

Create your
legacy cradled in nature
at

Green Estates
by mahindra

Image for representational purpose



#CreateYourLegacy

Creating your legacy is one of the most fulfilling endeavours you can undertake. At Mahindra Lifespaces, we believe that the home you build is your greatest legacy – an inheritance of security, opportunity, health, and sustainability for your family.

'Green Estates by Mahindra' is the ideal canvas for this legacy, with premium residential plots boasting breathtaking views of the Paranur Hills and Kolavai Lake, nestled in a 1,500-acre integrated township at Mahindra World City, Chennai.



A sought-after address

The advantages of urban living meet the comforting embrace of nature at 'Green Estates by Mahindra'. This coveted location sets a tone of balance and health for generations to come.

Here's what 'Green Estates by Mahindra' contributes to your legacy:



A touch of nature

- * Panoramic views of the Paratur Hills
- * Three lakes a short walk away
- * Proximity to a ~100-acre Urban Forest



Security of ownership

- * Clear land title
- * Premium residential plots
- * Safe and secure ecosystem of Mahindra World City



The comforts of Mahindra World City

- * Seamless connectivity via GST Road and NH-32
- * City designed for flood-resistance
- * Best-in-class social infrastructure including a CBSE School, Multi-Speciality Hospital, and 4-star Hotel
- * 69+ global corporates in the locale

A verdant centrepiece

At 'Green Estates by Mahindra,' nature becomes the heart of your legacy. The Central Park, at the nucleus of this project, extends a daily invitation for young and old to discover the little joys of life in the shade of its leafy canopy.



A verdant centrepiece

Within the relaxing expanse of the Central Park:

Kids' Play Area



Artist impression for representational purpose

Seating Area



Image for representational purpose

A verdant centrepiece

Within the relaxing expanse of the Central Park:

Walking Pathway



Image for representational purpose

Multipurpose Party Lawn



Artist impression for representational purpose

A wholesome lifestyle

Owning a premium residential plot at 'Green Estates by Mahindra' allows you access to state-of-the-art amenities that set the stage for a legacy of health and wellness. These community spaces are crafted to endow evergreen well-being by nurturing a connection with nature.

A glimpse of the nature-inspired amenities at 'Green Estates by Mahindra':

Meditation Zone



Artist impression for representational purpose

Reflexology Pathway



Image for representational purpose

A wholesome lifestyle

*A glimpse of the nature-inspired amenities at
'Green Estates by Mahindra':*

Outdoor Gym



Artist impression for representational purpose

Senior Citizens' Seating Corner

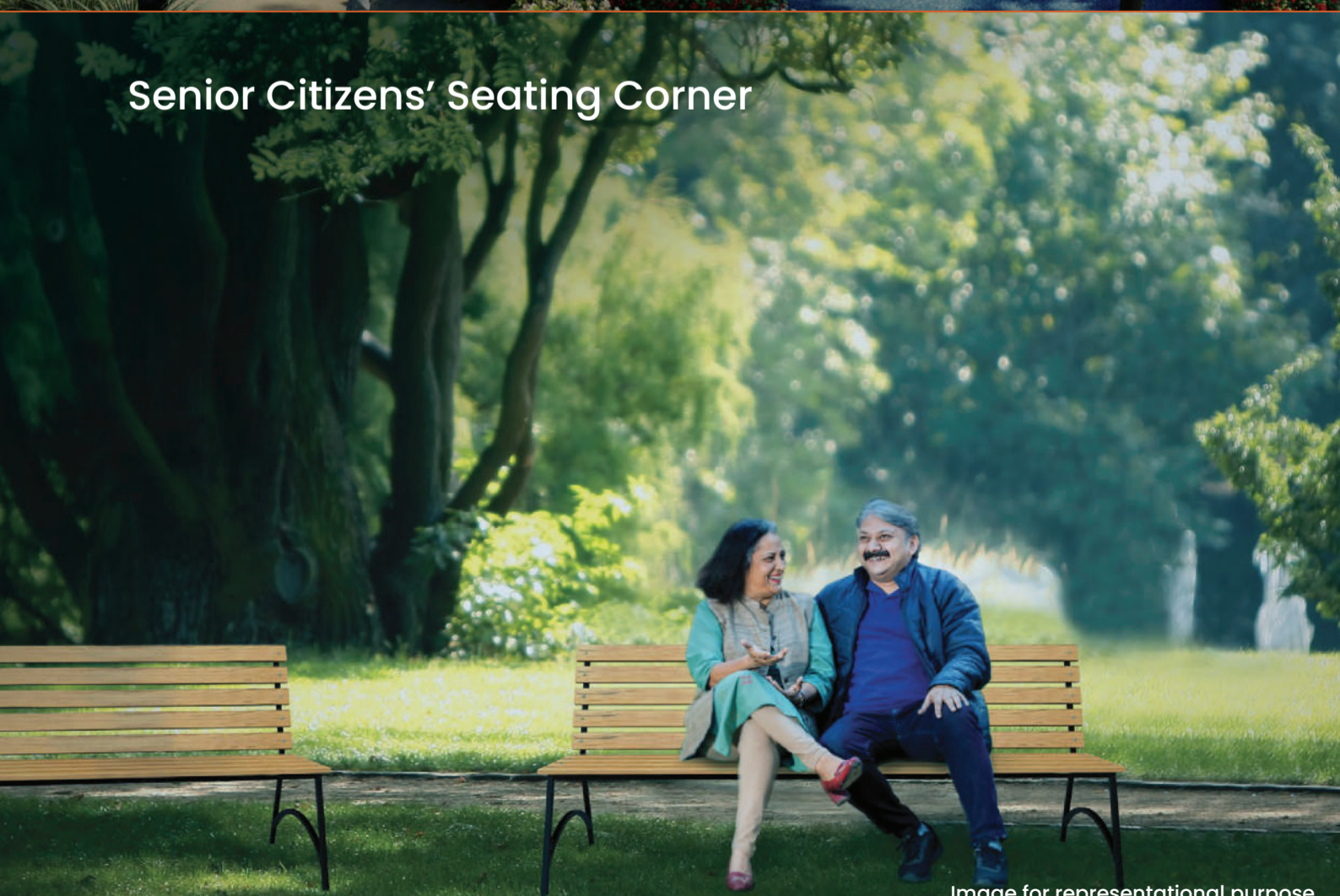


Image for representational purpose

A tour of Mahindra World City

A thriving neighbourhood



The beautiful surroundings of 'Green Estates by Mahindra' are complemented by Mahindra World City's seamless connectivity network.

Railway Stations

- Paratur Railway Station 0.7 km
- Chengalpattu Railway Station 10 km
- Tambaram Railway Junction 31 km
- Chennai Central 60 km

Major Highways

- National Highway 32 3 km
- Vandalur-Kelambakkam Road 22 km
- Old Mahabalipuram Road 36 km

Corporate Hubs

- 65+ global corporates in-house
- Maraimalai Nagar Industrial Park 12.2 km
- Zoho Corp 16.1 km
- Oragadam Industrial Corridor 22 km
- MEPZ Special Economic Zone 32 km

Universities

- Chengalpattu Medical College 13 km
- Chengalpattu Law College 13.5 km
- SRM Hospital & University 14 km
- BS Abdur Rahman University 22 km
- VIT Chennai 31.5 km

Airports

- Chennai International Airport 37 km
- Proposed Chennai Greenfield Airport 60 km

Distances and timelines are indicative and approximate, subject to road and infrastructure facilities provided by the appropriate authorities.

Master Plan of 'Green Estates by Mahindra'



747-759 SQ.FT	1,188-1,373 SQ.FT	1,750-1,844 SQ.FT	2,270-2,400 SQ.FT
2,051-2,065 SQ.FT	1,130-1,590 SQ.FT	931-999 SQ.FT	1,350-1,722 SQ.FT
1,991-2,153 SQ.FT	1,844 SQ.FT	2,305 SQ.FT	2,690+ SQ.FT

The plot areas are as per the final area statement

Amenities

- D The Central Park
- D Meditation Zone
- D Reflexology Pathway
- D Forest Tree Deck
- D Outdoor Gym
- D Senior Citizens' Seating Corner
- D Multipurpose Court
- D Multipurpose Party Lawn
- D Kids' Play Area

Map not to scale. Artist's impression for representational purposes.

Mahindra World City, Chennai



A pioneering project boasting many firsts

- * India's 1st Integrated Business City
- * India's 1st IGBC Gold Certified Green City
- * India's 1st Food-waste-free City



An expansive development

- * Spread over 1,500 acres
- * Enveloped in a ~1,000-acre reserved forest
- * Surrounded by 7 lakes



An integrated commercial hub

- * Residential, commercial, and industrial zones
- * 65+ global corporates
- * State-of-the-art recreational and shopping centres



A thriving community

- * 2,500+ families
- * 1,00,000+ working professionals
- * Ranked 4th best city to live in*

Green Estates
by mahindra
Create Your Legacy

For More Enquiries Call Now
98840 86958

This project is registered as "Green Estates by Mahindra" under TNRERA No. TN/35/Layout/0556/2024 dated 19.02.2024 valid up to 14.08.2026. Details available on www.rera.tn.gov.in.

Disclaimer: This communication is purely conceptual and for representational purposes only. Any furniture, fixtures and white goods shown are not part of the offering. Distance and timelines (shortest) are indicative and approximate subject to road and infrastructure facilities provided by the appropriate authorities. All figures mentioned herein are based on the estimated calculations and direction shown are indicative and subject to change. The roads shall be maintained by the Panchayat. This is a plotted development and not a gated community. The price does not include taxes, stamp duty and registration fee. Terms and Conditions apply.