HARI NIVAS

VISHWA
HOMES

HARI NIVAS

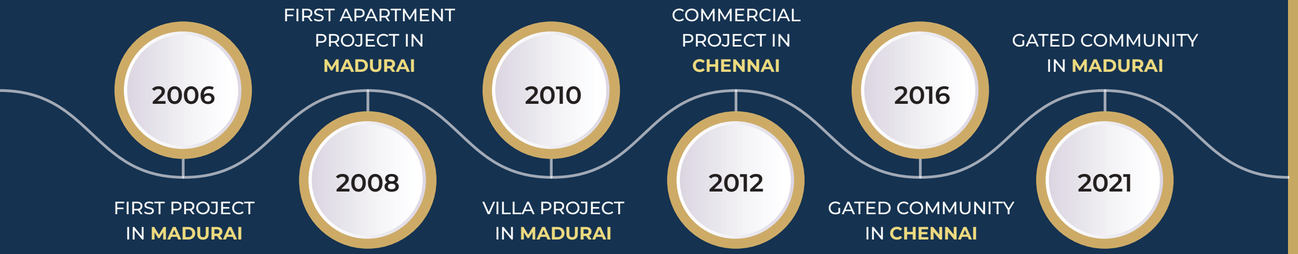
Where Luxury Meets Serenity

MADURAI

Madurai, often referred to as the “Athens of the East,” is a culturally rich and historically significant city located in the southern Indian state of Tamil Nadu. With a history dating back over 2,500 years, Madurai is known for its iconic Meenakshi Amman Temple, a marvel of Dravidian architecture, as well as its vibrant festivals, art, and cuisine. As a burgeoning economic hub, Madurai offers a unique and promising opportunity for investors. Its strategic location along major transportation routes, including National Highway 38, has positioned it as a key center for trade and commerce in southern India. Additionally, the city’s expanding IT sector, educational institutions, and healthcare facilities make it an attractive destination for investment, promising significant returns in various sectors such as real estate, manufacturing, and technology. Madurai’s rich cultural heritage, combined with its growing economic prospects, underscores the importance of considering investments in this dynamic city, where tradition and modernity converge to create a thriving business environment.



VISHWA
HOMES



TIMELINE

VISHWA
HOMES
SINCE 2006

Vishwa Homes is driven by a resolute mission to become the preferred builder for discerning individuals seeking exceptional villa living.

Our commitment is unwavering – to meticulously design, construct, and deliver 25 Villa Projects by 2030, each an embodiment of architectural brilliance, luxurious comfort, and sustainable innovation. With a dedication to fostering enduring client relationships, embracing technological advancement, and adhering to the highest standards of craftsmanship, we are steadfastly dedicated to transforming aspirations into reality, building not just homes, but cherished legacies of opulence and tranquility that stand the test of time.

35	04	265	570000
PROJECTS	LOCATIONS	UNITS	SQUARE FEET

YAANAIMALAI

Yanaimalai, located in Madurai District, Tamil Nadu, India, derives its name from the Tamil words “yaanai” (meaning “elephant”) and “malai” (meaning “hill”) due to its resemblance to an elephant in a sitting position. This name has endured for over 2000 years. The hill, stretching over 3 kilometers and reaching a height of 90 meters, is considered sacred by the Tamil Jain community. Jain monks resided here during the Pandyan Dynasty, leaving behind caves with Jain bas relief sculptures of Mahavira, Gomateshwara, and other tirthankaras. Stone beds used by the monks can also be found. Additionally, Tamil-Brahmi and Vattelettu inscriptions adorn the hill. In the foothills, two ancient Hindu temples, Ladan cave temple and Yoga Narasimha temple, both constructed by the Pandyas in the 8th century, pay homage to Shaivism and Vaishnavism respectively. The Jain temple atop the hill is a protected monument declared by the Archaeological Survey of India, showcasing the rich historical tapestry of Yanaimalai.





LOCATION

Nestled along the scenic NH 38 with commanding views of the majestic Aanamalai and the serene embrace of a picturesque lake, this exclusive enclave offers residents an unparalleled lifestyle. Living in the luxurious gated community of Hari Nivas is a testament to both comfort and prestige. The importance lies in the peace of mind that comes from 24/7 security, privacy, and a host of amenities like landscaped garden, recreational spaces, and a sense of community that fosters bonds with like-minded neighbors. Here, residents enjoy not just a home but an experience, where every day is a celebration of opulence and tranquility. Hari Nivas defines the art of luxurious living, providing a haven where one can savor life's finest moments with ease and elegance

HARI NIVAS

Welcome to Hari Nivas, a haven of unparalleled luxury and elegance nestled near Othakadai, right off the enchanting NH 38. Set against the backdrop of a majestic hillock and gracing the shores of a serene, glistening lake, this exclusive ultra-luxury villa community boasts a collection of only 23 exceptional residences. Hari Nivas redefines opulent living with each sprawling 5000 square feet villa, offering a grand formal living area, a cozy family living space, a private elevator for convenience, a gourmet kitchen designed for culinary excellence, an exquisite dining room, four generously appointed bedrooms, a dedicated study for work or reflection, and an entertainment room for moments of leisure and indulgence. Discover a world where luxury knows no bounds at Hari Nivas, where every day is a masterpiece waiting to be lived.

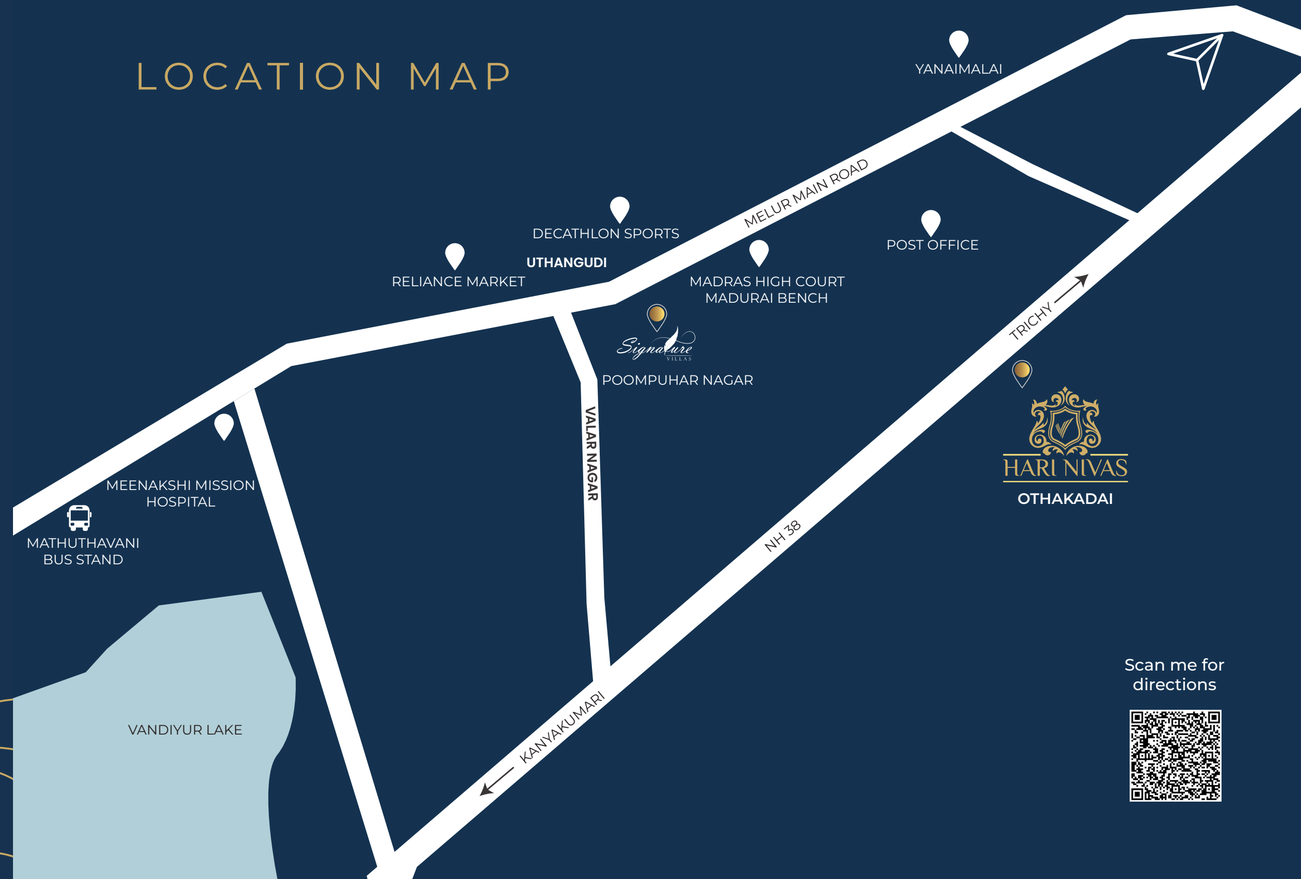


HIGHLIGHTS

On NH 38 | 1.7 Acres | 33 Feet Road | 23 Ultra Luxury Villas | Club House / Gym
Swimming Pool | Lake Front Yoga Deck | Children Play Area | Convenio

Villas starting from 4663 Sq Ft Built Up Area | 2 Covered Car Parks | Drawing Room
Family Living | Kitchen | Designer Elevator | Dining | 4 Bedrooms | Servant Room
Entertainment Room & Study Room

LOCATION MAP



Scan me for directions

ENTRANCE





33 FEET ROAD



STREET VIEW



MASTER PLAN

PLOT NO	VILLA TYPE	PLOT AREA	BUILT UP AREA
1	TYPE 1	1485.8	5005
2	TYPE 1	1480.3	5005
3	TYPE 1	1474.8	5005
4	TYPE 1	1469.3	5005
5	TYPE 1	1463.8	5005
6	TYPE 1	1458.2	5005
7	TYPE 1	1452.7	5005
8	TYPE 1	1444.5	5005
9	TYPE 1	1439.6	5005
10	TYPE 1	1425.6	5005
11	TYPE 2	1407.6	4750
12	TYPE 2	1389.1	4750
13	TYPE 2	1370.9	4750
14	TYPE 2	1352.6	4750
15	TYPE 3	1334.4	4663
16	TYPE 3	1324.7	4663
17	TYPE 3	1332.4	4663
18	TYPE 3	1340.6	4663
19	TYPE 3	1346.6	4663

GROUND FLOOR

The design of the Ground Floor in our 5000 square feet villa at Hari Nivas is meticulously thought out to blend practicality and luxury. Starting with the two covered car parks, we prioritize convenience and protection for your vehicles. As you enter, the grand formal living area welcomes you with its opulent aesthetics, setting the tone for the rest of the villa. A utility room is strategically placed for easy access and organization, ensuring your daily needs are met efficiently. The inclusion of a guest bedroom with an attached toilet underscores our commitment to hospitality and comfort for your visitors. Additionally, a servant room and toilet exemplify our attention to detail and service, ensuring that all aspects of your living experience are well catered to.



TYPE 1

GROUND FLOOR

01. UTILITY ROOM - 5'0" X 7'4 " | **02.** DRAWING ROOM - 12'9" X 12'4"
03. TOILET - 5'0" X 8'4" | **04.** SERVICE AREA - 11'9" X 7'7"
05. SERVANT ROOM - 6'0" X 8'0" | **06.** GUEST BEDROOM - 10'0" X 11'4"

FIRST FLOOR

On the First Floor, we've put considerable thought into creating spaces that foster family togetherness and culinary delight. The family living area provides a cozy retreat for quality time with loved ones, while the double ceiling dining room offers an elegant setting for meals and gatherings. The highlight of this floor is the extended balcony, strategically positioned to provide breathtaking views of the surrounding hills, allowing you to connect with nature while enjoying the comforts of home. The kitchen, complete with service access and an elevator, is designed for both functionality and style, catering to the needs of modern living while keeping aesthetics in mind.



TYPE 1

FIRST FLOOR

01. BALCONY - 4'6" X 19'8" / 15'3" X 5'9" | **02.** FAMILY LIVING - 14'6" X 14'0"
03. DINING - 12'9" X 12'4 " | **04.** PUJA ROOM - 6'3" X 7'9"
05. KITCHEN - 9'9" X 14'9" | **06.** SERVICE AREA - 12'9" X 5'0"

SECOND FLOOR

The Second Floor is dedicated to personal retreat and relaxation. Two spacious bedrooms, each with attached toilets and walk-in wardrobes, are carefully crafted to provide privacy and comfort to the villa's occupants. The walk-in wardrobes offer ample storage and dressing space, allowing you to organize your belongings with ease while adding an element of luxury to your daily routine.



TYPE 1

SECOND FLOOR

01. CHILDREN BEDROOM - 14'6" X 14'0" | **02.** BALCONY - 4'6" X 11'8"
03. DRESSING ROOM - 8'3" X 5'9" | **04.** TOILET - 10'0" X 5'9"
05. TOILET-5'9" X 8'4" | **06.** DRESSING ROOM - 5'10" X 8'4"
07. BALCONY- 4'9" X 9'1" | **08**. MASTER BEDROOM - 16'9" X 11'4"

THIRD FLOOR

The Third Floor is designed for leisure, work, and entertainment. A well-appointed study room offers a quiet space for work or reflection, ensuring that productivity is never compromised. The entertainment room provides a haven for relaxation and recreation, whether it's for watching movies, reading, or simply unwinding with friends and family. Completing this floor is an additional bedroom with an attached toilet, making it versatile and functional, ensuring that every member of the household enjoys a personalized and luxurious living experience.



TYPE 1

THIRD FLOOR

01. BALCONY - 4'9" X 19'8" | **02.** ENTERTAINMENT ROOM - 13'0" X 20'6"
03. STUDY - 12'9" X 8'4" | **04.** TOILET- 5'9" X 8'4"
05. DRESSING ROOM - 5'10" X 8'4" | **06.** BALCONY - 4'9" X 9'1"
07. MASTER BEDROOM II - 16'9" X 11'4"

TYPE 2

GROUND
FLOOR



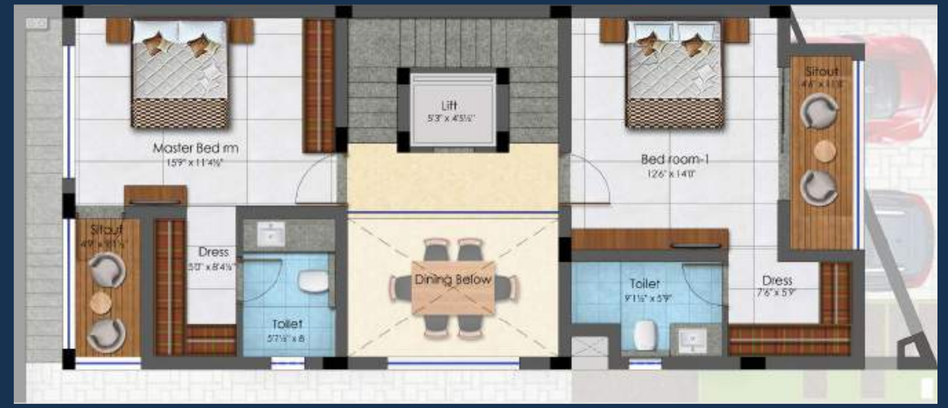
FIRST
FLOOR



N

TYPE 2

SECOND
FLOOR



THIRD
FLOOR



N

TYPE 3

GROUND
FLOOR



FIRST
FLOOR



N

TYPE 3

SECOND
FLOOR



THIRD
FLOOR



N



FAMILY LIVING



KITCHEN



MASTER BEDROOM



LAKE VIEW



MASTER BEDROOM 2



STUDY ROOM





CLUB HOUSE ENTRANCE



SWIMMING POOL



GYM



PLAY AREA



LAKE FRONT YOGA DECK

SPECIFICATIONS

STRUCTURE

- RCC Frame with RC Foundation
- Earthquake Resistant
- Ceiling height: slab to slab 10’
- Termite treated

LIVING / DINING / FAMILY

- Floor finishes: Italian Marble
- WIls: Cement plaster with wall putty and premium emulsion paints
- Doors: First quality teak frame 8’ height & main door 60 mm thick with veneer polished finish

BED ROOMS

- Floor Finishes: 2’ X 4’ Vitrified tiles - Kajaria for all bedrooms
- Walls: Cement plaster with wall putty and premium emulsion paints
- Doors: First quality teak frame 8’ height & 50 mm thick with veneer polished finish

KITCHEN

- Floor Finishes: 2’ X 2’ Vitrified tiles
- Walls: Cement plaster with wall putty and premium emulsion paints
- Glazed tiles up to 2’ above kitchen platform
- Platform: Black Galaxy Granite top with sink
- Utility: 2’ X 2’ Vitrified Tiles

BALCONY & OTHERS

- Walls: Cement plaster with wall putty and premium emulsion paints
- Flooring: 150mm X 600mm Vitrified Tiles - Kajaria

TOILETS

- Walls: 9’ Height vitrified tiles - Kajaria
- Flooring: Anti - Skid vitrified tiles - Kajaria
- Sanitary wares of Kohler
- CP Fittings of Kohler
- Provision for geyser, Exhaust fan and other appliances
- Wall mounted EWC

WINDOWS

- UPVC French sliding windows with grills - FENESTA

ELECTRICAL FITTING & FIXTURES

- Concealed insulated copper multi - strand wires of RR Cables or Finolex
- MCB Equipped distribution board of Legrand Brand
- Switches and sockets of Legrand Brand

POWER BACKUP

- Generator Power backup for motors, lights, LED street lights

WATER

- Bore Wells
- Rainwater Harvesting

COMMON AREA FINISHES

- Walls: Cement plaster with wall putty and premium emulsion paints
- Exterior: Cement Plaster and exterior paints
- Staircase and Lobbies: Decorative lobby with polished granites
- Road and walking area with Paver block finish

SEWERAGE

- Sewerage treatment plant (STP)
- Recycled & treated water will be used for watering common garden area.

SAFETY & SECURITY

- CCTV Cameras at entry, exit and all other key common areas

LIFT

- Kamai or equivalent with ARD



MASTER PLAN with PHASE 1 AND 2

HARI NIVAS

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