

Luxury Living, Reimagined.



SHANOR
lifestyle villas & apartments

Trust
the
best.



AMAR VISTA

PREMIUM APARTMENTS
NEAR TECHNO PARK, TVM

Shanoor Homes

is known for its distinguished specialty of providing **customised homes**, suiting the dreams and choices of our **esteemed clientele**.

Over **the last 13 years**, we have become one of Trivandrum's most widely recognised **realtor brand**. We are creating landmarks using the most innovative techniques and modern technology in order to deliver high-end projects. Flush with amenities and with the latest facility, we give a lifestyle of **safety and luxury**.



Life's good where there's more value.

13 years of trust

RERA NO:

Permit no:SZO/TB/BA-290/19

Approved by all major banks

Amar vista: Total 72 units

BF1+BF2+BF3+GF+11 Floors

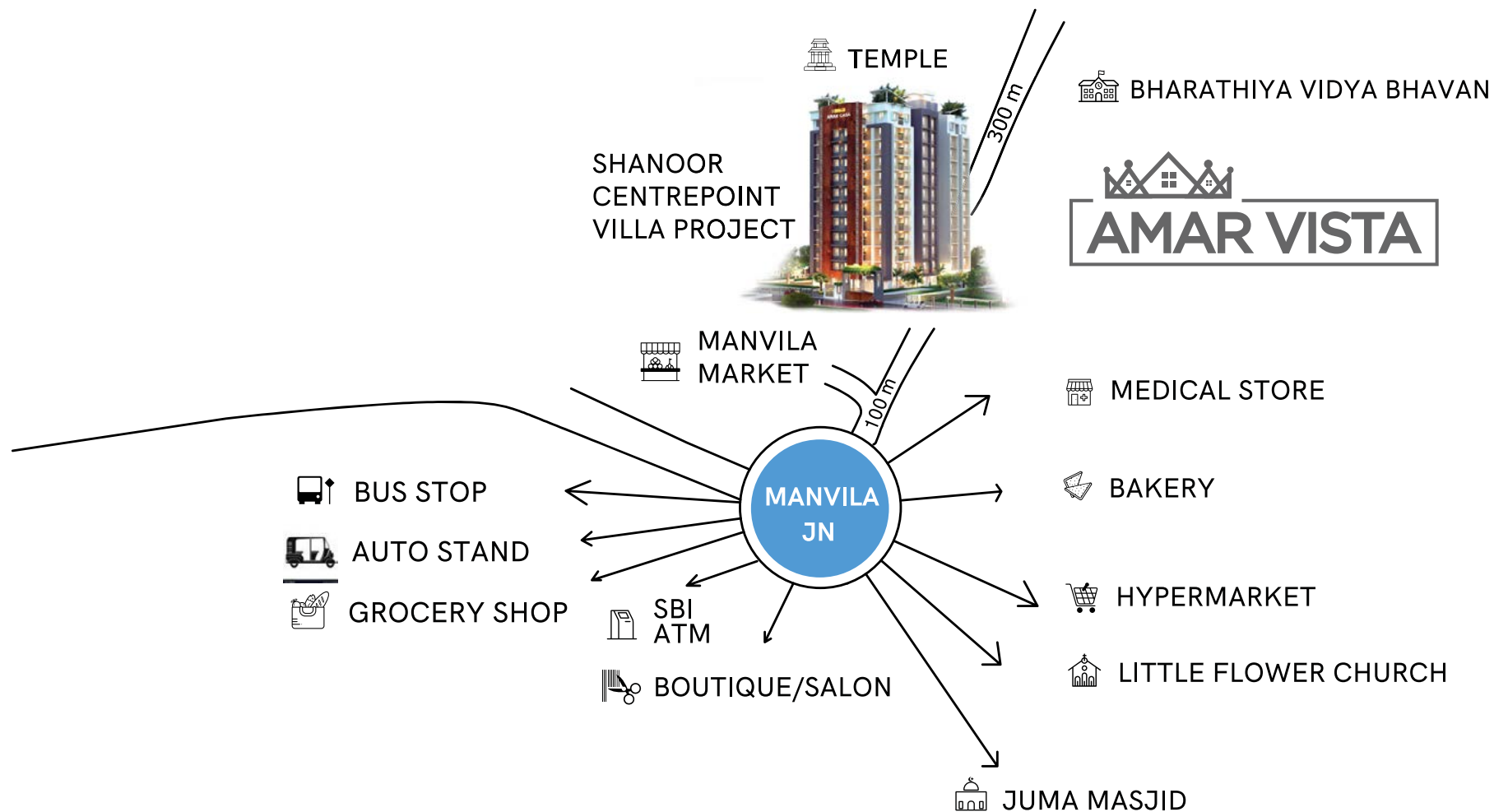
Zero credit company



Proximity

DISTANCE FROM AMAR VISTA

INFOSYS	1.5 KM	ANANTHAPURI HOSPITAL	6 KM
TECHNO PARK	1.5 KM	KARYAVATTOM UNIVERSITY	3 KM
SREEKARYAM	1.9 KM	MALL OF TRAVANCORE(MOT)	6 KM
COLLEGE OF ENGINEERING TRIVANDRUM	700 MTR	WORLD MARKET	3.5 KM
INTERNATIONAL AIRPORT	6 KM	GOOD SHEPHERD SCHOOL	3 KM
LULU MALL	3 KM	MGM SCHOOL	1.5 KM
KIMS HOSPITAL	3 KM	GREENFIELD INTERNATIONAL STADIUM	3 KM
VELI RAILWAY STATION	3 KM	TRIVANDRUM MEDICAL COLLEGE	4 KM
KESAVADASAPURAM	5 KM		
BHARATHIYA VIDYA BHAVAN	300 MTR		



“Your neighbourhood with all the services within easy reach, for every member of your family”



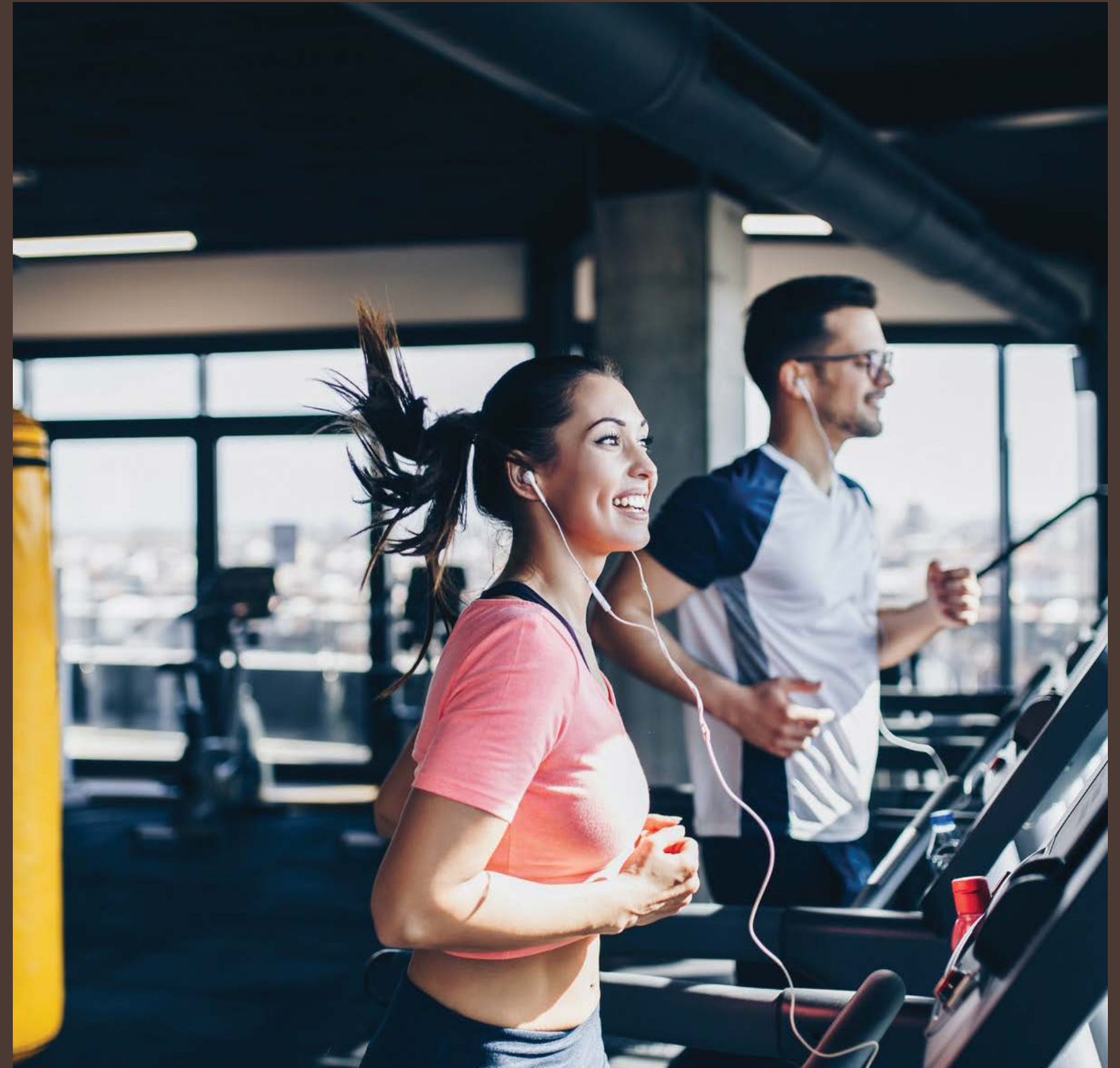
Amenities

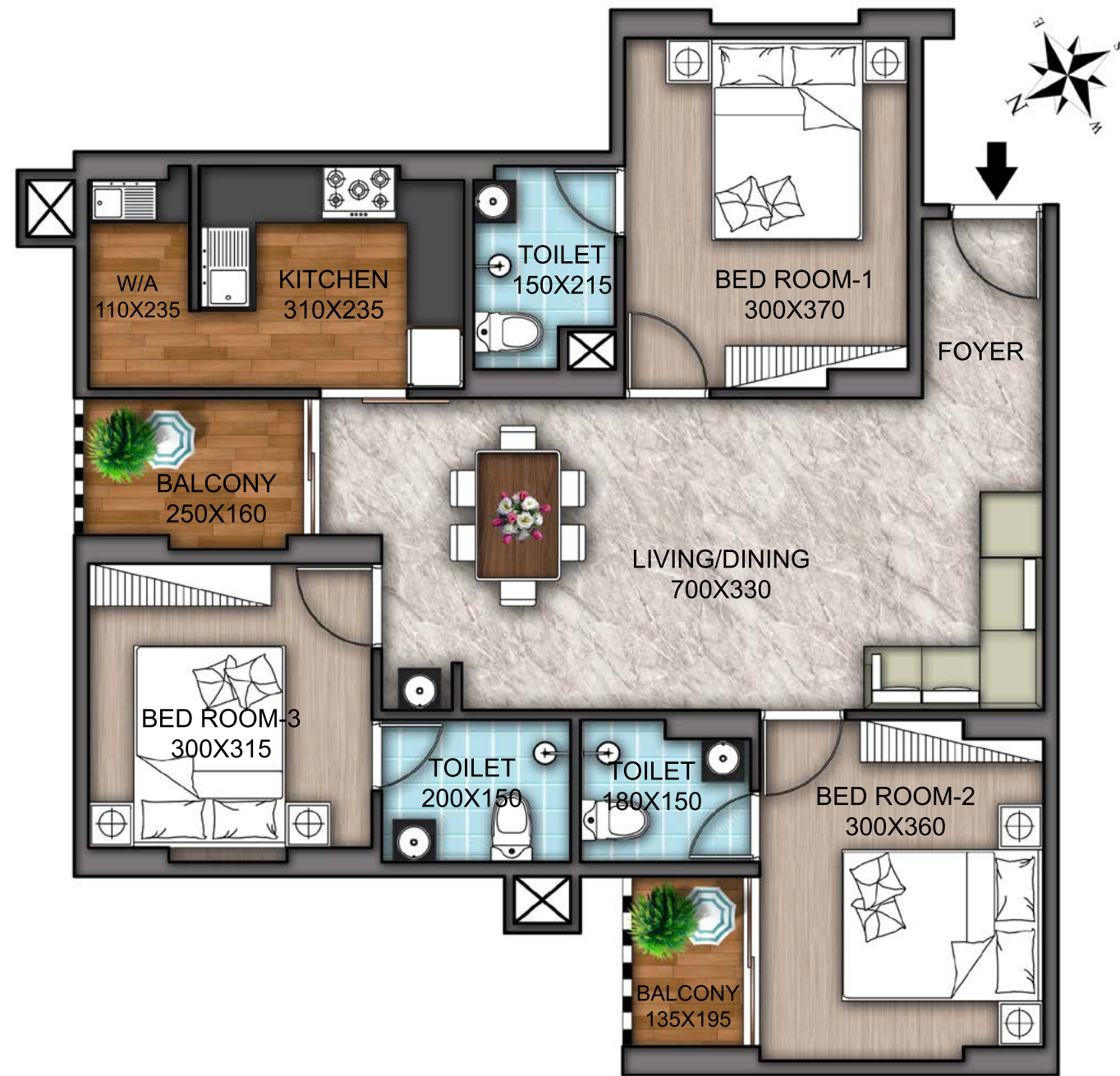
Wi-fi enabled elegantly designed furnished lobbies | Well equipped air conditioned gym

Indoor games room (Table tennis & Snooker) | Children's park | Multipurpose association hall

Roof top party area | Provision for round the clock security | Power back-up | Exterior landscaping

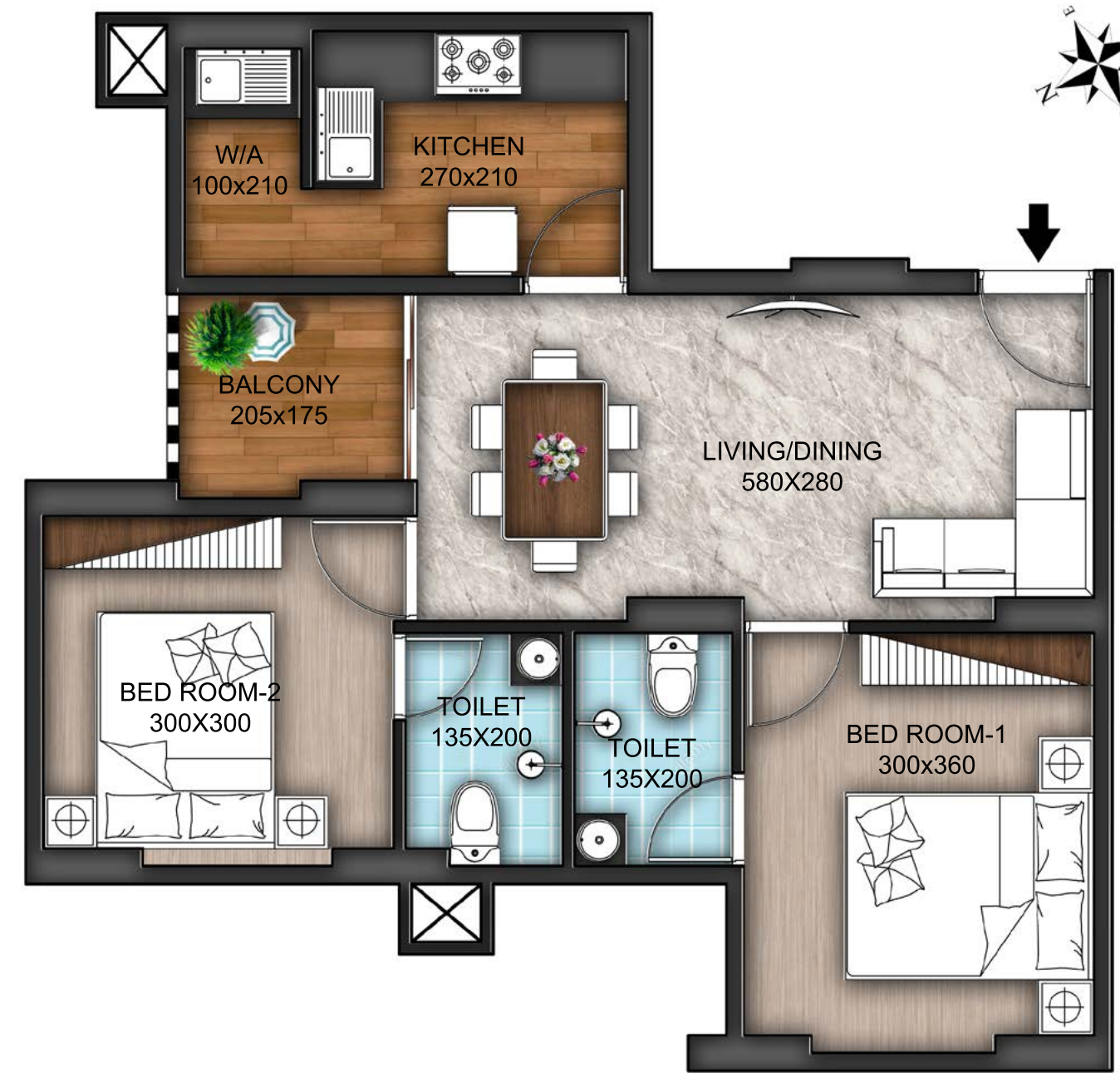
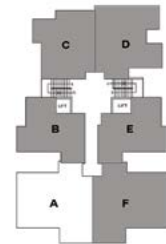
CCTV surveillance (Entrance gate & Lobby) | Sewage treatment plant | Shuttle court.





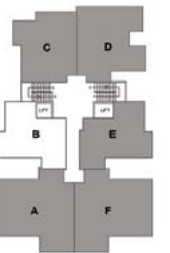
TYPE A 3BHK

TYPICAL FLOOR 1 to 10
SALEABLE AREA : 1231.00 SQ.FT



TYPE B 2BHK

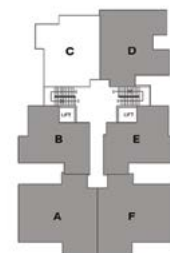
TYPICAL FLOOR 1 to 10
SALEABLE AREA : 812.00 SQ.FT





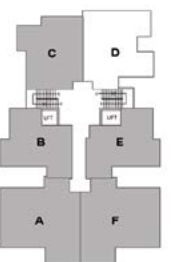
TYPE C 2BHK

TYPICAL FLOOR 1 to 10
SALEABLE AREA : 928.00 SQ.FT



TYPE D 3BHK

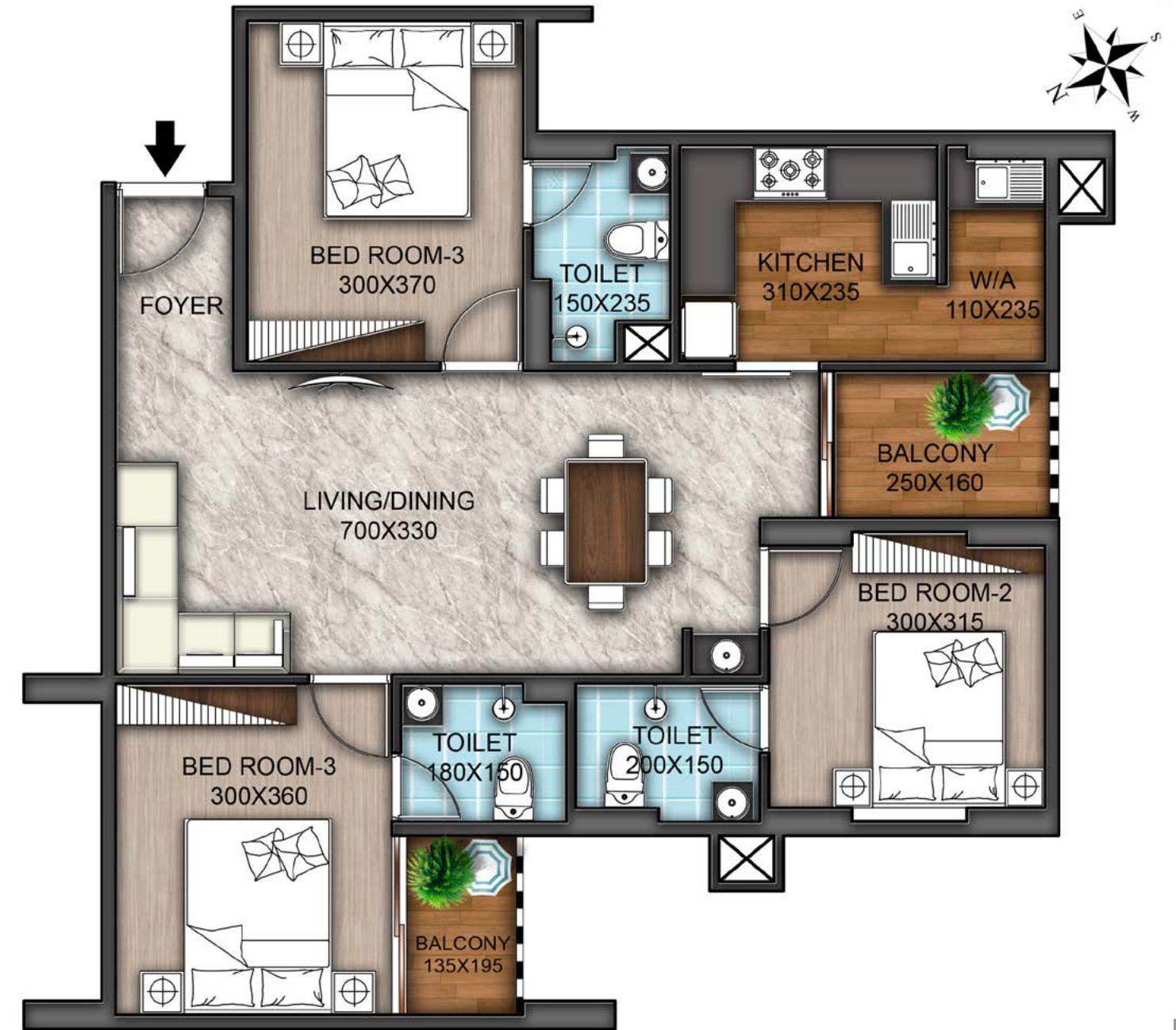
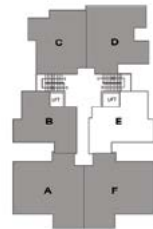
TYPICAL FLOOR 1 to 10
SALEABLE AREA : 1051.00 SQ.FT





TYPE E 2BHK

TYPICAL FLOOR 1 to 10
SALEABLE AREA : 827.00 SQ.FT



TYPE F 3BHK

TYPICAL FLOOR 1 to 10
SALEABLE AREA : 1228.00 SQ.FT



We only
associate with
leading brands

RAK
CERAMICS

AGL
Beautiful Life

HAVELLS

legrand

Kajaria

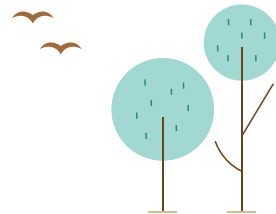
asianpaints

V-GUARD
Bring home a better tomorrow

Roca

Jaquar

Jac
GROUP
JAC DOOR | JAC FURN | JAC VENEER | JAC WUD



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Specification

Structure

Heavy reinforced cement concrete foundation with Column Footing/Suitable foundation as per the soil test. RCC frame structure with concrete block partitions. Concrete grade as decided by the structural consultant.

Flooring & Tiling

Vitrified tile flooring for the Lobby as per the architects design. Staircases, vitrified /Granite tile flooring with hand rails using enamel finished MS. A Combination of paver/interlock tiles, Screeding with Mortar topping with grooves and landscaping for the exterior. Superior quality vitrified tiles JOHNSON/AGL/NITCO/equivalent of size 80x80 cm for each apartment. Anti-skid Ceramic tiles flooring for the toilets and glazed Ceramic designer tile concepts for walls Kajaria / equivalent for walls up to 210 cms height. Kitchen counters with Granite top. Glazed Ceramic tile dadoing above granite top upto 60 cms height.

Sanitary & Plumbing

Sanitary fittings: EWC Floor mounted, Semi pedestal washbasin in all toilets. All sanitary fittings shall be Jaquar/CERA or equivalent. Provision for hot water connection in Master Bedroom Toilet. Health faucet also shall be provided for bedroom toilets. Stainless Steel Sink single bowl with drain board shall be provided for the Kitchen and stainless steel sink without drain board shall be provided for Work area.

Doors & Windows

Window shutters: UPVC frame with sliding window. MS Safety Grills. Factory made, Veneer covered HDF (100x210) frame and shutter. Inside Door - Veneered and polished flush doors as per design - (Jacsons or equivalent (90x210) frame and shutter. Toilet Door- Both side HP Laminate Walnut color Plain Vertical Flush door with matching PVC Wrapped WPC Jamb with front side Architrave back side Tackers of size (75x210). Access to Balcony shall be using UPVC frame with glass fixed/sliding/ openable shutters..

Electrical

Concealed Three phase wiring with ISI marked superior quality PVC insulated copper cables. Modular switches, adequate light points, fan points, 6/16 ampere power plug points controlled by ELCB and MCB. Switches shall be Legrand / Crabtree or equivalent make. Light fixtures shall be provided for the Common areas and external areas. Geysers

point in Master bedroom toilets and exhaust fan point in all toilets inside apartment and kitchen. Provision for telephone shall be provided in the living room. Automatic Power backup for common areas. For individual apartments backup shall be provided for one light point and fan point.

Painting

Acrylic Premium/Cement based putty with Emulsion paint shall be applied inside apartments & common areas. External Walls: Weather shield exterior grade emulsion.

Elevators

One passenger & one bed lift of KONE/Johnson/equivalent with automatic rescue device.

Air Conditioning

Split AC Live point in Master bedroom.

Water Supply

Bore well water supply through underground sump and overhead tank as per the govt rule. All water supply line shall be ISI mark ASTM & CPVC pipes.

Cable TV

Provision for Cable TV connection in living room.

Car Parking

One covered car parking for each apartment.

Security

Provision for Round the clock security.

Important Note

If the CLIENT wish to have any modification or alteration to be made to his apartment, request to that effect shall be communicated to the BUILDER in writing. Any mode of communication other than written / email shall not be treated as a valid request .Within one week from the date of communication send by the BUILDER to the CLIENT to that effect and on default of any response from the CLIENT within the aforesaid period, the BUILDER shall proceed as per the schedule/specification in this agreement and thereafter Builder shall not be held liable for any belated claim for modification.



Ongoing Projects



Metro Square @ Pattom



Palms Villa @ Kazhakkuttom



Nalanda @ Sreekariyam

Completed Projects



Cyber Fort @ Kazhakkuttom



Blueberry @ Vattiyoorkavu



Zenana Enclave @ Thirumala



Centre Point @ Sreekariyam



Indigo Hills @ Vazhayila



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Trust
the
best.™

- BEST PRICE
- BEST QUALITY
- BEST LIFE STYLE

13 YEARS OF
TRUST

8 PROJECTS
DELIVERED

4 ONGOING
PROJECTS

2 ONGOING
VILLAS

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