



It's the
quintessential square
where life pirouettes in
magnificent circles.



EMBASSY SQUARE

An undeniably unique, brilliantly designed, and unimaginably creative abode - that's Embassy Square. Spanning across 2.5 acres, Embassy Square offers 26 luxury villas on 4, 5, and 6 cents, ranging from 3BHK to 4BHK units. These villas boast extraordinary construction quality, utilising only premium materials from esteemed brands, adorned with luxurious finishes. What sets Embassy Square apart is its commitment to offering not just a dwelling, but a lifestyle that's both classic and contemporary.

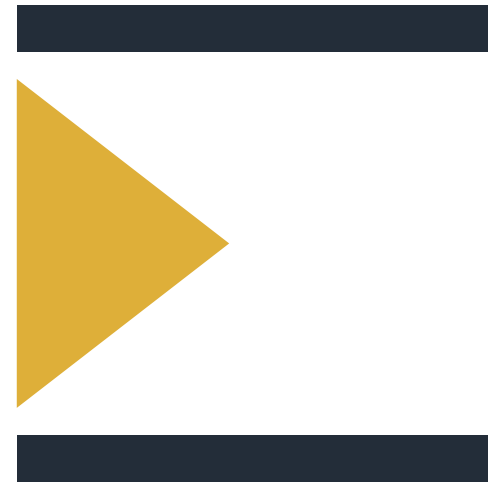


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EXPECTED MAGIC,
UNEXPECTED MAGNIFICENCE.







SHANOR
lifestyle villas & apartments

**Trust
the
best**





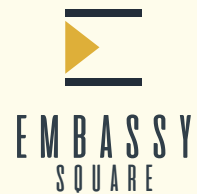
TRENDY INNOVATIONS,
TRADITIONAL VALUES.

As one of the most esteemed and reputable real estate developers in Thiruvananthapuram, with over 15 years of expertise, Shanoor Homes is dedicated to delivering luxurious living experiences in the city with world-class facilities. What sets Shanoor Homes apart is its commitment to innovation and artistry in every project. The company's portfolio comprises remarkable residential projects popular for their matchless quality and premium features. With Embassy Square, Shanoor Homes is poised to redefine conventional luxury in an unconventional way.



IN THIS SQUARE,
FIND THE PERFECT CIRCLE OF COMFORT.





EMBASSY SQUARE



CET	2.7 km
Loyola School	400 m
MGM School	5.4 km
Kendriya Vidyalaya, Akkulam	5.4 km
Karyavattom Campus	6.1 km

Mar Ivanios College	5.2 km
Zoo & Museum	6.7 km
SUT Royale Hospital	5.5 km
KIMS	4.9 km
Trivandrum Medical College	3.5 km

Cosmopolitan Hospital	4.4 km
Kochuveli Railway Station	7 km
Trivandrum International Airport	8.3 km
Trivandrum Railway Station	9 km
Infosys	6.9 km

UST	6.4 km
Technopark	7.6 km
Taurus Mall	6.7 km
LULU Mall	6.9 km



URBAN EASE, NATURE'S PEACE.

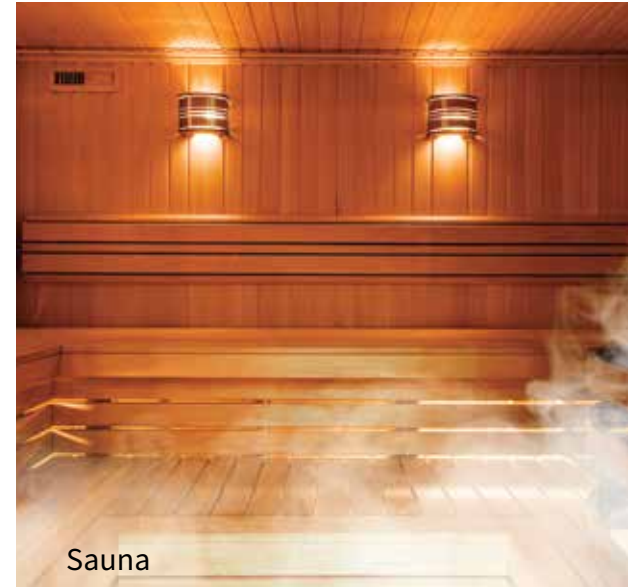
Welcome to Sreekaryam, Thiruvananthapuram's prime neighbourhood, where Embassy Square awaits you. Master-planned to ensure the convenience befitting your stature, it stands in proximity to all essentials. Benefit from a selection of renowned shopping spots, educational, and medical facilities, just a few minutes from Embassy Square. Nestled within a tranquil lane, these stunning villas bask in the emerald embrace of nature. Yes, it is a harmonious confluence of urban sophistication and verdant escape.



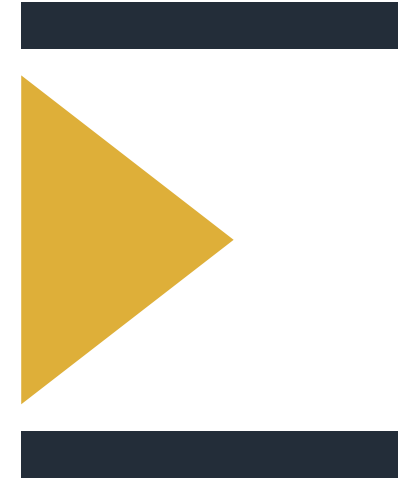
Gym



Barbeque Party Area



Sauna



CLASSIC COMFORT, CONTEMPORARY ELEGANCE.

Get ready to be greeted by a world sculpted to fulfil your desires. It's not mere imagination; here, every corner is filled with wonders that captivate residents and admirers alike. With our 8000 sq. ft. Clubhouse, experience a resort-like lifestyle where you can enjoy exclusive amenities for leisure, relaxation, and rejuvenation. Prepare to surrender to a life infused with a softer, more soulful dimension, unlike anything you have ever encountered before. In essence, it's a calm living and an active lifestyle!



INDOOR GAMES ROOM

UNISEX AIR-CONDITIONED GYMNASIUM

MULTIPURPOSE HALL

COMMON AREA LANDSCAPING



BADMINTON COURT

SWIMMING POOL

CHILDREN'S PARK

CLUBHOUSE

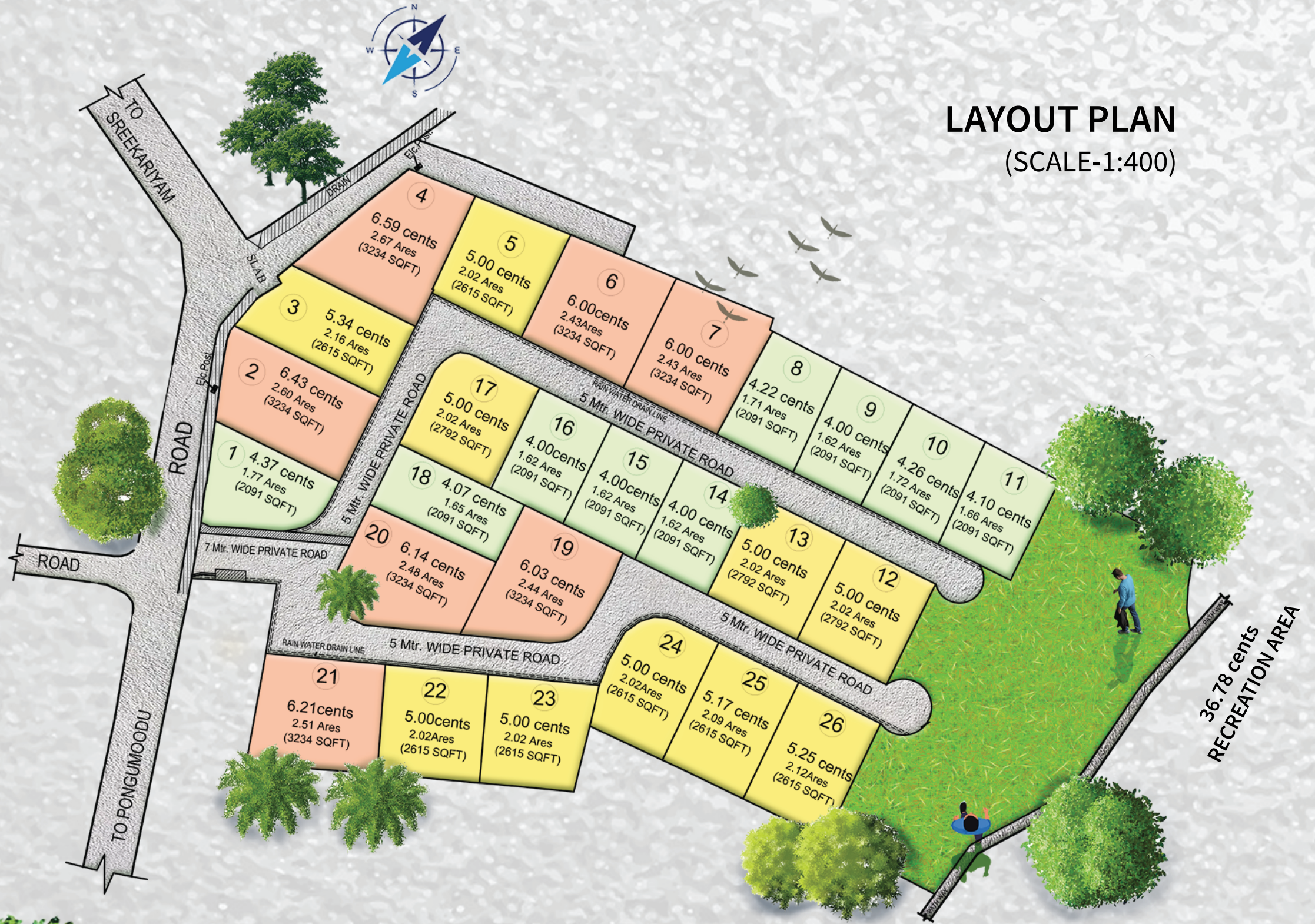


Clubhouse



LAYOUT PLAN

(SCALE-1:400)





Disclaimer: All images in this brochure are conceptual renderings/artistic impressions and are provided for representation and indicative purposes only.

4 CENTS FLOOR PLAN

Total Saleable Area-2091 ft²



GROUND FLOOR



FIRST FLOOR

5 CENTS (OPTION-1) FLOOR PLAN

Total Saleable Area-2792 ft²



GROUND FLOOR



FIRST FLOOR

5 CENTS (OPTION-2) FLOOR PLAN

Total Saleable Area-2615 ft²



TERRACE



GROUND FLOOR



FIRST FLOOR

6 CENTS FLOOR PLAN

Total Saleable Area-3234 ft²



TERRACE



GROUND FLOOR



FIRST FLOOR

Specifications

STRUCTURE / WALLS

- Foundation – RCC Piling structure
 - Porotherm block Masonry for walls
-

PAINTING

- Putty finish with advanced emulsion for internal walls
 - External wall finish with texture painting
-

SOLAR/HEATER PROVISION

- Either provision for solar water heater pipe connection for all toilets and kitchen or geyser points in all toilets
-

ELECTRICALS

- Concealed conduit wiring with copper conductor, adequate light & fan points, A/C point in all bedrooms
-

DOORS / WINDOWS

- Entrance door frame & shutters in Teak wood polished and provided with Biometric lock system
- Other external doors of steel/teak wood
- UPVC frame sliding windows
- Processed internal doors
- Processed door with aqua coating for all toilets

FLOORING & DADOING

- Vitrified Tiles for the entire villa(60cmx120cm)
 - Mat finished ceramic tiles for floor and wall tile for Toilets
-

DRIVE WAY

- Exterior grade paving tiles from porch to gate
-

KITCHEN

- Kitchen counter with granite/Nano white top and stainless steel sink, glazed tiles above the working platform
-

STAIR CASE

- Fabricated stair with lapotra floor & glass with wooden top handrail
-

WATER SUPPLY

- Independent over head tank
 - Filter point water supply
-

CONNECTIVITY

- Provision for telephone & television cable in drawing & master bedroom

We exclusively partner with premium brands: Jaquar | Asian Paints | Kajaria | Legrand | Havells | Roca | V-guard | RAK | Jacsons



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Disclaimer: The brochure is purely conceptual and not a legal document. The builder reserve all the rights to amend
the same wherever required.



Trust
the
best



WHERE CONTRASTS COLLIDE

READY TO MOVE / NEARING COMPLETION



Metro Square @ Pattom



Thakshashila @ Sreekaryam



Amar vista
Near Technopark



Tech Meridien
Near Technopark



Orange Woods Near
Technopark (Villa Project)

ONGOING PROJECTS



Curiosity - Rainbow Heights
Near Technopark



Curiosity - Rainbow City Near
Technopark (Villa Project)



Sky Villa Near Aakkulam



Cyber Cloud
Behind Technopark Phase 3

NEWLY LAUNCHED

