

Warehouse / Godown for rent in Oragadam, Chennai

1.58 crore



★ Featured

5,86,410 Sq.Ft (0.58 Millon Sq.Ft) Factory Cum Warehouse 'Grade A' For Rent In Oragadam Rs.27/Sq.Ft

Close To Vallam Sipcot - Industrial Corridor, Oragadam, ...

- Area: 500000 SqFeet ▼
- Bathrooms: Ten
- Floor: Ground
- Facing: North
- Furnished: Furnished
- Lease Period: 60 Months
- Monthly Rent: 15,833,070
- Rate: 32 per SqFeet **+20%**
- Age Of Construction: Under Construction
- Available: Within 6 Months

Description

5,86,410 sq.ft (0.5 million sq.ft) Factory cum warehouse 'Grade A' for rent in Oragadam Rs.27/sq.ft (Under construction on or before March'2024 available for dry fit-out).

General Information:

GRADE 'A' Factory cum warehouse

Location : Vallam, Sipcot Chennai, Kanchipuram TN -602105

Rate per Sq.Ft: May vary, Depends upon your requirements.

Access/Approach road Name:

Bangalore highway, Connectivity of all NH and SH

Bus Stand (distance in kms):

200 meters approximately

Railway station Tambaram (distance in kms): 29.0 kms

Chennai Airport (distance in Kms): 35.2 kms

Greenfield Airport (distance in kms): 22.4 kms (upcoming parandur Airport)

Seaport (distance in Kms): 54.9 kms

Total area of site: More than 65 Acres

Built-up area of the existing building: Approximately 6,00,000 sq.ft (0.6 Million sq.ft)

Carpet area / chargeable Area

Plinth area: 5,06,392

Mezzanine: 13,688

Canopy: 13,020

Total Building premises: 5,33,100 sq.ft

Common Amenities: 53,310 sq.ft

Total chargeable: 5,86,410 Sq.ft (0.58 million sq.ft)

Possibility of expansion in future: Yes

Roofing type: Galvalume sheet 0.55mm thick with 4mm Polynum Sheet insulation

Floor condition: Laser screed Concrete with armoured Joints - industrial flooring

Height of WH at the center (Ft): Eaves 46 feet (14 Meters)

Height of WH (side) (Ft): Eaves 40 feet (12 Meters)

Roofing Leakage/Holes: No leakages and holes

No. of dock doors: 40 no's for loading and unloading & 8 emergency exits (dock leveller)

Road width in front of warehouse (Ft): 60 feet road

Inside Parking area in (Sq.Ft): approximately 50000 sq. ft

Truck turning radius: To enter any degree

Advertiser Details

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Pictures



Building Layout



Top View



Side View

Open Space: Approximately 50000sq.ft

Existing electrical fittings-Light/Power sockets: 3phase power To be provided as per the requirement of the client

Platform height (Ft): 4 feet Dock leveler

Electric Volt in KVA (Generator): Genset's dedicated space will provide

Drainage system: Available (STP Available)

Availability of water: Bore water

Availability of transport facility: Bus, share auto all facilities available.

Labour Union: No unions

Remarks Approved Building, Prime location

All approval available (DTCP/BDO and etc.,)

24x7 security / Office Room / Ample parking space

Fire hydrant / Sprinkler / Fire Licence / Smoke detectors/ Fire Alarm

Common Security / CCTV Surveillance

MNC's Available Surrounding there

Distance : Suguvachatram from Samsung factory 8kms / Foxconn factory just 7kms / L&T Suguvachatram just 9.7kms / Vallam Sipcot Oragadam industrial Corridor Just 1kms.

When you call, please mention that you saw this ad on PropertyWala.com.

Features

General

- Power Back-up

Lot

- Private Garden ■ Corner Location

Maintenance

- Maintenance Staff ■ Water Supply / Storage
- Water Softner ■ Boring / Tube-well
- Rain Water Harvesting ■ Waste Disposal

Security

- Security Guards ■ Electronic Security
- Intercom Facility ■ Fire Alarm

Exterior

- Reserved Parking ■ Visitor Parking
- Independent Garage ■ Servant Quarter

Location

* Location is approximate

Locality Reviews

Oragadam, Chennai

Biggest industries area in Chennai, 6 way track approach, investment purpose

Pros:

- *Development area*

Posted: May 27, 2022 by Muthu muthu

Oragadam its a next Omr, its a good choice to invest property, its comes 5 times profit.

Pros:

- *Near by apollo tyres, royal enfield, Areo Space etc.*

Cons:

- *Its only for investment, not residential area.*

Posted: Nov 15, 2019 by [Divya Chandran \(Urban To Village\)](#)

Oragadam is one of the fast growing place. Many corporate concerns are already here. Many Mega projects are surrounded by Oragadam.

Pros:

- *Railway line is going to come*

Cons:

- *Less transport facility*

Posted: May 5, 2016 by Mohanraj govindhasamy

Oragadam is having the largest gated community township on 56 Acres with 900 Plots and villas. Strategically located in an excellent residential locality with access to all key comforts within vicinity. DTCP approval Premium plots-sizes of your choice.

Pros:

- *Compound wall*
- *Private swimming pool*
- *Clearly earmarked township*

Posted: Sep 25, 2015 by [Sathya s \(Asquare Homes Lands\)](#)

Oragadam is a fastest growing industrial park. Schools and colleges nearby. All route buses available. Good ventilation and Calm place to live. Good drinking ground water.

Pros:

- *Fastest growing industrial city.*

Cons:

- *Price of the land and flats are higher*

Posted: Jul 4, 2015 by john samson

Oragadam is the best plac with all modern amenities and features to live in. The area has good schools, market and colleges near by.

Pros:

- *Best Location*
- *Good Connectivity*

Posted: Apr 17, 2015 by Arulsatthi Properties

Oragadam its a Automobile Hub. In South Asia Oragadam has a 2 nd Place in Automobile. Good place for commercial purpose.

Pros:

- *Well Planned Area*

Posted: Mar 17, 2015 by Sakthi

Oragadam Chennai is a Automobile HUB. It is connected to the GST Road and Bangalore Express Highway.

Pros:

- *It is an Automobile HUB*
- *Many Car Companies like Nissan, Daimler, Ford, Yamaha, Royal Enfield are there*

Posted: Dec 12, 2014 by VIP Mahalakshmi

Oragadam is a town and industrial area located on the outskirts of Chennai. It is located 16 miles east of Kanchipuram and is centrally located between NH 4. The locality, known as the biggest automobile hub in South Asia, is one of the fastest-growing suburbs of Chennai and is evolving into a multi-faceted industrial zone.

Pros:

- *Well Planned Area*
- *Availability of good shopping centers, stores, cinema halls, schools*

Posted: Sep 20, 2014 by Mano bala

Oragadam is located between the two National Highways- NH-4 and NH-45 . SIPCOT in this region which has worked well for the city and the industrial development in Oragadam. Oragadam happens to be Asia's largest Automobile Hub. Huge bridges and road works are going on. It is ripe to invest in Oragadam as infrastructure development as it returns a good investment back in future.

Pros:

- *locations witnessing good capital and rental appreciation*

Posted: Sep 17, 2014 by [G Kumar \(Sigaram Associates\)](#)

Oragadam, Chennai is rated 8 out of 10 based on 10 user reviews.

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