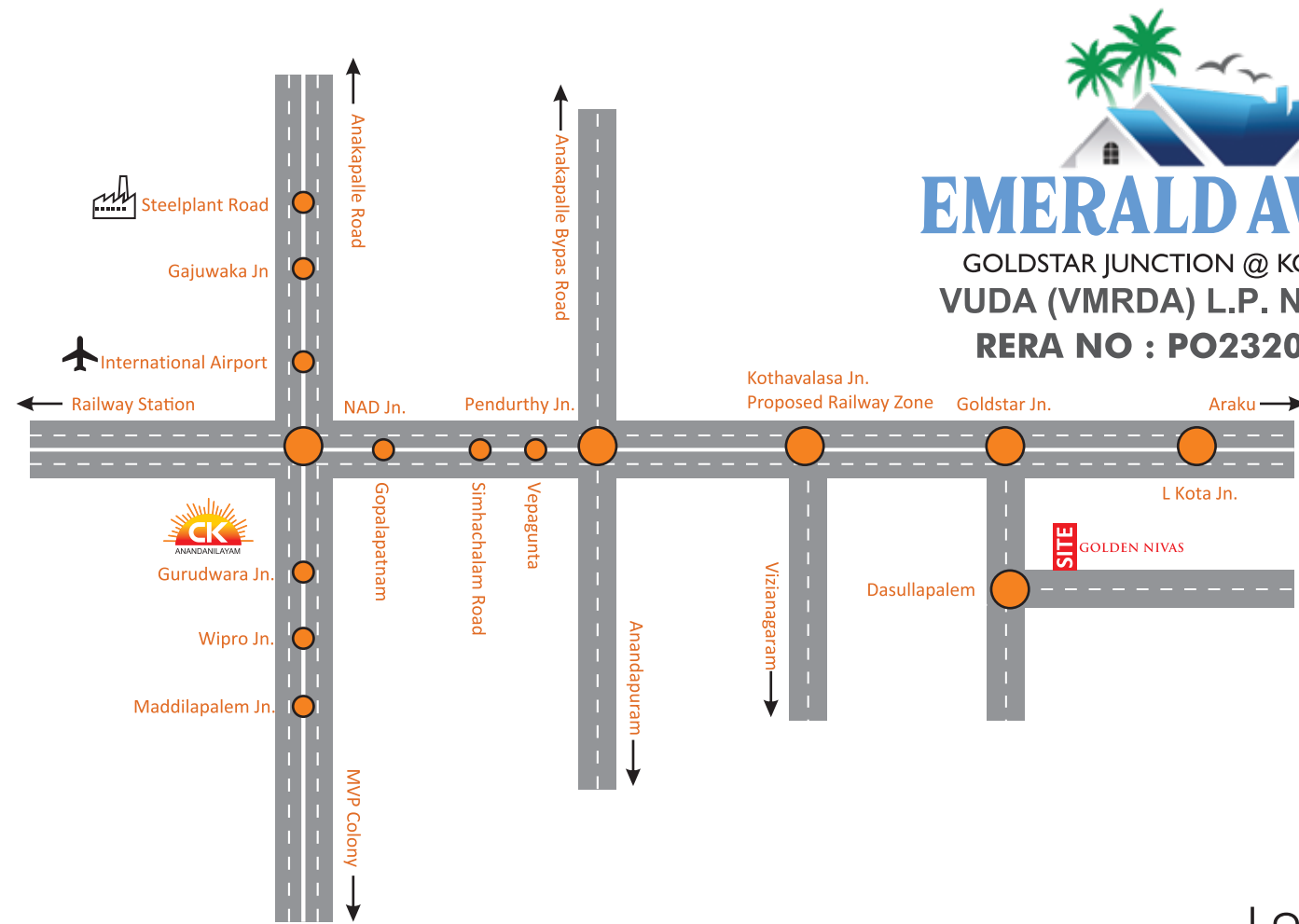


- ♦ 10 MINS FROM PROPOSED RAILWAY ZONE
- ♦ 10 MINS FROM KOTHAVALASA RAILWAY STATION
- ♦ 10 MINS FROM JINDAL
- ♦ 10 MINS FROM CITM ENGINEERING COLLEGE
- ♦ 10 MINS FROM UPCOMING GMR INSTITUTIONS
- ♦ 15 MINS FROM TATIPUDI RESERVOIR
- ♦ 20 MINS FROM LAW UNIVERSITY
- ♦ 20 MINS FROM TOURISM RESORTS
- ♦ 20 MINS FROM ARUKU-LAMBASINGI LACE FACTORY
- ♦ 25 MINS FROM TRIBAL UNIVERSITY
- ♦ 30 MINS FROM VIZAG CITY
- ♦ 30 MINS FROM COFFEE ESTATES



EMERALD AVENUE
 GOLDSTAR JUNCTION @ KOTHAVALASA
 VUDA (VMRDA) L.P. No: 93/2018
 RERA NO : PO2320300938

LOCATION MAP
(NOT TO SCALE)

in association with
AANYARAYAN CONSTRUCTIONS PVT. LTD.,

RERA NO : PO2320300938
VUDA (VMRDA) L.P. No: 93/2018

EMERALD AVENUE
 GOLDSTAR JUNCTION @ KOTHAVALASA

THE MEGA WORLD OF HAPPINESS

Marketed by

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ANANDANILAYAM
CHAITANYAKIRAN HOUSING (P) LTD.
 VISAKHAPATNAM | VIJAYAWADA | HYDERABAD
www.chaitanyakiranhousing.com/in | chaitanyakiranhousing@gmail.com

Visakhapatnam

50-81-36/1, 4th Floor, Sree Balaji Chambers, Seethammapeta Main Road
 Gurudwar Junction, Visakhapatnam-530016. Ph: 0891-2789699

Vijayawada

59A-10-1, 4th Floor, Matha Towers, Stella College Road, Near Benz Circle
 Vijayawada-520008. Ph: 0866-2492499

Hyderabad

8-4-510/1, 1st Floor, BL Plaza, Opp. Indian Oil Petrol Bunk
 Erragadda Main Road, Hyderabad-500018. Ph: 040-23816009

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Note : This Brochure is purely a conceptual presentation and not a legal offering. The promoters reserve the right to make changes in specifications and plans as deemed fit.

THE LIFE STYLE AT VIZAG

LONG CHERISHED LANDSCAPES FOR ITS SCENIC VIEWS & TRANQUILITY, VIZAG IS AN EMERGING METROPOLITAN CITY TODAY. VIZAG IT HUB IS EVOLVING AS LAND MARK IN WORLD MAP.

THE PHARMACEUTICAL, PETROCHEMICAL, TOURISM CORRIDORS & SEZs ARE CENTERS OF ACTIVITY. THE CITY IS MOVING WITH ADVANCED RESIDENTIAL HUBS COMING TO LIFE. NO MATTER WHERE YOU LIVE IN THE WORLD, YOU'LL FEEL AT HOME IN VIZAG



OVER THE YEARS, ANANDANILAYAM CHAITANYAKIRAN HOUSING PVT LTD IS NOT JUST SELLING PLOTS, BUT EARNED ABIDING RESPECT AND RECOGNITION FROM THE PEOPLE WHO HAVE PURCHASED THERE.

— DASARI KIRAN KUMAR
CHAIRMAN

THE PROMOTERS

ANANDANILAYAM CHAITANYAKIRAN HOUSING PVT LTD, A PREMIUM REAL-ESTATE COMPANY IS PROMINENTLY KNOWN FOR THEIR PROPERTY DEVELOPMENT IN VISAKHAPATNAM, VIJAYAWADA AND HYDERABAD WITH 20+ YEARS OF EXPERIENCE. QUALITY AND THEIR SERVICES HAVE EARNED RECOGNITION AMONG STAKEHOLDERS AND CUSTOMERS.

METICULOUS POSITIONING FOR THEIR RESIDENTIAL VENTURES IN PRIME LOCATIONS WITH EXCELLENT AMENITIES HAS CEMENTED THEIR BRAND IN REAL-ESTATE INDUSTRY.

VENTURING FOR THE CLOSE PROXIMITY OF KOTHAVALASA NEAR VISAKHAPATNAM CITY AND ENVISION TO CREATE URBAN LIFESTYLE WITH TRADITIONAL VALUES.

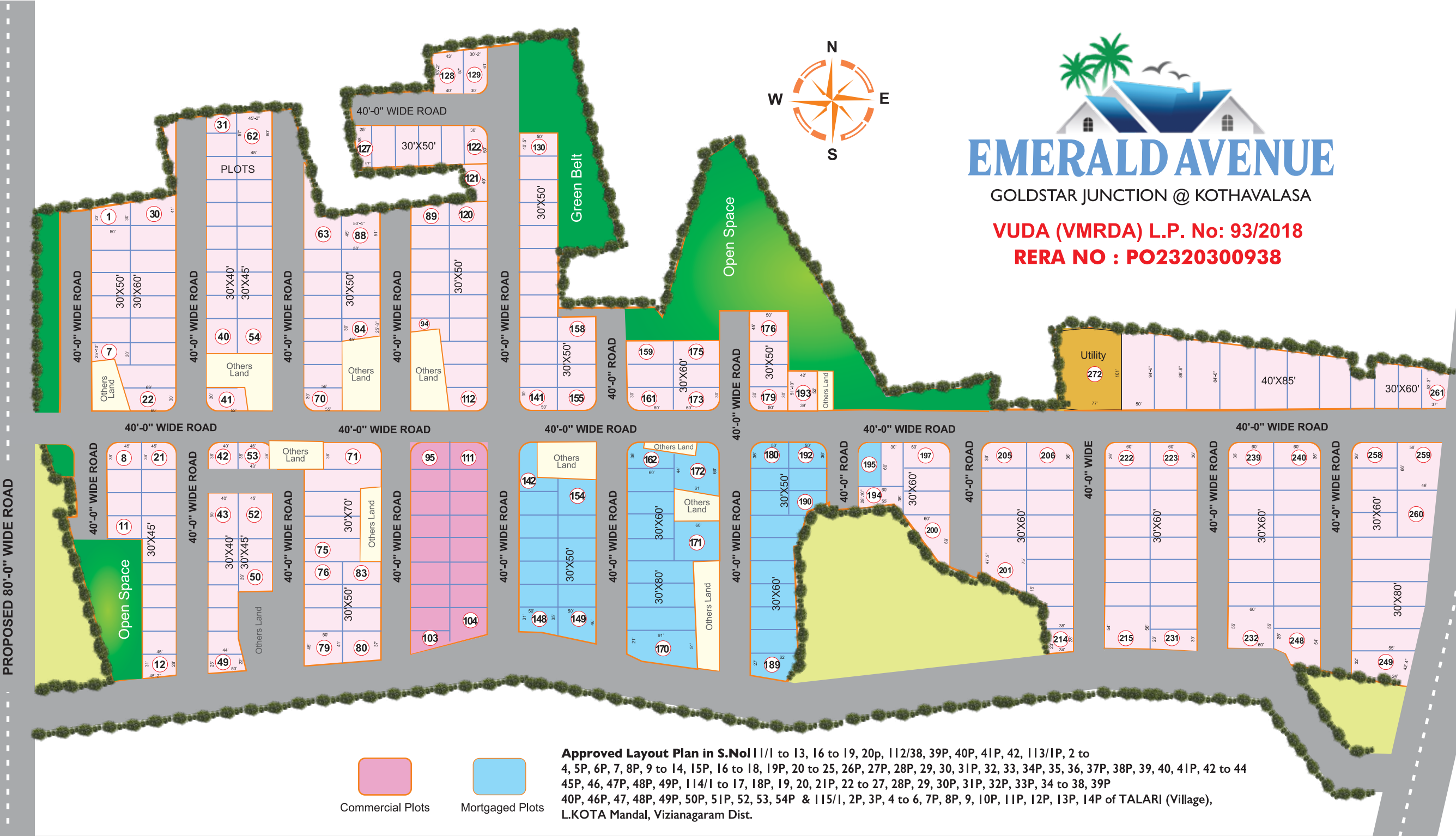
GOLDEN NIVAS IS A WELL PLANNED LAYOUT SPREAD ACROSS 20 ACRES. THE PROJECT IS APPROVED BY VUDA. THE PROJECT IS STRATEGICALLY LOCATED ON THE KOTHAVALASA VIZIANAGARAM BYPASS ROAD WHICH IS JUST 3 KM FROM VIZAG GOLDSTAR JUNCTION AND IN CLOSE PROXIMITY TO MANY PRESTIGIOUS EDUCATIONAL INSTITUTIONS AND RAILWAY ZONE.

PROJECT HIGHLIGHTS

- CLEAR TITLE
- COMPOUND WALL
- ALL DEVELOPMENTS AS PER VUDA NORMS
- ELECTRICITY WITH STREET LIGHTS
- DRAINS ON BOTH SIDES OF THE ROAD
- 40' WIDE INTERNAL B.T. ROADS
- WATER SUPPLY POINT FOR ALL THE PLOTS
- 100% VASTU
- NO POLLUTION
- GOOD GROUND WATER
- AVENUE PLANTATION
- CHILDREN'S PLAY AREA
- SIGNAGE OF PLOT NO FOR EACH PLOT

ABOUT VISAKHAPATNAM

THERE'S SOMETHING MAGICAL ABOUT VIZAG - ABOUT ITS SWAYING PALMS & GOLDEN SANDS, ABOUT ITS MELLOW BREEZE & SPARKLING ROADS, ABOUT ITS PEOPLE & FUTURE. AND NOW, THE CITY MOVES TO THE NEXT LEVEL WITH THE RISE OF GOLDEN NIVAS LOCATED AT KOTHAVALASA. WELCOME TO THE RESIDENTIAL COMMUNITY LAYOUT SIDE OF THE PENDURTHI TO KOTHAVALASA ROAD. IT CAN'T GET SMARTER THAN THIS.





PROPOSED RAILWAY ZONE- KOTHAVALASA



LAW UNIVERSITY- VIZAG



STARTUP-IT



PROPOSED PETROLEUM UNIVERSITY



TOURIST SPOT - ARAKU



INTERNATIONAL AIRPORT - VIZAG



PROPOSED CENTRAL UNIVERSITY

LOCATION HIGHLIGHTS

NESTLING IN NATURE, THIS PROJECT IS SPREAD OVER ACRES 19.85 CENTS OF LUSH GREENLANDS. THIS ADDRESS DEFINES SERENITY AND PRIVACY WITH A FRESH AND PEACEFUL AMBIENCE. IN ADDITION, YOU ENJOY ALL THE NICHE AMENITIES THAT THE PROJECT BOASTS, TO MAKE YOUR LIFE A BREEZE.

WITH ITS STRATEGIC LOCATION, ALONG THE KOTHAVALASA VIZIANAGARAM BYPASS ROAD, IT IS JUST A THREE MINUTES DRIVE TO 6 LANE PENDURTHY- ARAKU ROAD, AS WELL GOLD STAR JUNCTION, FIVE MINUTES TO MAHA MAYA INDUSTRIES AND 100 ACRES VUDA LAYOUT.

OUR PLEDGE

QUALITY: TO ENSURE THAT THE COMPANY NAME IS SYNONYMOUS WITH THE BEST RESIDENTIAL LAYOUTS. TO DELIVER HIGH QUALITY CONSISTENTLY IN EVERY PROJECT.

TRANSPARENCY: TO BE TRANSPARENT IN EVERY INTERACTION AND DOCUMENTATION WITH CUSTOMERS, VENDORS, ASSOCIATES OR INVESTOR COMMUNITY.

INTEGRITY: TO ALWAYS WORK AND DELIVER BEST RESIDENTIAL PROJECTS WITH HIGH INTEGRITY AND TO ADHERE HIGHEST ETHICAL STANDARDS AT THE LOWEST PRICES.

