



# PRIME COMMERCIAL SPACE AVAILABLE FOR RENT

 **Bang on 2nd Avenue, Anna Nagar**



# Future-Proof Your Business. From The Right Address.

Set in the heart of Anna Nagar 2nd Avenue — Chennai's most prestigious business boulevard — this commercial address offers unmatched location value and everyday accessibility.

## Location Advantages



**Prime Location  
with High Footfall**



**50 Mts From Metro  
Station**



**Surrounded by  
Offices, Malls  
& Residences**



**Easy Accessibility  
& Great Visibility**



**A Hotspot for  
Customers  
& Growth**



**Business-Ready Zone  
in a Booming Hub**

# Thoughtfully designed spaces For Tomorrow's Businesses



**Stilt + 5 Floor  
Contemporary Design**



**Sophisticated  
Entrance Lobby**



**100% DG Power  
Backup**



**3,100 sq.ft  
Floor Plate**



**Total Area:  
15295 Sq.ft**



**Green Building  
Certified**



**World-Class  
Automatic Lifts**



**11 Dedicated Car Parking  
44 Bike Parking**

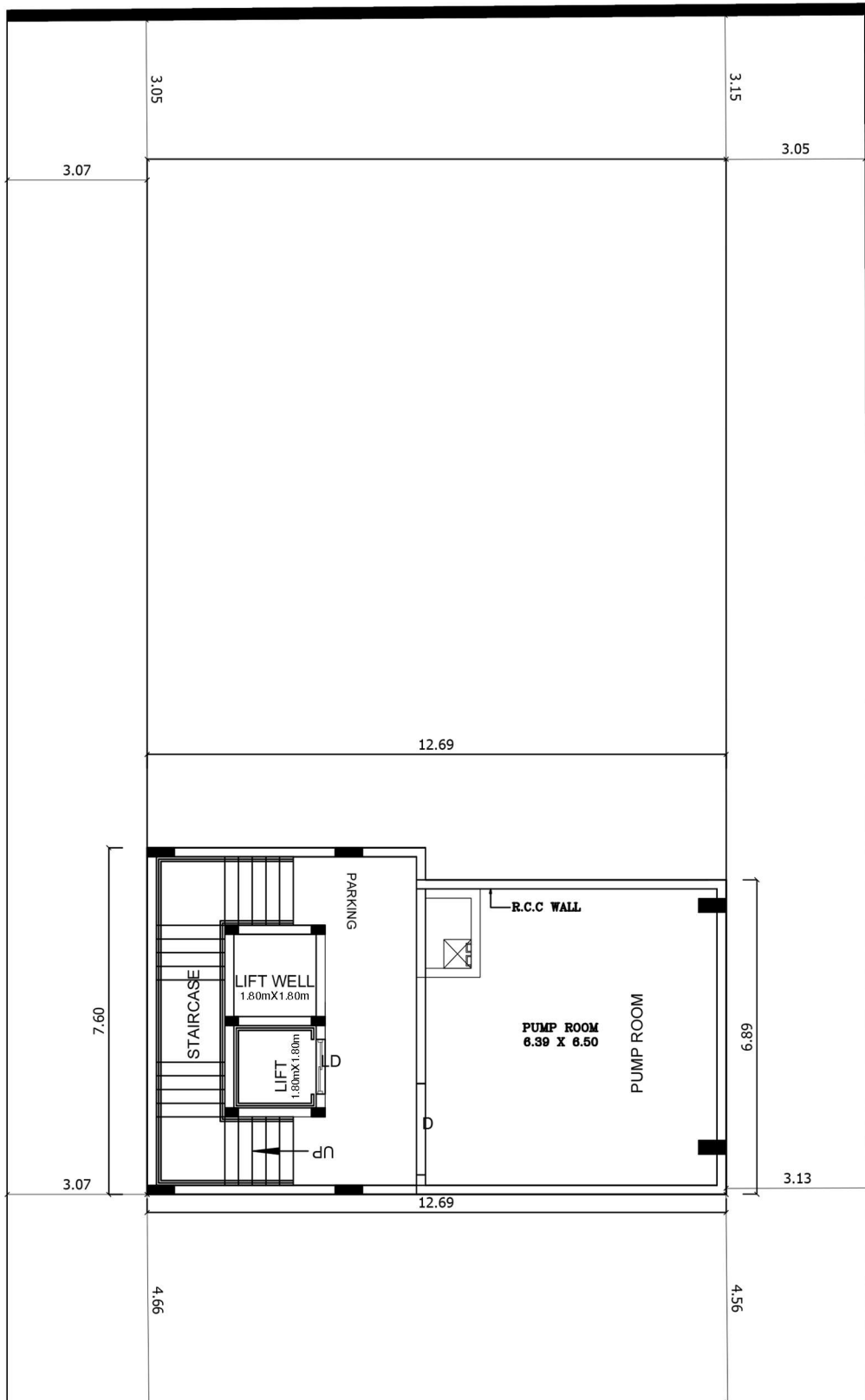


**Space For  
Cafeteria**



**Completion:  
December 2026**

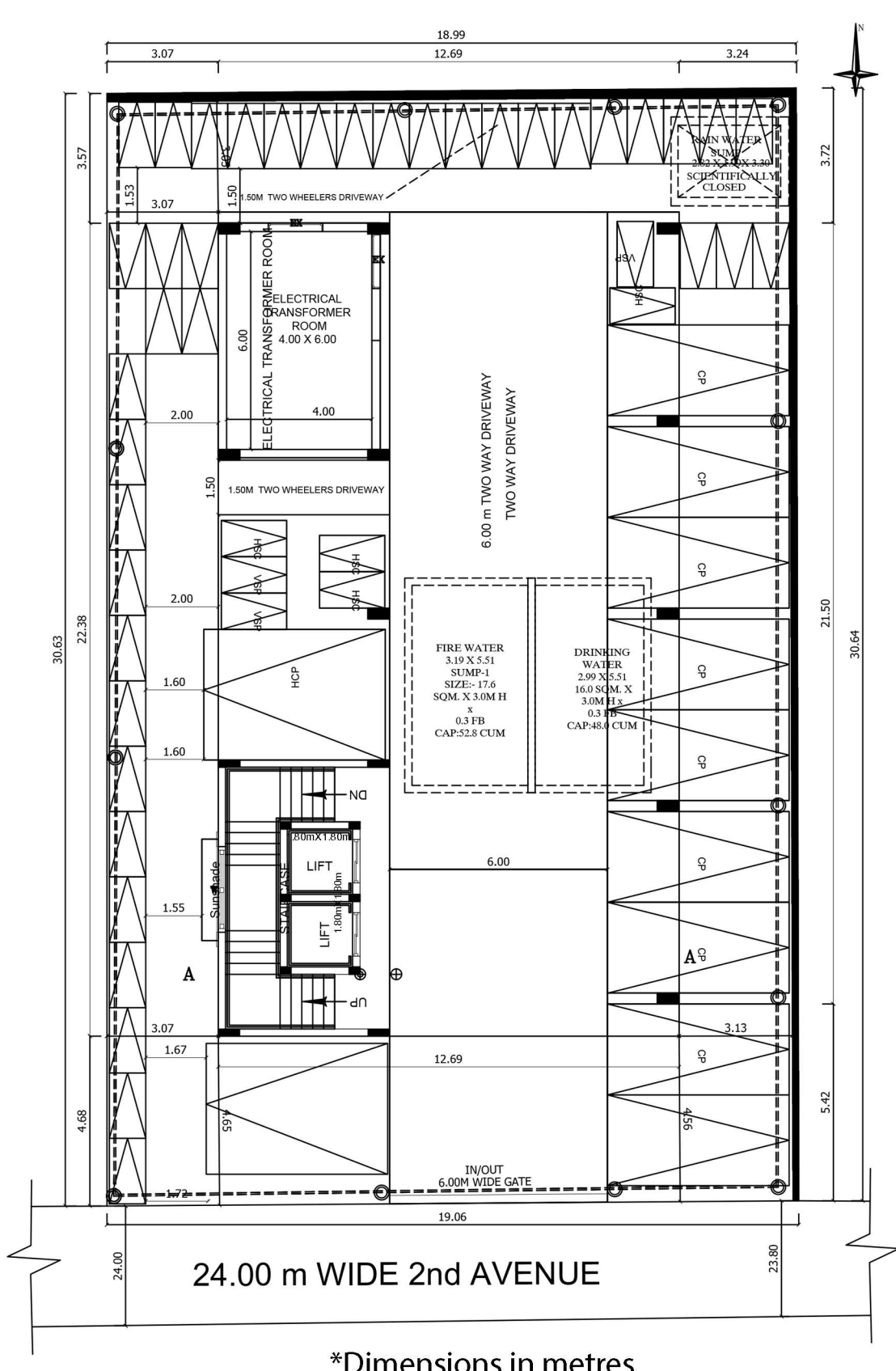
# BASEMENT FLOOR PLAN



\*Dimensions in metres

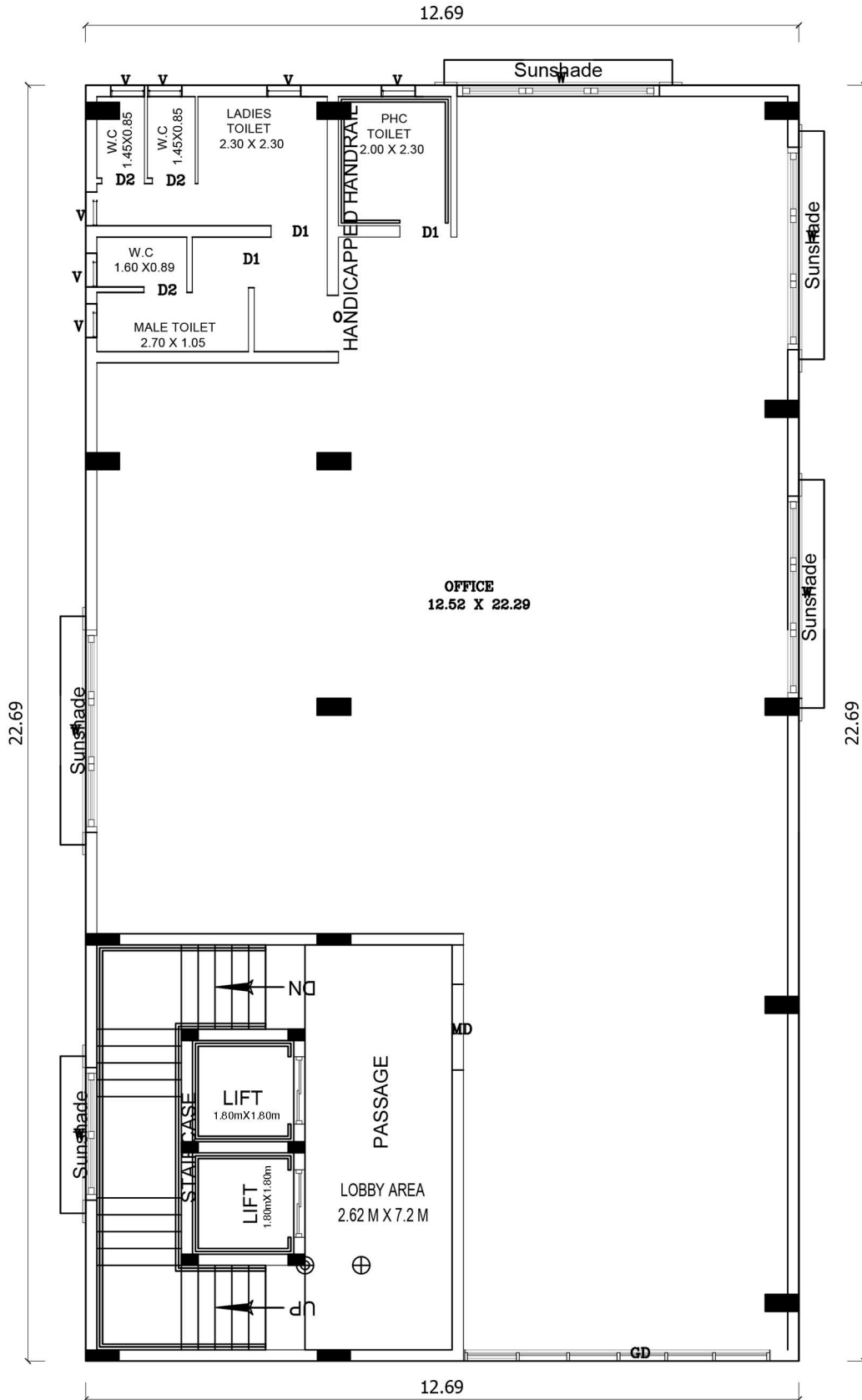
# BASEMENT FLOOR PLAN

# STILT FLOOR PLAN



# STILT FLOOR PLAN

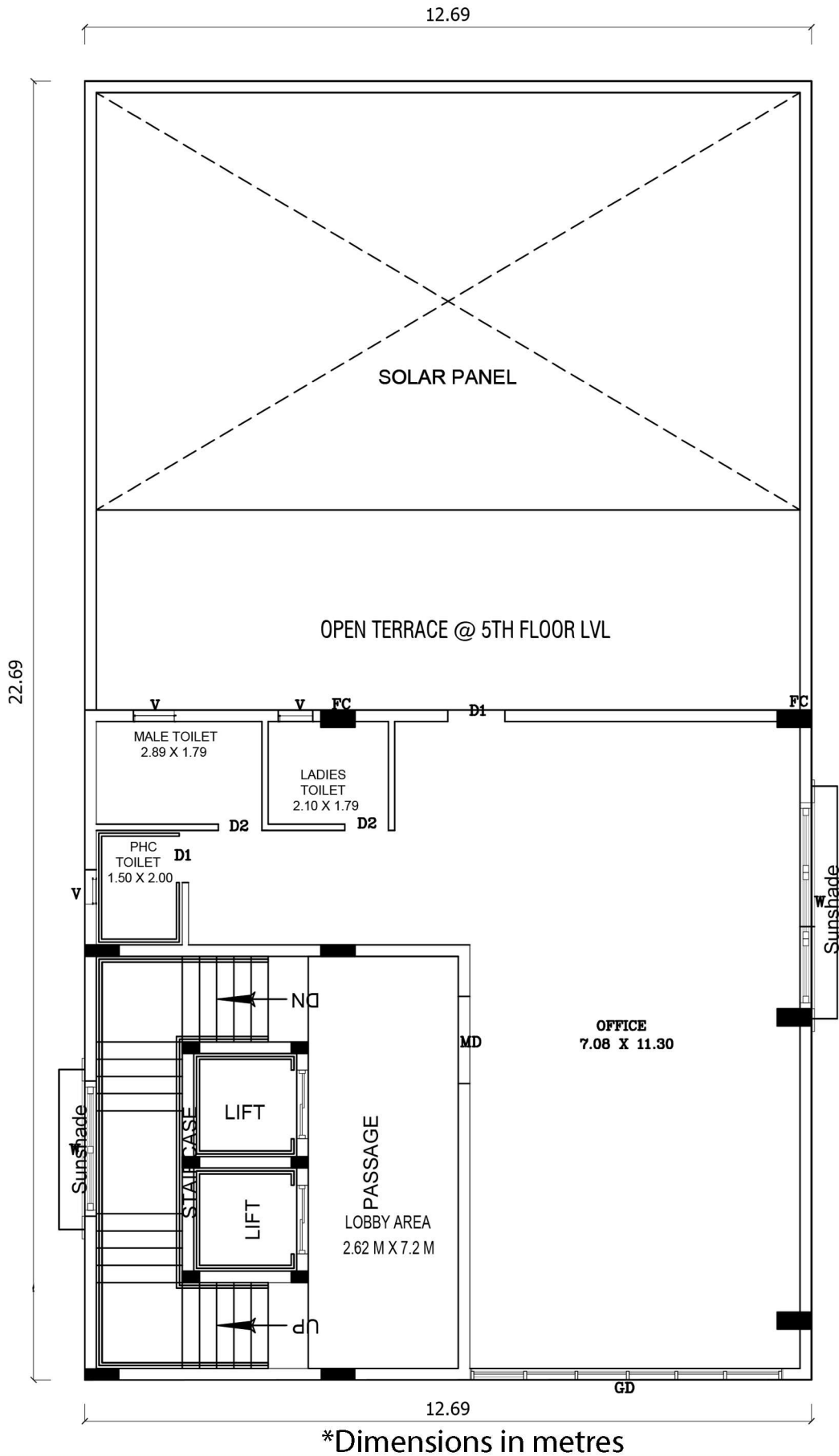
# TYPICAL FLOOR PLAN



\*Dimensions in metres

# TYPICAL FLOOR PLAN

# TERRACE FLOOR PLAN



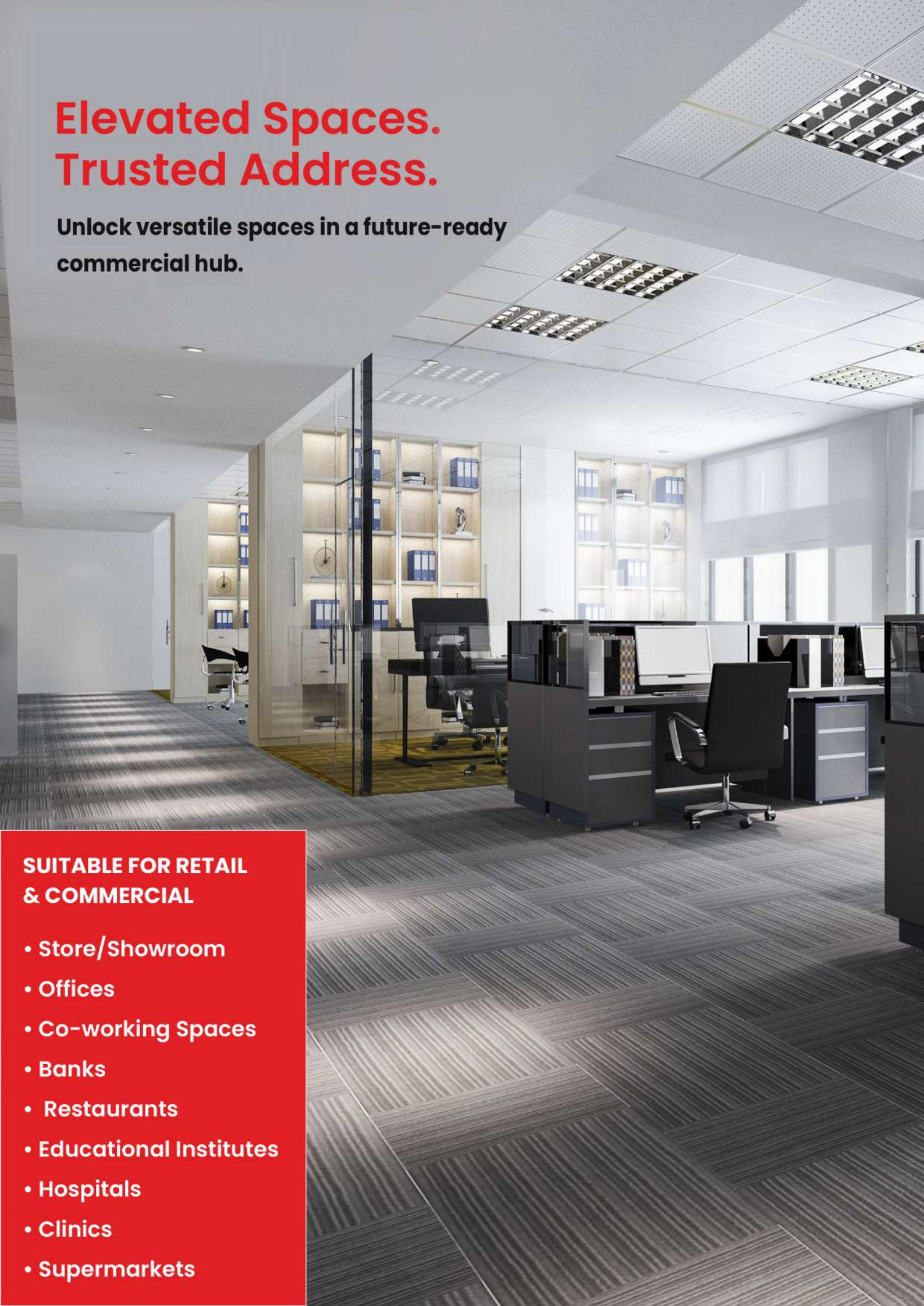
# TERRACE FLOOR PLAN

# Elevated Spaces. Trusted Address.



Unlock versatile spaces in a future-ready  
commercial hub.

## SUITABLE FOR RETAIL & COMMERCIAL

- Store/Showroom
- Offices
- Co-working Spaces
- Banks
- Restaurants
- Educational Institutes
- Hospitals
- Clinics
- Supermarkets





 **83**   
YEARS FOR CHENNAI



**Corporate Office:**

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