

# Experience Urban Bliss at Serene Life Center.



**GSQUARE**  
**GreenEarth**

VILLA PLOTS BANG ON  
UDUMALPET-DHARAPURAM HW.

# ABOUT **G**SQUARE GROUP

YOUR PLOT. YOUR HOME. YOUR WAY.



Tamil Nadu's No. 1 real estate developer & South India's largest plot promoter



100+ premium projects



4000+ acres of land delivered so far



Committed to plot perfection by finding you the perfect plot in the perfect location, size & price



12+ years of experience



15000+ happy customers



100% clear titles & transactions



Spread across: Chennai, Hyderabad, Mysuru, Coimbatore, Ambur, Theni Dindigul, Udumalpet, Pollachi Tirupattur, Trichy, Bengaluru, Hosur & Ballari



# AWARDS



Most Promising Real Estate Company from South India



Fastest Growing Real Estate Company



Best in Social Responsibility - G Square



Brand of the decade (Land Acquisition) - G Square



Prestigious brands of India (Real Estate) - G Square



Most Trusted Real Estate Developer in South India



Best Integrated Township of the Year Chennai & ROTN G Square City, Coimbatore



The Best in Legal & Documentation Process



Brand of the decade - G Square



Excellence in Customer Satisfaction



Best Legal & Documentation Process



Best Luxurious Plotted Development - G Square BEACHWALK



Best Luxurious Plotted Developer

# GSQUARE GreenEarth UDUMALAPET

## Connectivity and serenity, in one address.

Presenting G Square Green Earth. A collection of ready-to-construct villa plots bang on Udumalpet - Dharapuram Highway. Located close to plenty of essential features like schools, bus stops and railway station, the project offers excellent connectivity. Complete with features like 24x7 CCTV surveillance, well-laid blacktop roads, and many more, this is the right place to build your dream villa in Udumalpet.

## Salient Features

-  Bang on Udumalpet-Dharapuram Highway
-  2 mins from RKR Grks Matriculation Higher Secondary School
-  5 mins from Udumalpet Bus Stop
-  7 mins from Udumalpet Railway Station
-  50 world-class amenities
-  2 years of free maintenance
-  24x7 CCTV surveillance
-  Ready-to-construct villa plots
-  Perfect Legal Documentation
-  Well-laid blacktop internal roads with street lights
-  G Square Build Assist: a post-purchase guidance program for easy villa construction



# Why plots are better than apartments?

There are plenty of reasons why you should invest in plot. Foremost being plots give you the option to design your dream home from scratch. Just the way you want it. Also, the freedom, space and an independent lifestyle a plot give you, is truly matchless. Here, we give you few reasons why plots always make a wiser choice to live or to invest.



Freedom to build your dream home



Complete Ownership



Maximum Carpet Area



Faster Appreciation



Patta Name Transfer

## 1. Freedom to build your own dream home

When it's your own plot you can design and build your own dream home according to your unique wish, taste, budget and timeline. If you purchase an apartment, you can never have your say in any manner.

## 2. Complete ownership

When you buy a plot every square feet of your plot is completely your own. No shared or common spaces with anyone else as opposed to having a UDS of up to only 35% in apartments.

## 3. Maximum carpet area

When you build your own dream home in your own plot, you have the right and the power to choose the maximum liveable space or carpet area in your home. There is no unnecessary wastage due to common areas which are high in apartments.

## 4. Faster appreciation

The value of plots has been, is and will always be a fast appreciating one. when compared to not just apartments, but to any form of investment.

## 5. Patta name transfer

The entire area of the plot is yours and is given as a registered Patta in your name. You can choose to build your dream home or sell the plot at a later date. When it comes to apartments, the land on which it is built is not registered in your name. You only get what is called UDS (undivided share of the land parcel)



# Reasons to buy **GSQUARE** GreenEarth

## Location

1. A DTCP approved secured plot community with 50 world-class amenities situated at Udumalpet spread across an overall land area of 8.9 Acres comprising 197 plots.
2. Just 5 mins from Udumalpet Bus Stand and 7 Mins from Udumalpet Railway Station
3. Consist of 50 world-class amenities spread across 2 parks.
4. Udumalpet, one of the most-sought after developing areas in Tiruppur is located south west from the state capital, Chennai and close to Coimbatore, the second largest city in the state.
5. Udumalpet is connected with prominent locations like Pollachi, Dharapuram, Coimbatore, Palladam, Munnar, Palani, and Valparai by National highways, State highways and Major District roads.
6. Situated in a safe and secure neighborhood, the location is close to major business and trading hubs like Chinnaveerampatti, Thanthoni, Bodipatti, Kanampuram and Palappampatti.
7. Due to its proximity to the scenic and mesmerizing view points and landmarks, Udumalpet is considered a notable tourist location witnessing constant growth.
8. Educational institutions like are Nakshatra International School, RKR Grks Matriculation Higher Secondary School, Srinivasa Vidhyalaya, Anugraha International School, Vidyasagar College, Sri GVG Visalakshi College for Women, Suguna Institute of Poultry Management, Pollachi College of Arts and Science and Sree Saraswathi Thyagaraja College are nearby

9. Close to hospitals such as Mohan's Ortho Hospital, SNR Eye Hospital, Udumalpet Government Hospital, SK Medical Centre, Saravana Hospital, Sakthi Fertility Hospital and Dr. Lakshmi's Skin Care Clinic are nearby.
10. Entertainment avenues, heritage sites and tourist viewpoints such as Lathangi Theater, Windmill View Tourist View, UDS COCO Hotels and Resorts, Arjuneswarar Temple, Kadathur, Amaravathi Crocodile Farm, Thirumoorthy Waterfalls, Pannari Amman Temple, Shri Periya Nayaki Amman Temple and Kuthiraiyar Dam View Point are also nearby.

## Price

11. Affordable plots at a premium location that is easily accessible from major areas such as Chinnaveerampatti, Thanthoni, Bodipatti, Kanampuram and Palappampatti, etc.
12. One of the only rightly priced DTCP approved plot community just with 50 world class amenities on udumalpet Dharapuram highway.
13. Unapproved plots are sold at that price whereas G Square Green Earth is a DTCP approved plot
14. People opting for apartments have to settle for 65% carpet area and 30% UDS, whereas, with G Square Green Earth, you can now completely own your own villa and the land it is on at a more reasonable price.

## Features

15. 2 years of free maintenance
16. 24x7 CCTV Security
17. State-of-the-art infrastructure like blacktop roads and LED street lights





18. Ready-to-construct villa plots
19. Essential amenities like water, electricity etc. can easily be obtained.
20. Expansive landscape

#### **Legalities**

21. DTCP approved
22. RERA registered
23. Clear parent documents and titles
24. Patta is easily obtainable after registration
25. Leading banks have approved the property
26. Legal advice offered by leading lawyers
27. Road gift deed is available

#### **Product**

29. Only 197 plots spread across in an overall land area of 8.9 acres.
30. Road width within the property is 40 ft.
31. Approach road width is 60 ft.
32. 197 residential plots ranging from 1.08 Cents onwards.
33. Hotspot property with good appreciation

#### **G Square Build Assist: A Post Purchase Guidance Program for Easy Villa Construction**

34. Villa design and elevation consultants
35. Vaasthu compliance experts
36. Floor planner to plan your space as per your requirement
37. Consultants who will help with all bungalow construction related approvals

38. Material procurement experts
39. Consultants who specialize in landscape designing and execution
40. The best interior designers who will also execute the same
41. Consultants to help buy home appliances for the best price
42. Teams that will organize and execute your Grahapravesham

## **Payment Terms**

**10%** - At the time of booking & plot allotment.

**90%** - On registration/within 15 days from the date of booking whichever is earlier.

# G SQUARE GreenEarth

## SITE PLAN

- RESIDENTIAL PLOTS
- TANGEDCO
- LOCAL BODY
- OWNER'S USE



## AREA STATEMENT

PLOT NO	AREA		PLOT NO	AREA	
	SQ.FT	CENT		SQ.FT	CENT
1	2947.61	6.77	99	1520.74	3.49
2	1082.21	2.48	100	1520.74	3.49
3	1335.38	3.07	101	1520.74	3.49
4	1470.36	3.38	102	1580.69	3.63
5	1592.10	3.66	103	1596.30	3.67
6	1668.96	3.83	104	1993.92	4.58
7	1681.88	3.86	105	1520.63	3.49
8	1834.51	4.21	106	1520.63	3.49
9	1579.72	3.63	107	1520.63	3.49
10	1747.97	4.01	108	1520.63	3.49
11	1760.45	4.04	109	1520.63	3.49
12	1772.94	4.07	110	1520.63	3.49
13	1779.83	4.09	111	1508.79	3.46
14	1591.89	3.66	112	941.10	2.16
15	1307.29	3.00	113	1412.67	3.24
16	2304.03	5.29	114	1418.26	3.26
17	1625.79	3.73	115	1418.26	3.26
18	1374.89	3.16	116	1418.26	3.26
19	1500.93	3.45	117	1418.26	3.26
20	1500.93	3.45	118	1418.26	3.26
21	1500.93	3.45	119	1418.26	3.26
22	1500.93	3.45	120	1821.59	4.18
23	1500.93	3.45	121	1382.85	3.18
24	1500.93	3.45	122	1418.26	3.26
25	1592.53	3.66	123	1418.26	3.26
26	1604.70	3.68	124	1418.26	3.26
27	1828.05	4.20	125	1418.26	3.26
28	1815.89	4.17	126	1418.26	3.26
29	1500.93	3.45	127	1531.93	3.52
30	1500.93	3.45	128	663.82	1.52
31	1500.93	3.45	129	645.84	1.48
32	1500.93	3.45	130	645.84	1.48
33	1500.93	3.45	131	645.84	1.48
34	1500.93	3.45	132	645.84	1.48
35	1410.84	3.24	133	645.84	1.48
36	1500.50	3.45	134	645.84	1.48
37	1500.50	3.45	135	645.84	1.48
38	1500.50	3.45	136	1243.03	2.85
39	1500.50	3.45	137	663.92	1.52
40	1500.50	3.45	138	645.84	1.48
41	1587.37	3.64	139	710.42	1.63
42	1370.69	3.15	140	710.42	1.63
43	1520.63	3.49	141	710.42	1.63
44	1520.63	3.49	142	710.42	1.63
45	1520.63	3.49	143	710.42	1.63
46	1520.63	3.49	144	710.42	1.63
47	1520.63	3.49	145	710.42	1.63
48	1520.63	3.49	146	710.42	1.63
49	2303.60	5.29	147	710.42	1.63
50	1367.03	3.14	148	645.84	1.48
51	1181.89	2.71	149	633.78	1.46
52	1181.89	2.71	150	1758.73	4.04
53	1181.89	2.71	151	1500.93	3.45
54	1181.89	2.71	152	1500.93	3.45
55	1181.89	2.71	153	1500.93	3.45
56	1181.89	2.71	154	1500.93	3.45
57	1369.18	3.14	155	1488.88	3.42
58	1382.74	3.17	156	1189.53	2.73
59	1597.70	3.67	157	1201.59	2.76
60	1587.37	3.64	158	1201.59	2.76
61	1201.59	2.76	159	1201.59	2.76
62	1201.59	2.76	160	1201.59	2.76
63	1201.59	2.76	161	1201.59	2.76
64	1201.59	2.76	162	1201.59	2.76
65	1201.59	2.76	163	1201.59	2.76
66	1114.50	2.56	164	1364.12	3.13
67	601.06	1.38	165	1312.89	3.01
68	590.30	1.36	166	1201.59	2.76
69	590.30	1.36	167	1201.59	2.76
70	591.59	1.36	168	1201.59	2.76
71	591.59	1.36	169	1998.77	4.59
72	590.30	1.36	170	1842.58	4.23
73	590.30	1.36	171	1501.04	3.45
74	591.59	1.36	172	1501.04	3.45
75	590.30	1.36	173	1501.04	3.45
76	591.59	1.36	174	1643.12	3.77
77	590.30	1.36	175	1707.06	3.92
78	591.59	1.36	176	1501.04	3.45
79	590.30	1.36	177	1501.04	3.45
80	591.59	1.36	178	1501.04	3.45
81	1547.00	3.55	179	1501.04	3.45
82	1580.69	3.63	180	1501.04	3.45
83	590.30	1.36	181	1501.04	3.45
84	591.59	1.36	182	1501.04	3.45
85	590.30	1.36	183	1488.88	3.42
86	591.59	1.36	184	1509.76	3.47
87	590.30	1.36	185	1509.76	3.47
88	591.59	1.36	186	1509.76	3.47
89	590.30	1.36	187	1688.01	3.88
90	591.59	1.36	188	2834.05	6.51
91	590.30	1.36	189	2618.77	6.01
92	591.59	1.36	190	2403.49	5.52
93	590.30	1.36	191	2188.21	5.02
94	472.75	1.09	192	1972.93	4.53
95	615.27	1.41	193	1697.48	3.90
96	1743.12	4.00	194	1619.12	3.72
97	1520.63	3.49	195	1818.79	4.18
98	1520.74	3.49	196	2006.30	4.61
			197	1955.28	4.49



# Press Releases

## Tribal settlements in Udumalpet wait endlessly for vital road link

Representatives of CPI (Marxist) who have been championing the cause of the villagers on the hilly terrain said the elected representatives have been ignoring the demand that has been existing for decades for laying of a six-km stretch of road from Thirumoothimalai to Kurumalai

Several hundreds of residents in a cluster of over 15 tribal settlements in the Western Ghats in Udumalpet taluk are understood to be watching with keen interest the outcome of the effort taken by the authorities in Vellore district to bring about road connectivity to Athimarathurkollai village on Jawadhu hills where an infant girl died of snakebite recently due to the delayed treatment caused by the treacherous terrain.

The child died before being carried on foot to the nearest taluk hospital. In the absence of a motorable road, there was no scope to utilise even a two-wheeler. The child had to be carried back again on foot to the hamlet for the last rites after post-mortem.

The same situation prevails in the hilly parts of Udumalpet taluk where the residents in tribal hamlets have to carry patients on poles for a distance of several kilometres to reach the government hospital.

There is an option to utilise road connectivity, but it is a circumlocutory route exceeding 100 km, according to the petitioners who have pleaded with the district administration for road connectivity.

-The Hindu

## Tamil Nadu Chief Minister M.K. Stalin inaugurates ITI in Udumalpet

Chief Minister M.K. Stalin, on Monday, inaugurated an Industrial Training Institute (ITI) and hostel at ₹ 5.67 crore at Udumalpet in Tiruppur district through video conferencing.

During the function, Minister for Information and Publicity M.P. Saminathan said the government focused more on the skill development and employment generation. He also said that because of the steps taken by the State government in the last one year, the State had improved its national level performance in the industrial sector.

Minister for Adi Dravidar Welfare N. Kayalvizhi Selvaraj said the government had conducted job fairs with the help of private companies, benefiting lakhs of graduates. The government was also disbursing various loans and incentives for education and skill development.

The Ministers handed over various welfare measures to the tune of ₹ 33.24 lakhs to the beneficiaries. They also distributed land pattas to 208 people at ₹ 75.25 lakh through Adi Dravidar Welfare Department, in Dharapuram.

-The Hindu

## Seven tribal settlements in Udumalpet get water supply

The Forest Department, as part of the Special Area Development Programme (SADP) of the State government, has provided water supply to seven tribal settlements within Udumalpet forest range at Anamalai Tiger Reserve (ATR) in Tiruppur district.

According to Udumalpet forest range officer C. Dhanabalan, the project to supply water to seven out of the 12 tribal settlements in the forest range commenced in August and was completed in November. The settlements covered under the project are Thirumoothy Malai, Kodanthur, Kulipatti, Kurumalai, Poochukottanparai, Kattupatti and Mavadappu.

"The total length of the pipes we used for all seven settlements was around 37 km," Mr. Dhanabalan said. The project involved drawing water from a perennial stream in the vicinity and supplying to the settlements through pipes by using the gravity flow water distribution system. No electricity or motor pumps were used for the water supply project, he added.

Among the seven settlements, Mavadappu was the most remote one (about 40 km away from Kodanthur) and extending the water supply network to this settlement took around two months, he said. An overhead tank with a capacity of 2,000 litres was installed at Mavadappu to store the water earlier this week.

-The Hindu

## Oddanchatram lies on the growth trajectory

Good bypass road and flyover have transformed this town

From being just another town on the Dindigul - Palani highway, Oddanchatram has witnessed an exponential growth in the recent years. Known more for its wholesale vegetable market, this town is one of the three municipalities in Dindigul district going to urban local body polls on February 19.

It is situated in the middle of an agriculturally-rich area - from the nearby Reddiyarchatram region, to the rich Pollachi-Udumalpet belt, farm produce from here finds its way to big markets in Chennai, Bengaluru, Coimbatore, Madurai and Kerala. Its location on the crossroads of busy highways also helps.

Gone are the days when vehicles get stuck in traffic as the flyover and bypass road have made life easy for residents and those passing through the town. The transformation is not only perceivable, even the residents are a satisfied lot. One of the residents, N. Arunsankar, former secretary of Palani Hills Development Council, says that with the good road infrastructure, travelling through Oddanchatram towards Coimbatore or even Palani from Dindigul side is a breeze.

Even without help from earlier municipal councils led by Palaniammal Balasubramaniam (AIADMK) or Uma Maheswari Kannan (DMK), the town is blessed with good water supply system. The Pongal gift hamper distribution was free from complaints. People here are happy with their Assembly representative Food and Civil Supplies Minister R. Sakkarapani who is from nearby Kallimandhayam. He stops by to hear grievances of the common man and solves them.

-The Hindu

# Why Udumalpet?



## Nature's Paradise:

The Udumalpet-Dharapuram Highway offers residents the opportunity to reside in a serene and scenic environment.

Surrounded by lush green landscapes, scenic views, and access to nearby parks, gardens, and natural reserves, it's an ideal destination for those seeking a tranquil and nature-rich living experience.



## Affordable Tranquility:

This region provides an affordable opportunity for you to embrace a tranquil and serene lifestyle. Away from the urban hustle and bustle, you can build your dream home without compromising your budget, all while enjoying the peaceful ambiance and natural beauty of the surroundings.



## Unparalleled Connectivity:

The Udumalpet-Dharapuram Highway offers unparalleled connectivity. Situated strategically, it provides easy access to major cities, towns, educational institutions, healthcare facilities, and industrial hubs.

Whether you're commuting for work or leisure, you'll enjoy seamless connectivity to all essential destinations, making your daily life convenient and stress-free.



## Growing Infrastructure, Thriving Investments:

Udumalpet-Dharapuram Highway heavily benefits from ongoing infrastructure development, including improved roads and transportation networks. This not only enhances your daily convenience but also lays the foundation for promising investment opportunities. As the region continues to grow, your property stands to appreciate in value, making it a wise and profitable choice for savvy investors.



## Smart Investment in Modern Living:

You're not just investing in a plot; you're investing in a future where infrastructure development is paving the way for a modern and comfortable lifestyle. With an eye on both your immediate needs and long-term gains, you can secure your dream home and watch your investment thrive in this dynamic and evolving environment an stress-free.



# Park - 1 Recreation Park



## LIST OF AMENITIES

- |                         |                       |
|-------------------------|-----------------------|
| 01. JOGGING TRACK       | 17. LEG PRESS         |
| 02. OUTDOOR YOGA        | 18. SHOULDER PRESS    |
| 03. MEDITATION GAZEBO   | 19. HORIZONTAL BARS   |
| 04. REFLEXOLOGY PATHWAY | 20. OUTDOOR AEROBICS  |
| 05. HAMMOCK             | 21. HIIT WORKOUT ZONE |
| 06. TABLE TENNIS        | 22. PARTY LAWN        |
| 07. BASKETBALL POST     | 23. BONFIRE PIT       |
| 08. BADMINTON COURT     | 24. DJ CONSOLE        |
| 09. SKI TRAINER         | 25. BARBEQUE CORNER   |
| 10. AIR WALKER          | 26. ALFRESCO SEATING  |
| 11. SPINNER             |                       |
| 12. PENDULUM DOUBLE     |                       |
| 13. STEP TRAINER        |                       |
| 14. WORKOUT TWISTER     |                       |
| 15. WORKOUT BICYCLE     |                       |
| 16. ABS TRAINER         |                       |

# Park - 2 Funtots Park



## LIST OF AMENITIES

- |   |
|---|
| 27. KIDS SWING                          |
| 28. KIDS SLIDE                          |
| 29. KIDS SEESAW                         |
| 30. KIDS MERRY GO                       |
| 31. KIDS SPRING RIDER                   |
| 32. KIDS TRAMPOLINE                     |
| 33. KIDS TOT LOT                        |
| 34. KIDS JUNGLE GYM                     |
| 35. KIDS MONKEY BARS                    |
| 36. KIDS HOPSCOTCH                      |
| 37. KIDS GIANT BOARD GAME               |
| 38. KIDS ROPE CLIMBER                   |
| 39. KIDS ROCK CLIMBING WALL             |
| 40. KIDS BALANCING BRIDGE               |
| 41. KIDS BALANCING BEAM                 |
| 42. KIDS MUSHROOM STEPPING PODS         |
| 43. KIDS WALKING BARREL                 |
| 44. KIDS GAGA BALL PIT                  |
| 45. KIDS DODDLE CORNER                  |
| 46. KIDS GIANT BOARD GAME (TIC TAC TOE) |
| 47. TODDLERS SWING                      |
| 48. TODDLERS SLIDE                      |
| 49. TODDLERS SEESAW                     |
| 50. TODDLERS ROCKERS                    |



MEDITATION GAZEBO



BONFIRE PIT



BASKETBALL POST



KIDS TOT LOT



## Location Map



## HAPPY OWNERS OF G SQUARE PLOTS



Mr. Senthil Kumar  
G SQUARE BLUE CREST, Plot No - 1  
★★★★★

It is an excellent company and we had a fantastic experience doing business with them. They have covered all the aspects of transactions for plot purchases with 100% transparency. The layout, detailing, and development by the company are unmatched in the Coimbatore real estate market

Mr. Parameshwar  
G SQUARE CITY, Plot No - 628  
★★★★★

The site is vast like an ocean with so many parks and amenities. The area developed itself is extremely nice and has been developed to look like a full-scale city. The location is beautiful and perfect. It is indeed an asset for my family & future generation.



Get your  
friends  
as your  
neighbours  
and get  
rewarded  
too!

Get exciting rewards  
for each referral.



To refer: 89393 40002 or  
referral@gsquarehousing.com



### G SQUARE GROUP

CORPORATE: Flat No. Century Centre, No. 75, T.T.K. Road, Alwarpet, Chennai - 600 018

REGISTERED: Flat No. 14, 3rd Floor, Harrington Apartment, No. 98, Harrington Road, Chennai - 600 031

REGIONAL OFFICE: 1B floor, Caledon Square - Pricol, #348, Avinashi, Krishnamal bus stop, Peelamedu, Tamil Nadu - 641 004

Scan for Direction



For more details: 89394 10004 | [www.gsquarehousing.com](http://www.gsquarehousing.com)

Disclaimer: The park renders are an artistic representation of the proposed amenities are subject to change as per the actual site. The amenities list in the agreement can be considered as final.

RERA: TN/32/Layout/3532/2023 | [www.rera.tn.gov.in](http://www.rera.tn.gov.in)