

ABOUT UNITECH

- Established in 1972, Unitech is India's leading real estate company with pan India footprint.
- Unitech has the most diversified product mix comprising Residential, Commercial/Information Technology (IT) Parks, Retail, Hotel, Amusement Parks and Special Economic Zones.
- Unitech was the first real estate developer to have been certified ISO 9001:2000 certificate in North India and was also conferred with the title of "Superbrand" by Superbrand India in October 2007/2010.
- Unitech has long partnered with Internationally acclaimed architects and design consultants including SOM(USA), BDP(UK), Maunsell AECOM(HK), MEA Systra(France), Callison Inc.(USA), FORREC(Canada), SWA and HOK(USA) for various projects.
- Unitech's clientele for commercial projects includes global leaders such as Fidelity, McKinsey, Bank of America, Ford Motors, Nike, EDS, Hewitt, Amdocs, Ernst & Young, Reebok, Keane, Seagrams, Perfetti, Exxon Mobile and AT Kearney.

UNITECH'S PAN INDIA PRESENCE



Group Companies:   

Panoramic view of Unitech Nirvana Country, Gurgaon
An integrated township in Delhi, NCR



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BIRCH COURT

UNI
WORLD
CITY
— CHENNAI —

BIRCH COURT - UNIWORLD CITY, CHENNAI



Welcome to a serene environment.

Spread over 6.76 acres of sprawling greens, Birch Court offers you plots ranging from 1800 to 4724 sq. ft. Situated off Vandalur - Kelambakkam Road in Uniworld City lies a delightful hidden gateway - an oasis of wide open spaces at the lap of nature.

Birch Court is the place you would love to call home.....set amidst lush greens.

FEATURES

- In close proximity to GST & OMR. VIT & SIPCOT IT Park within 5 minutes driving distance. Adjacent to all upcoming developments like IIIT DM & Sports University.
- Easy connectivity to airport, Vandalur railway station & bus terminal
- World class club house
- Kid's play area
- Water bodies
- Open green area
- Free shuttle service
- Upcoming DPS school campus & nursing home

PROJECT DETAILS

- Location : Nallambakkam, Chennai
- Total Area : Part of 200 acres integrated township
- No. of Plots : 55 nos.
- Sizes : 1800 - 4724 sq. ft.

KEY PLAN



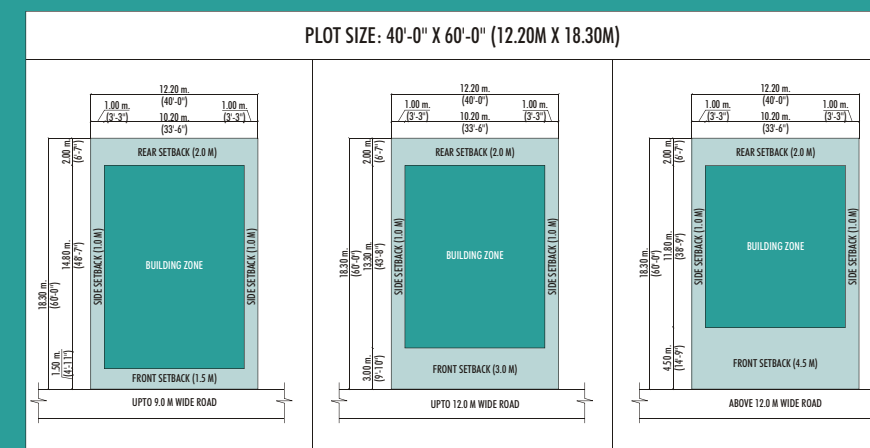
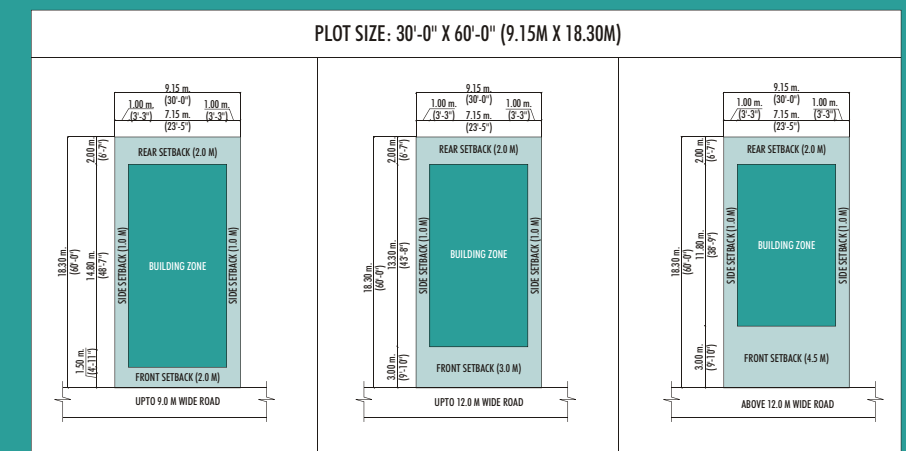
All plot dimensions, site map, specifications, amenities, facilities and perspective views are tentative in nature and are subject to revision

MASTER PLAN



- LEGEND**
- 1 Unihomes 1
 - 2 Community Centre
 - 3 Unihomes 2
 - 4 Aspen Greens
 - 5 Palm Villas
 - 6 Gardens
 - 7 School
 - 8 Future Development
 - 9 Birch Court

PLOT UTILIZATION



S.NO	Plot Dimension (Feet)	Plot Area (sq.ft)	AREA CHART FOR PLOTS		
			Max. Permissible Ground Coverage (% of plot area)	Max. Permissible F.A.R. (Built-up Area) (sq.ft)	Max. Permissible F.A.R. (Built-up Area) (sq.m)
01	30'-0" x 60'-0" (9.15m x 18.30m)	1,67.45	60%	1,00.47	2,700.00
02	40'-0" x 60'-0" (12.20m x 18.30m)	2,23.26	60%	1,33.96	3,600.00