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News >

Kazura Garden residents express frustration over delayed infrastructure projects



Residents of Kazura Garden in Neelankarai are facing a multitude of hardships due to the stalled progress of two major infrastructure projects. The Kazura Garden Welfare Association (KGWA) have pointed out that various government departments - the Greater Chennai Corporation (GCC), Chennai Metro Water Supply and Sewerage Board (CMWSSB), and TANGEDCO -

are engaging in a blame game, leaving residents to suffer the consequences.

The construction of the two projects, the stormwater drains (SWD) project by the GCC and new sewerage lines by CMWSSB, has been significantly delayed. The SWD work, which began in January 2025 with a promise of a 20-day completion timeline, is still incomplete, even after seven months (around 20% of the work pending). Similarly, the sewerage line project, which started in 2024, has been at a standstill for several months (nearly 30% pending).

According to the KGWA, the delays have devolved into a cycle of finger-pointing:

- GCC attributes the delay to TANGEDCO's alleged non-cooperation in moving electricity cables.
- CMWSSB blames the non-completion of the storm drain project by the GCC.
- TANGEDCO initially cited a delay in receiving funds from the other two departments, an excuse that reportedly continued for months even after the payment was made.

The prolonged delays have created severe problems for the residents, as outlined by the association. The area has no proper roads; deep potholes and ditches are dangerous for pedestrians and impassable for school buses, cars and water tankers. The water supply is erratic due to frequent pipeline damage from the ongoing work. The TANGEDCO department has also been blamed for er-

ratic power fluctuations that have damaged household appliances. Additionally, residents are struggling with a lack of streetlights and street dogs menace.

In a letter to government officials, KGWA President Srilakshmi Mohan Rao stated that the association has repeatedly met with senior officials, including the TANGEDCO Chairman Dr.J.Radhakrishnan, IAS, GCC's Regional Deputy Commissioner (South) Aftab Rasool, IAS, and the Executive Director of CMWSSB, and has submitted written complaints to the Chief Minister's Cell and the Chief Secretary.

Officials assure swift action and cooperation

After understanding the severity of the issue, Dr. Radhakrishnan immediately ordered an investigation and action, and assured the KGWA he would personally discuss the issue with his counterparts in the GCC and CMWSSB to ensure a solution.

Further, RDC Aftab Rasool inspected the area and pledged immediate cooperation between all departments. He assured residents that the project would be expedited and that the usual 'Monsoon Stop Work' order would not apply, allowing the work to continue without interruption. The RDC also highlighted that many residents have connected their drainage to the SWDs, which are already clogged with plastic, further stressing the system. In response, the KGWA assured that they would create awareness and work to regulate such connections.

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Veterans and International Masters attend rare chess reunion

Aaron Chess Academy hosted a rare gathering of retired chess players on July 27 at its premises in Sastri Nagar. The event, which last took place four years ago, brought together veterans who were not only former State Champions but also International Masters and Arbiters.

A notable attendee was sponsor Kailasanathan, who was instrumental in supporting young chess talents, including current World Champion D. Gukesh, during the early stages of their careers.

The reunion provided a platform for these veterans to reconnect and share their experiences from the world of chess.



L-R sitting: Manuel Aaron, IM K.Murugan (Tiruchi), R.Vijayaraghavan, S.Kailasanathan, V.Kameswaran. Standing: K.M Niranjan, Arvind Aaron, H.Dharmarajan, S.Somu, K.Ganesan, S.Murali, R.R.Vasudevan, K.V.Shantharam, R.Sridharan (Bangalore) and his wife Suganthi.

India Post integrates Registered and Speed Post for faster delivery

The Department of Posts has announced a major reform to its mail operations by integrating the processing of both Registered Post and Speed Post items. This move aims to streamline sorting infrastructure, improve delivery timelines, and optimise logistical resources. The integration is expected to enhance backend efficiency and reduce transit delays. While both services are accountable, a key difference remains in their delivery protocols.

Registered Post is addressee-specific, requiring delivery to the named recipient, while Speed Post is address-specific, allowing delivery to any person at the

provided address. Under the new framework, customers will continue to enjoy the benefits of registration within Speed Post. Items booked as 'Speed Post with registration' will be addressee-specific. This unified service will offer premium Speed Post features, including: End-to-end online tracking, real-time delivery updates, OTP-based secure delivery, cash on delivery services, credit facility and volume-based discounts, and national account facility for corporate customers.

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On Aug.8, Chief Minister M.K. Stalin distributed certificates of appreciation and laptops to government school students, at the Anna Centenary Library, Kotturpuram. The event, organised by the School Education Department, honoured students who have secured admission into prestigious higher education institutions.

ADYAR TIMES wishes its readers and advertisers a Happy Independence Day.

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Events >

Programmes at Hamsadhwani

Hamsadhwani programme schedule for this week. At Youth Hostel, 2nd Avenue, Indira Nagar, Adyar. Membership is open. Ph: 97909 09567.

- **Aug.15 at 6.15 pm:** ‘Desa Bhakthiyum Deiva bhakthiyum’ a thematic presentation by QFR fame Santhosh Subramanian (vocal) with V.G.Vigneshwar (keyboard), Venkat (tabla) and SriHari (pads and handsonic);
- **Aug.17 at 6.15 pm:** ‘Krishna Gaanam’ by Sriram Parasuram & party (Hindustani & Carnatic vocal);
- **Aug.18 at 6.10 pm:** Annual Day Celebrations - Hamsadhwani, jointly with Sri Krishna Sweets, will present the Distinguished Citizen Of The Year award to Prof V.Kamakoti, Director IIT Madras, followed by vocal concert by Trichur Brothers.

Krishna Jayanthi at Hare Krishna Movement

Hare Krishna Movement, 1st Seaward Road, Valmiki Nagar celebrates Sri Krishna Janmashtami on Aug.16. Darshan Time: 7.15 am to 1 pm and 4.15 pm to 12 am. Ph: 96003 30108.

Abishekam at 11 am for Sri Laddoo Gopal deity; 6 pm for Sri Krishna Balarama; 9.15 pm for Krishna Rukmini Satyabhama. Cultural and musical programs:

- **9.30 am:** ‘Sarathi Sangeetotsavam’ by Chennai Fine Arts
- **10.30 am:** ‘Amrithdhwani’ Kathak Dance performance
- **12 pm:** Performance by Students of Gaana Surabhi Music Academy.
- **4.30 pm:** Hindusthani Bhajan Sandhya by Arundathi Vashisht and team.
- **5.45 pm:** Carnatic Classical by S.Adhitnarayanan, T.S.Sahana and team.
- **7 pm:** Bhajan Seva by Saveeta Sriram and team.
- **9.25 pm:** Dance program ‘Nrtyaarpana’
- **12.10 am (Aug.17):** Bhajans by Madhu Iyer and team.

A young cast brings Janabai's story to life

The story of Janabai, a devoted saint-poet, will be staged by a talented cast of 25 children from Krishna Kala Mandiram. Directed by Geetha Narayan with music by R. Giridharan, this Tamil theatre production is a must-see for its moving portrayal of Janabai’s unique bond with Panduranga. Encourage these young artists by attending their performance on Aug.15 or 17 at 7 pm at the Mylapore Fine Arts Club.

Events at Vinayakar temple

Sri Varasiddhi Vinayakar temple in Besant Nagar is hosting a week-long celebration marking the Mandalaabhishekam and Vinayaka Chaturthi festivities

in **August** at 6.45 pm. **10th** - Namasankeertanam by Madhuvanthi. **11th** - Carnatic vocal by Padmashri Dr. Sirkali G. Siva Chidambaram. **12th** - Folk dance followed by 108 Pal Kudum and Thanga Ther Utsavam. **13th** - Veena concert by Veena Venkatramani. **14th** - Carnatic vocal by Rajiv Ramakrishnan. **15th** - Violin By Kalaimamani Narmada. **16th** - Bharatnatyam by Sree Selvarani Natyalaya. **17th** - Kathak ensemble by dancers of Devaniya School Of Kathak.

Festivities at Panduranga temple

Festivals at Sri Krishna Panduranga Vittalan temple, NATCO Colony, Kottivakkam. Ph: 90876 07575, 90940 65475.

- **Aug.15:** 6 pm - Aadi Thiruvilakku Pooja;
- **Aug.16 (Sri Krishna Jayanthi):** 7.30 am - Special Abhishekam; 5 pm - Namasamkeerthanam and Abhang by Kumbhakonam AnanthaNarayana Bhagavathar and group; 6.30 pm - Special Pooja and Maha Aarthi; 7 pm Uriyadi celebrations;
- **Aug.17:** 5.30 pm - Kolattam dance and song by Kamalapatti and group.

Drama fest at Bapalal Bhavan

The Madras South Lions Charitable Trust invites all to its 13th Drama Festival, held at Bapalal Bhavan, located at No. 15, 1st Seaward Road, Valmiki Nagar, Thiruvannmiyur. Drama schedule (6.30 pm):

- **Aug.10:** A divine documentary ‘Arangayanam’ by Ponniyin Selvan and Friends
- **Aug.11:** Kathadi Ramamurthi in ‘Pillaiyar Pidikka’ by Stage Creations
- **Aug.12:** ‘Ennedi Penne’ by PMG Mayura Priya
- **Aug.13:** Fathima Babu in ‘Un Kannil Neer Vazhindhal’ by FAB's Theatre
- **Aug.14:** ‘Leela Vinodham’ by Koothapiran Navabharat Theatres
- **Aug.15:** ‘Kaanal Neero’ by Dummies Drama
- **Aug.16:** ‘Irandu Kangal Pesum Mozhiyil’ by SRMG Creations
- **Aug.17:** ‘Kapidhwaja’ by Dummies Drama

115th Jayanti of Arul Thandhai

The 115th Jayanti Vizha of Arul Thandhai will be commemorated on Aug.14, at 5.30 pm at the Youth Hostel, Indira Nagar, by the Arivuthirukovil Thiruvannmiyur Manavalakkalai Manram; special spiritual discourse by Kalaimamani Sugi Sivam. S. Sreeharini will perform classical dance on Vethathiriyam songs. Ph: 94444 73001, 94863 34990. All are welcome.

Vivekananda College reunion

The 1979 B.Com batch of Vivekananda College is celebrating 50 years of its association. On Aug.17, the 100-strong alumni group will celebrate their golden jubilee with a lunch at 1 pm, followed by the main reunion at 3 pm at the college. Ph: CA S.Rameshkumar at 98404 30758.

Tribute >



S.Subramanian, 90, passed away on Aug.4. He retired as a teacher from P.S. High School, Mylapore and was fondly known as ‘Thethiyur Mani Sir’. He was a resident of Besant Nagar since 1972.

He hailed from Alavanthipuram village (near Swami Malai). He was a staunch devotee of Sri Rathinagiriswarar Temple, Besant Nagar, since its inception and also one of the active Committee members of Baktha Mandali Besant Nagar.

He is survived by his wife and two daughters. His family can be reached at 84385 20595.

Independence Day celebrations by KNRA

Kasturba Nagar Residents Association (KNRA) invites all to its Independence Day celebrations. Schedule: **8.45 am:** Flag hoisting by Dr.Sunita Maithreya; **9.15 am:** Honouring *Adyar Times* newspaper for being a consistent voice for civic and social causes, **10 am:** Golden Hour Emergency Response Training by ALERT (a NGO dedicated to empowering individuals to act effectively in emergencies); **6 pm:** Flute recital by S.Rajaram, with S.Venkatasundaram (violin), S.Rajesh (mridangam), Aditya Kamakshinadha (kanjira). At KNRA Hall, 3rd Cross Street, Kasturba Nagar. All are welcome.

Krishna Janmashtami at ISKCON

ISKCON, ECR, will host Sri Krishna Janmashtami festival from Aug.15 - 17. Ph: 94441 07585, 98848 77451.

Program Schedule:

- **Aug.15:** Abhishekam at 4 pm, Adivas ceremony at 7 pm;
- **Aug.16 (Janmashtami):** Mangala Arati (4.30 am), Srimad Bhagavatam class (7.30 am), Guru Puja (8 am), Kirtan Mela (10 am), Sandhya Arati (6.30 pm), Maha Abhishekam (10.30 pm), Maha Arati (12 am);
- **Aug.17 (Srila Prabhupada Vyasa Puja):** Programmes start at 4.30 am with Arati, Guru Puja, Srila Prabhupada Bhagavatam Class and Abishekam.

Free spoken Samskritam classes

Free spoken Samskritam classes will be conducted by Samskrita Bharati in Adyar and Besant Nagar from Aug.28 to Sept.6: ● Karpagam Gardens, Adyar, Ph: 97890 59019; ● Gaudia Mission, Besant Nagar, Ph: 98410 28230.

ADYAR TIMES

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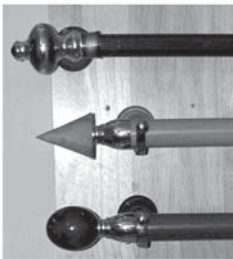
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Community >

Avvai Home celebrates Founder's Day honouring Dr. Muthulakshmi Reddy

Avvai Home, an institution dedicated to uplifting the underprivileged through education, celebrated its Founder's Day on July 30, coinciding with the 139th birth anniversary of Dr. Muthulakshmi Reddy. The annual event honours the legacy of the social reformer, who was a pivotal figure in the emancipation of Indian women.

The celebration was presided over by Justice Prabha Sridevan (Retd), Chairperson of the Intellectual Property Appellate Board, who delivered an inspiring address and shared her long-standing emotional connection with the institution.

The event featured speeches by students in both Tamil and English, highlighting Dr. Muthulakshmi Reddy's determination in promoting women's empowerment and Avvai Home's role in fulfilling that vision. The speeches also showcased the institution's progress, including the implementation of smart classrooms and the students' diverse achievements in academics, sports, and cultural activities.

The day concluded with a vibrant cultural program that included skits, traditional Parai drumming, and a miming performance. The function saw enthusiastic participation from the members of the Governing Body, School Committee, teachers, parents, and alumni.

Avvai Home girls win first prize at Sriram Muthamizh Kalai Vizha

Students of Avvai Home have secured the first prize in the highly competitive dance performance at the Sriram Muthamizh Kalai Vizha, held at St. Michael's School on Aug.2.

"The victory is a testament to the dedication and



talent of the student dancers and their mentors. The team's mesmerising performance, which included traditional dances such as Parai, Mayilattam, and Karkattam, set them apart from the competition," stated the school.

Teenage author wins state accolades



A.S.Tina, a 10th-grade student from Adyar, has quickly risen to prominence in the literary world, earning the title of best-selling author in Tamil Nadu. Her latest work, 'A Baby Roo's Memoir', a heartfelt tribute to her pet rooster, has garnered significant acclaim.

Published by Bribooks Publication, an organisation dedicated to fostering young talent, the book is a poignant exploration of grief, emotional bonding with a pet, and unconditional love.

Through the book, Tina shares her pet's wish to inspire kindness and peace. Her efforts have earned her the top spot in Bribook's State League, and she is now set to represent Tamil Nadu in the national competition.

The book is priced at R.399. Scan the QR code to buy. For more information, please contact the author at devikatina4@gmail.com.



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Wonder Word of the Week

Expand your vocabulary and broaden your horizons. Each week we'll explore a new word, with its meanings and its opposites, and how to use them effectively in our conversations.

Enigma

Synonyms: Mystery, Puzzling, Riddle, Secret, Uncertain.

Antonyms: Clear, Openness, Revealing, Definite, Doubtless.

Usage: The serial killer's motive was an **enigma** to the police.

Lifestyle >

Kites restaurant: Global vegetarian delights in Adyar

For those seeking a culinary experience that blends tradition with innovation, Kites Restaurant in Adyar is a destination worth exploring. Known for its expansive pure vegetarian menu, Kites offers a delightful mix of Indian, Continental, and Oriental cuisines — all served under one roof.

From flavourful chaat varieties to rich curries and international delicacies, every dish at Kites is crafted to please both the palate and the eye. The restaurant has carved a niche for itself among food lovers who crave variety without compromising on vegetarian values.

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■ ADYAR Ajjay Packers and Movers local - Chennai, minimum Rs. 3900, AC,TV, heater, fan, tube light fitting, dismantling free, all over India, car transport, free insurance, 0% damage. 7358170399, 7299047508.

■ ADYAR Rainbow Packers, Local Shifting, Minimum Rs. 4000/- and Provide Closed Truck, TV, 1 Fan, 1 Geyser, Water Purifier, Dismantling Free, Car carrier/storage. Please contact: 9600296873 / 9840020526, All Over India 100% safe, 0% damage assuring.

■ APPLE packers and movers, 25 years experienced company, 10000+ happy customers, home, office local and outstation moving, 24x7 services. 9841949475.

■ ADYAR Amman Packers and Movers. House, Office shifting, local and outstation. Full load, part load, 24x7 service. Packing, transport, loading, unloading. Door to door delivery. 9710408940.

PEST CONTROL

■ TERMITE control, bedbug control, Government license holder, any pest problem, free inspection. Best Pest Control: 9840727506, 9952059592.

SENIOR CITIZENS HOME

■ THREE Times food two times, coffee, clothes washed by us. Full furnishing room, Bank, Hospital, Hotel, Bus stand very near power backup, two times monthly doctor visit, Brahmin cultured home, no onion, garlic. 9884056233.

TOURS AND TRAVELS

■ J.J. TOURS and Travels - Daily Trip for Temples, Car, Van, Tempo Travelers, Ladies Call drivers for ladies, Senior Citizen. Office - 9176371289, 8220312111.

TUITION

■ HOME Tuition for +1, +2 All Boards Accountancy, Economics and Commerce combined subject and B. Com, BBA, MBA All Accounts. Contact - 9499901339.

■ HOME Tuition undertaken for Accountancy, Commerce, Economics, Maths, Computer Science for +1, +2 (Metric, CBSE, ISC) and degree. 8190967336, 9789706686.

■ G.K.B. Academy Result Oriented Tuitions for 6th Standard to 12th Standard (Tamil/English/Maths / Physics/Chemistry/Biology/Commerce/Accountancy / Economic/Business Maths) CBSE/State Board/ISC/NIOS. Home Tuitions also Taken. Phone : 9840172898.

TUITIONS
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■ EXPERIENCED School Teacher Offering Home Tuition for Classes 9-12: CBSE/ISC/IGCSE Mathematics and Physics, Science till standard 10. 8072599583.

CLASSIFIEDS
contd. on Page 7

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ADYAR TIMES

by 11.30 am on Sundays, Call our Circulation Reps.

- For Adyar areas - Call: K. Selvam - 98411 30147.
Gandhi Nagar, K.B. Nagar, Nehru Nagar - Bakthavachalam Nagar - Venkatratnam Nagar - Kamaraj Avenue - Kotturpuram.
- For Besant Nagar areas - Call: R. Karthik - 98416 08736.
Sastri Nagar - Karpagam Gardens - Parameshwari Nagar - Padmanabha Nagar - Indira Nagar - Kalakshetra Colony - Dr. Radhakrishnan Nagar.
- For Thiruvanniyur areas - Call: M. Hari - 9342613877.
Valmiki Nagar - Thiruvalluvar Nagar - Kamaraj Nagar (East & West) - Rajaji Nagar - Kottivakkam - Palavakkam

JOBS

• SITUATION VACANT

JOBS

CLASSIFIEDS
contd. from Page 6SITUATION
VACANT

■ WANTED Vegetarian/ Non Vegetarian Cook for a couple family in Venkatarathnam Nagar extension, Adyar, Chennai. Contact- 9840044194.

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■ IMMEDIATELY require an LKG teacher with certification and 2-3 years experience for an Adyar based school in a beautiful campus. Suitable candidates to send their resume to hradyarta@gmail.com. Contact : 6383473657.

■ WANTED BDS graduates, dental assistant for a Dental clinic in Besant Nagar. Contact : 9 4 4 4 1 7 4 5 5 1, 8610083492.

■ WANTED Food delivery Boy/Girl Part time Evening Timing : 6.30 pm to 8.00 pm Salary 4K. Contact no : 8608932988, 8925175807.

■ WANTED Female workers for Food Products Company, full time work, attractive salary, women only (packing works), age below (40). 6381592343, 7305592162.

■ HEALTHCARE Staff wanted – Join New Lifemed Hospital – we're hiring male and female ward boys for patient care and maintenance and qualified female nurses (GNM / ANM. B. Sc Nursing and Diploma) for ICU, casualty and general wards. Compassionate, experienced candidates may apply with resume / CV to Kavitha. Whatsapp: +91-7401546596 (1 pm to 7 pm).

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■ WANTED: Part-Time Accountant, Tally entry work—Indra Nagar, Adyar. Contact: 8870011778.

WANTED

- PHARMACIST
 - DELIVERY BOY
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- Tamil and English
(Documents typing)

THIRUVANMIYUR NEAR
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■ WANTED Admin and Typist full time or part time for Advocate Office. Contact: 9442388179.

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■ WANTED lady staff for play school, part (or) full time. 9941490303.

■ EXPERIENCED/Retired/ lady/male/ Civil Engineers / Quantity Surveyor/Accounts/front office/ Secretary/ Architects for office. Contact: 9840320001. Email: archjobs0001@gmail.com.

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RENTAL

• ACCOMMODATION WANTED • COMMERCIAL • RESIDENTIAL
• HALL • GUEST HOUSE • PAYING GUEST ACCOMMODATION



RENTAL

PAYING GUEST
ACCOMMODATION

■ ACCOMMODATION for Ladies and Bachelors at Adyar, Besant Nagar, Sastri Nagar, Indra Nagar Thiruvanniyur with food and facilities. On single and sharing basis. Sujata : 8144929800, 9150215269.

RENTAL
COMMERCIAL &
RESIDENTIAL

■ ADYAR Indra Nagar near Water Tank, single bedroom, attached bathroom. Contact: 8883483488.

■ ADYAR 1 bedroom hall kitchen flat 23K. 2 bedroom 30K. Kottivakkam 3 bedroom hall kitchen, full furnished 35K. 3 bedroom hall kitchen duplex 40K. Palavakkam Neelankarai 3 bedroom hall kitchen flat and independent house 35K, 38K, 55K, 70K. Injambakkam brand new flat 32K, carpark. 9962245460.

■ ADYAR 1. Gandhi Nagar 2 bedroom flat, fully furnished, first floor, 35K. Kasturba Nagar 2 bedroom flat, 1000 sft. Modular kitchen, woodwork, AC, ground floor, 35K. 9551264500.

■ ADYAR 1. Besant Nagar 2500 sft. 4 bedroom hall kitchen, north facing, 2nd floor, 2 carpark, 1 lakh. (2). Kalakshetra Colony 2700 sft. 4 bedroom hall kitchen, east facing, 3 covered carpark, 1.50 lakh. Agent: 9566171775, 9941045231.

■ ADYAR 1000 sft. 2 bedroom hall kitchen, decent flat spacious hall, wood work, modular kitchen, north facing, vastu design, rent 30K. Anburaj - 9042909055.

■ ADYAR 2 bedroom kitchen, brand new, 700 sft. 22K, Gandhi Nagar 3 bedroom kitchen, 1800 sft. 60K. Kalpana: 8939069860.

■ ADYAR 2 bedroom, ground floor, no carpark near Tidel Park signal, new deluxe 2 bedroom, covered carpark, modular kitchen. Besant Nagar 3 bedroom, semi furnished, Gandhi Nagar 4 bedroom 2000 sft. Working bachelor, furnished, commercial also. Sri Ganesan Realty: 9841113621.

■ ADYAR 4 bedroom, hall, kitchen, 4 bath 2380 sft. Rs.1.50 lakhs negotiable with parking, Adyar 3 bedroom, hall, kitchen independent house, 2 bath, 1st floor, 1100 sft. Rs.38,0000, vegetarian only, Thiruvanniyur 1260 sft. 3 bedroom, hall, kitchen, 2 bath, rent Rs.46000. Contact- 9566185595.

■ ADYAR brand new 2 bedroom, 1150 sft. woodwork, covered carpark. Sastri Nagar 3 bedroom 1430 sft. woodwork, 40K. Thiruvanniyur East Mada Street, 3 bedroom, 1400 sft. covered carpark, 30K. Kalashetra Colony, 2 bedroom 900 sft. only bachelors, 22K. Sastri Nagar 2 bedroom 900 sft. 20 lakhs lease. 9364666638.

■ ADYAR Gandhi Nagar 1 bedroom, hall, kitchen, Rs.18000, sale 2 bedroom, hall, kitchen, Rs.80 lakhs. Contact: 9176979245.

■ ADYAR Gandhi Nagar 2000 sft. 4 bedroom flat duplex house 2 carparking 80000, 2 bedroom flat 800 sft. 23000, single bedroom independent house 16000 Kasturba Nagar, independent house, first floor, 1200 sft. 2 bedroom fully renovated, modern kitchen, covered carparking, 40000 negotiable, only vegetarian. Agent No- 8754515684.

■ ADYAR Gandhi Nagar 3 bedroom, 1800 sft. ground floor, carpark, 60000, only vegetarian. Besant Nagar 3 bedroom, 2nd floor, no lift, 1600 sft. 50000, non - vegetarians ok. 9840789797, 9884998686.

■ ADYAR Indra Nagar 1300 sft. 2 bedroom apartment lift, covered carpark, 40000, 850 sft. 2 bedroom apartment, lift, carpark, 33000, individual house, 3 bedroom, 47000, vegetarian. 9940132942.

■ ADYAR Kasturba Nagar 3 bedroom, 1st floor, fully furnished, 45000 family/bachelors. Sastri Nagar, 1st floor, 1100 sft. 2 bedroom, North facing, 35000, covered carpark. A.Murali Real Estate: 9840536455.

■ ADYAR Kasturba Nagar 650 sft. 1 bedroom, 2nd floor, 18000. L.B.Road near A2B, 850 sft. 2 bedroom, carpark, 32000. 9841780609, 9384692819.

■ ADYAR Nehru Nagar 1800 sft. 3 bedroom hall kitchen rent 70000 plus maintenance, deposit 6 months. Contact: 7377973229.

■ ADYAR recent construction, 3 bedroom, 2 bath apartment, only Brahmins, lift, power backup, open kitchen, carpark, security, 45K. Thiruvanniyur RTO, 2 bedroom apartment, 1st floor, 850 sft. carpark, only vegetarian, 27K. 8825939646.

■ BESANT NAGAR 2500 sft. 4 bedroom hall kitchen, 4 bath, 2nd floor, lift, 2 covered carpark, power backup, north facing, new flat, 1 lakh. 7904594370.

■ BESANT NAGAR Kalakshetra Colony, 1st floor, 1600 sft. 3 bedroom, 3 bath, wood work, modular kitchen, 65000. Lift, 2 covered carpark, power backup. A.Murali Real Estate: 9840536455.

■ BESANT NAGAR near Beach 2 bedroom flat furnished AC, cot, sofa set, 2nd floor, 45K. Karpagam Garden, Venkateswara Nagar, 3 bedroom, 3 bathroom, fully furnished, no lift, 60K, carpark. Agent: 9380632256.

■ CHINNA NEELANKARAI House for rent semi independent 1st floor, 3 bedroom hall kitchen, 40000 with carparking, Chennai. Contact: 9841957926.

■ GANDHI NAGAR 2 bedroom hall kitchen with 1100 sft. for rent at 2nd Main Road. Brahmin families only, rent Rs.36000 per month. Contact: 9791819332.

■ GANDHI NAGAR 3 bedroom 65000. 2 bedroom 60000. 3 bedroom 50000. 3 bedroom luxury 80000. 4 bedroom, hall, kitchen, 1, 70,000. Single bedroom 13000. Single bedroom lease, 6 lakhs. 2 bedroom lease 10 lakhs, double bedroom, rent 16000. Kotturpuram 2 bedroom 27000. 9884087410, 9940202532.

■ INDRANAGAR ground floor 1 bedroom hall kitchen 600 sft. rent 20000, deposit 5 months + maintenance. 7377973229.

■ KANATHUR flat 2 bedroom for rent at Nest Njoy, 16.5K including maintenance, 6 months deposit. Adyar Indra Nagar flat for rent, 2 bedroom, 20K plus maintenance 6 months deposit. Independent house for rent at Injambakkam 3 bedroom, 1 lakh 6 months deposit. Contact: 9092567777.

■ KOTTURPURAM Individual house 3000 sft. 4 bedroom, 2 covered carparking, power backup, wood work, modular kitchen, rent 120000. 9080858002.

■ L.B.ROAD 1800 sft. 3 bedroom, 55000. OMR S.R.P Tools, Altezza Appaswamy 1600 sft. 2.5 bedroom, 75000. 2300 sft. 3 bedroom, 1.3 lakhs. City side 3300 sft. 3.5 bedroom 60000. 1450 sft. 2 bedroom fully furnished, 45000. 1500 sft. 3 bedroom 40000. Palavakkam ECR seaside, 3500 sft. 4 bedroom, 1.25 lakhs. 9940696724.

■ M.G.ROAD Sastri Nagar 2 bedroom hall kitchen spacious posh marble flooring Adyar 1420 sft. recently refurbished airy, lift, covered carpark, genset 45K, strictly no brokers, vegetarians only. Contact: 9176789102.

■ OMR Kottivakkam Near by Turya Hotel 3 bedroom hall kitchen, semi furnished apartments with 3 AC with covered carparking with lift power pack up 24*7 security preferred IT people family or ladies bachelor, rental- 48000 + 3000 maintenance, 6 months advance. Contact Number- 9176990246.

■ SAIDAPET and Adyar, office, commercial, residential, 1500 sft. 3 bedroom, covered carpark with lift, brand new flats. Saidapet, Sri Nagar Colony, 60000, full interior. M.M.Realty: 9884154648.

■ SASTRI NAGAR 1200 sft. conventional 3 bedroom hall kitchen house at a prime location with a compact gardening space and a covered carparking. Address: 8/28 RBI Colony 1st Street, Sastri Nagar Adyar, Chennai- 600041. Landmark -behind Zudio/ Poorvika Mobiles. Preferences: Vegetarian (Brahmins preferred). Contact: 9790573961, 9841348288.

■ THIRUVANMIYUR Sriram Nagar 1st Cross 3 bedroom hall kitchen, 2 bath, hall, kitchen, dining, 1100 sft. vegetarians, 1st floor (independent house) complete access to terrace, 1 covered carpark, Rs.32K. 9884169869.

■ THIRUVANMIYUR 1st Seaward 1st floor, 2 bedroom hall kitchen, vegetarian, rent 25000, deposit 6 months, maintenance 1800. Contact: 7377973229.

■ THIRUVANMIYUR 2 bedroom hall kitchen rent first floor, open carparking, 40K rent, wood work, modular kitchen, 4th Seaward Road. Arulbharathi Property - 9500114007, 8610609862.

■ THIRUVANMIYUR L.B.Road, near Tidel Park, 2 bedroom hall kitchen, 1st floor, no lift, fully furnished, cot, AC, TV, fridge, stove, dressing mirror, geyser, computer table, vegetarian only, two wheeler parking, suitable for newly married small family, transferre, bachelors. 9994370720, 9442548916.

■ THIRUVANMIYUR Seaward Road built 2000 sft. 3 bedroom spacious hall dining kitchen, balconies 1st floor, North facing, lift, 2 covered carparking, Rent Rs.60K deposit 6 months. Contact - 9941245919.

■ VALMIKI NAGAR Balakrishnan Road, 1250 sft. recently renovated flat, 3rd floor, lift, 3 bedroom, 2 bathroom, spacious hall, covered carpark. Contact: 9444367381.

RENTAL
COMMERCIAL

■ ADYAR 1600 sft. decent commercial space spacious hall, suitable office, clinic, institute, rent 45K. Anburaj- 9042909055.

COMMERCIAL
OFFICE SPACE

ADYAR
GOKUL ARCADE

@ No.2 S.P. Road

5th Floor with Lift &
Car Park, 1188 sqft.

Contact:

74492 22667
95000 78322

■ ADYAR Gandhi Nagar First Main Road, sharing commercial or co-working space of 383 sft. 20K office space available for rent, Call Owner- 9600000171.

CLASSIFIEDS
contd. on Page 8

CLASSIFIEDS

contd. from Page 7

■ADYAR Indra Nagar near Hindu School, L.B.Road spacious three bedrooms, 1500 sft. ground floor, parking, 50000. Venkataratnam Nagar first floor 48000, suitable for any office. 8939635971, 8939635973.

■ADYAR Kasturba Nagar 3 bedroom flat, 1750 sft. 2nd floor, lift, carpark, 90000. Besant Nagar 4 bedroom, individual house, 2500 sft. 1.15 lakhs. 9884499157.

COMMERCIAL SPACE FOR RENT TEYNAMPET, ANNA SALAI

Ground floor office space measuring 1230 sq. ft. (bare shell) available for rent at Karumuttu Centre, East-facing. Strategically located on Mount Road, just a 3-minute walk to Teynampet Metro Station and 2 minutes to the nearest bus stop.

Ideal for MNCs, banks, financial institutions and consulting firms seeking a prestigious, centrally located address in Chennai. Direct tenants only.

Contact: 93456 11222

■ADYAR Kasturba Nagar two bedroom, first floor house commercial building, covered carpark, rent 40000, office/any commercial. Adyar Indra Nagar, independent ground floor, 1000 sft. rent 90000 negotiable. Any commercial office Dr Clinic. Adyar 1600 sft. first floor, open hall, commercial building, rent 90000, any commercial. Contact: P.S.Saravanan- 9840044778.

■BESANT NAGAR near tennis court, 2100 sft. 1st floor, hall type, north, office only MNC, Rs. 150 per sft. negotiable. Agent: 9445690359.

■ECR Injambakkam (near Food Village) 1400 sft. open space, ideal for Godown, Sports activity, Food truck. Call- 9790962150.

■ECR Injambakkam On Main Road brand new commercial building, land area 11000 sft. 10000 sft. buildup, ground floor and first floor, 50 Feet frontage, west facing, 5 carparks suits, branded showrooms. 9384222319.

■SASTRI NAGAR Adyar Grade-A office space, 5000 sft. / 10000 sft. for lease. Cosmic Properties: 9940045400.

■THIRUVANMIYUR independent house, ground floor, 900 sft. rent for offices, banks. Contact: 9171699635.

RENTAL RESIDENTIAL

■ADYAR 1350 sft. 3 bedroom flat, bath attached with woodwork, lift, CCTV, power backup, security, covered carpark, rent 50000, vegetarian. Contact Sujata: 8144929800, 9150215269.

FOR RENT
BESANT NAGAR
3 BHK,
Area - 1500 Sq.ft.,
2nd Floor,
Independent House.
CONTACT:
98410 31965

■ADYAR 1800 sft. 3 bedroom, 3 bathroom, semi furnished, lift, covered carpark Karpagam Garden. Besant Nagar: 2600 sft. 4 bedroom, 3 bathroom, semi furnished lift, 2 covered carpark. Thiruvanniyur: 1800 sft. furnished, 3 bedroom, 3 bathroom, semi furnished, lift, Genset, 2 covered carpark. 9500022255.

■ADYAR Lease 10 lakhs 600 sft. 1 bedroom, north facing, marble floor, good water. Owner - 9940585999.

■ADYAR 2 bedroom hall kitchen, 1350 sft. East facing, rental 40+ maintenance, all amenities available. B.S. Varnika Realty: M. Babu - 9884631996.

■ADYAR Indra Nagar near Hindu School, First Avenue, three bedroom, third floor flat, lift, open carpark, rent 40000 (family) Adyar Kasturba Nagar 100 % vasthu, posh three bedroom, 3000 sft. first floor flat, 6 no's AC, lift, 3 no's covered carpark, fully wood work, rent: 1,50,000. Family. Contact: P.S.Saravanan- 9840044778.

■ADYAR Gandhi Nagar 4 bedroom apartment duplex 4 toilets, 1st floor, 2 bedroom, 2nd floor, 2 bedroom, false ceiling, full wood work, 2 open carpark. 9444293378, 8072276347.

■ADYAR Kamaraj Avenue near Poppat Jamal single bedroom 15000. Padmanabha Nagar second floor, no lift, AC, 25000. Two bedrooms, Thiruvanniyur opposite RTO, second floor, no lift, 20000. 8939635971, 8939635973.

■ADYAR Kamaraj Avenue three bedroomed flat lift, AC, wood work, modular kitchen covered parking, 46000. Sastri Nagar new flat three bedrooms, vegetarian, 52000. 8939635971, 8939635973.

■ADYAR L.B. Road apartment, brand new, 2 bedrooms, 3rd floor, lift, carpark, south facing, 1000 sft. 40000. Dream Homes: 9791195011.

■ADYAR New flat 3 bedroom hall kitchen, carpark, lift, genset, security, Rent 50k, 2 bedroom hall kitchen, fully furnished, 32K. Contact Agent- 9003158479.

FOR RENT
ADYAR
KAMARAJ AVENUE
2BHK
First Floor
Independent House
35K.
No Brokers.
CONTACT
97890 59509

■ADYAR Single bedroom, ground floor, rent 20K per month, 3 months advance, bachelors or family. Contact Owner: 9600000171.

■PALAVAKKAM near ECR VGP seaside, 2 bedroom hall kitchen, carpark, 1st floor, rent 21000 advance 60K. Contact: 9444431220. Brokers excuse.

■SASTRI NAGAR Opposite to Konica 750 sft. 2 bedroom, hall, kitchen, newly renovated flat, modular kitchen. 9884223450.

■VALMIKI NAGAR 2 bedroom 900 sft. 2 AC, fully furnished 33000, Thiruvanniyur near Bus Depot 2 bedroom 1200 sft. carpark, 30000. ECR Palavakkam Villa 3000 sft. 4 bedroom, 6 AC, fully furnished, 1 lakh. Contact: 9841383711, 8608335555.

■VELACHERY Near DAV School three bedrooms, second floor, lift, 28000. Adyar Kasturba Nagar two bedrooms, ground floor, 29000, near Adyar Signal 2 bedroom hall kitchen, vegetarian, 32000. 8939635971, 8939635973.

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REAL ESTATE

• BUYING

• SELLING



REAL ESTATE

REAL ESTATE

■ADYAR Kasturba Nagar 3 bedroom, lease 20 lakhs, 1 bedroom lease 10 lakhs, Gandhi Nagar 2 bedroom, 700 sft. 425 UDS, East facing, Gandhi Nagar 1030 sft. 200 UDS, North facing, 1.40 crores. 9884087410.

■BHUVANAM Real Estate and Property Management Service: Rental, Buying, Selling, Residential, Commercial, Corporate Housing. Ramakrishnan: 9840563538.

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REAL ESTATE BUYING

■WANTED ¾ ground or 1 ground to 2 grounds, vacant land or with building, area Thiruvanniyur, Valmiki Nagar, Kottivakkam, Palavakkam, Anna University Colony, Neelankarai, Kabaleeswarar Nagar. Contact: P.S.Saravanan - 9840044778.

■REQUIRE 2 grounds and above for outright purchase or joint venture in Adyar, Besant Nagar, Indra Nagar and Thiruvanniyur. 9710424456.

WANTED

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 - ❖ Residential Land
 - ❖ Independent House
 - ❖ In & Around South
- Chennai for buying.**

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78248 68457

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REAL ESTATE SELLING

■ADYAR flats for sale, 825 sft. 1st floor, lift, 2 bedroom hall kitchen, open carpark, commercial with residential, UDS 255, 80 lakhs. M.M. Realty: 9884154648.

■ADYAR 2550 sft. 3 bedroom 3 attached bathroom, semi furnished, each floor 1 flat, 2 covered carpark, Genset, UDS 1450 sft. 10 year old, Kottivakkam. Palavakkam on ECR commercial 5 ground. Panaiyur: 2 ground north facing CMDA approval VGP Part -1. 9500022255.

AKSHAYA - Aerllp
New Projects
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ADYAR - INDRANAGAR
3 BHK-1767 Sqft

ON GOING PROJECTS

MYLAPORE - 3.5 BHK 2446 Sqft
ASHOK NAGAR - 3BHK-1412 Sqft
VELACHERY - 3 BHK -1209 Sqft.
CALL : 99529 79003

■ADYAR 1967 sft. UDS-1100 sft. 13 years old, 2 covered carpark, lift, price 2.98 crore negotiable. Contact: 9600147642.

■ADYAR 3 bedroom hall kitchen flat, 2203 sft. UDS 836 sft. 2 covered carpark. Hanu Reddy Realty: 9355022477, 7824868459.

■ADYAR 2 ground land, land size 40/120 = 4800 sft. 30 feet road, total price 10.50 crores negotiable. Mega Realty's M.P. Nellai Muthu - 9566009534.

■ADYAR 1 and 3 ground house, Besant Nagar 1, 2.25 ground land, Thiruvanniyur 1 ground land sale, prime location. Mohan Lal- 7550189822.

■ADYAR 1 ground land 4.50 crores. 1.5 ground house 11 crores. Commercial 2000 sft. Besant Nagar 1 ground, 5 crores. 9382161154, 9791151154.

■ADYAR 1050 sft. 2 bedroom hall kitchen apartment 24 years lift, covered carpark, UDS-576 sft. price-1.40 crore negotiable. 9840588336.

■ADYAR brand new 3 bedroom 1400 sft. covered carpark, 2 crores. Gandhi Nagar 2 bedroom 1050 sft. woodwork, 1.30 crores. Indra Nagar 2 bedroom 1580 sft. 2.40 crores. M.G.Road independent house, 3 bedroom 1800 building, covered carpark, 2.60 crores. Sastri Nagar 3 bedroom 1500 sft. woodwork, 2.40 crores. 9364666638.

■ADYAR Besant Nagar Thiruvanniyur new, deluxe flat or old flat, 2, 3 bedroom, ECR independent house, 3, 5 bedroom, vacant land. Sri Ganesan Realty: 9841113621.

■ADYAR Indra Nagar Dhanalakshmi Avenue, 2800 sft. land for sale. Frontage 40 feet 7 crores final. 9884464769, 9884064767.

■ADYAR Damodharapuram Main Road, 2 bedroom, 900 sft. UDS 720, 1st floor, carparking, furnished, price 92 lakhs negotiable. Owner: 9444180222.

■ADYAR brand new deluxe flat, 1820 sft. 3 bedroom, 5th floor, lift, 2 carparking, complete false ceiling, 5 new AC, 700 sft. UDS 3.50 crores negotiable. Next: Adyar Kasturba Nagar 3000 sft. Vacant land 6.50 crores. 9840260800.

■ADYAR Gandhi Nagar 1855 sft. + exclusive private garden 755 sft. 2608 sft. 3 bedroom hall kitchen, 4th floor, 2 covered carpark, price: 4.25 crore negotiable. Agent: 9566171775, 9941045231.

■ADYAR Gandhi Nagar 3 bedroom built-up 1830 sft. UDS 1120 sft. 2 closed car park lift power backup price 3.60 crores negotiable (per floor one apartment). 9551555949.

FLAT FOR SALE
KOTTIVAKKAM
(off. ECR)
1244 sft, 3 bedroom
1062 sft UDS
1st floor, 1 open carpark
Suits, Residential / Commercial
98844 93344
www.hanureddyrealty.com

■ADYAR Gandhi Nagar new flat, 3 bedroom, 1600 sft. woodwork, 3.65 crores. Sastri Nagar new 1600 sft. 1st floor, lift, covered carpark, 3 crores. Adyar Karpagam Garden, new 3 bedroom 1950 sft. 3.70 crores. 9840789797, 9884998686.

■ADYAR Indra Nagar three bedroomed flat 1250 sft. UDS-597 sft. 5 years old, 1.90 crore. Near Kalakshetra Colony new three bedroomed flat 1760 sft. UDS-821 sft. east facing, 2.45 crore. 9380922663, 9380576641.

■ADYAR Indra Nagar 2nd floor, one floor/ one apartment 1560 sft. 3 bedroom hall kitchen toilet, covered carparks, modern flat, calm posh location, 2.72 crore negotiable. Only one flat available. Ready to move. RRRealtor - 9884173831.

■ADYAR Jeevarathinam Nagar new flat sale, 3 bedroom, hall, kitchen / 4 bedroom hall kitchen, covered carpark, lift, full vasthu, 80 % completed. 9840766110.

■ADYAR Karpagam Gardens brand new premium apartment, ready to move, 3 bedroom hall kitchen, 1820 sft. 720 UDS, 5th floor, each floor one apartment, price 3.65 crores. Contact: 7200273788.

■ADYAR Kasturba Nagar brand new apartment 2700 sft. 4 bedroom hall kitchen, 5 bathroom, 2 covered carpark, 2nd floor, north facing, lift, power backup, vasthu 100 %, price 5.5 crore negotiable. 7299141164, 6380844247.

■ADYAR Kasturba Nagar North Facing semi-furnished 3.5 bedroom hall kitchen built-up 2400 sft. UDS 1584 sft. 2 covered carpark DG backup. Cosmic Properties: 7599097777.

■ADYAR Kasturba Nagar prime location brand new flat 2400 sft. 3 bedroom hall kitchen, 1360 UDS, 1st floor, lift, north facing, 2 covered carpark, all rooms, hall, kitchen, toilets are very large sizes, price Rs.4.25 crores negotiable. 9384222319.

■ADYAR M.G. ROAD, Sastri Nagar flat 3 bedrooms, 3rd floor, south facing, wood work carpark, 1600 sft. UDS 850 sft. 2.55 crores negotiable. Adyar L.B. Road, 3rd floor, north facing, brand new, 1400 sft. UDS 438 sft. Dream Homes- 9791195011.

FOR SALE
ADYAR
3BHK, 1555 sft,
Price (18000) nego.
BESANT NAGAR
1766 sft, UDS 1100 sft
THIRUVANMIYUR
Luxury properties,
2000 sft, UDS 840 sft,
Price 2.90 cr.
ECR - 2&3 BHK, 1600 sft,
Seaview, 6700 / sft.
CONTACT
9087020603, 9092155442

■ADYAR prime area, 1950 sft. 2nd floor, lift, power backup, east facing, 2 carpark, 1 year old, price 3.70 crore negotiable. Contact: 9092598145.

■ADYAR Prime residential area 40x60, 2400 sft. plot, 3600 sft. independent bungalow, ground+1 floor, 6 bedroom hall kitchen, north facing, 30 Feet Road, Rs. 7.50 crores. 9384222319.

■ADYAR Venkataratnam Nagar brand new 3 bedroom hall kitchen flat 1370 sft. UDS-632, 1st and 3rd floor available, north facing, lift, 1 covered carpark, solar, 2.65 crore. Inclusive registration. 9384222319.

FLAT FOR SALE
@ ADYAR
•Real Value ISITA
•2 Bedrooms
•2 Bathrooms
•900 SF BUA
•547 SF UDS
•Ground floor
•South facing
•90 Lacs
9513446429
7824868457
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■BESANT NAGAR Diamond square properties Flat sale 2 bedroom hall kitchen opposite to RBI Quarters, Land 666 sft. UDS Build- up 1180 sft. 1st floor, 1 balconies, 1 covered parking, Semi furnished, 10 year old, Price 1.70 crore. Details- 9840996676.

■BESANT NAGAR old house 1 ground 6.25 crores near M.G.Road, Radhakrishnan Nagar, independent house 6 bedroom, 1 ground, 4000 sft. 5.50 crores. Palavakkam sea side, independent house 4 bedroom, 4500 sft. house, land 4400 sft. North East Corner, 7.50 crores. 9840789797, 9884998686.

CLASSIFIEDS
contd. on Page 9

CLASSIFIEDS contd. from Page 8

■ **BESANT NAGAR** Kalashetra Colony new 1065 sft. 2 bedroom 2 bathroom North facing 2nd floor lift, genset, modular kitchen, wood work. 9566238499.

■ **BOAT CLUB** – Chamiers Road 2765 sft. and 3700 sft. uber luxury 3 bedroom hall kitchen with staff quarters 3 covered carpark 100% Vaastu compliant. Cosmic Properties: 9940045400.

**NEW FLAT FOR SALE
2, 3 BHK FLATS**
EAST ABIRAMPURAM
1560 sqft, 1563 sqft
**ALWARPET
(BHEEMANA GARDEN)**
1626 sqft (1st floor)
MAHARANI CHINNAMMAL ST.
1181 sqft, 1531 sqft
**ADYAR
(KASTURIBHA NAGAR)**
1609 sqft (2nd floor)
No Brokers Please
Call 98840 32003

■ **DLF PARK Estate OMR** Pudhupakkam 30x45=1369 sft. approved land South facing, 40 feet Road, gated community, club house, good water, per sft. Rs.5500. 9841324142.

■ **ECR Kanathur** Opposite to Mayajal flat for sale 2 bedroom hall kitchen, 1183 sft. 475 UDS, covered carpark, common lift, genset, swimming pool, security, 75 lakhs (negotiable). Consultant: Barani.S- 9500140267.

■ **ECR Kottivakkam** New house land 2100 sft. builtup 4000, 4 bedroom, fully wood work, lift, 3 carpark, 3.85 crores. Thiruvanniyur 1900 sft. 3 bedroom, 2nd floor, lift, 3.20 crore. Kottivakkam 3 bedroom 1500 sft. 2nd floor, swimming pool, gym, 1 covered carpark. 9884577898, 8072606681.

■ **ECR Palavakkam** 8.06 ground approved vacant plot South West Corner Suitable for commercial 100 meters from The Main Road. Contact: 9500049167.

■ **ECR Vettuvankenni Hub** Hotel backside plot 4050 sft. on a 30 Feet Road for sale, very near to ECR. Contact: 9500032692.

FLAT FOR SALE
THIRUVANMIYUR
NEAR LB ROAD JUNCTION -
Cotton House
1575 sq.ft. 3BHK
1st floor
West facing
Covered Car Parking
Rs. 1.75 Cr. Nego.
Call Agent :
93153 54460

■ **ECR VGP** opposite land for sale, Injambakkam Panaiyur 1 sft. rate 90000. Contact: 9841548021, 9940640405.

■ **GUINDY** on GST 1358 sft. office space, opposite to railway station, furnished. Hanu Reddy Realty: 9355516341, 7824868459.

■ **INJAMBAKKAM** 4 bedroom hall kitchen villa, 2300 sft. UDS 1300 sft. 1 covered carpark. Hanu Reddy Realty: 9355022477, 7824868459.

■ **INJAMBAKKAM ECR** Anna Enclave east facing approved plots, from 1200 sft. to 2400 sft. posh and calm area with reasonable price, bank loan available. Contact: 9940899115, 9940092355.

■ **INJAMBAKKAM ECR** sea side approved plots from 850 sft. to 2400 sft. reasonable price, bank loan available. Contact: 9940899115, 9940092355.

■ **KANATHUR** villa sale, 4 bedroom hall kitchen, 4 bathroom land 3670 sft. building 2750 sft. covered carparking, 3.50 crores. S.J.Realty: 9789908474.

■ **KASTURBA NAGAR** plot size 56x141, 7896 sft. 3 ground, 290 sft. north facing, 40 feet road, 4000 sft. built, independent house, ground + 1 floor, price Rs. 7 crores per ground. 9384222319.

■ **KOTTIVAKKAM** (1) 2 bedroom hall kitchen flat, north facing, covered carparking. (2) Palavakkam 830 sft. land good location. (3) Injambakkam sea side ECR Main Road 2nd piece 800 sft. Contact: 7418918977.

■ **KOTTIVAKKAM** right side 3 minute from ECR and OMR this flat suitable for commercial and residential with carparking, ground floor, East facing, build up area 1070 UDS 740, 23 years old apartment, fully renovated, 85 lakhs negotiable. 1280 sft. 2.5 bedroom hall kitchen with covered carparking 600 UDS first floor East facing, 12 years old apartment, 95 lakhs negotiable. Contact Number- 9176990246.

NEW FLAT FOR SALE
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2BHK - 1.2 Cr
3BHK - 2 Cr
SEMENCHERRY
2BHK - 55 Lacs Onwards
NAVALUR
2BHK - 52 lacs Onwards
THORAIPAKKAM, OMR
2BHK - 83 Lacs
3BHK - 1.06 Crs
4BHK - 1.87 Crs
PADUR, OMR
2BHK - 59 to 76 Lacs
3BHK - 75 to 88 Lacs
POTHERI
2BHK - 41 to 45 Lacs
3BHK - 54 to 58 Lacs
MANAPAKKAM
2BHK 80-92 Lacs
3BHK-1.7 Cr.
Call 98840 32003

■ **KOTTIVAKKAM** sale, 3 bedroom flat, 3 bathroom, second floor, 1442 sft. UDS 750 sft. lift, covered carparking, price 1.75 crores. S. J.Realty: 9789908474.

■ **KOTTUR** Flat for sale near by MRTS 1100 sft. ground floor, covered carpark 483 sft. UDS with interior work, east facing, 1.10 crore. Consultant: Barani.S- 9500140267.

■ **KOTTUR** garden posh location 1 ground 40x60, 6.75 crores negotiable. Kottivakkam new independent house 4 bedroom 4000 sft. duplex full wood work, lift, Rs.3.80 crores. 9840789797, 9884998686.

■ **MRC NAGAR** near Leela Palace 2.50 grounds residential 60x100 feet, 1.50 grounds 45x80 feet commercial standalone building with rental income. Cosmic Properties: 9940045400.

■ **MYLAPORE** For sale independent ground + 3 storey building with 4 identical flats on plot size approximate ½ ground near KG Apartment, Santhome, Mylapore broker excuse. Contact: 9840274819, 9841258633.

■ **NEELANKARAI** Kabaleeswarar Nagar 42x70 per ground 3.25 crores. Independent house 4 bedroom 5000 sft. 4 ground 4, 5 carpark, 9 crores. Panaiyur sea-side, 2 ground, south east corner, per ground 2.40 crores. 9840789797, 9884998686.

■ **NEELANKARAI** Seaside good location approved calm 3 grounds 72x100, 6.6 crore negotiable. RRRealtorz- 9884173831.

FLAT FOR SALE
ADYAR
KASTHURIBHAI NAGAR
7th Main Road
2 BHK Flat, Ground Floor
880 Sqft, North Facing with
Covered Car Park
Fully Renovated
Fully Furnished with
Modular Kitchen
CONTACT
93635 15966

■ **OKKIYAM** For sale: A 12 year old 2 bedroom hall kitchen ground floor, residential unit (783 sft. builtup area with 309 sft. undivided share of land), part of a larger building, with 2 bathrooms and secure parking for 2 two-wheelers inside the gate, located at Okkiyam Thuraipakkam priced at 45 lakhs (negotiable). Contact Siva at 9445923596.

■ **OMR Kandanchavadi** Appaswamy City side 1340, 3 bedroom, 1.32. City Square 1780, 3 bedroom, 1.55. Ramaniyam Isha 2500, 3 bedroom, 2.40, Isha 2950, 4 bedroom, 2.60. Isha 2500 +500 balcony, 2.60 crores. Cee Bros Boliward 1638, 3 bedroom, 1.50 Crores. Radiance 1575, 3 bedroom, 2 bathroom 1.65, Akshya Tango 1630, 3 bedroom, 1.55, new. Perungudi CBI Colony 1497, 3 bedroom, 1.40, UDS-882 sft. 9840884253.

■ **OMR** – Kadhanchavadi individual house 2 commercial space in ground floor, 3 bedroom house in first floor, carparking, 4000 sft. builtup, 1 ground land, 500 meters from Apollo Hospital, price 4 crores negotiable. 9094613555.

■ **OMR Thuraipakkam** Alagappa Nagar 3600 sft. approved land south facing, 24 feet Road, price: 2.55 crores. Contact: 9884444878.

PARADISE VILLA PLOTS
MAXCITY'S PARADISE
119
57
127
17-ROAD
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■ **SASTRI NAGAR** Adyar 3 bedroom hall kitchen built-up area 3100 sft. plus study room 3 balconies servant quarters and 2 covered carpark. Cosmic Properties: 9090355000.

■ **SHOLINGANALLUR TNHB** flat behind Infosys 1 bedroom hall kitchen, 3rd floor, built-up area 434 sft. UDS-253 sft. price 19 lakhs. Urapakkam Udaya Suriyan Nagar approved layout, 5277 sft. north east corner, just 400 meter from GST Road. Contact: 7377973229.

■ **T H A L A M B U R** Sholinganallur Co-Operative Maha Nagar a under approved by Mamallapuram Town Planning, 2190 sft. north side 73 feet, south side 73 feet, East side 30 feet Road, West side 30 feet for sale Rs.4000 per sft. 9176990246.

■ **THARAMANI** independent house, Kalikundram Main Road, land 1200 sft. Size 40x30, built-up ground + 1, 4 bedroom hall kitchen, east. 9171829442.

■ **THIRUVANMIYUR** 1 bedroom hall kitchen flat, 470 sft. UDS 523 sft. 2 wheeler parking. Hanu Reddy Realty: 9940077883, 7824868459.

■ **THIRUVANMIYUR** 1.75 grounds seaside prime location 6.6 crore negotiable. RRRealtorz- 9884173831.

■ **THIRUVANMIYUR** 1239 first floor North facing 760 UDS and 1295 sft. 798 UDS covered carparking with lift 7 years old apartment this is in Thiruvanniyur LIC Colony, price Rs. 14200 per sft. negotiable. Contact Number- 9176990246.

■ **THIRUVANMIYUR** 2 bedroom total sft. 1105 sft. UDS 727 sft. carparking, lift, 40 feet road, Rs. 1.40 crores negotiable. Mega Reality's M.P. Nellai Muthu – 9566009534.

■ **THIRUVANMIYUR** Bus Depot behind 1750 sft. 3 bedroom, 3 bathroom, 2 balcony, 2 covered carpark, 11 years old, North facing, UDS 1000, rate 2.60 crores. Sun Realty: 8838009018.

Besant Ngr Rare Find
View - Lush Greenery
3100 SQFT - 7.30 Cr
Including Registration
VAIDYANATH ESTATES
9710424456

■ **THIRUVANMIYUR** Canal Bank Road, 2 bedroom flat for sale, 850 sft. ground floor and second floor, 65 lakhs. Land for sale at Adyar Indra Nagar 1 ground 6 crores. Land for sale CLRI Nagar, Neelankarai 1 ground 2.30 crores. Land for sale at Neelankarai 6.5 ground, 2.5 crore per ground. Contact: 9092567777.

■ **THIRUVANMIYUR** Diamond square properties flat sale 3 bedroom hall kitchen Land 1036 built-up 1779 sft. 4th floor, 3 balconies, 2 covered parking, Semi furnished, north facing, 12 year old, Price 2.60. crore, more details. 9840996676.

■ **THIRUVANMIYUR** East Kamaraj Nagar north east corner property 2.75 ground with old house both side 30 feet road price 17.25 crores. 9551555949.

■ **THIRUVANMIYUR** flat for sale 2 bedroom flat with 800 sft. UDS 144 sft. open carpark. Home Hunterz: 9176198098.

■ **THIRUVANMIYUR** Kalashetra Road, 2 bedroom flat, 935 sft. 400 UDS, first floor, south facing, wood-work, 88 lakhs. Ganesaa Realty: 9551264500.

■ **THIRUVANMIYUR** Kamaraj Nagar 3 bedroom hall kitchen flat, 1350 sft. near Sankara school. Hanu Reddy Realty: 9513244904, 7824868459.

■ **THIRUVANMIYUR** near Sri Marundeeswarar Temple land area 2665 sft. (41x65) with ground +2 floors, old building, 30 feet Road, North facing, 50 meters from The Main Road. Contact: 9840032784.

■ **THIRUVANMIYUR** Kamaraj Nagar high end Ramaniyam 4 bedroom hall kitchen, 2750 sft. east facing, furnished, tasteful interiors suitable for HNI. Owner- 9087349911.

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Thiruvanniyur, Chennai - 41.
Contact Details:-
9094784889 / 9841284889

■ **THIRUVANMIYUR** near bus stand, 3 bedroom, 1240 sft. 4th floor, lift, covered carpark, gym, 1.50 crores. 3 bedroom near Shankara school, 1350 sft. covered carpark, power backup, 2.10 crores negotiable. 9840789797, 9884998686.

■ **THIRUVANMIYUR** Kamaraj Nagar, 3 bedroom hall kitchen, 1700 sft. UDS 731 sft. north, genset, 60 feet road, wood-work. Hanu Reddy Realty: 7338730845, 7824868459.

■ **THIRUVANMIYUR** near Marundeeswarar temple flat 2nd floor, 500 sft. UDS 210, east facing, two wheeler parking, 50 lakhs. Agent Velumani: 9003254953.

■ **THIRUVANMIYUR** Near Marundeeswarar Temple two bedrooms, second floor flat, no lift, 885 sft. UDS-434 sft. covered parking, 85 lakhs. Valmiki Nagar HIG flat 75 lakhs. 9380922663, 9380576641.

■ **THIRUVANMIYUR** Radhakrishnan Nagar posh 2143 sft. 3 bedroom hall kitchen, east facing, 2 carpark, 100 % power backup. (Brahmin and vegetarian family only) price: 3.50 crore. Agent: 9941045231, 9566171775.

■ **THIRUVANMIYUR** RTO sea side land 1800 sft. building 3000 sft. 3 carpark, 4.5 crores. South Avenue Ramaniyam flat, 3 bedroom, 1st floor, 1450 sft. carpark, 2.10 crores. 9952921778.

■ **THIRUVANMIYUR** Seaward Road, 3 bedroom kitchen, 1350 sft. UDS 900, east, gated, 2nd floor, 1.85 negotiable. Gandhi Nagar 3 bedroom kitchen, 1833 sft. UDS 1152, 2 covered carpark, 15 years, 3.60 negotiable. Kalpana: 8939069860.

■ **THIRUVANMIYUR** Rajaji Nagar near RTO office 990 sft. 2 bedroom, residential flat UDS 660 sft. 1st floor, 13 years old with covered carparking, North facing. Contact: 9500049167.

■ **THIRUVANMIYUR** off M.G.Road, land 1100 sft. built-up area 1800 sft. Hanu Reddy Realty: 9513244904, 7824868459.

■ **THURAIPAKKAN** on Road Apartment 3 bedroom 1492 sft. with All Amenities, Price 1.25 crore. Pallikaranai Near Kamakshi Hospital, new flat 3 bedroom 1400 sft. woodwork, lift, covered parking price 1.25 Crore. Navalur on Road apartment 2 bedroom 1095 sft. with all amenities, price 70 lakhs. Palavakkam sea view 2 bedroom 1100 sft. fully furnished, wood-work, covered carpark, price 1.25 crore. Agent: 9380816775.

■ **VALMIKI NAGAR** 2 bedroom 950 sft. ground floor, 98 lakhs. ECR Palavakkam, 1200 sft. approved 1.65 crores. Besant Nagar independent house, 2400 sft. 4 bedroom, 5.75 crores. Kottivakkam 2400 sft. approved 2.90 crores. Injambakkam Independent House 5 bedroom, 2400 sft. 3 crores. Contact: 8608335555, 9841383711.

■ **VANNANTHURAI** flat for sale T.M.Maistry Street south facing, 1st floor, 23 years old, 850 sft. UDS-390sft. covered two wheeler parking only. 82 lakhs negotiable. Consultant: Barani.S - 9500140267.

BESANT NAGAR
Malaviya Avenue
1st Street
Near Adyar bus depot
Deluxe new residential
3BHK flat, 1st Floor
1800 sft, lift, generator
2 carparking in
stilt floor & video door phone
Ct: Vishnoo Builders
9884042383
9444042383, 9962542382

■ **VELACHERY** Baby Nagar independent house land 3270 sft. Built-up 3800 sft. Ground + 1, East Road with 20 feet, 15 years old, rate 4 crores. 9171829442.

■ **VELACHERY** No.1. Independent house 4 bedroom hall kitchen land 2400 sft. built up area 3500 sft. No.2. Duplex flat 2700 sft. UDS-810 sft. Sarvesh Property Solutions Private Limited. 9884800266, 9944399995.

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Sports

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Mail us at adyartimes@gmail.com.
Or call us on 73585 31212.

Madras Boat Club Dominates 84th Madras-Colombo Regatta



The 84th Madras-Colombo Regatta concluded spectacularly on July 23, at the Madras Boat Club (MBC) on the Adyar River, with the home team clinching the overall men's championship. This historic event, reaffirming a century-old spirit of cross-border camaraderie, showcased elite rowing talent in tightly fought races.

Madras Boat Club (MBC) proudly lifted The Deepam Trophy for Men's Overall, while Colombo Rowing Club (CRC) retained The Adyar Trophy for Women's Overall. Notable victories for MBC included the Men's Fours (Jothi Pandi, Naveen, Praveen, Prashanth, coxed by Sanjay Gandhi) and Men's Single Scull (Aryadev). CRC's Anithra Fernando and Binuri Gunawardena secured the Women's Pair. MBC's young rowers Logesh, Jothi Pandi, and Naveen were particularly outstanding, winning all their events.

N. Ravindra, Captain of MBC, lauded the sportsmanship and acknowledged CRC's grace. Chief guest G.L. Gnanatheva, Minister (Commercial) from the Sri Lankan Deputy High Commissioner's Office, commended both clubs for preserving the regatta's legacy, emphasising shared history and friendships. The event concluded with the Traditional Regatta Ball, celebrating camaraderie.



Chennai High School in Kamaraj Avenue recently organised a highly successful Zonal sports meet, bringing together students from various local schools. The competition featured a wide range of sports, including chess, athletics, and team games, with participants competing across different venues in the locality. The event was made possible through the support of neighbourhood organisations, ROKA and VETRI, as well as Ward 173 Councillor D. Subhashini.

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