



*A Modern Residential Villa Compound
near
Thrissur Medical College and
Kerala Health University*

A calm eco friendly environment for relaxed dwelling



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General Layout and Pricing

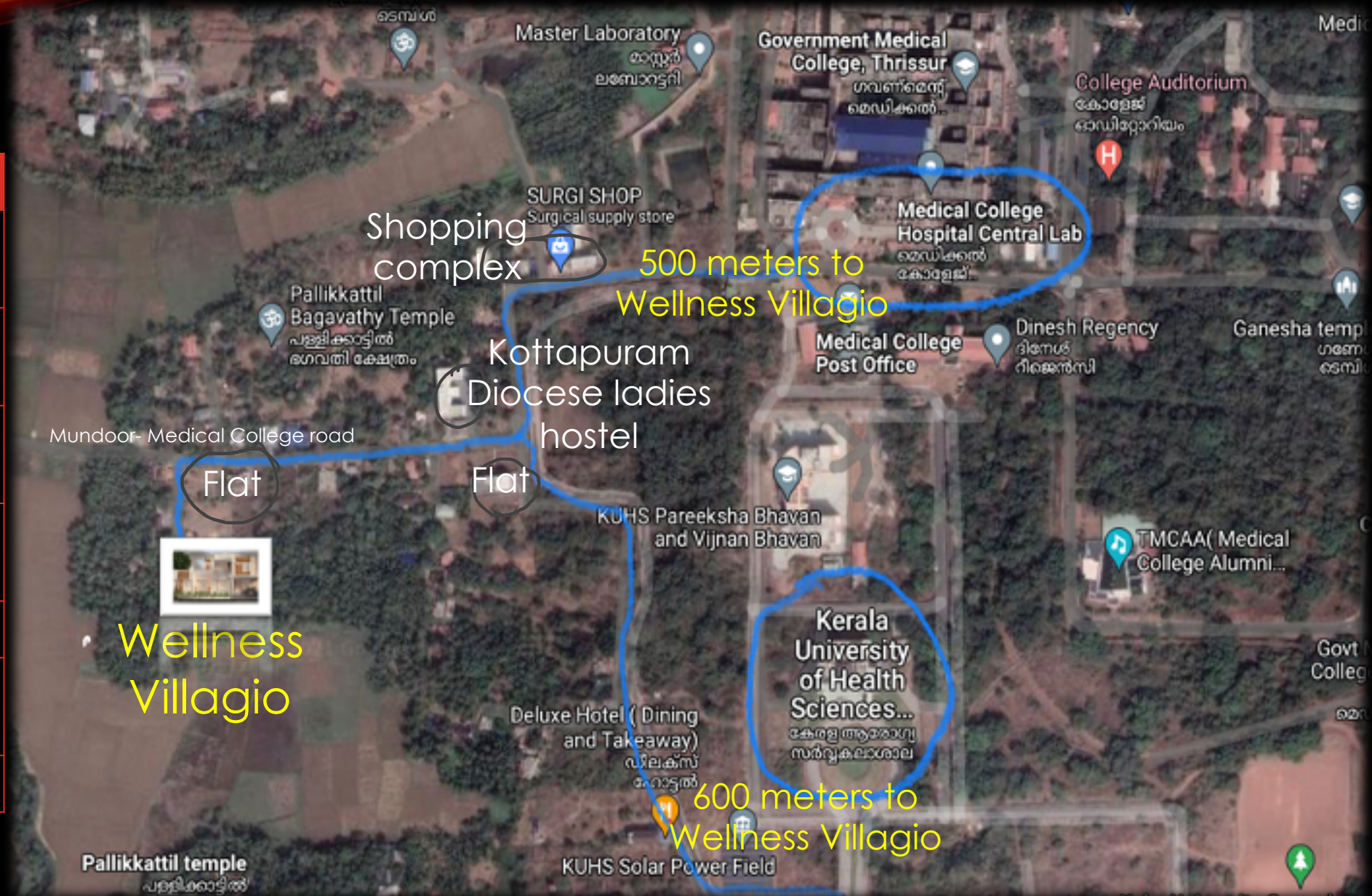


Plot No.	Plot Area (cent)	Villa Area (sq.meter)	Status	Base Price (Lakhs)	Live In (Lakhs)
1*	4.10	1600-1700	Phase II	62-66	66-70
2	4.98	1650-1750	Phase II	68-72	72-76
3	4.80	1650-1750	Phase II	67-71	71-75
4	6.00	1650-1750	Phase II	72-76	76-80
5*	5.40	1650-1750	Phase II	70-74	74-78
6*	4.45	1650-1750	Design	63-66	66-70
7	4.13	1602	Completed	59	63
8	4.34	1654	Completed	62	66
9	5.48	1675	Completed	67	71
10*	5.48	1667	Completed	68	72

* Main road facing plots

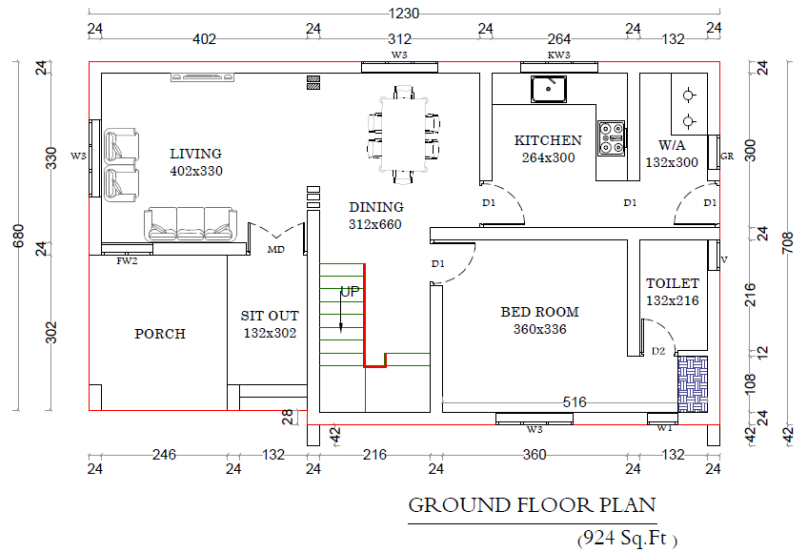
Location map and nearby facilities

Facilities	Distance
Medical college	0.5 KM
Health University	0.6 KM
Nursing College	1.5 KM
Religious buildings	1.5 KM
Schools	3.5 KM
Engineering college	10 KM
Railway	5 KM



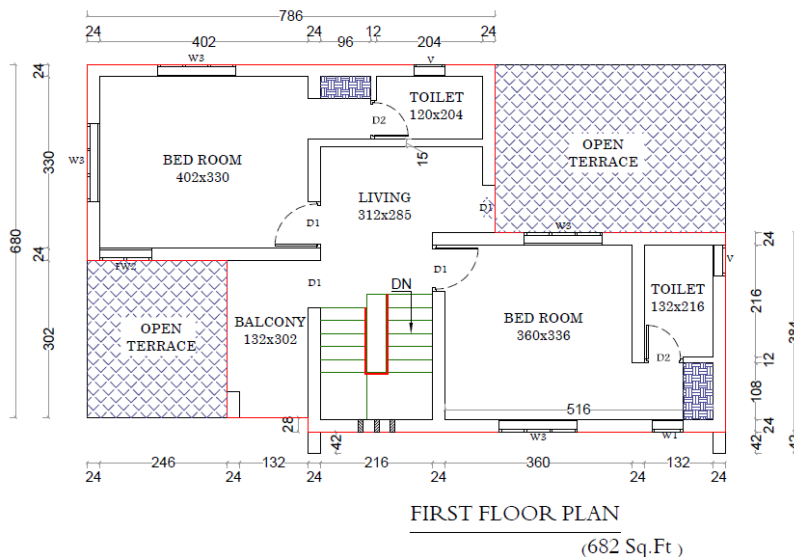
Plot 7

7 th PLOT @ Medical College



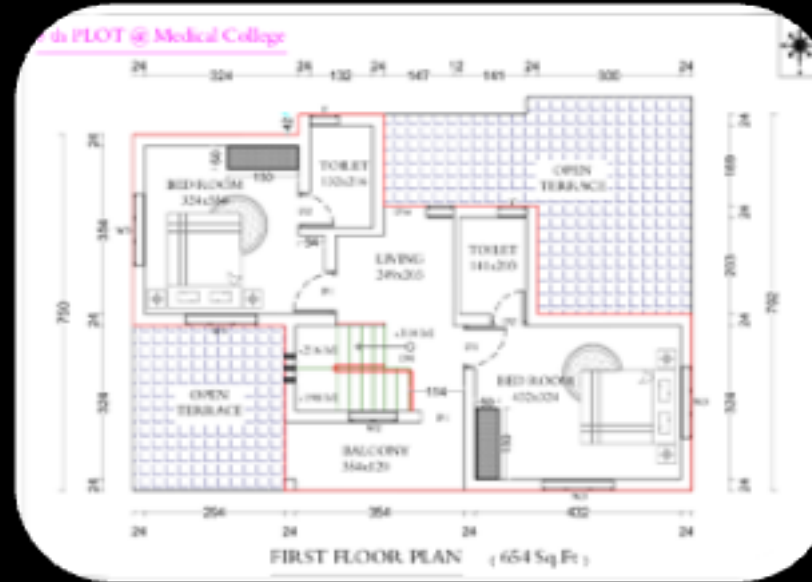
Plot Area	4.13 Cent
Plinth Area	1602 Sq.m.
Price base model	59 Lakhs
Price Live-in model	63 Lakhs

7 th PLOT @ Medical College



- Minor changes are made in elevation for better appearance
- Provision for future extension
- External texture / paint, steel frames and interlock remaining
- Ready to Occupy in Apr 22

Plot 8



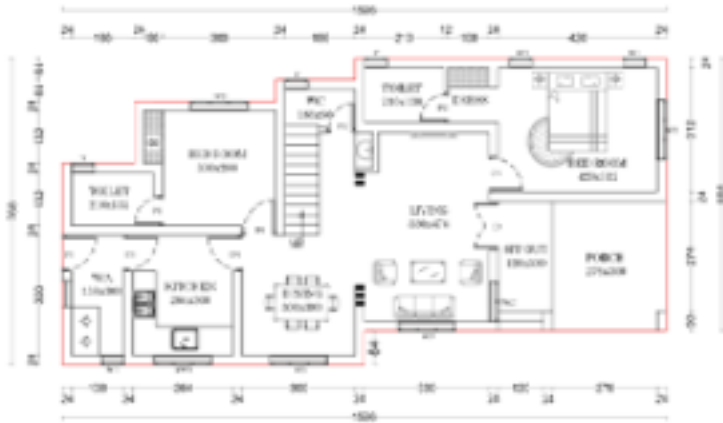
Plot Area	4.34 Cent
Plinth Area	1654 Sq.m.
Price base model	62 Lakhs
Price Live-in model	66 Lakhs



- Minor changes are made in elevation for better appearance
- Provision for future extension
- Sanitary fittings, handrails, External texture / paint and interlock remaining
- Ready to occupy Apr 2022

Plot 9

4th PLOT @ Medical College



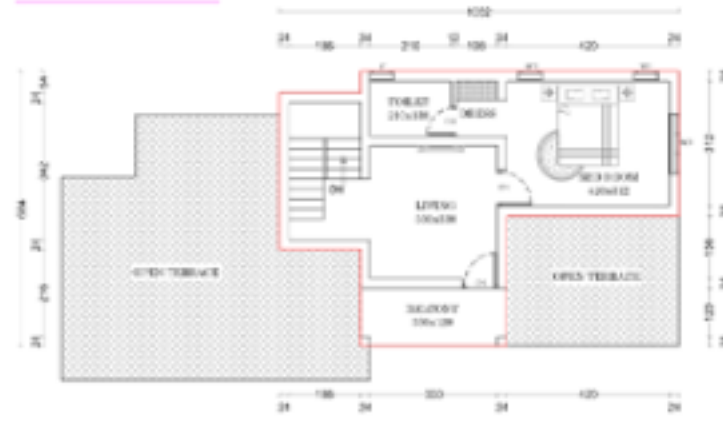
GROUND FLOOR PLAN

(1137 Sq Ft)



Plot Area	5.48 Cent
Plinth Area	1675 Sq.m.
Price base model	67 Lakhs
Price Live-in model	71 Lakhs

5th PLOT @ Medical College



FIRST FLOOR PLAN

(538 Sq Ft)



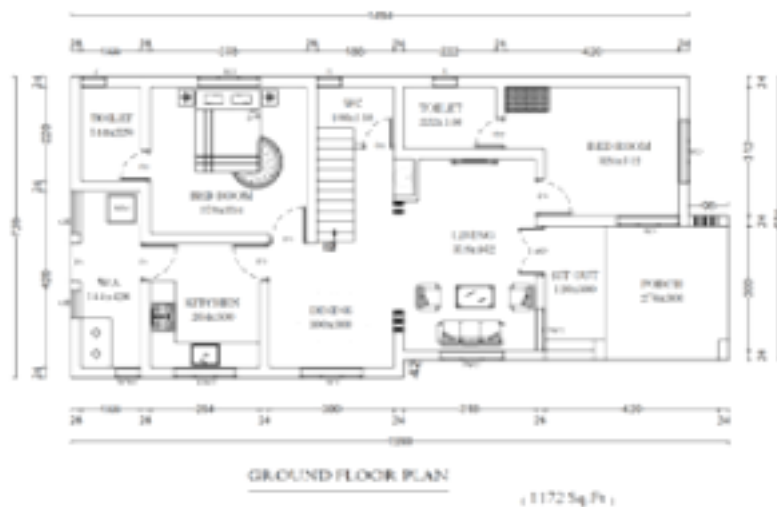
- ☐ Minor changes made in elevation for better appearance
- ☐ Provision for future extension
- ☐ External texture / paint and interlock remaining
- ☐ Ready to occupy in Mar 2022

Plot 10

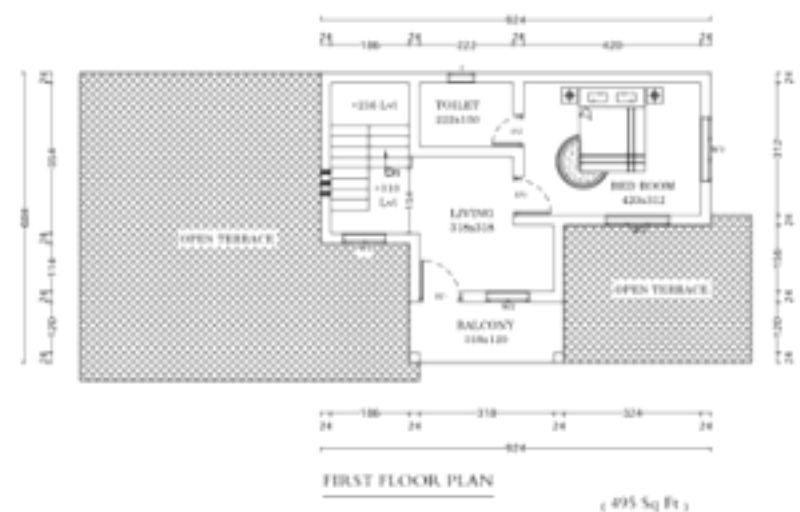


Plot Area	5.48 Cent
Plinth Area	1667 Sq.m.
Price base model	68 Lakhs
Price Live-in model	72 Lakhs

10th PLOT @ Medical College



10th PLOT @ Medical College



- Minor changes are made in elevation for better appearance
- Provision for future extension
- Sanitary fittings, handrails, External texture / paint and interlock remaining
- Ready to occupy Apr 2022

Specifications



Base Model

Structure

Cement-Ambuja, Steel-Tirumalai TMT Steel
RCC framed structure with solid block masonry walls

Floor tiles

Staircase and veranda-Granite

Toilet-Ceramic Tiles

Bed rooms and kitchen-Vitrified Ceramic tiles

Car porch-cement tile

Paint

Internal-Asian Paint Apcolite

External walls-Asian Paint Apex

Main door and frames-melamine with matt finish

Other doors-enamel paint

Putty-Birla

Joinery

Teak wood frame and panel for front door

Painted hardwood for internal doors

Hardwood frame with laminated panel for bathroom doors. Godrej main door locks, Mantis for internal doors

Electrical

L&T DB board, V guard Cables and GM Switches

Bathroom

CERA WB and bathroom fittings. Hindware closet

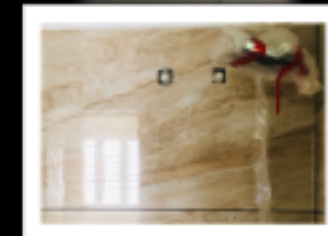
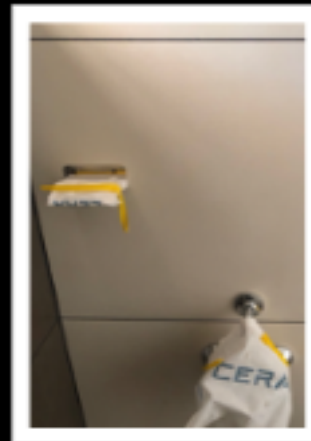
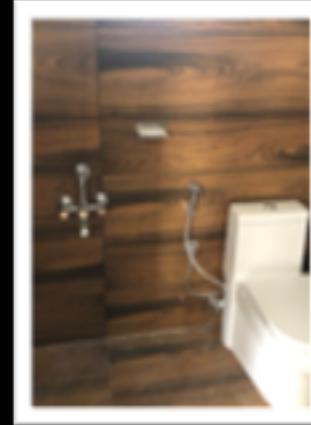
Plumbing

Pipes and fittings-Supreme/ star

Live-In Model

Additional Items

- External and internal Light Fittings including Ceiling Fan
- Water Heater (in 3 bathrooms - 15l to 20l)
- Modular Kitchen with hood (60x60) and hob
- MDF built-in cupboard in Master bedroom (8'X8')
- Surrounding Boundary wall for villa (1 m height above ground)
- False ceiling works in bathrooms





A Wellness Home's initiative.....

Our upcoming project
Wellness Renova

Near Shornur Road, Mulankunnathkav, Thrissur

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