



S&P Foundation has been delivering exquisite projects across the city, that assure great standards. **Mr. S. Prabakar**, the Managing Director shares about the vision of the company

WHEN QUALITY AND GOOD AESTHETICS COME TOGETHER

Started in 2004, S&P Foundation has always focused on transforming lives by designing picturesque buildings. Growing up, Mr. S. Prabakar, the Managing Director of S&P had designed small projects before venturing out on his own. Taking inspiration from his father, Mr. S.V. Shriramalu, who has decades of experience in plotted developments, Prabakar set out to focus S&P in different areas of the city.

Now after 15 years, S&P Foundation has sold about 1.5 million sq.ft. of residential spaces and last year the brand has ventured out into creating commercial spaces too.

A TOWNSHIP CREATOR

S&P Foundation has been creating townships, villas and plotted developments. But, Prabakar wants S&P to be perceived as a township developer. "A decade back, 100 units in an apartment complex was considered as a big project, but now 400- 450 units is considered as a small project," shares Prabakar. He also adds, "People now want to look at the near-to-completion project before purchasing a property." With urbanization, the infrastructure in a metropolitan city like Chennai only changed for the better. He opines that social infrastructure is important. He also feels that with the regulatory bodies like RERA, the real estate industry has become more systematic.

MAJESTIC LOOKS AND QUALITY STRUCTURES

S&P works on plot developments and signature villas too, apart from townships. The emphasis they place on the exterior and interior aesthetics is huge. The roads, landscaping, structures, designs and the overall look, reminds you of class. While villas and apartments are for end users, the land buyers are investors who focus more on appreciation of land value.

"We've always stood for largeness apart from quality. We don't want to give our customers anything mediocre! With the new Master Plans encouraging more vertical buildings, we have almost 70% of the land space as open space to build green spaces, increase the ground water level as there is more scope for absorption." With respect to standards, S&P has regular protocols to follow. There are several stages of soil tests, checks of designs that come from architects and consultants, special engineers who survey every part of the site and the products, etc.



AT THE READY

S&P Signature Villas located near the verdant hills of Nedunkundram near Tambaram is on-going at a great pace. Phase II of a Township in Mogappair West Extension is ready to move in and Phase III is ready for launch in next few months. Another Villa Project in Kelambakkam is also preparing to welcome residents. In the coming years, the brand plans to expand to other growing cities in South India.



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THOUSAND LIGHTS MOSQUE - Year: 1810



Nawab Umdat-ul-Umrah laid the foundation for the structure at the end of 1700 and early 1800. Nawab donated three acres of land to the people, and the full-fledged mosque was erected in 1810. With a typical medieval Muslim architecture, with multiple round domes and high minarets, the complex also has a Shia Burial Ground inside.

"Our journey with The Hindu has been splendid. It is nice to know that S&P and Property Plus have grown together!"



S&P SIGNATURE VILLAS

- Near Tambaram • 350 Individual Villas
- 1182 – 2134 sq.ft. • Possession – Dec 2020

CMDA NO : 22/2017

RERA NO : TN/01/Building/0308/2018

S&P ESSENCE MOGAPPAIR WEST EXTN.

- Mogappair West Extn • 200 Apartments, Stilt + 4
- 560 – 1761 sq.ft. • Ready to move in

RERA NO : EC/Central - II/365/2018



S&P FORTUNE VILLA PLOTS AT ORAGADAM

- Oragadam • 156 Villa Plots • 600 – 2644 sq.ft.
- Ready To Build

RERA NO : TN/01/Layout/0034/2018

MEMBER
CREDAI

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