

## SPECIFICATIONS: STRUCTURE

RCC framed structure conforming to specified Indian Standards with RCC strip (beam and slab) footing foundation. Packing walls using cement concrete blocks in cement mortar and walls plastered over with rich cement mortar.

## PAINTING

Interior walls with Emulsion paint over putty finish and exterior walls with weather coat paint over priming coat of white cement.

## DOORS AND WINDOWS

Moulded panel Teak doors and powder coated aluminium sliding windows with security grills.

## FLOORING

Branded Premium quality vitrified tiles.

## TOILET FITTINGS & ACCESSORIES

Anti skid ceramic tiles for flooring and glazed tiles wall up to 210 cm height. Branded White coloured sanitary fittings. Moulded PVC toilet doors.

## KITCHEN

Polished granite stone platform with stainless steel sink, glazed tiles dado above the platform.

## ELECTRICAL

Single phase concealed wiring with ample light, fan and power points controlled by ISI approved best quality ELCB and MCB. All flats are provided with separate meter with necessary panel boards and fittings.

## PLUMBING

ISI approved best quality CP fittings and ISI approved best quality concealed PVC conduits.

## SEWAGE TREATMENT

Septic tank and sewage treatment plant as per PCB norms.

## RWH

Rain Water Harvesting system as per KMBR norms.

## DG SET

Diesel Generator Set, Indoor Transformer etc as per requirement and KSEB norms.

## TERMS & CONDITIONS

Price is firm once apartment is allotted and agreement signed. Possession shall be given after settlement of all dues. Building Tax, Sales Tax, Electricity & Water connection charges and deposits, other statutory deposits, flat owner's association expenses etc., are to be paid by the purchaser.

The area is inclusive of proportionate share of common areas and wall thickness.

## DOCUMENTATION

On allotment an agreement shall be executed between the company and the purchaser for the sale of undivided share in land and for the construction of the apartment. The composite value of land and construction will be shown in the payment schedule of the agreement. Sale deed shall be registered on receipt of the entire payment by the promoters. Stamp duties and other incidental expenses shall be met by the purchaser.

## RULES AND REGULATIONS

In case payments are not made as per agreement signed, the builder reserves the right to cancel the allotment in which case, the amount received will be refunded without any interest, only after the apartment is reallocated to another party. Information given in the brochure does not form a part of the contract and is subject to change without notice.

## PROJECT DESIGN

New Base Architecture, Kunnamkulam

## CIVIL & STRUCTURAL ENGINEERING CONSULTANT :

E. M. Mohanachandran. B.Tech., P.G. (Diploma), A.M.I.E., C.Eng. (I), F.I.V. Heritage Touch, Near National Heritage Centre, Eranelloor, Kechery, Thrissur.

## PAYMENT DETAILS

On booking - Rs.10, 000/- only

On executing the agreement - 20% of the total cost

1<sup>st</sup> Installment - 20% as advance to Structure work

2<sup>nd</sup> Installment - 20% as advance to first floor roof.

3<sup>rd</sup> Installment - 20% as advance to Brick work and plastering.

4<sup>th</sup> Installment - 15% as advance to finishing works.

5<sup>th</sup> Installment - all balance amounts before registration

## ROUTE MAP



Sreepathi  
Homes  
Enclave

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we built them in a fly

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Gods **own** city



Sreepathi **Enclave**

At last you have found out the best place to live! Guruvayoor, the God's own city. The generosity, benovlence and the friendliness of the city is awesome. The feeling of living here is not to be explained in words, but to be experienced.

Sreepathi is standing in front of you with great confidence and privilege as we have completed 6 projects. We also have 3 ongoing and 4 upcoming projects. We are also blessed with more than 350 happy customers.

Our highly committed team has always kept a creative eye, for providing quality and comfort to the maximum. We purse quality at all levels of execution in our projects and we assure that each of our clients get the best value for money.

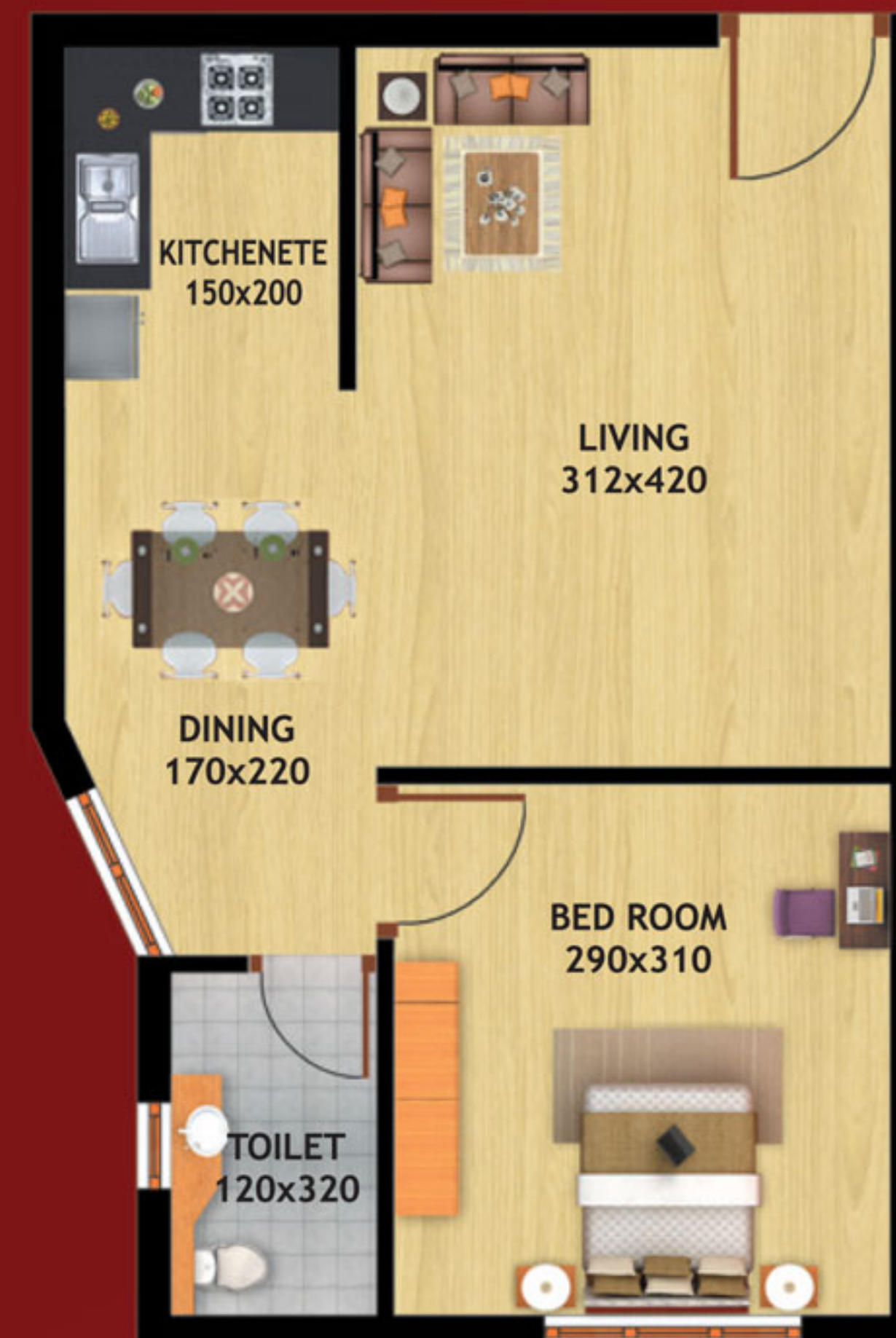
Sreepathi Enclave will provide you a relief from all rushes and tensions and take you to the world of peace Guruvayoor.



**GURUVAYOOR**  
GOD'S OWN CITY



**TYPE 1** Area: 540 Sq.ft.



**TYPE 2** Area: 540 Sq.ft.



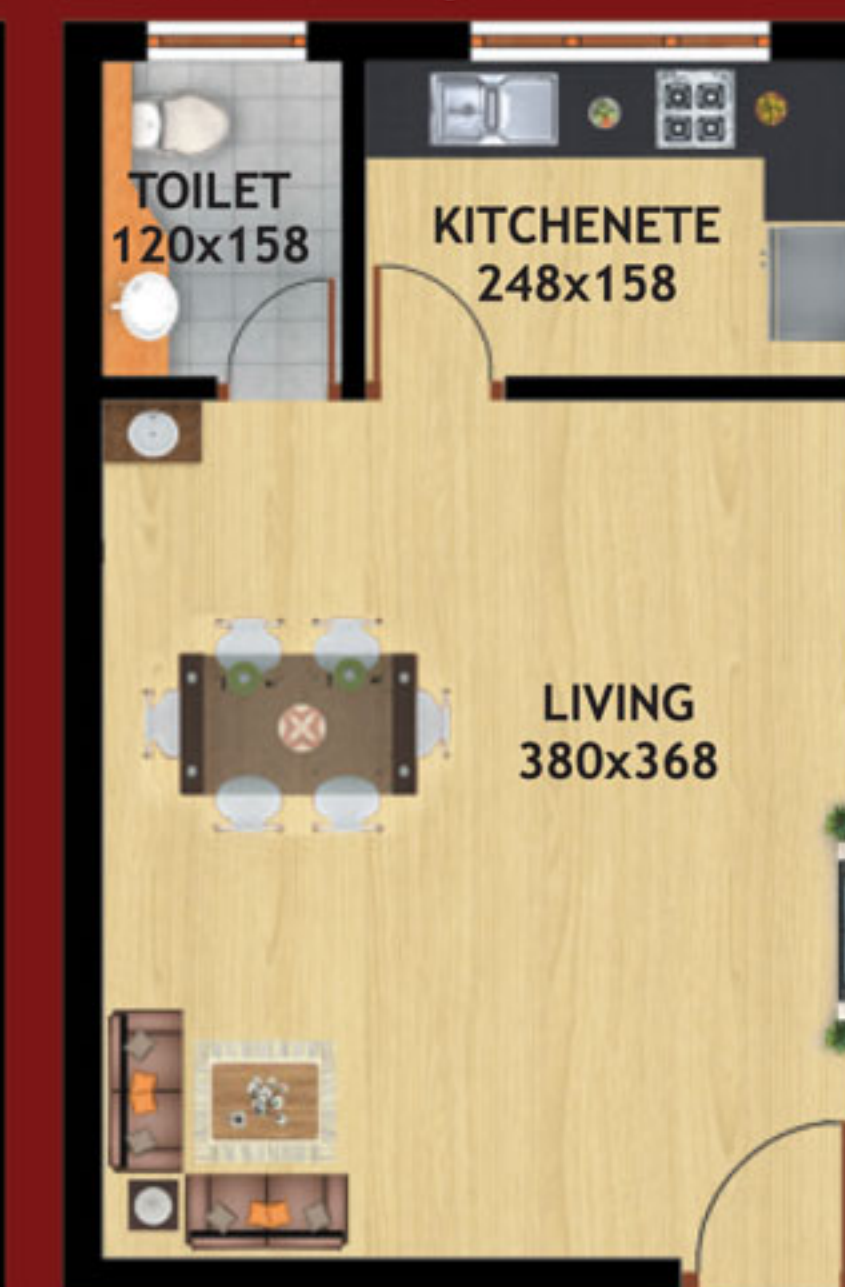
**TYPE 3**  
Area: 340 Sq.ft.



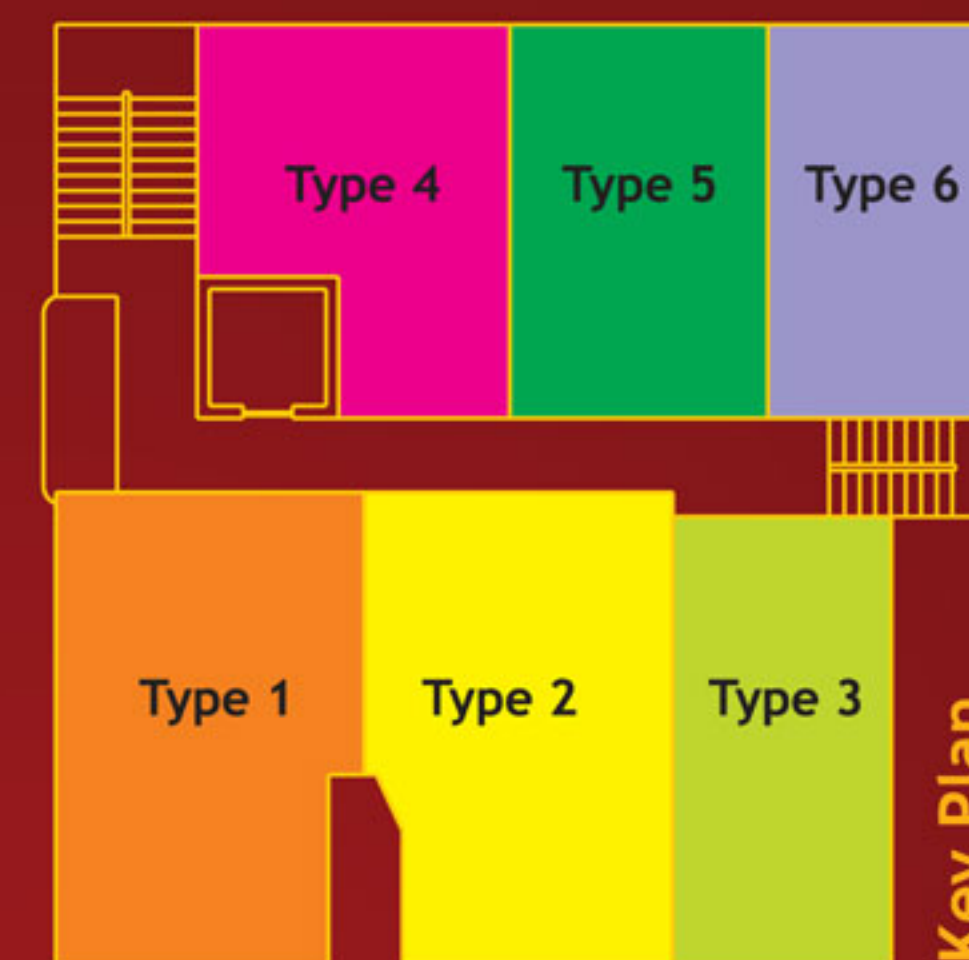
**TYPE 4**  
Area: 420 Sq.ft.



**TYPE 5**  
Area: 380 Sq.ft.



**TYPE 6**  
Area: 380 Sq.ft.



Key Plan

**facilities**

5 minutes travel to Guruvayoo Temple.

Vasthu based construction.

Stilt car parking.

Intercome Facility

24 hrs water and security.

Generator backup for common area and lift.

Near by Schools, Super Markets, Banks, Railway & Bus Stations.

We provide bank loans if necessary.