

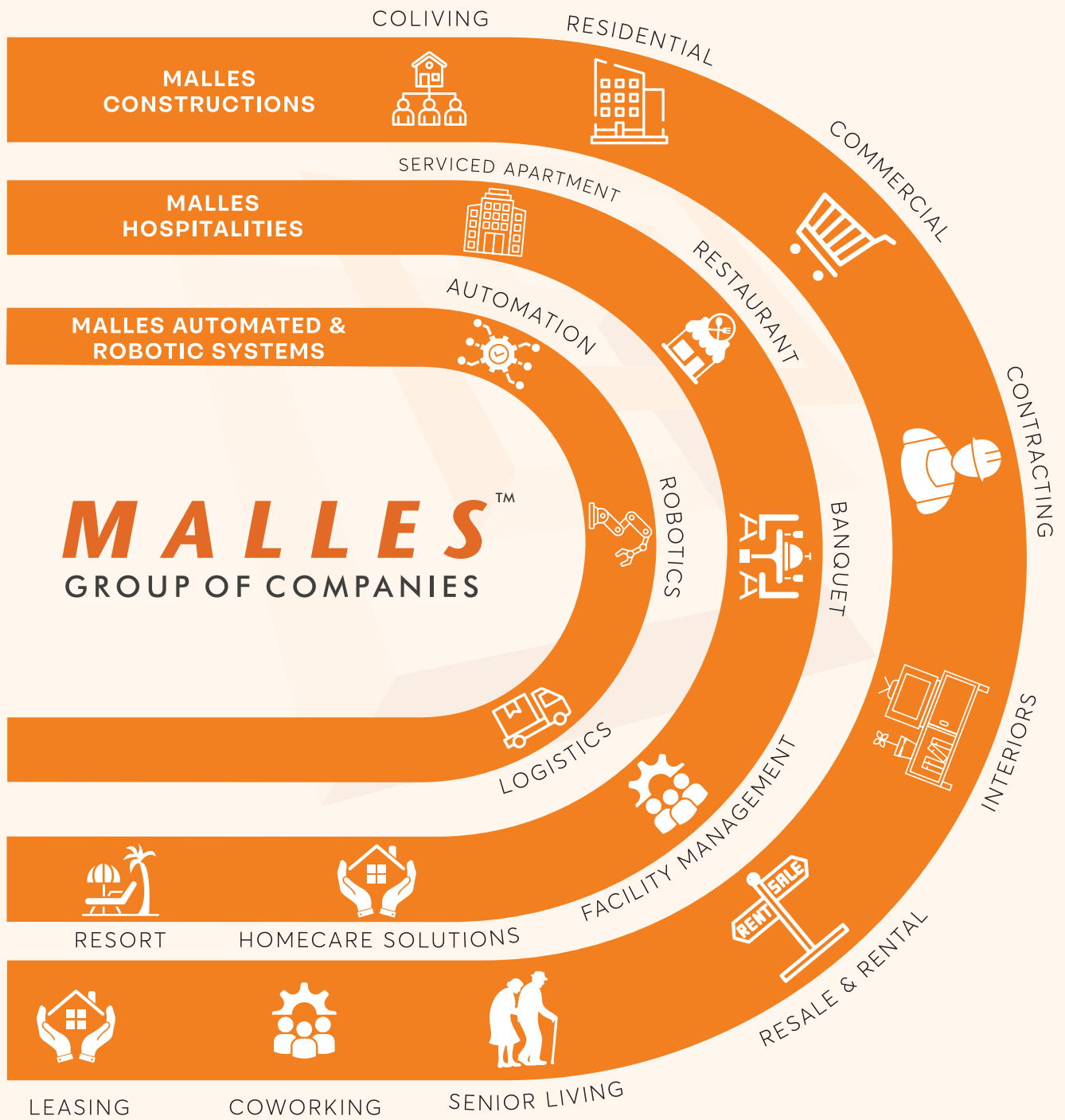
46
YEARS OF LEGACY

MALLES TM
— TRUSTED THROUGH GENERATIONS —
An Integrated Management System ISO 9001, 14001 & 45001 Certified Company

THE MALLES CORNER MAY 2026



Actual Image - Malles Ahaana |



46
YEARS OF LEGACY

May 1st

**1st
MAY**



INTERNATIONAL
LABOUR DAY

Today, let's stand for the strength, skill, and spirit of every worker
behind the scenes.

46
YEARS OF LEGACY

MALLES 
— TRUSTED THROUGH GENERATIONS —
An Integrated Management System ISO 9001, 14001 & 45001 Certified Company

May 10th

Happy **MOTHER'S DAY**



Among Pots and Playful chaos, she seasons life with care, love, and laughter to
the mothers whose recipes include resilience, joy, and quiet sacrifice
– Thank you for feeding our souls

First Anniversary Remembrance In Loving Memory of



SMT. U. NAGAMALLESWARI

Co-Founder & CFO - Malles Group of Companies

(28/02/1959 - 28/05/2025)

It has been a year since you left us, yet your presence is still felt in every corner of our lives.

As the Co-founder & CFO of **Malles Group of Companies**, you built a legacy of trust and dedication.

As a loving wife to **U. Chandraprakasam**, devoted mother to **C. Harish** and **C. Thilakraj**, and adored grandmother to Maanyu, Sahyu, Kritayu and Deshva, you enriched our lives in countless ways.

Though we miss your guidance and love, your spirit continues to inspire us.

Deeply missed and fondly remembered by: U. Chandraprakasam and family, staff, friends and well-wishers.

MALLES 46
GROUP OF COMPANIES

Malles
Automated & Robotic System Pvt. Ltd

MALLES
— TRUSTED THROUGH GENERATIONS —

MALLES
PROMINENCE

mci
robotics

MALLES
HOSPITALITIES (P) LTD
HOSPITALITY

MALLES
SHRI VISHNU MAHAL
SHRI PARAMVATHI MAHAL

CURRENT AFFAIR '26

OFFICE REAL ESTATE RISES AS RETAIL SLUMPS

Chennai's commercial office market is thriving, with major leasing activity hitting 1.5 million sq. ft. in Q1 alone and driving rentals up 8% YoY. Conversely, retail leasing plummeted by 19% YoY.

High streets and main roads currently anchor the retail market, accounting for nearly 89% of all leases, while traditional malls face a significant slowdown.



THE GREAT SUPPLY-DEMAND MISMATCH (3 BHK VS. 1/2 BHK)

A unique challenge has emerged in the current market pipeline. Developers are overwhelmingly betting on larger, luxury spaces, with roughly 69% of new supply consisting of 3 BHK configurations and above. However, real estate data show that nearly 43% of active buyers are searching for 1- and 2-BHK units. This widening gap means buyers looking for compact, functional spaces may face limited premium choices, while luxury buyers are spoiled for options.

MEET OUR VISIONARIES & LEADERS

U. Chandraprakasam
Co-Founder & Chairman



Late **C. Nagamalleswari**
Co-Founder & Director
Finance & Accounting



C. Harish
Director - Engineering
& Operations



C. Thilakraj
Director - Sales
& Marketing



CHAIRMAN'S MESSAGE

"We build happy homes,
not just apartments with
brick and mortar."



46 YEARS OF SUCCESS

100% CUSTOMER
SATISFACTION



4M+ SQ.FT.

100%
REGULATORY
COMPLIANCE

6K+
HAPPY
FAMILIES

130+
COMPLETED
PROJECTS

ISN'T POSSIBLE WITHOUT **YOU**

"Thank you for backing every move
and placing your trust in us."

AWARD-WINNING NEWS INSIDE



CMDA : Awaiting Approval

LAUNCHING SOON

5 MINS FROM PERUMBAKKAM METRO STATION

2.5, 3, 3.5, 4 BHK
LUXURY APARTMENTS

ULTRA LUXURY
AMENITIES

📍 PERUMBAKKAM



LAUNCHING SOON

CLOSE TO MARINA MALL

2.5, 3, 3.5, 4 BHK
LUXURY APARTMENTS

ULTRA LUXURY
AMENITIES

📍 **KAZHIPATTUR**



OUR PROJECT MILESTONES

Ready To Occupy



MALLES
Ahaana
PALLIKARANAI



RERA No: TN/01/Building/0390/2021
www.rera.tn.gov.in



1.5, 2, 2.5 & 3 BHK APARTMENTS
546 - 1527 SQ. FT.





FEW UNITS LEFT

Current Status



OUR PROJECT MILESTONES

Ready To Occupy



MALLES
ADHIKA
PERUMBAKKAM

RERA No: TN/01/Building/0099/2022
www.rera.tn.gov.in

2 & 3 BHK APARTMENTS
937 - 1342 SQ. FT.

FEW UNITS LEFT

SAVE GST
CC
CMDA & RERA APPROVED

Current Status



OUR PROJECT MILESTONES

Ready To Occupy




RERA No: TN/01/BUILDING/0121/2018 &
TN/01/BUILDING/0171/2017 | www.rera.tn.gov.in





ONLY 1 VILLA LEFT

Current Status



OUR PROJECT MILESTONES

MALLES
Sravanti
PERUMBAKKAM

Project Is Exempted From Rera Registration

2.5 BHK MODERN HOMES
973 SQ. FT.

SOLD OUT

SAVE GST

CC

APPROVED
CMDA
APPROVED

Current Status



OUR PROJECT MILESTONES

Ready To Occupy

MALLES Swarnabhumi
POONAMALLE

RERA No: TNRERA/2/LO/4007/2025
www.rera.tn.gov.in



PREMIUM RESIDENTIAL PLOTS
1175 - 2146 SQ. FT.

FEW PLOTS LEFT

CMDA & RERA APPROVED

MALLES Anushi
PERUMBAKKAM

RERA No: TN/01/LAYOUT/1495/2023
www.rera.tn.gov.in



PREMIUM RESIDENTIAL PLOTS
1356 SQ. FT.

ONLY 1 PLOT LEFT

CMDA & RERA APPROVED

MALLES VIJAYABHOOMI

Rera Registration : Under Process

ARASANKALANI



PREMIUM RESIDENTIAL PLOTS
538 - 2009 SQ. FT.

CMDA APPROVED

OUR UPCOMING PROJECTS



OUR ACHIEVEMENTS

STAR REALTY - LORDS OF THE LAND AWARDS



2013

IT'S TIME TO CELEBRATE
MALLES   **ALTIUS**
CONSTRUCTION **FLAMESTON**
WAS AWARDED CNBC AWAAZ REAL ESTATE AWARD 2013
IN THE MID SEGMENT CATEGORY IN CHENNAI



CNBC AWAAZ REAL ESTATE AWARDS

KATTUMANA THOZHIL



OUR ACHIEVEMENTS

**WINNER OF STAR REALITY
REAL ESTATE AWARDS**

2013



2014



KATTUMANA THOZHIL

**BEST RESIDENTIAL
PROJECT OF THE YEAR**

2014



OUR ACHIEVEMENTS

**FASTEST DEVELOPING
PROJECT IN TAMIL NADU**

2015



2018

**BEST AFFORDABLE RESIDENTIAL
DEVELOPMENT IN TAMILNADU
AWARDS**



**BEST REALTY BRANDS
SOUTH EDITION**

2025



VOICES OF MALLES HOMEOWNERS 2026 (Malles Homebuyers Testimonials)



"We absolutely fell in love with Malles Ahaana! The apartment was so perfect for us that we went from site visit to booking within a few days. Our thanks to Madhavi Madam, who coordinated the entire process seamlessly right through to the handover, and to Mr. Dhanasekar, who handled the registration flawlessly and kept everything on track. We're happier with our beautiful new home and are truly grateful for the excellent service we received throughout the journey."



"After searching for a property in Pallikaranai for three months, I finally chose Malles Ahaana on my friend's recommendations. I'm grateful to Mrs. Renuka for CRM Process and Mr. Dhanasekar for legal, whole team for smooth handover of the new home on time."

VOICES OF MALLES HOMEOWNERS 2026 (Malles Homebuyers Testimonials)



"I'm so happy to be part of the Malles Group! The handover of my flat at Malles Ahaana was a great experience. Every department - From sales (Sridhar), CRM (Madhavi) and the site engineers was helpful, reachable, and adaptable to our needs. I highly recommend them for their excellent support and professionalism"



"Choosing Malles Ahaana was one of the best decisions I've made. The construction quality is top-notch, and the attention to detail throughout the project is truly impressive. Good experience from booking with Mr. Sridhar, thereafter Mrs. Renuka who coordinate at the level best till handover and Mr. Dhanasekar for prompt registration process, we're happy with Malles from the initial booking to the final handover, the team was transparent and professional. I'm proud to call this my home!"

NEW YEAR! NEW OPENING!



GRAND OPENING CEREMONY

of our new state-of-the-art factory on

OPENING SOON

 Oragadam Industrial Corridor,
Eraiur, Tamil Nadu - 602118

Scan for Location



46

YEARS OF LEGACY

MALLES

— TRUSTED THROUGH GENERATIONS —



An Integrated Management System ISO 9001, 14001 & 45001 Certified Company

Malles Constructions (P) Ltd

New No. 19, Tanjore Road, Near Panagal Park,
T. Nagar, Chennai - 600 017.

+91 44 444 36 666 / +91 44 494 55 555
info@malles.in / www.malles.in

