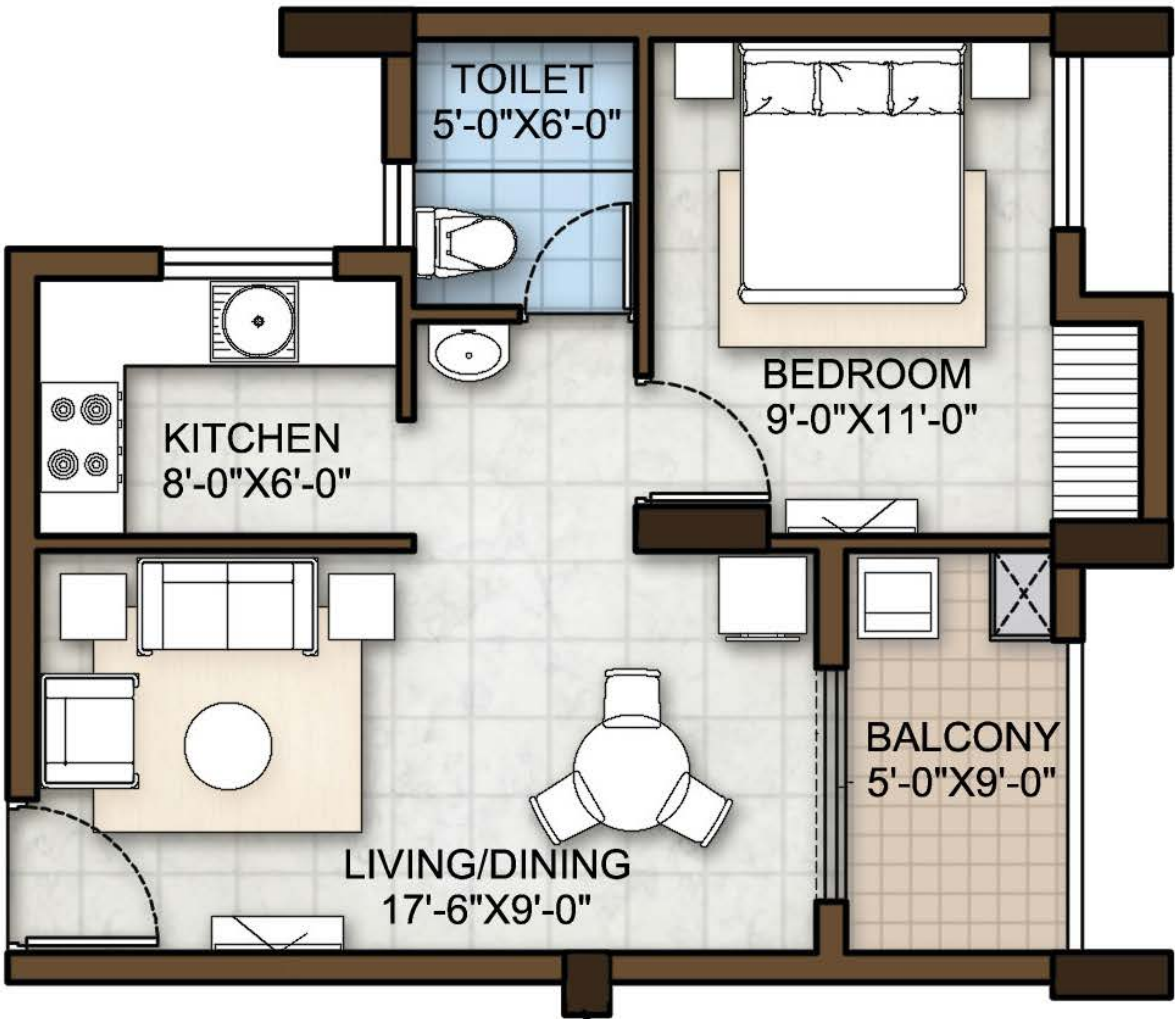


SUPER BUILT-UP AREA: 54.627 SqM / 588 SqFt
 CARPET AREA : 35.277 SqM / 380 SqFt

UNIT TYPE - A2 / 1BED

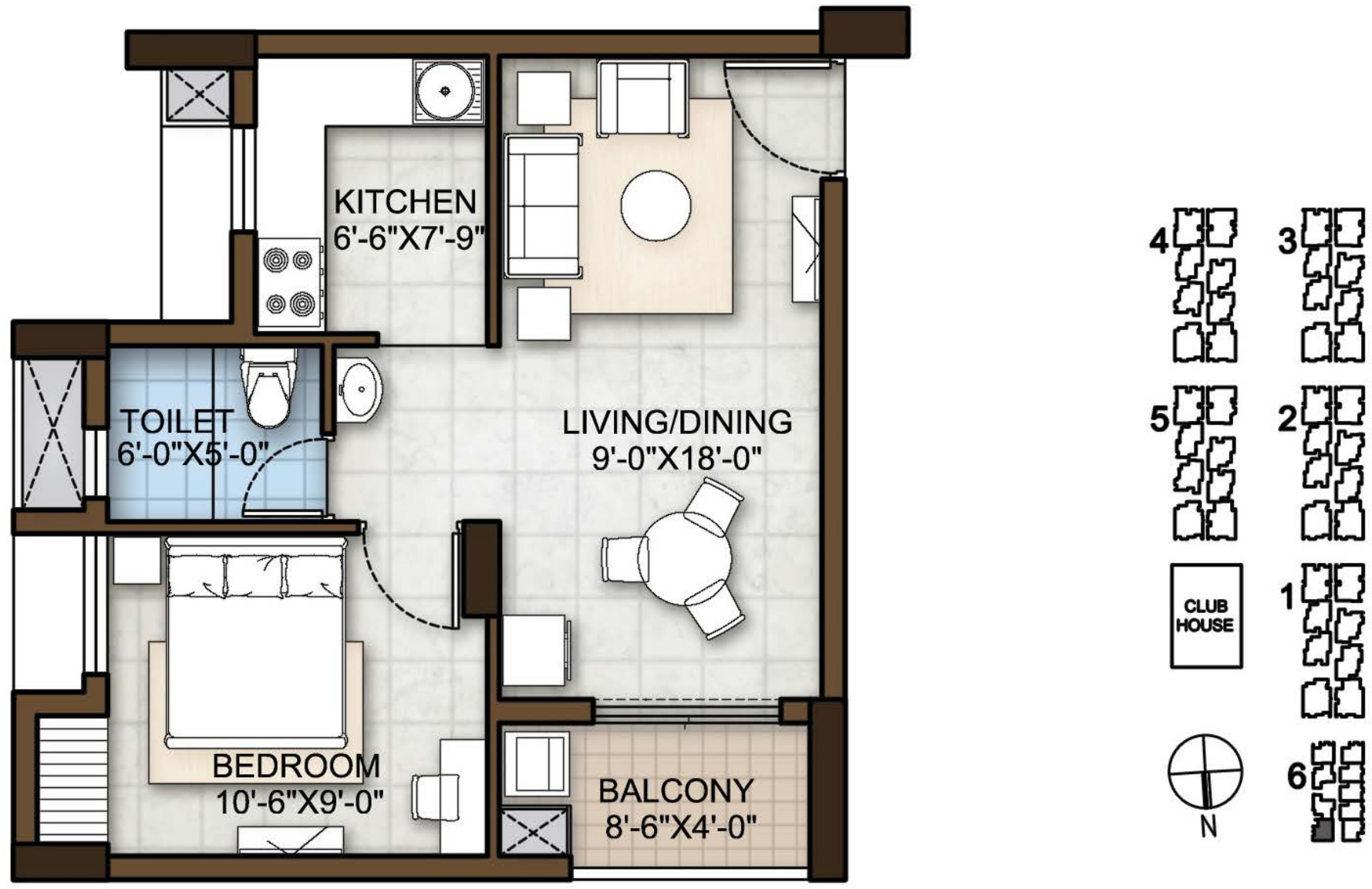


SUPER BUILT-UP AREA: 55.091 SqM / 593 SqFt
 CARPET AREA : 34.807 SqM / 375 SqFt



SUPER BUILT-UP AREA: 55.184 SqM / 594 SqFt
CARPET AREA: 35.426 SqM / 381 SqFt

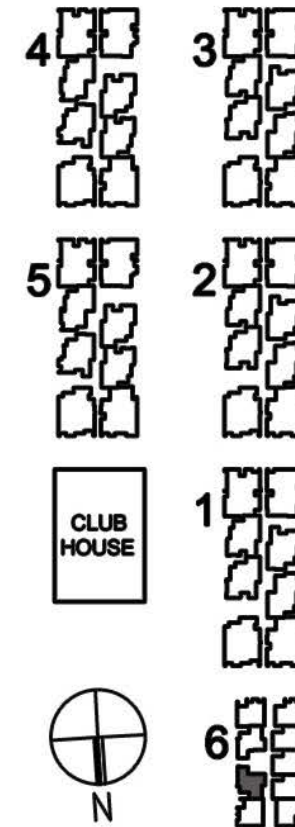
UNIT TYPE - A4 / 1BED



SUPER BUILT-UP AREA: 55.277 SqM / 595 SqFt
 CARPET AREA : 35.337 SqM / 380 SqFt



UNIT TYPE - A5 / 1BED

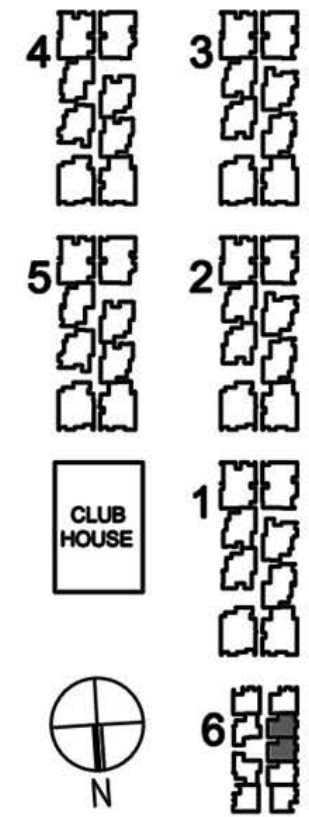
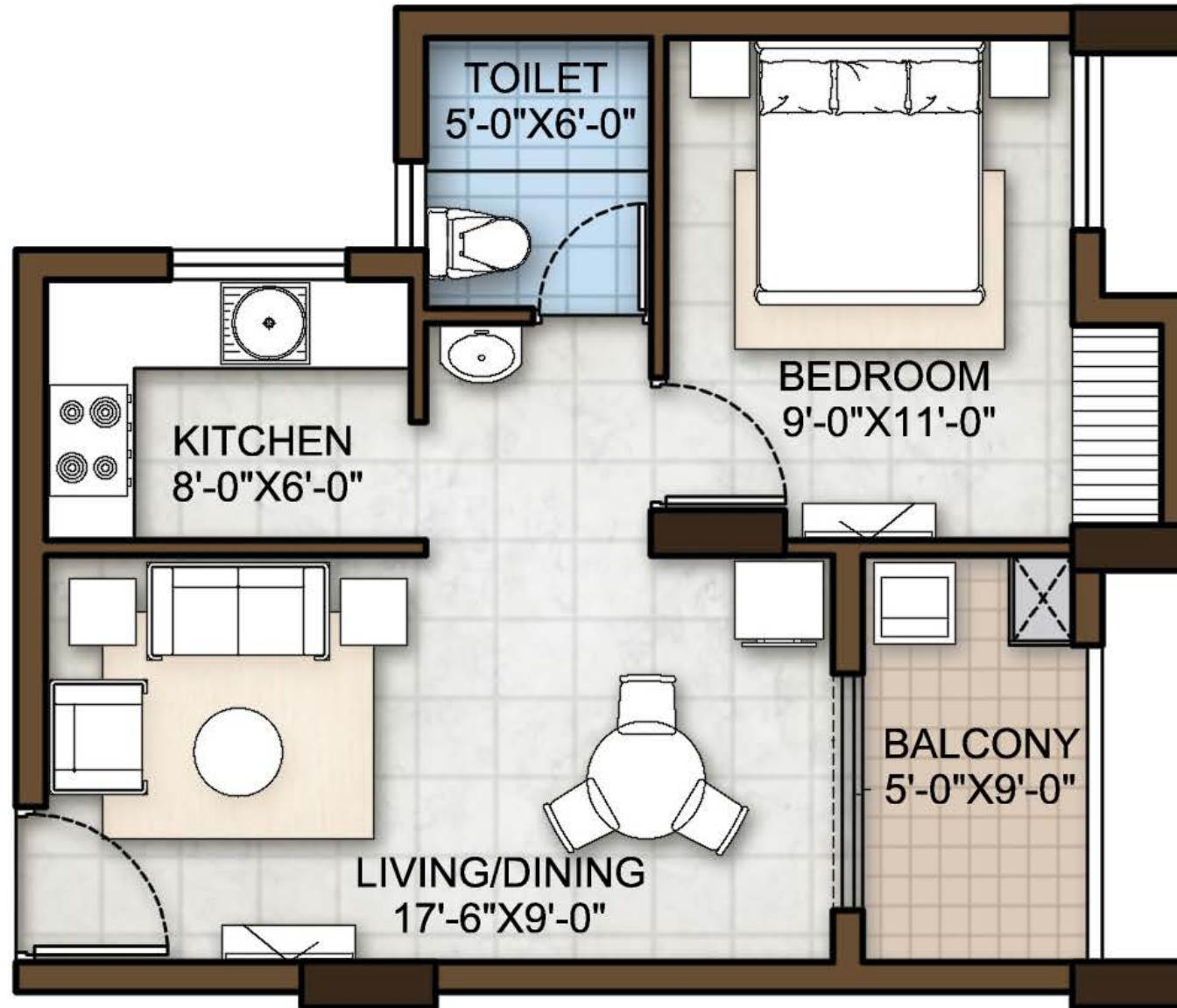


SUPER BUILT-UP AREA: 55.277 SqM / 595 SqFt
 CARPET AREA : 34.806 SqM / 375 SqFt



Artist's Impression

UNIT TYPE - A6 / 1BED

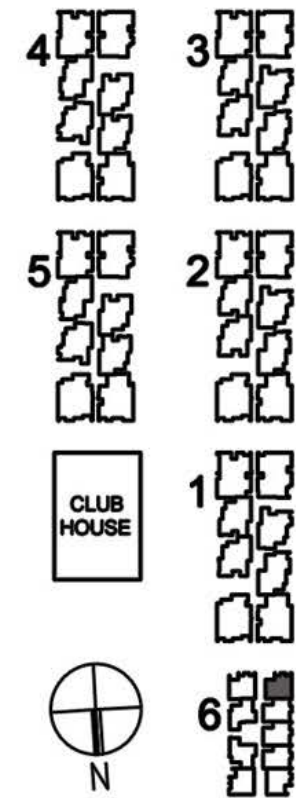
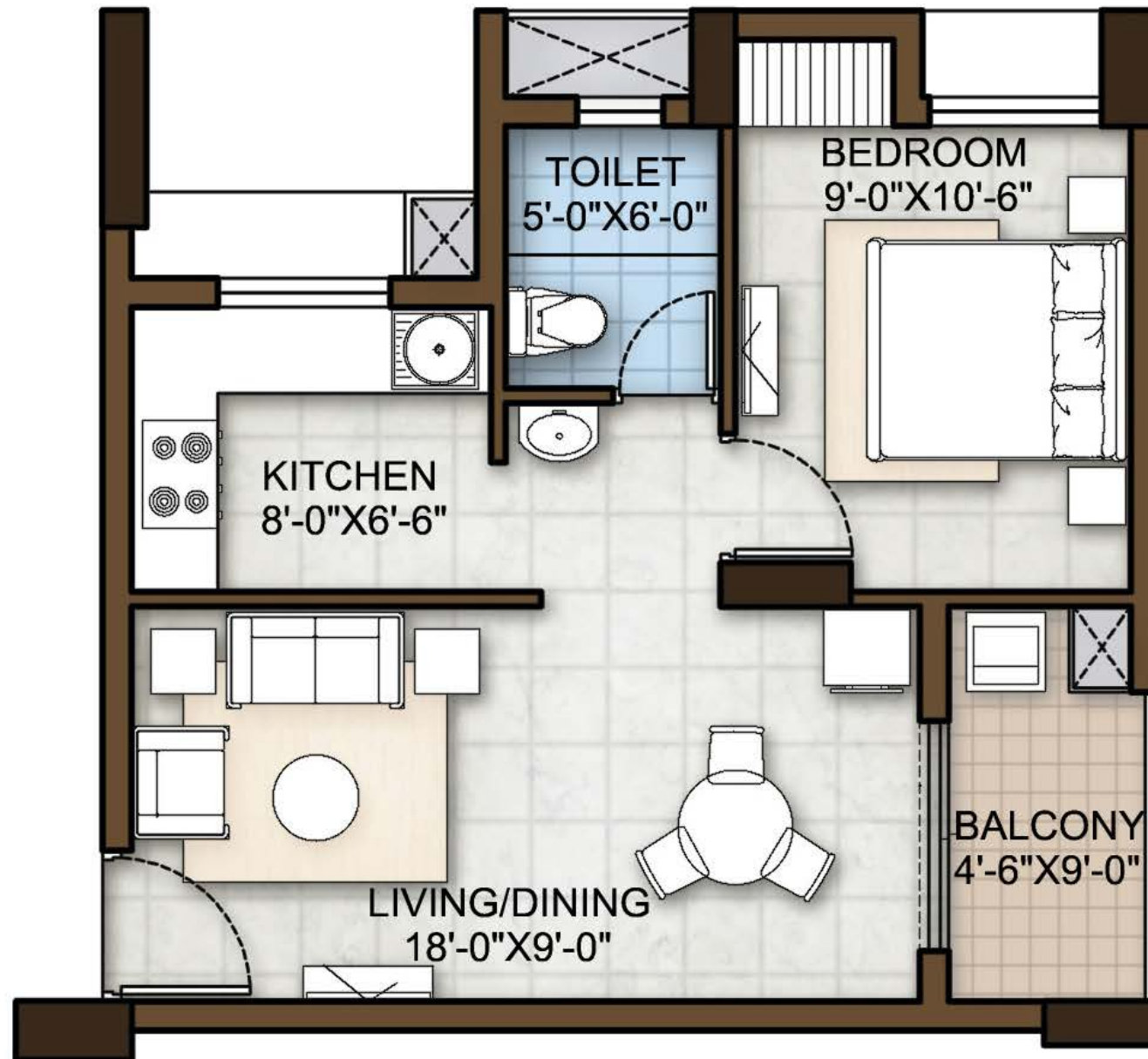


SUPER BUILT-UP AREA: 55.463 SqM / 597 SqFt
CARPET AREA : 35.426 SqM / 381 SqFt

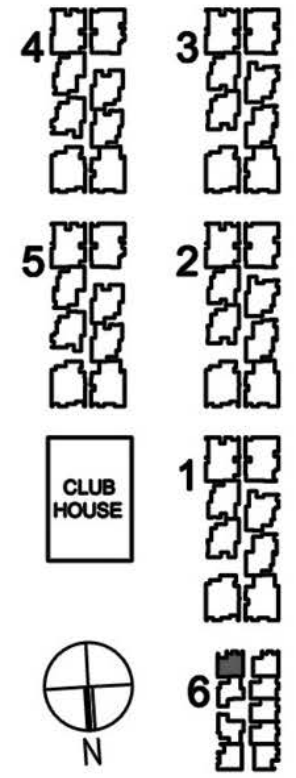
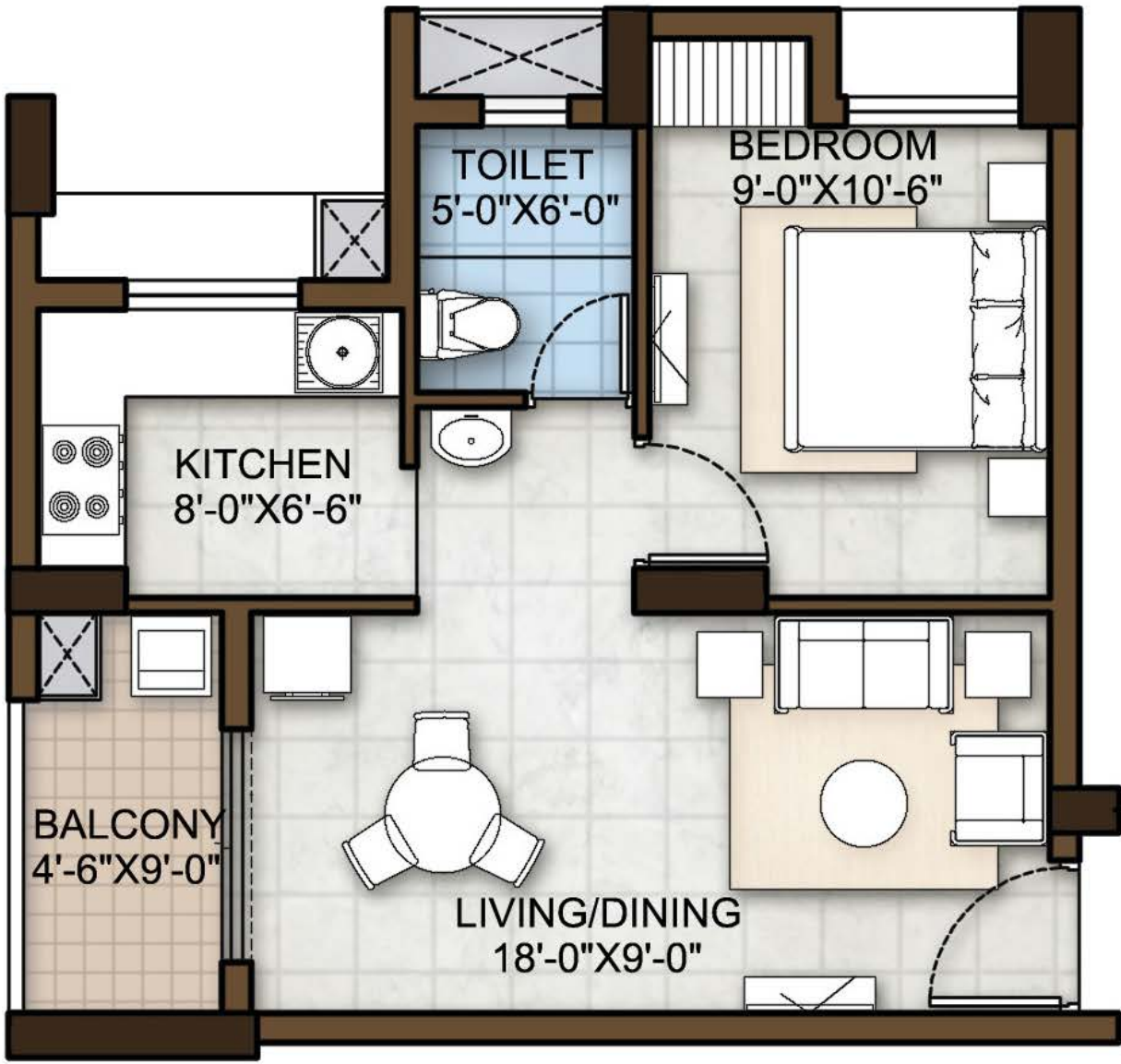


Artist's Impression

UNIT TYPE - A7 / 1BED

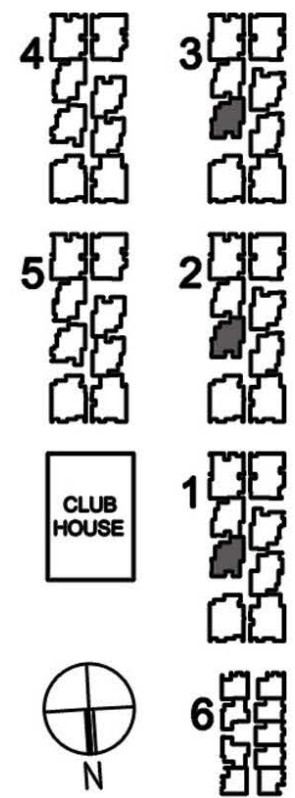
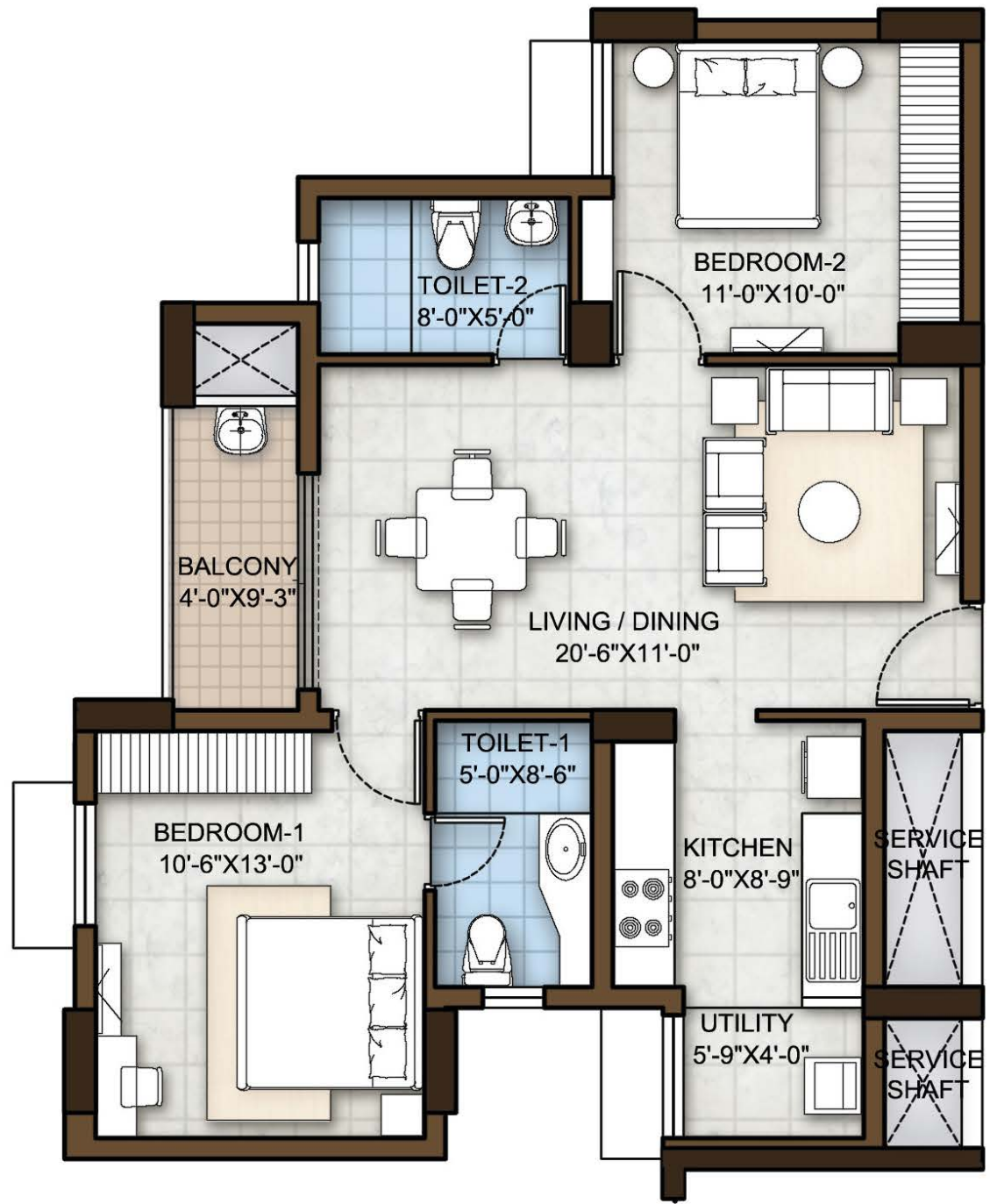


SUPER BUILT-UP AREA: 55.556 SqM / 598 SqFt
 CARPET AREA : 35.534 SqM / 382 SqFt



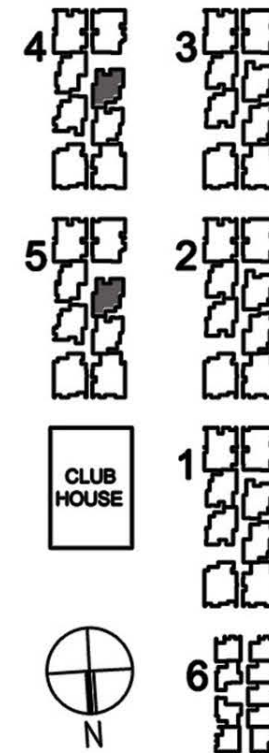
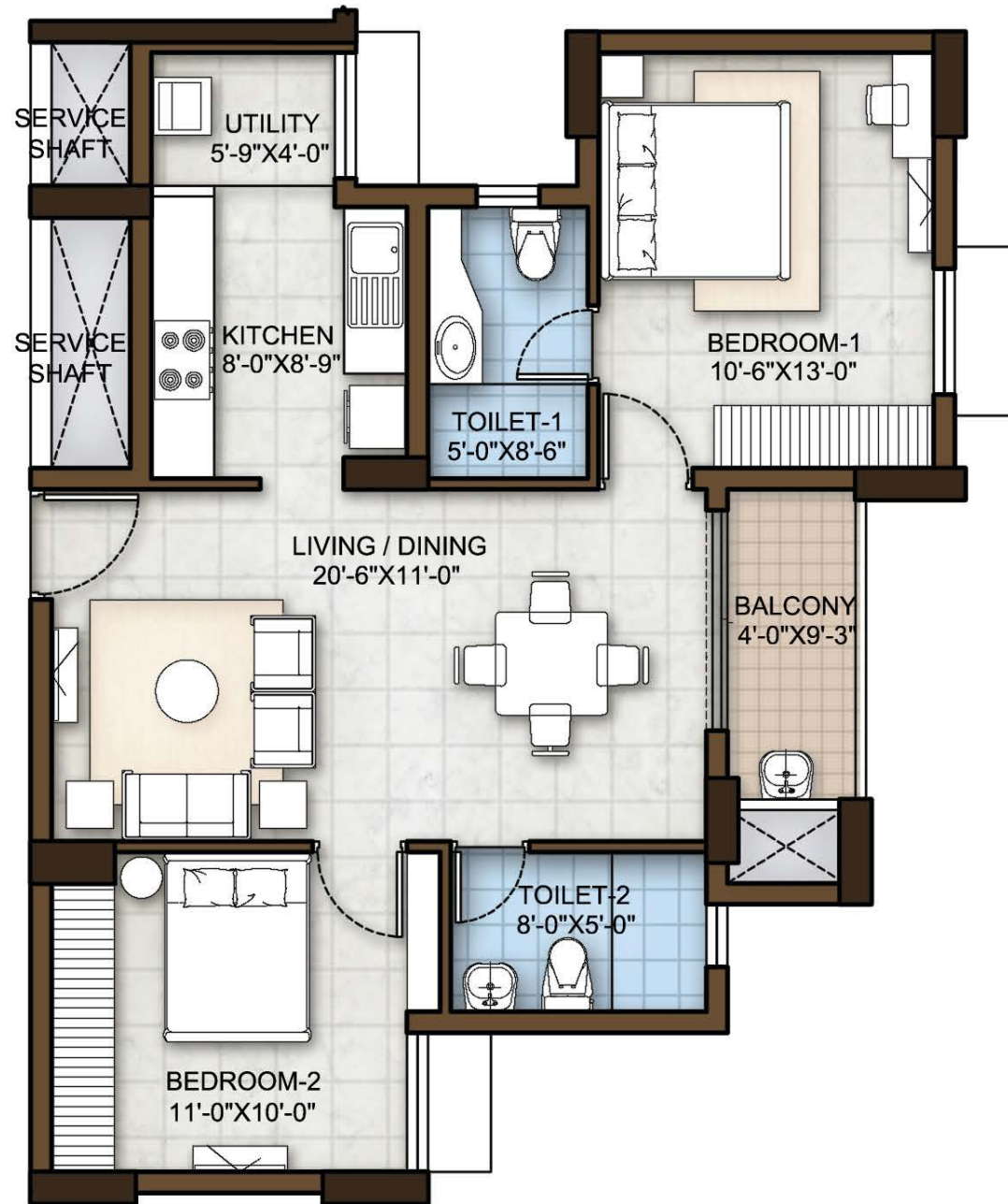
SUPER BUILT-UP AREA: 56.485 SqM / 608 SqFt
 CARPET AREA : 35.534 SqM / 382 SqFt

UNIT TYPE - B1 / 2BED



SUPER BUILT-UP AREA: 94.110 SqM / 1013 SqFt
 CARPET AREA : 63.193 SqM / 680 Sq Ft

UNIT TYPE - B1a / 2BED

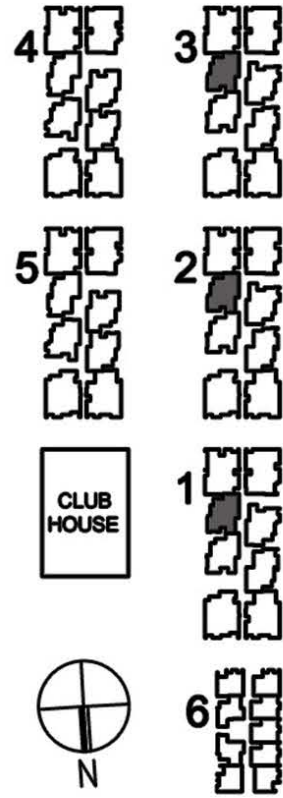
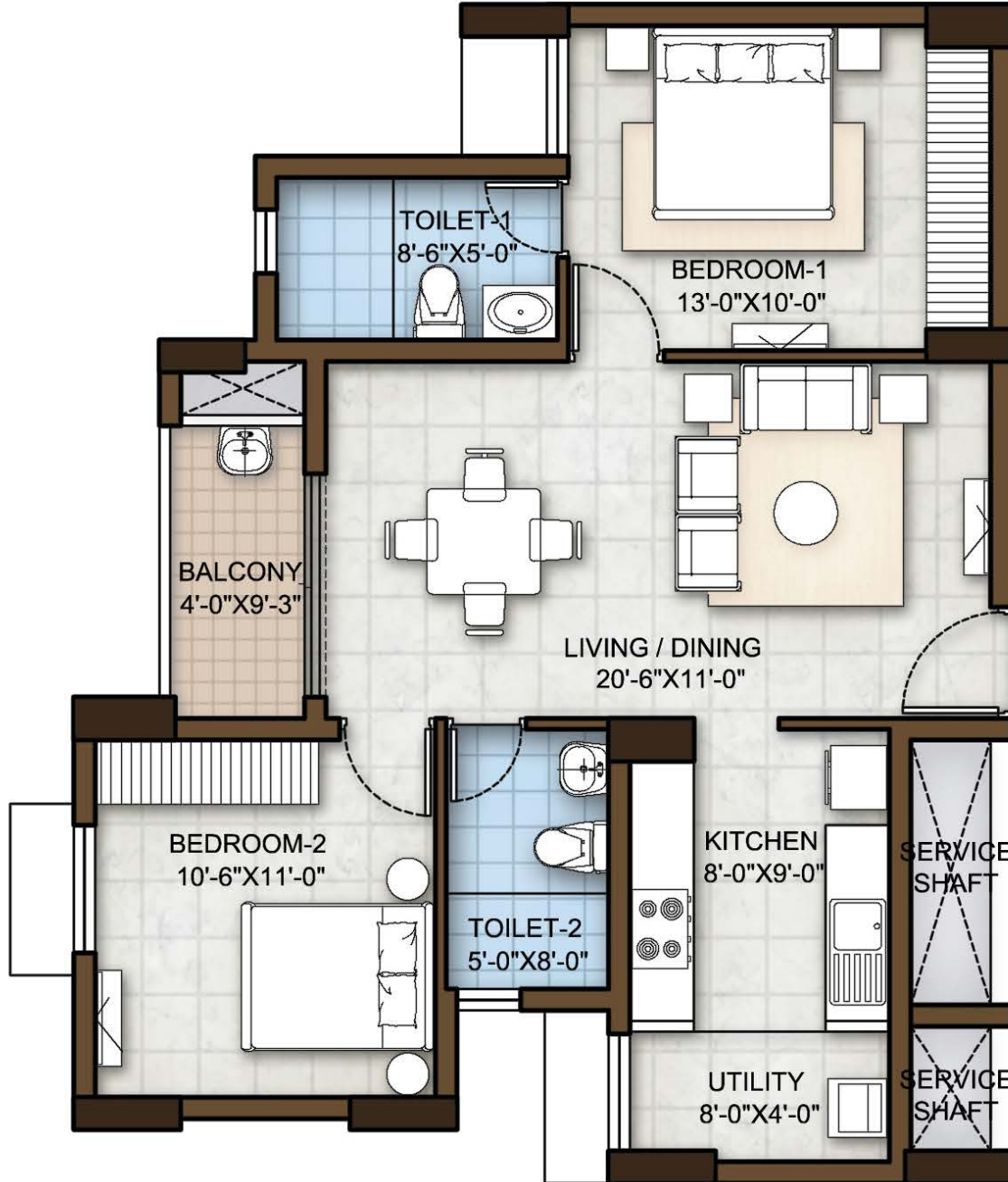


SUPER BUILT-UP AREA: 94.110 SqM / 1013 SqFt
 CARPET AREA : 63.193 SqM / 680 Sq Ft

BLOCK LOBBY VIEW

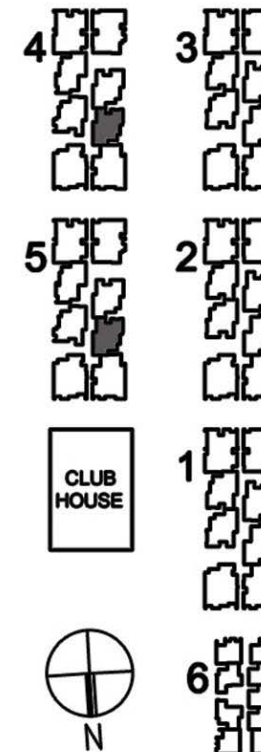
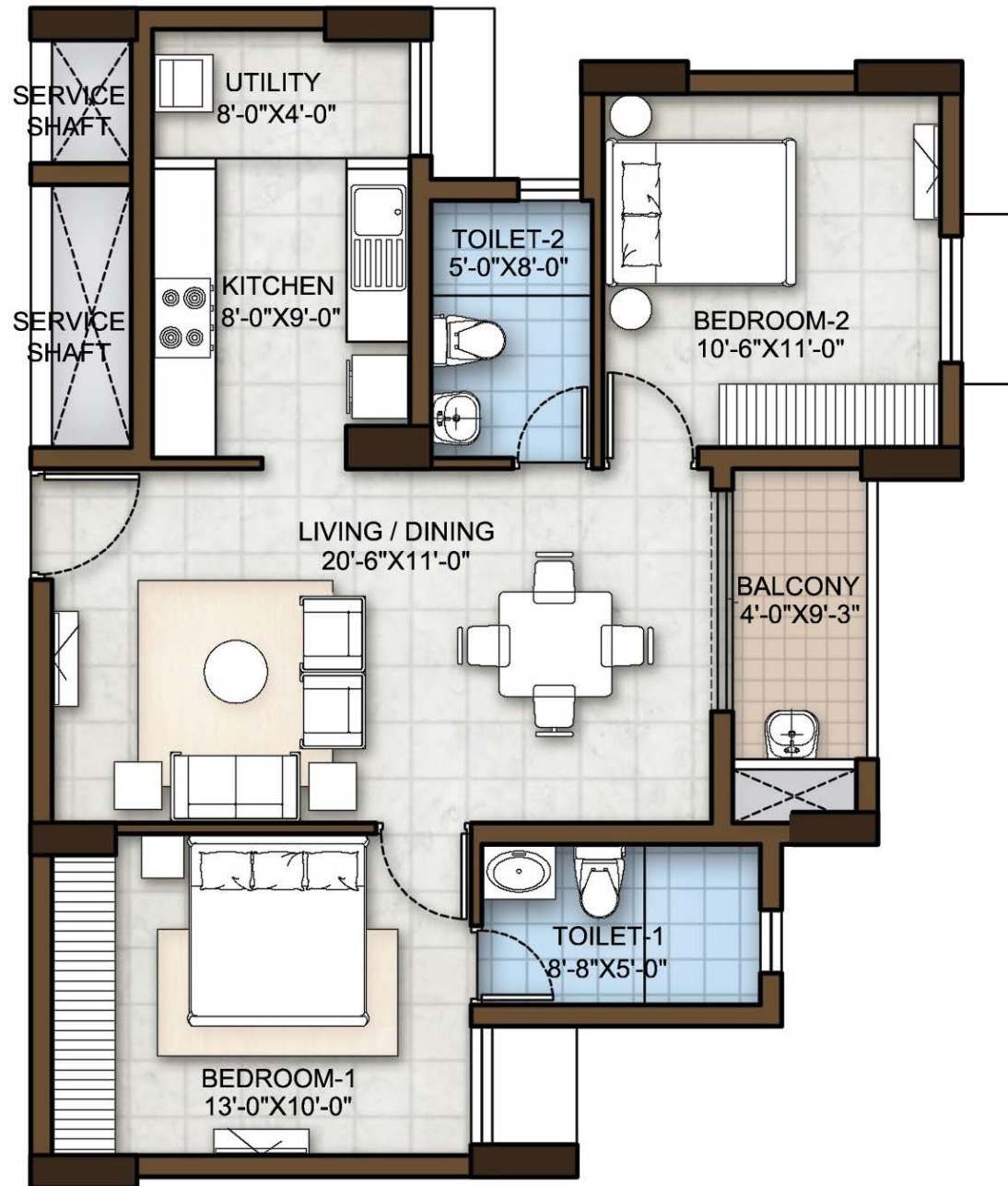


Artist's Impression

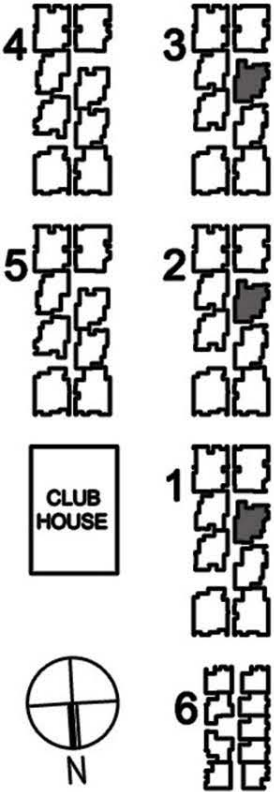
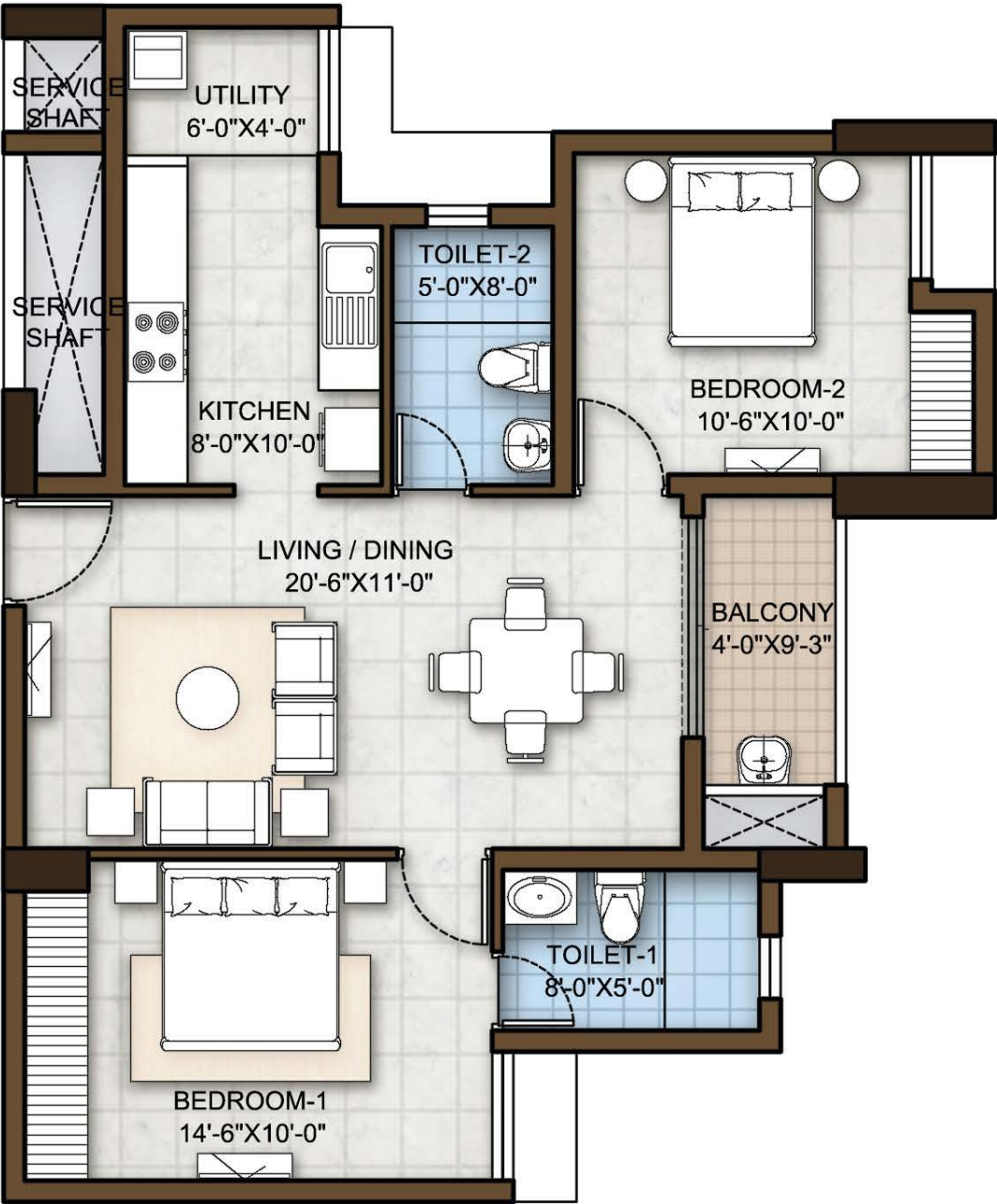


SUPER BUILT-UP AREA: 94.203 SqM / 1014 SqFt
 CARPET AREA: 63.819 SqM / 687 SqFt

UNIT TYPE - B2a / 2BED

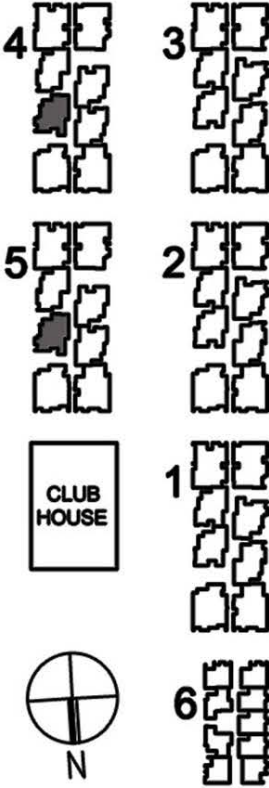
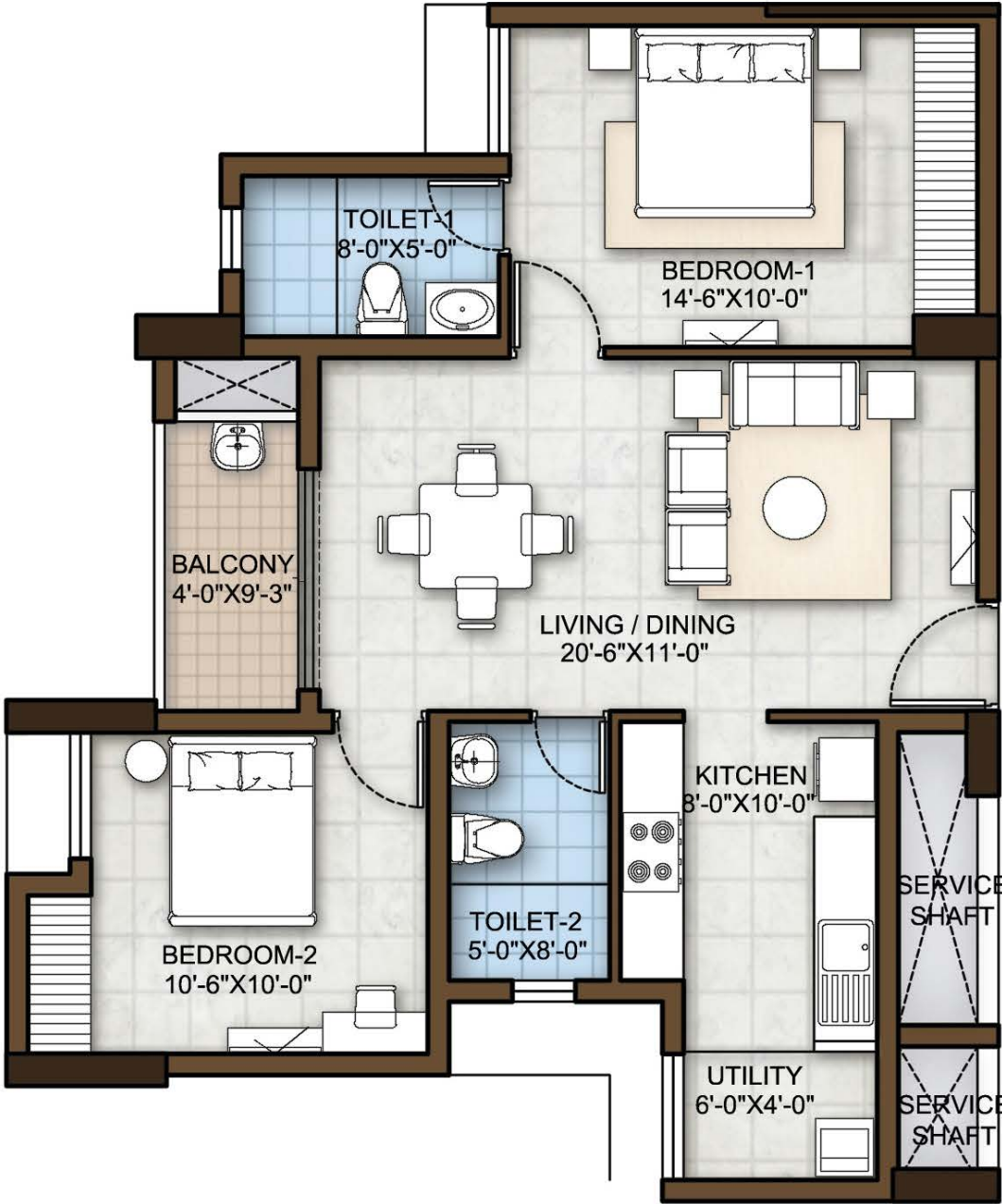


SUPER BUILT-UP AREA: 94.203 SqM / 1014 SqFt
 CARPET AREA: 63.819 SqM / 687 SqFt

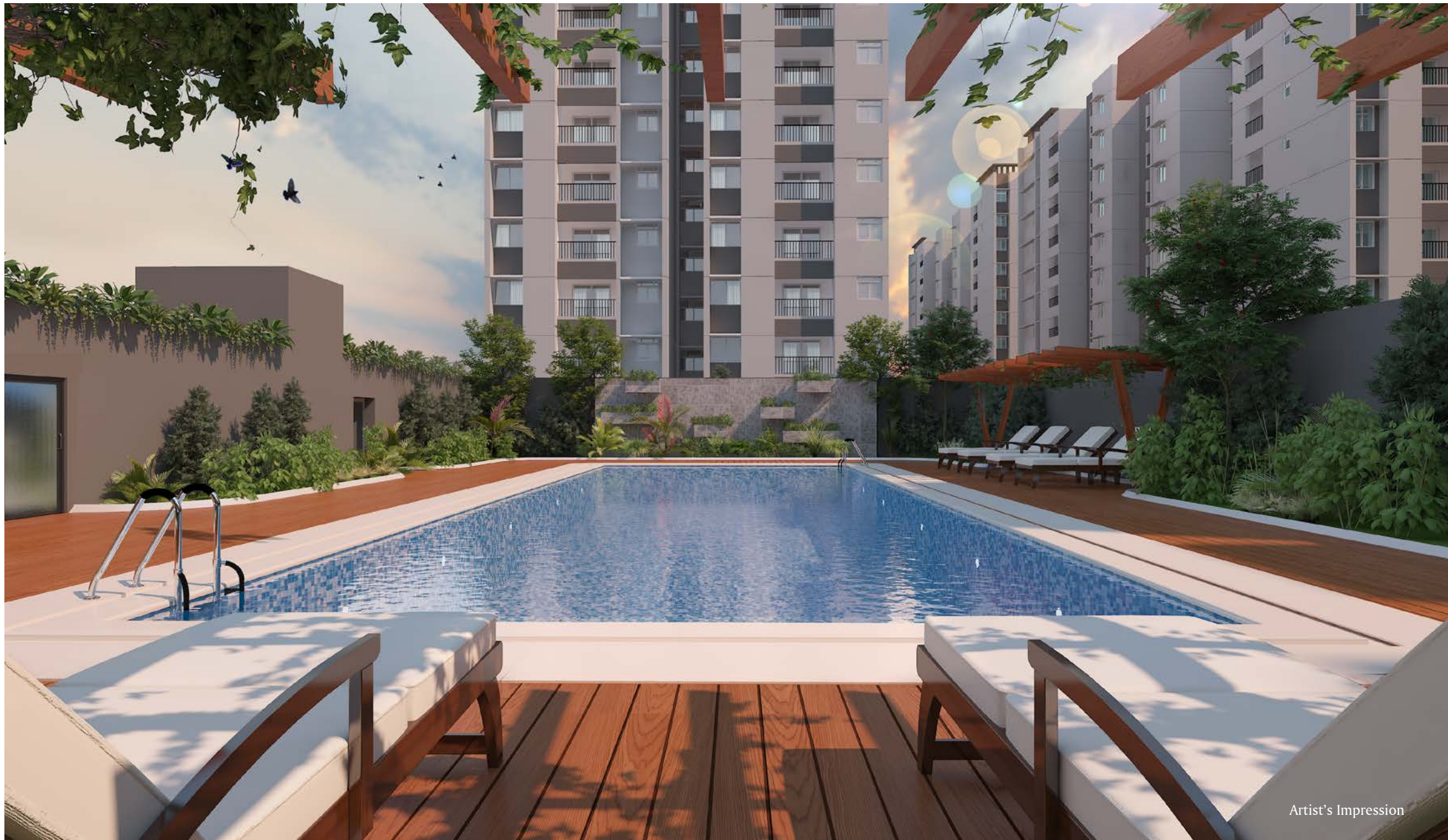


SUPER BUILT-UP AREA: 96.061 SqM / 1034 SqFt
 CARPET AREA : 64.426 SqM / 693 Sq Ft

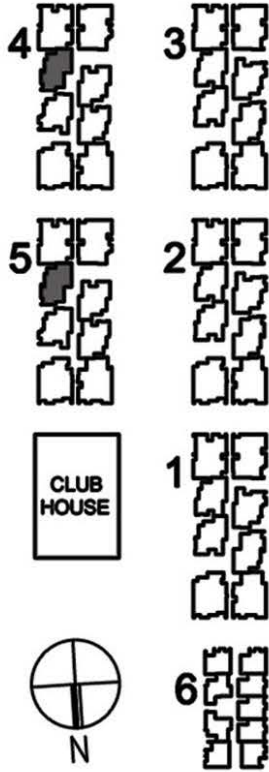
UNIT TYPE - B4 / 2BED



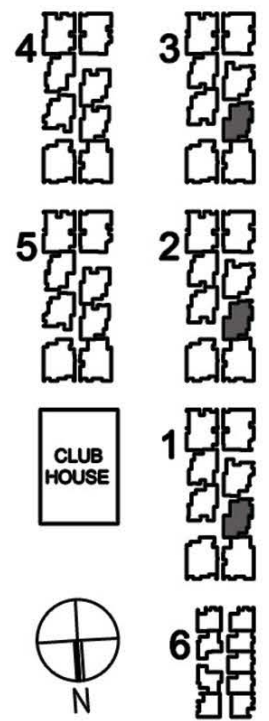
SUPER BUILT-UP AREA: 96.247 SqM / 1036 SqFt
 CARPET AREA : 64.424 SqM / 693 Sq Ft



UNIT TYPE - B5 / 2BED



SUPER BUILT-UP AREA: 96.340 SqM / 1037 SqFt
 CARPET AREA: 64.764 SqM / 697 SqFt

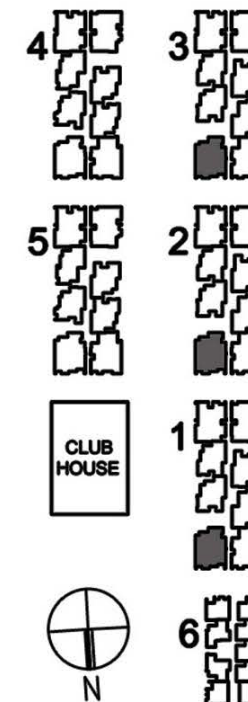


SUPER BUILT-UP AREA: 96.433 SqM / 1038 SqFt
 CARPET AREA: 64.764 SqM / 697 SqFt

TODDLERS' PLAY AREA



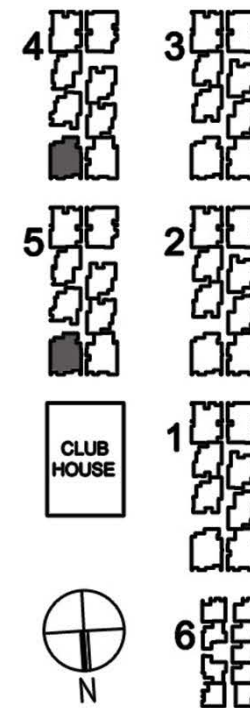
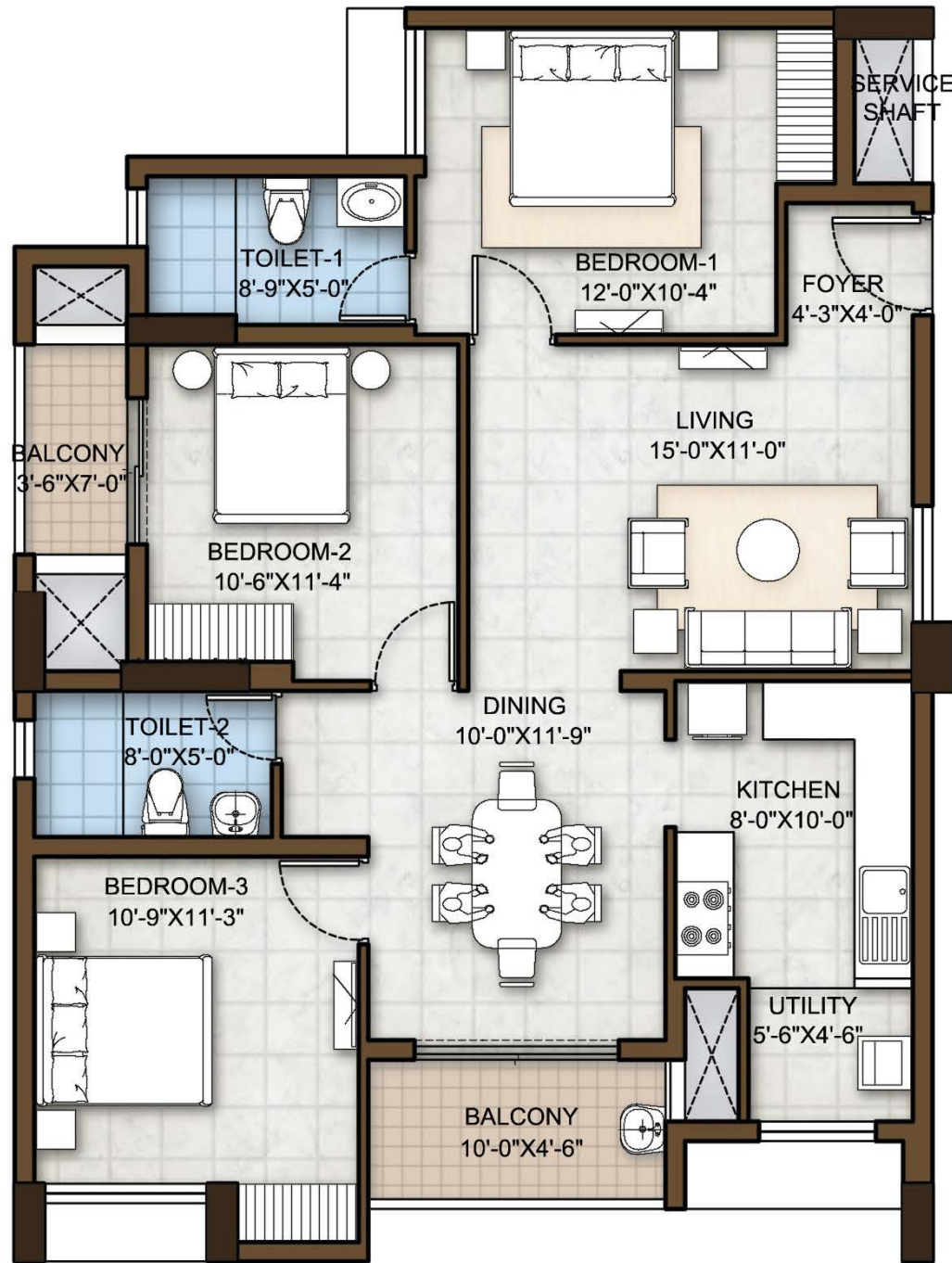
UNIT TYPE - C1 / 3BED+ 2T



SUPER BUILT-UP AREA: 129.784 SqM / 1397 SqFt

CARPET AREA: 86.610 SqM / 932 SqFt

UNIT TYPE - C1a / 3BED + 2T

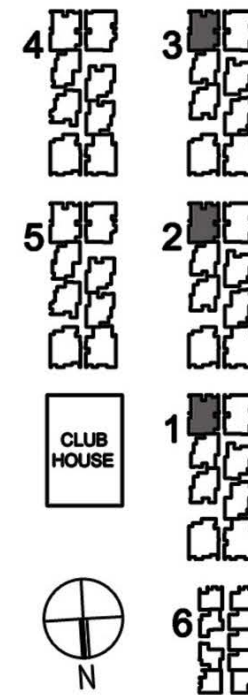
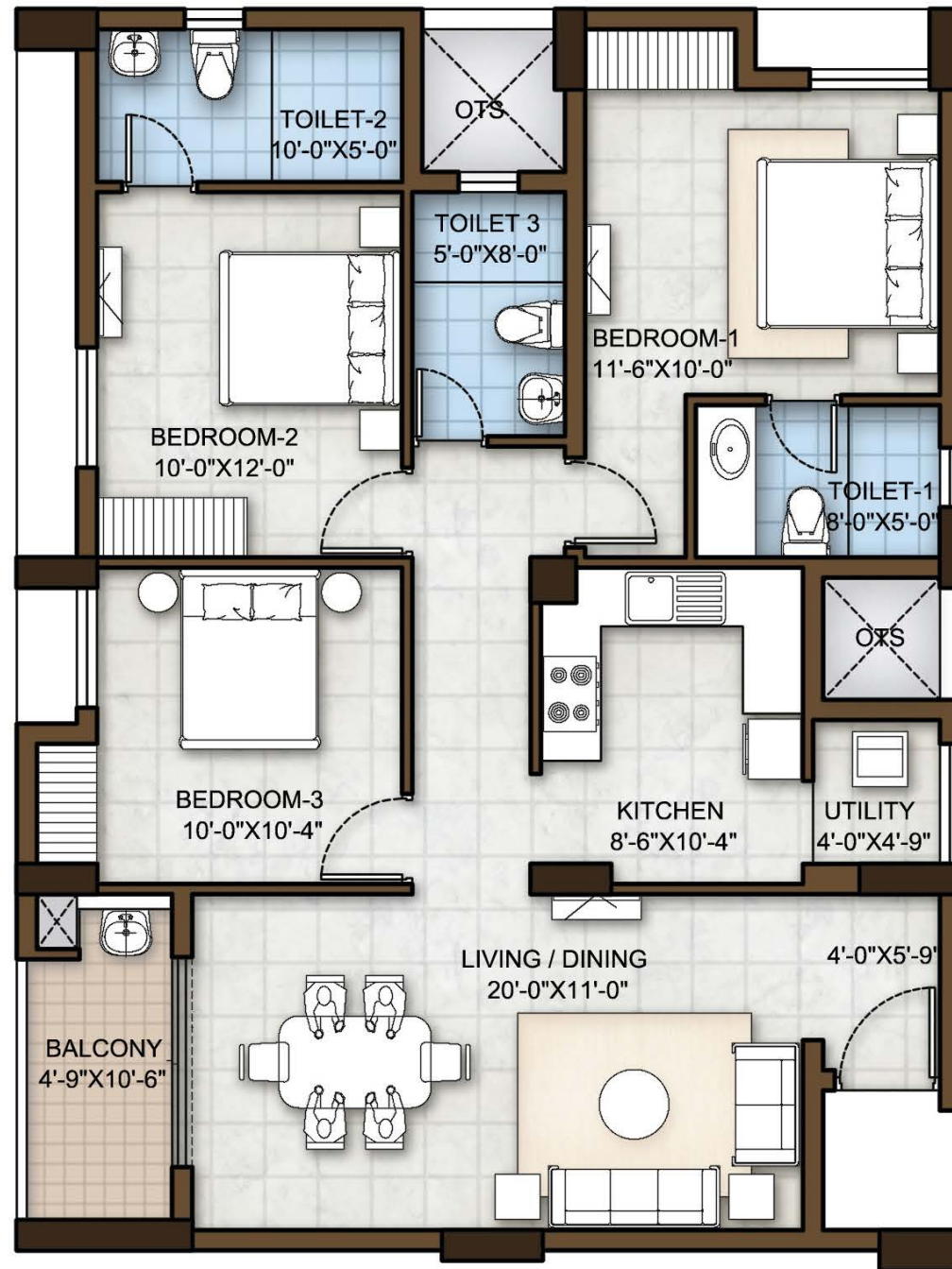


SUPER BUILT-UP AREA: 129.784 SqM / 1397 SqFt
 CARPET AREA: 86.610 SqM / 932 SqFt



Artist's Impression

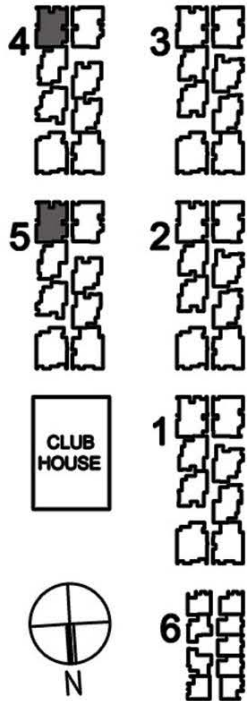
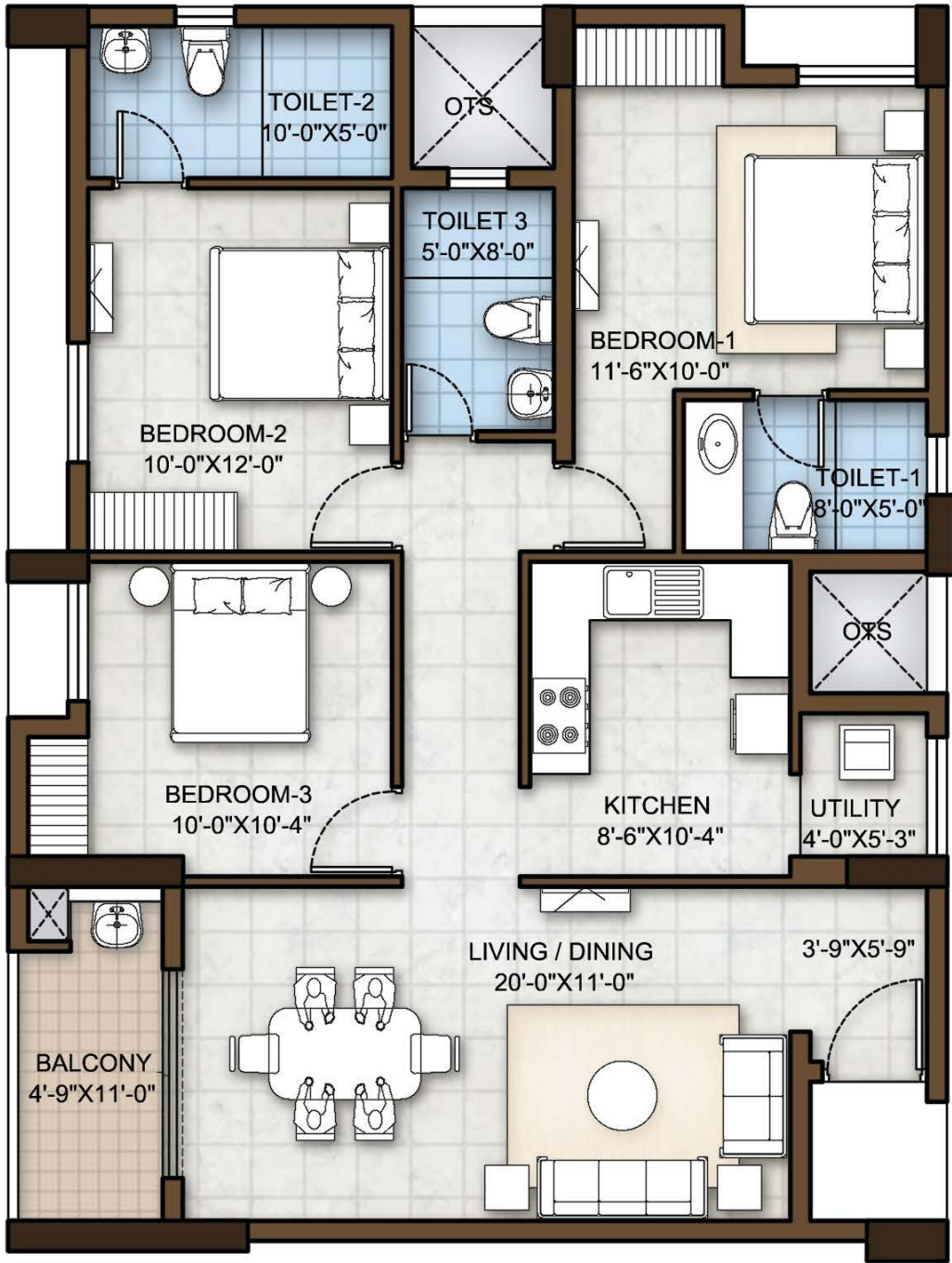
UNIT TYPE - D1 / 3BED+3T



SUPER BUILT-UP AREA: 130.249 SqM / 1402 SqFt

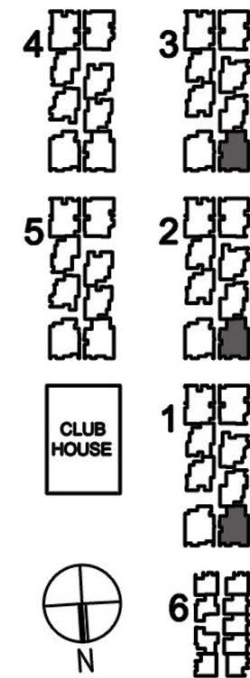
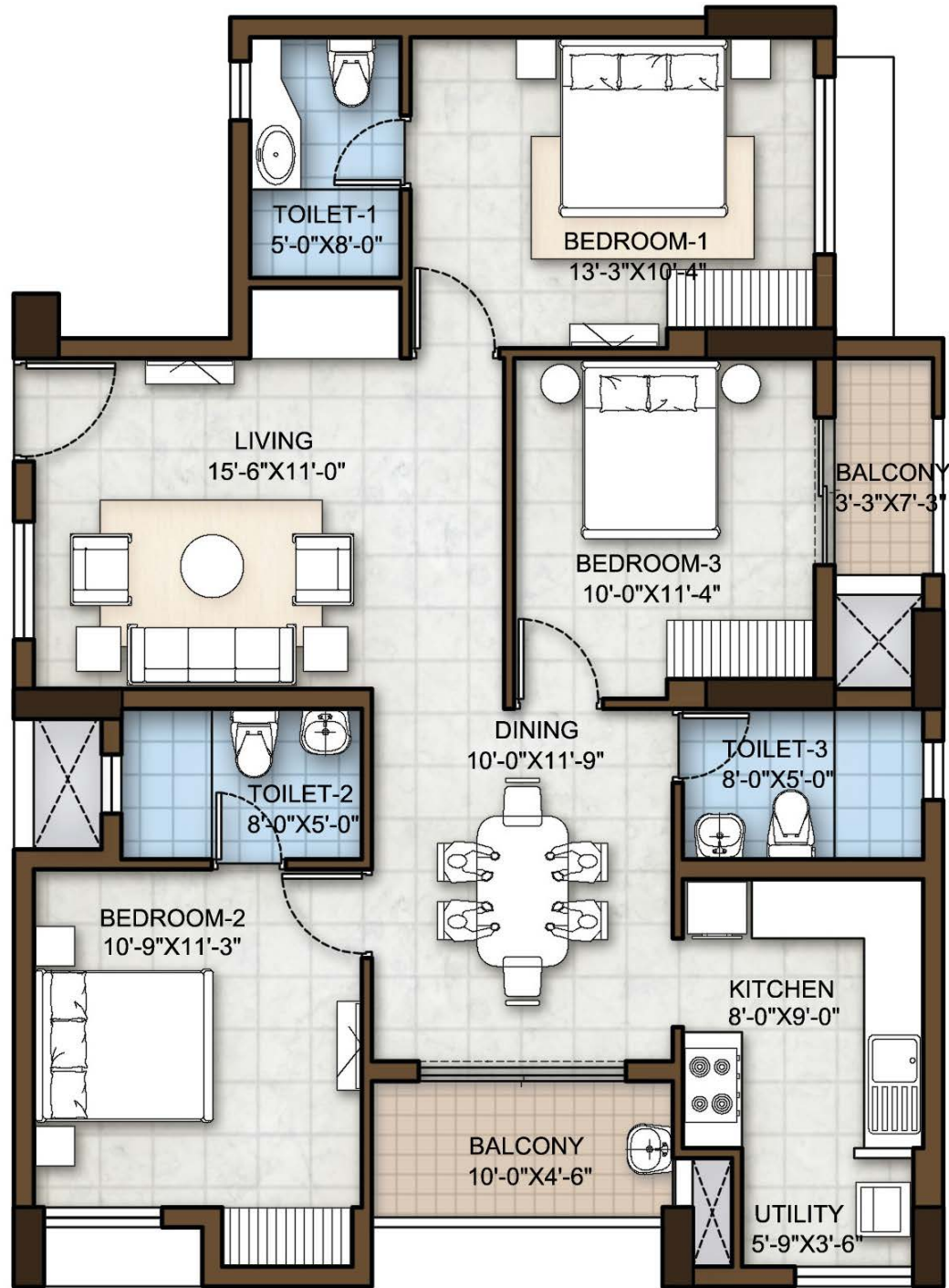
CARPET AREA : 89.916 SqM / 968 SqFt

UNIT TYPE - D1a / 3BED+3T



SUPER BUILT-UP AREA: 130.249 SqM / 1402 SqFt
 CARPET AREA : 89.916 SqM / 968 SqFt

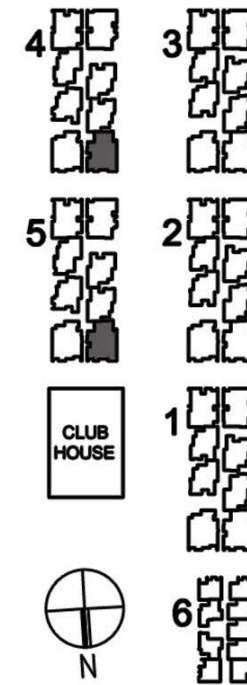
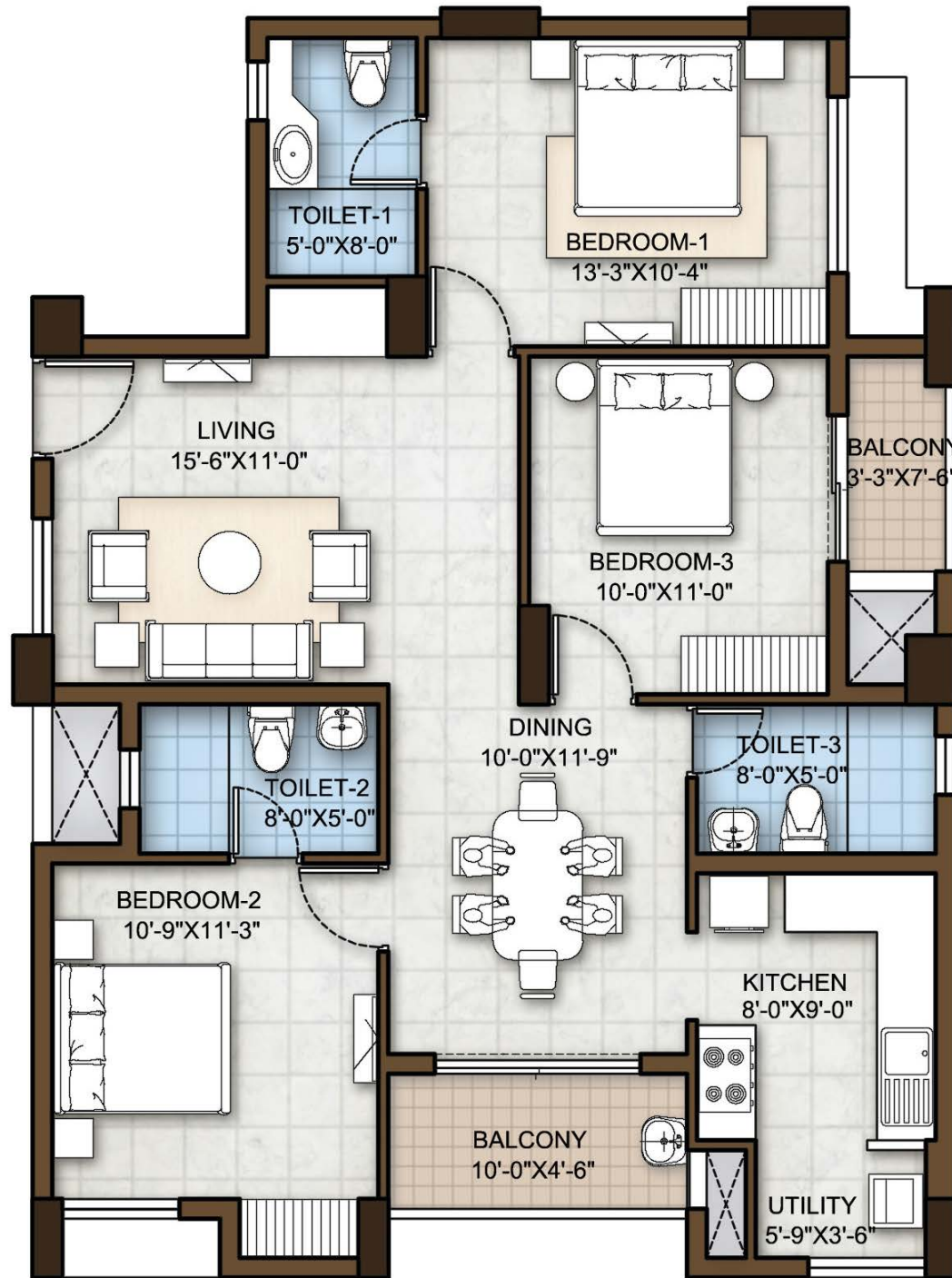
UNIT TYPE - D2 / 3BED+3T



SUPER BUILT-UP AREA: 130.342 SqM / 1403 SqFt

CARPET AREA: 87.461 SqM / 941 SqFt

UNIT TYPE - D2a / 3BED+3T



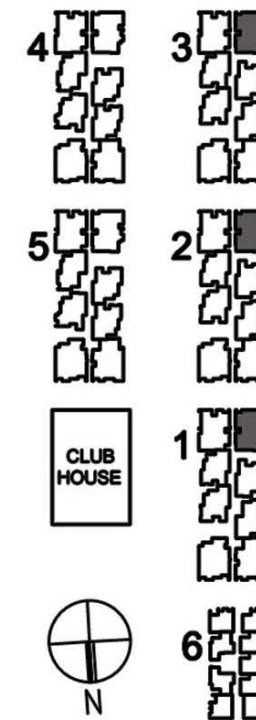
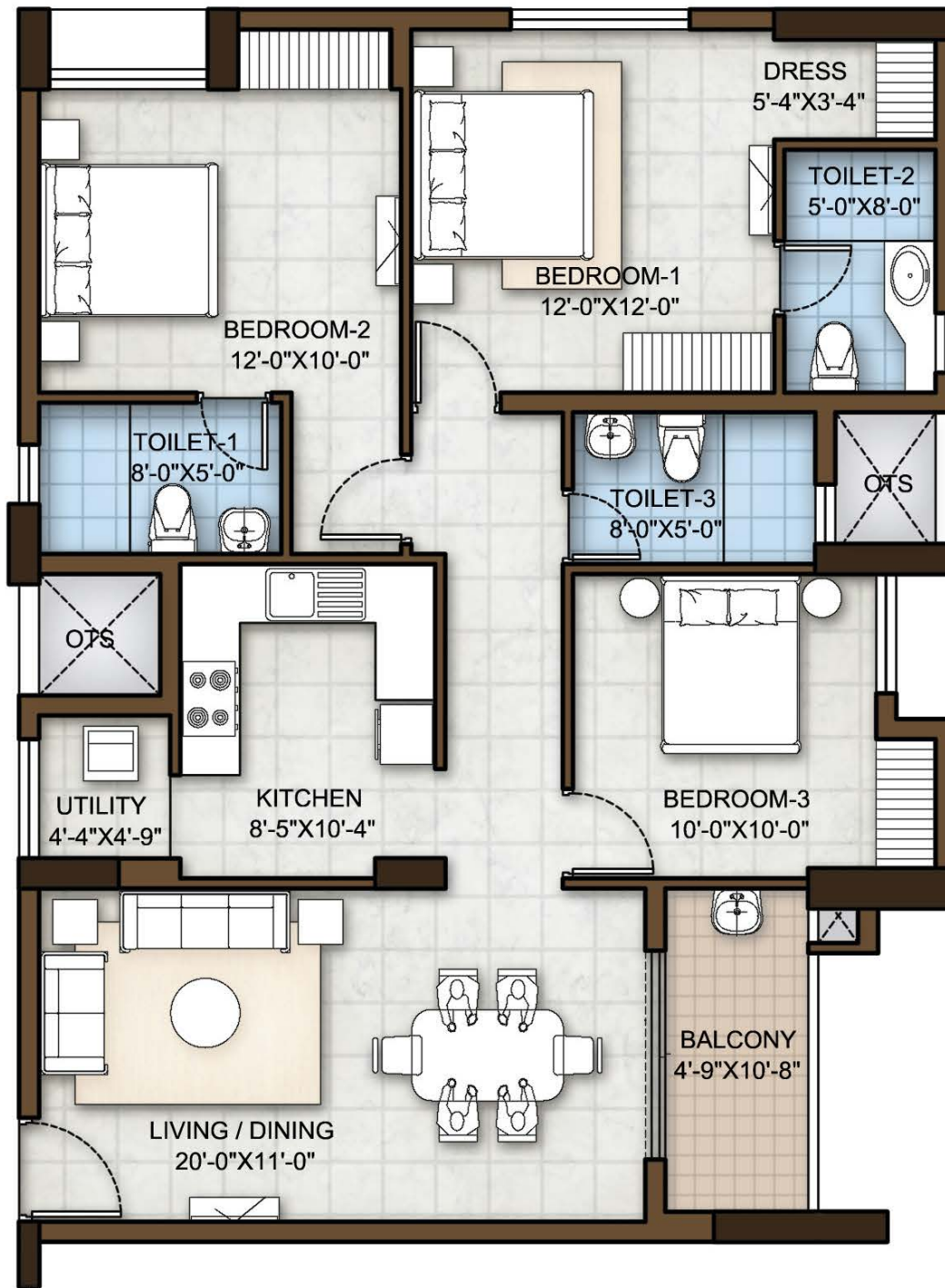
SUPER BUILT-UP AREA: 130.342 SqM / 1403 SqFt
 CARPET AREA: 87.461 SqM / 941 SqFt

CLUBHOUSE LOBBY



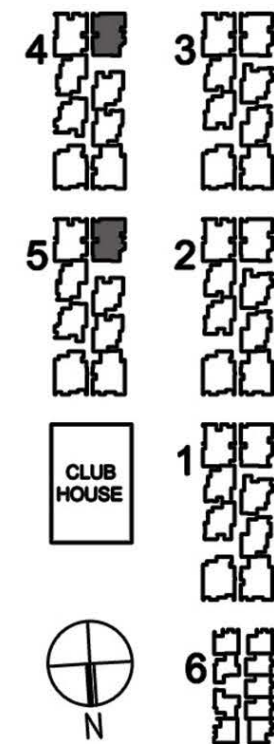
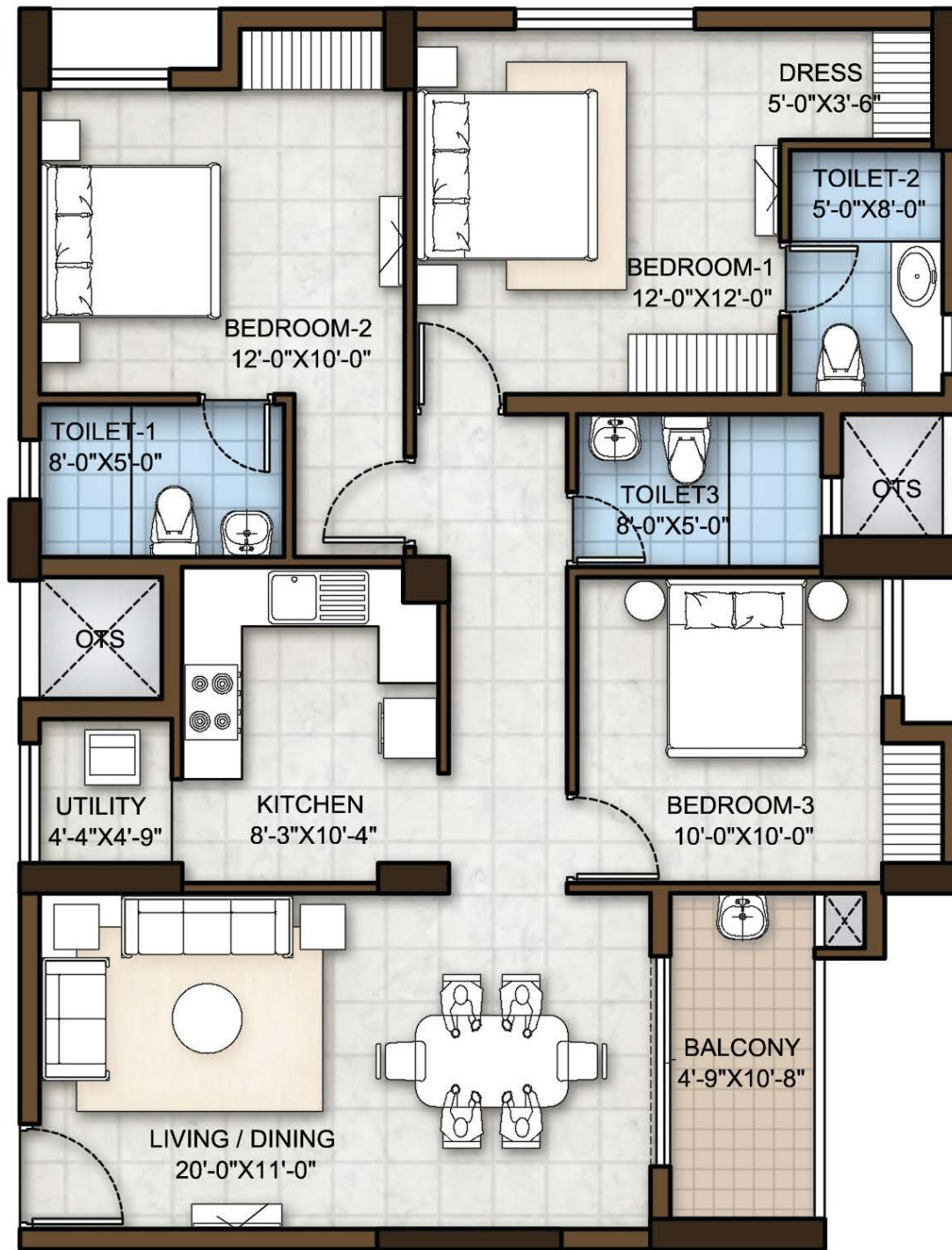
Artist's Impression

UNIT TYPE - D3 / 3BED + 3T



SUPER BUILT-UP AREA: 132.572 SqM / 1427 SqFt
 CARPET AREA : 91.297 SqM / 983 SqFt

UNIT TYPE - D3a / 3BED + 3T



SUPER BUILT-UP AREA: 132.572 SqM / 1427 SqFt
 CARPET AREA : 91.297 SqM / 983 SqFt



Artist's Impression

LOCATION MAP

