

MGP



UPRISE





About MGP

South Chennai's Leading Real Estate Company

MGP Builders and Developers Private Limited is a real estate enterprise committed to excellence and prosperity forever. In the last twelve years, we have developed over 5 million sq.ft of prime residential real estate across Chennai, Over 1500+ happy families across 600+ landmark properties stand testimony to our commitment. In the thirteenth year of our journey, we at MGP are all set to progress further forward with projects worth over Rs. 160 crores in the pipeline.

Our Vision

To be a world-class best Real Estate Development and infrastructure construction company committed to a total customer satisfaction & enhancing shareholder's value, by building on our strength, unique and innovative designs, cutting-edge technology, superlative quality of product material, timely completion & demonstrating the highest standards of workmanship.

ABOUT MGP UPRISE



Overview

Are you looking for a prime location to set up your business? Look no further than the MGP Uprise located at Perungudi, near Kandhanchavadi, one of the busiest commercial areas in Chennai. It is surrounded by a number of residential houses, manufacturing units, productions and warehouses, making it an ideal location for a variety of ventures.

Accessibility

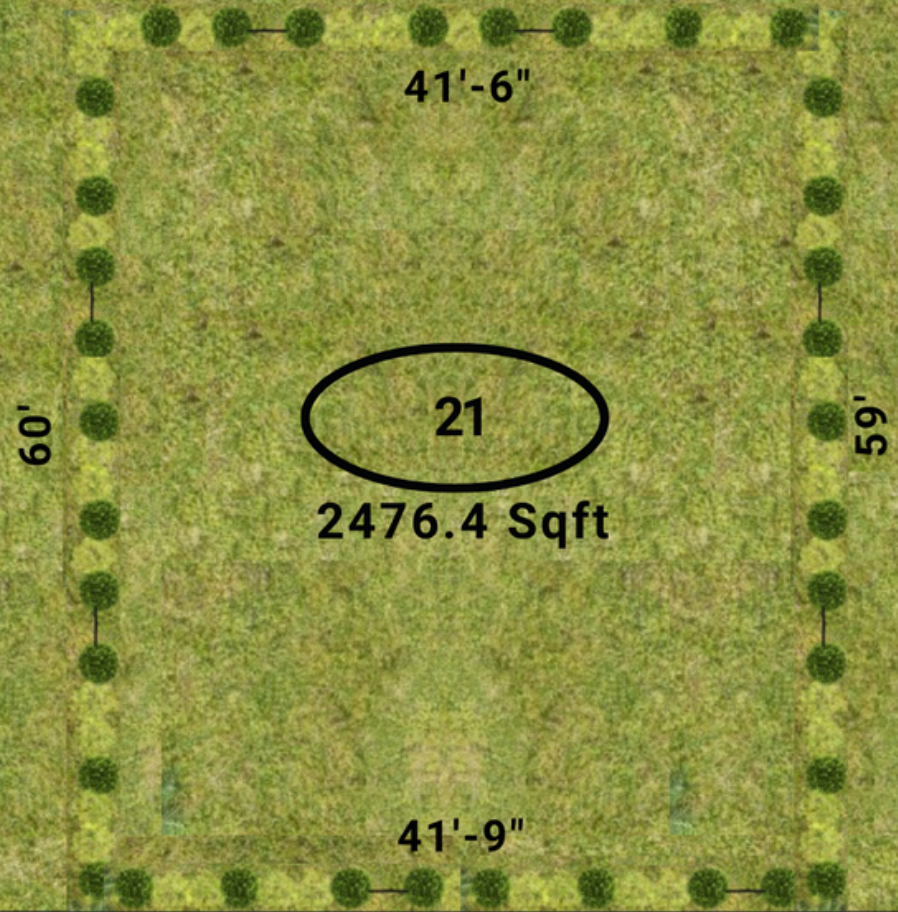
Located on a prime Residential & Industrial Zone in Perungudi
The plot is well-connected to major transportation hubs, including the OMR & ECR.
It is also easily accessible by car or bike, with ample parking available nearby.
Surrounded by a bustling commercial area
Suitable for a variety of businesses

Plot Details

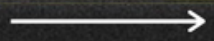
The 2476.4 sqft plot is available for purchase. The plot is ready for construction, with all necessary infrastructure in place. It is suitable for a variety of businesses, including manufacturing / fabrications & productions, warehouses and more.

Pricing

The 2476.4 sqft plot is priced at 1.80 Crores. It's a competitive price for the area and represents a great value for residential or businesses looking to establish themselves in a prime location.



42'



30' Road

Plot No 21,
Total area = 2476.4 Sq.ft

CONFIGURATION

PLOT NO

PLOT AREA

FACING

21

2476.4 SQFT

NORTH

Salient Features

- CMDA Approved
- Secured Community
- 100% Vastu Compliant
- Road Facing Property
- Higher Frontage
- The only Residential & commercial plotted development in OMR
- Perfect fit for the manufacturing / fabrications & productions, warehouses and more, businesses
- Commercial space is situated in the residential neighbourhood; ensures more footfalls

THIRUVANMIYUR



* VGP UNIVERSAL KINGDOM



* PVR: HERITAGE RSL



ECR

MGP UPRISE

KANDAN CHAVADI

* PERUNGUDI

ECR LINK ROAD

ECR LINK ROAD

* KARAPAKKAM



SRP TOOLS

OMR

SHOLINGANALLUR JUNCTION - SIPCOT

* THURAIPAKKAM

TIDEL PARK



* CINEPOLIS BSR MALL

RADIAL ROAD

ELCOT

* PERUMBAKKAM

VELACHERY

VELACHERY MAIN ROAD

MCC EAST TAMBARAM

* MADIPAKKAM

* KAMAKSHI HOSPITAL

* PALLIKARANAI

* MEDAVAKKAM



* IIT

GUINDY

GST ROAD

WEST TAMBARAM

* AIRPORT

CHROMEPET

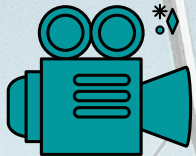
* MEPZ



LOCATION HIGHLIGHTS



- Located just 500m from OMR
- Located close to IT & ITES companies, hospitals, international schools & colleges



Entertainment & Shopping

- Gokulam Shopping Center (1.5 Km)
- Perungudi Shopping Complex (0.9 Km)
- Vantage Plaza (5.3 Km)
- Phoenix Market City (7.9 Km)
- VGP Universal Kingdom - 7.3km



Educational Institutions

- German International School Chennai - 1.7km
- Vruksha International School of Montessori velacherry - 5km
- Sangford Schools - 1.3km
- St.Pius Matriculation Higher Sec School - 1km
- Little Elly Preschool - Perungudi, Chennai - 1.3km
- Gateway International School - Neelankarai - 1.9km
- American World School - 2.2km



Health Care Facilities

- Apollo Speciality Hospital Perungudi 1.2km
- Happy Clinic Hospital 1.4km
- DR.KAMAKSHI MEMORIAL HOSPITALS 6km
- Mount Multispeciality Hospitals 8.7km
- Sri Lakshmi Multi Speciality Hospital 1.2km



Transportation

- Guindy Railway Station (8.2 Km)
- Tidel park station- 3.5 km
- Taramani Railway Station (2.6 Km)
- Perungudi Railway Station (3.8 Km)
- Velachery Railway Station 5.7km
- Chennai airport- 17km

- National Institute Of Fashion Technology (Nift) (2.9 Km)
- Guru Nanak College (6.2 Km)
- Indian Institute Of Technology (IIT) Madras 7.7 km
- Sacred Heart College - 2.8 km
- ISSM Business School - No 1 Business School in Chennai- 2.5km
- Chennai College of Arts and Science 8km
- Hindustan College Of Arts & Science 4.7km



TURN YOUR DREAM INTO REALITY



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