

MAKE AN INVESTMENT THAT EARNS FOR YOU

CASAGRAN
WESTEND
Near Poonamallee



CASAGRAN
building aspirations




South India's Leading Real Estate Company

Casagrand Builder Private Limited is a real estate enterprise committed to building aspirations and delivering value. In the last sixteen years, we have developed over 22 million sft of prime residential real estate across Chennai, Bengaluru and Coimbatore. Over 18,250 happy families across 110+ landmark properties stand testimony to our commitment.

In the sixteenth year of our journey, we at Casagrand are all set to progress further, with projects worth over ₹ 8000 crores in the pipeline.












Set on a 22.57-acre expanse, Casagrand Westend is an integrated township of premium villa plots. Located at Kuthambakkam, just 10 minutes from Poonamallee, Westend is a part of an upcoming locality with outstanding connectivity and rapid land value appreciation. Westend's blacktop roads are well-lit and lined with trees, and connect many parks and shops within the secure, gated community. To summarize, a serene community with the promise of an upbeat lifestyle is set to come up.











CASAGRAN WESTEND

Near Poonamallee

BIG REASONS TO BUY

-  Proximity to Chennai's largest upcoming 300-acre TNHB Satellite Township at Thirumazhisai
-  3rd Mofussil Bus Terminus is to be set up in Kuthambakkam
-  Great potential for land value appreciation with the Greenfield Airport coming up near Sriperumbudur, which is expected to be functional by 2027
-  Free security and maintenance for 5 years
-  Well-laid roads and infrastructure
-  5 min from Saveetha University and just 10 minutes from Poonamallee Junction
-  Serene and pollution-free environment for healthy living

OTHER FEATURES

-  Tar top roads
-  Properly demarcated boundaries for each plot
-  Plot signage
-  Avenue plantation along the roads
-  Master plan board
-  Walkways along roads
-  Security room
-  Parks and open spaces
-  Seating area
-  Landscaped garden

SITE PLAN



CASAGRAN
WESTEND

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PHASE I - PLOT AREA DETAIL

PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)
115	2005	141	1581	167	646	193	2100	275	1500	301	1500	327	600	353	1863
116	1800	142	640	168	634	194	2355	276	1500	302	1500	328	600	354	1478
117	1800	143	640	169	634	195	1800	277	1500	303	1500	329	600	355	1778
118	1800	144	640	170	646	196	1800	278	1500	304	1500	330	600	356	1800
119	2391	145	640	171	646	197	1800	279	1500	305	2574	331	2069	357	1500
120	589	146	640	172	646	198	1800	280	1478	306	781	332	3281	358	1500
121	600	147	640	173	646	199	1800	281	1481	307	600	333	1500	359	1500
122	600	148	629	174	646	200	1800	282	1500	308	600	334	1500	360	1500
123	600	149	629	175	646	201	1800	283	1978	309	600	335	1500	361	1500
124	600	150	640	176	646	202	1800	284	2658	310	600	336	1500	362	1500
125	600	151	640	177	646	203	1800	285	1328	311	600	337	1500	363	1500
126	600	152	640	178	646	204	1800	286	1327	312	600	338	1500	364	1500
127	979	153	640	179	646	205	1778	287	1319	313	600	339	2338	365	1500
128	1112	154	640	180	1746	262	1490	288	1309	314	600	340	3488	366	1500
129	536	155	640	181	1490	263	1500	289	1291	315	600	341	1743	367	1490
130	536	156	1581	182	1500	264	1500	290	1273	316	600	342	1750	368	1478
131	628	157	1746	183	1500	265	1500	291	1254	317	600	343	2123	369	1500
132	642	158	646	184	1500	266	1500	292	1439	318	600	344	1865	370	1500
133	628	159	646	185	1500	267	1500	293	1389	319	3149	345	1855	371	1500
134	640	160	646	186	1500	268	1500	294	1388	320	567	346	1958	372	1500
135	640	161	646	187	1500	269	1500	295	1507	321	600	347	2890	373	1500
136	1140	162	646	188	1500	270	1778	296	2128	322	600	348	1650	374	1500
137	2373	163	646	189	1500	271	1800	297 &		323	600	349	2382	375	1500
138	1702	164	646	190	1500	272	2355	298	2817	324	600	350	2059	376	1500
139	1800	165	646	191	1500	273	1500	299	1500	325	600	351	2061	377	1500
140	1478	166	646	192	2079	274	1500	300	1500	326	600	352	2062	378	1500

PHASE II - PLOT AREA DETAIL

PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)	PLOT NO.	TOTAL LAND AREA (PER SFT)
1	1575	27	1802	53	630	79	1500	105	1800	222	1800	247 &	2045
2	1672	28	1907	54	630	80	1500	106	1800	223	1800	248	
3	1701	29	2013	55	630	81	1500	107	1800	224	1800	249 &	2689
4	1730	30	2119	56	630	82	1500	108	1800	225	1800	250	
5	1759	31	2104	57	645	83	1500	109	1800	226	1800	251	1650
6	1788	32	780	58	535	84	1500	110	1800	227	2079	252	1650
7	1817	33	630	59	632	85	1500	111	1800	228	2091	253	1650
8	1846	34	630	60	632	86	1500	112	1800	229	1800	254	2061
9	1875	35	630	61	632	87	1500	113	1800	230	1800	255	2061
10	2466	36	630	62	632	88	1500	114	1778	231	1800	256	1650
11	2125	37	628	63	632	89	1490	206	1935	232	1800	257	1650
12	1547	38	642	64	620	90	1490	207	1500	233	1800	258	1650
13	1341	39	628	65	1490	91	1500	208	1500	234	1800	259	1650
14	864	40	630	66	1500	92	1500	209	1500	235	1800	260	1650
15	1190	41	630	67	1500	93	1500	210	1641	236	1800	261	1436
16	1500	42	630	68	1500	94	1500	211	1577	237	1800		
17	1500	43	630	69	1500	95	1500	212	1487	238	1800		
18	1838	44	744	70	1500	96	1500	213	1593	239	1800		
19	1825	45	681	71	1500	97	1500	214	2079	240	1800		
20	1491	46	630	72	1500	98	1500	215	1800	241	2091		
21	1491	47	630	73	1500	99	1500	216	1800	242	1790		
22	1465	48	630	74	1500	100	1500	217	1800	243	1800		
23	1378	49	630	75	1500	101	2091	218	1800	244	1800		
24	1484	50	628	76	2091	102	2103	219	1800	245	1800		
25	1590	51	642	77	1800	103	2379	220	1800	246	1800		
26	1696	52	628	78	2091	104	1800	221	1800				

LOCATION MAP & ADVANTAGES

- Casagrand Westend is located at Kuthambakkam, just 10 minutes from Poonamallee Junction
- There are many reputed schools, colleges and hospitals within a 10 km radius
- Surrounded by electronic/automobile hubs and IT Parks
- Surrounded by Chennai's top professional universities like Saveetha, Panimalar, Sastha, etc.
- Close to many international schools like Chennai Public School, St. John's International School, etc.
- Opp. EVP Carnival Multiplex and Queensland Theme Park

Educational Institutions

- Apollo Vidyashram, Hi-Tech CBSE School, Mevalurkuppam - 10 min
- St. John's International Residential School - 10 min
- Chennai Public School - 20 min
- Spartan CBSE International School - 15 min
- Loyola International School - 10 min
- Saveetha Medical College - 5 min
- Panimalar College of Engineering - 20 min
- Sakthi Mariamman Engineering College - 10 min
- Apollo Engineering College - 10 min
- Sree Sastha College of Engineering - 10 min
- Rajalakshmi Institute of Technology - 10 min

Industries

- DHL - 3 min
- Otto Shirts - 5 min
- Flex India - 5 min
- Volvo - 5 min
- Toshiba Machine Pvt. Ltd
- NIFCO
- Daimler - 15 min
- Irungattukottai SIPCOT - 15 min
- Hyundai - 20 min
- Saint-Gobain
- Royal Enfield - 20 min
- Samsung - 20 min

Entertainment

- EVP Film City - 15 min
- Queensland - 10 min
- Chokhi Dhani - 10 min
- Madras Motor Racing Track - 20 min

Hospitals

- Saveetha Medical College Hospital
- Pandian Hospital, Sriperumbudur
- Jaya Hospital, Sriperumbudur

Distance from nearby vicinities

- Sriperumbudur - 15 Km
- Poonamallee - 10 Km
- Koyambedu - 25 Km
- Tambaram - 30 Km



Buddy Neighbour Scheme

CASAGRANT
building aspirations

Refer & Earn

Refer your family, friends or colleagues to a Casagrand home and get a chance to earn up to ₹ 2,00,000 for your effort.

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Awards & Recognition

Ensuring excellence in every aspect, we at Casagrand, have won many accolades for our many achievements. Through constant and consistent efforts, we have crafted beautiful homes for many and accumulated awards for our exceptional masterpieces and excellent management.

★ **Best Luxury Residential Project of the Year**

Casagrand ECR14 Signature
Zee Business National Real Estate
Leadership Congress and Awards 2019

★ **Best Residential Project**

(South India) 2018 - 2019
Casagrand Crescendo
CNBC Awaaz Real Estate Awards

★ **Luxury Villa Project of the Year – South Region**

Casagrand Esmeralda
11th Estate Annual Awards

★ **Best TV Commercial**

Casagrand 'Superior Homes Assured'
IndIAA Regional (Tamil) Awards

★ **Developer of the Year 2018-2019**

Realty Fact & Quickr

★ **Excellence in Delivery - 2018**

ET Now

★ **Largest Project of the Year - 2018**

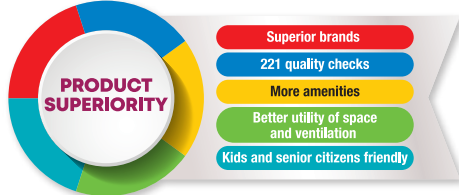
Casagrand Luxus TOI

★ **Best Affordable Housing Project of the Year**

Casagrand NexTown CMO Global

★ **Distinguished Design Awards 2017**

Casagrand ECR14



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