SMARTGEN

DEVELOPERS



HORIZON

Fine Living at Venkateswara Nagar 2nd Street, Adyar

Discover thoughtfully designed homes nestled in a serene, tree-lined neighbourhood. Horizon offers the perfect balance of modern elegance and natural calm, creating an ambience where everyday living feels effortless.

Enjoy seamless access to top schools, colleges, healthcare, and entertainment—bringing convenience right to your doorstep.

With refined architecture, soothing green views,and a tranquil environment filled with birdsong and seasonal blooms, Horizon becomes your verdant retreat in the heart of the city.

Crafted with care and a legacy of precision, Horizon is where comfort, style, and nature come together in perfect harmony.

HORIZON — Where Life Meets Serenity.









3 BHK Homes . 1519 - 1548 sq.ft.

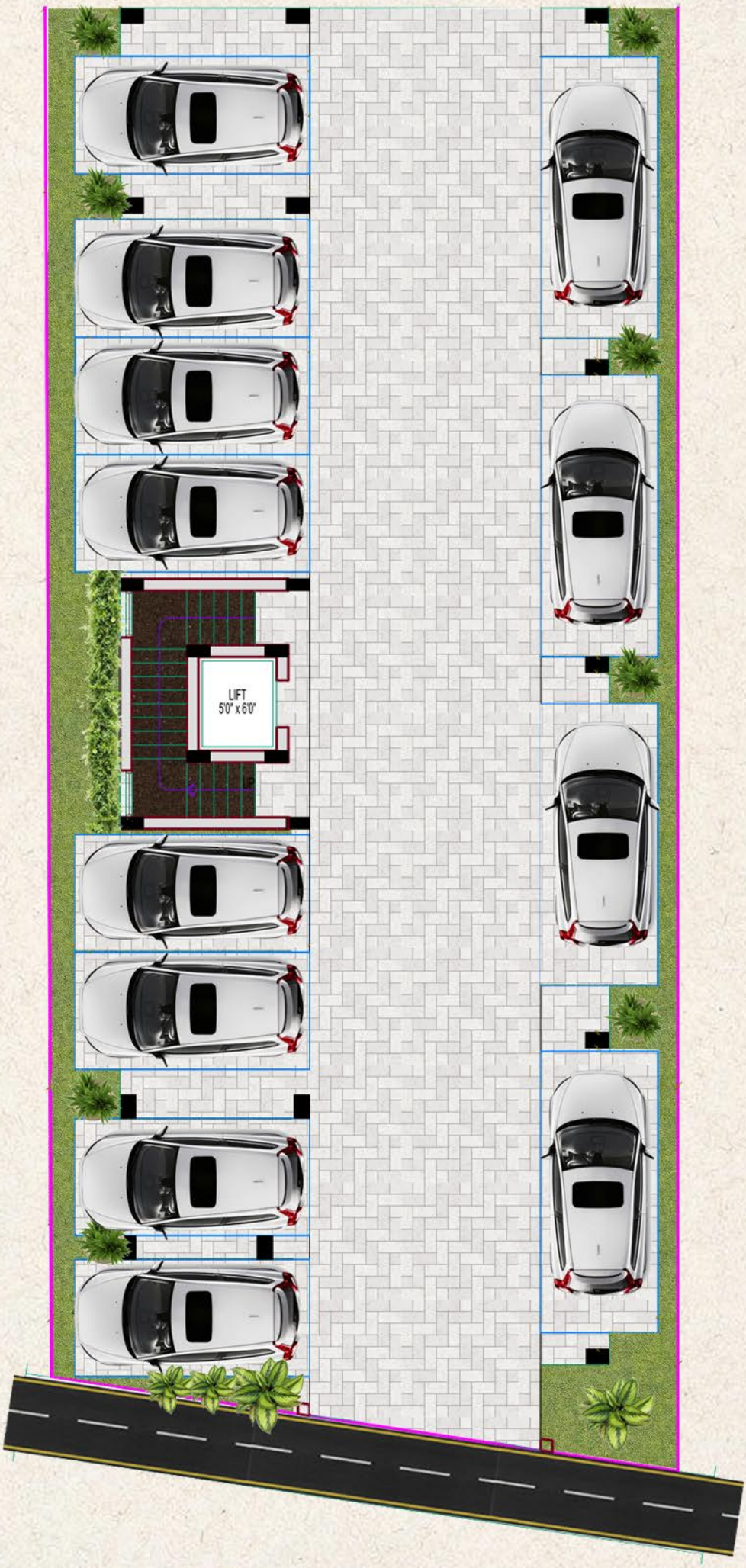
2 Homes per level and 6 limited edition homes.

Experience elevated and vibrant, well-lit homes crafted with thoughtful design and effortless comfort.

Peaceful surroundings, perfectly connected.

Excellent location

Site Cum
Stilt Floor Plan



Typical Floor Plan
1st to 3rd Floor



B1	**1548 sq.ft.**
B2	**1548 sq.ft.**
B3	**1548 sq.ft.**

A1	**1519 sq.ft.**
A2	**1519 sq.ft.**
A3	**1519 sq.ft.**

Specifications

Your homes at Horizon blend refined aesthetics with thoughtful, utilitarian detailing — giving you the best of both worlds, for the life you've always envisioned..

STRUCTURE:

1. RCC framed Structure
2. Foundation Design in accordance with Seismic Zone III
3. Stilt / Ground Floor height 2'6" from Road level
4. Autoclave Aerated concrete (AAC) Block Masonry and plastering

JOINERIES:

1. Main Door - African Teak wood / equivalent frame with Ornamental Solid door.
2. Bedroom Doors - Malaysian Sal wood / Equivalent frame with Ornamental Flush doors.
3. Toilet Doors - Malaysian Sal wood/equivalent frame with waterproof ornamental flush shutters
4. Balcony Doors - UPVC Sliding French doors
5. Windows - UPVC Sliding windows
6. Ventilators - UPVC Frame with Louvers
7. Grills - MS Grills

FLOORING:

1. Living & Dining - Marble
2. Kitchen - Vitrified Tiles
3. Master Bedroom - Wooden Flooring
4. Other Bedrooms - Vitrified Tiles
5. Balcony & Service - Anti Skid Tiles
6. a. Toilet Floor - Anti Skid Tiles
   b. Toilet Dado - Glazed Tiles up to 7'0" height
7. Common Area - Granite
8. Stilt Floor Lobby - Granite
9. Staircase - Granite
10. Car Park - Grano Flooring

STAIRCASE RAILING:

1. Railing - SS railing as per Architect details.

COUNTER TOP:

1. Black Granite Top in kitchen with counter sink
2. Tiles up to 2ft height above kitchen counter

PLUMBING & SANITARY:

1. CPVC pipeline in bathrooms
2. CPVC for hot water lines
3. Separate motors for sump and bore wells
4. Roca / Equivalent CP Fixtures
5. Roca / Equivalent White Sanitary Fixtures

ELECTRICAL:

1. Concealed Wiring - Polycab / Finolex or equivalent
2. Switches - Anchor Roma or Equivalent modular switches
3. Adequate light, fan and power points
4. Telephone cable and TV cable provision

LIFT:

1. One number of automatic 6 Passenger Lift

PAINTING:

1. Internal Ceiling - 2 coats putty with primer and 2 coats Emulsion
2. Internal Walls - 2 coats putty with primer and 2 coats Emulsion
3. Stilt floor - 2 coats putty with primer and 2 coats Emulsion
4. External walls - Weather proof Semi Acrylic Exterior emulsion with primer
5. Joineries - Main Door – Melamine polish on both sides,
   Bedroom Doors - Enamel finish and Toilet Doors - Enamel finish
6. Grills - Zinc chromite primer with 2 coats of enamel paint

EXTERNAL:

1. Paver blocks around the building
2. Compound Wall in outer periphery with gates and lighting
3. Landscaping as per architect details

GENERAL:

1. Electric Vehicle (EV) Charging point
2. 100% Generator power back-up for Common Area and 600W per home
3. Video Door Phone
4. CCTV in External / Main Gate / Lift Lobby
5. Adequate capacity of Underground Sump and Overhead tank
6. Borewell with submersible pump
7. Waterproofing in toilets and terrace
8. Rain water Harvesting System
9. Solar for Common Area
10. Signages and Directory

Why choose Horizon?

- Prime location maximizes advantage of urban living.
- Homes crafted with unmatched detail, perfection, and precision.
- Exceptional connectivity
- Elegant contemporary design



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