



CREDAI

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CHELOOR PROPERTY DEVELOPMENT PROJECTS LTD.

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This brochure does not constitute a valid legal offer.



Keep Green
for the Future



CHELOOR
Green
TERRACE



Building Permit No: VPW 1-BA(109547)2018

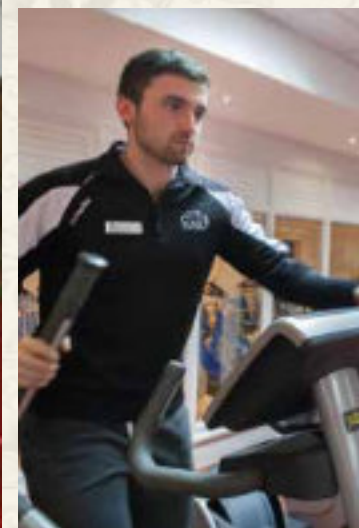
A Cool
Living
Destination
for the
Chosen Few!



The new address of a mellow living!

CHELOOR, With a reputation in creating history in the field of construction with an experiences of 22 long years. Launched a new Project "CHELOOR GREEN TERRACE " A residential building in the most convenient place with a hand reachable destinations in the heart of Thrissur a capital of cultural Heritage. A perfect Residential building is situated in the hub of tradition and spiritual livings.

CHELOOR GREEN TERRACE offers a budget friendly and equipped with most modern lifestyle and amenities. Designed with full of ventilation and vasthu sashtra. This project consists of 2/3 BHK apartments with all comfort and conveniences. Cheloor always moves through the mind set of home lovers.



Amenities

- Visitor's Lounge
- Multi Recreation Hall and Outdoor recreation area at ground
- Health club
- Generator back up
- Visitors parking
- Specific parking for two wheelers
- Specific parking area for handicapped
- Intercom facility
- Letter box



Specifications

Foundation & Structure: R C C framed structure; with adequate footings, columns and tie beams etc as per seismic zone requirement.

Superstructure: Cement solid blocks in cement mortar.

Flooring

- Inside flat - Vitrified tiles
- Inside toilet floor - Anti skid ceramic tiles
- Dadoo up to false ceiling - Good quality ceramic tiles
- Ground floor lobby - Vitrified tiles
- Lobby, Other common areas – Vitrified Tiles

Plastering

- With rich cement mortar.

Sanitary Ware

- White / Light colour – Premium quality
- In toilet: Wall hung EWC and flush tank. Wash basin with semi pedestal. Provision for Geyser and wall mixer in all Toilets.
- Dining: Wash basin + counter + 60cm height ceramic tile dadoo over counter.

C P Fittings: Premium quality

Kitchen: As per the concept of modular kitchen, Kitchen and work area will be provided without RCC counter slab, sink and sink cock. The electrical and plumbing points will be provided as per standard Architect's design. Corporation water supply & Well water & Provision for Aqua Guard.

Work Area/Dry balcony: Provision for washing machine (Both plumbing & electrical).

Joinery

- Front door: Designer door frames with architrave and Decorative moulded door shutter, magic eye, 8" SS tower bolt, cylinder/mortise lock with SS hinges and doorstopper.
- Internal door: Seasoned hard wood door frame and modular skin shutters, SS mortise lock and SS iron mongeries.

* This specification may change due to our concurrent innovation based on quality improvement.

Legal notes:- Stamp Duty ,registration charges, legal documentation charges, all government charges and electricity charges including cable and transformer cost shall be borne by the purchaser. Any additional charges,taxes,cess or duties levied by the Government/Local authorities during or after the completion of the scheme will be borne by the purchaser. Changes/alterations of any nature including the elevations, or any other change effecting the overall design concept, structural parameters and outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme. This brochure is intended only to convey the essential designs and technical features of the scheme and shall not be construed to form part of the legal documents.

- Toilet door: FRP moulded door frame, FRP Shutter, SS toilet latch and toilets tower bolt.
- French window: Powder coated aluminium / UPVC (sliding)
- Windows: Powder coated aluminium / UPVC sliding with safety grills.
- Ventilators: Powder coated aluminium / UPVC with provision for exhaust fan.

Painting

- Inside walls: 2 coat Putty and Emulsion
- Ceiling: 1 coat Putty and Emulsion
- Doors: Good quality enamel paint
- Grills: Enamel paint
- External Building: Weather proof paint reputed brand

Pipes/ Wires: Reputed brands

Lift: One passenger cum stretcher Lift of reputed brand.

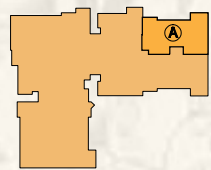
Electrical switches: Modular switches, reputed brand.

Provision for TV and Telephone: Living room and master bed room.

AC: Provision for split A/C in all bed rooms and Living room.

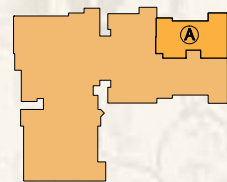
Fire fighting system: As per Kerala fire and rescue department statutory norms.

Power generator: Generator back up for common facilities such as lifts, common lighting and pumps. Generator back up inside each flat up to 750 watts for lights, fans, T V etc.



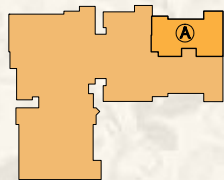
FLAT A-3BHK

Ground Floor
131 Sq.m (1410 Sq.ft)
Carpet area 93.22 Sq.m
as per RERA.



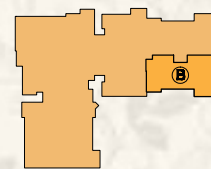
FLAT A-3BHK

2nd and 4th floor
131 Sq.m (1410 Sq.ft)
Carpet area 93.22 Sq.m
as per RERA.



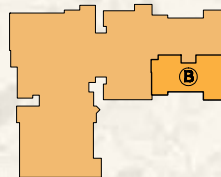
FLAT A-3BHK

1st and 3rd floor
131 Sq.m (1410 Sq.ft)
Carpet area 93.22 Sq.m
as per RERA.



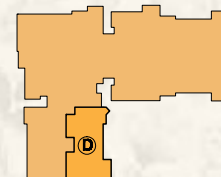
FLAT B-3BHK

1st and 3rd floor
131 Sq.m (1410 Sq.ft)
Carpet area 93.22 Sq.m
as per RERA.



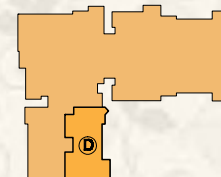
FLAT B-3BHK

2nd and 4th floor
131 Sq.m (1410 Sq.ft)
Carpet area 93.22 Sq.m
as per RERA.



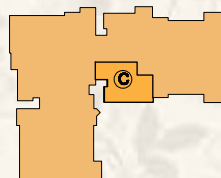
FLAT D-3BHK

1st and 3rd floor
130.86 Sq.m (1408 Sq.ft)
Carpet area 92.01 Sq.m
as per RERA.



FLAT D-3BHK

2nd floor
130.86 Sq.m (1408 Sq.ft)
Carpet area 92.01 Sq.m
as per RERA.



FLAT C-2BHK

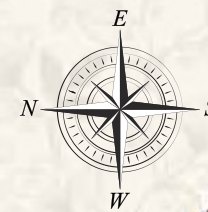
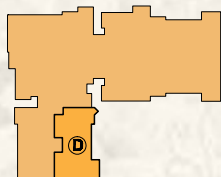
1st to 4th Floor
91.64 Sq.m (986 Sq.ft)
Carpet area 63.01 Sq.m
as per RERA.

Dimensions may slightly vary during construction. furniture and fixtures are indicative only. All dimensions are in centimeters.

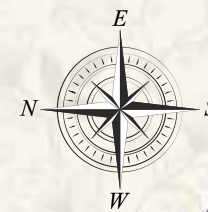
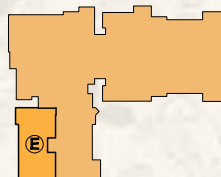
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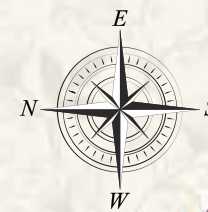
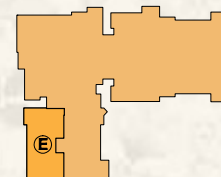
FLAT D-3BHK
4th floor
130.86 Sq.m (1408 Sq.ft)
Carpet area 92.01 Sq.m
as per RERA.



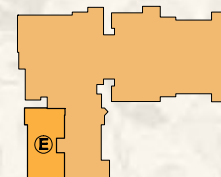
FLAT E-3BHK
1st and 3rd floor
125.37 Sq.m (1349 Sq.ft)
Carpet area 89.22 Sq.m
as per RERA.

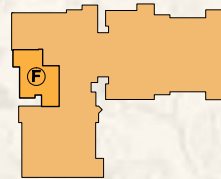


FLAT E-3BHK
2nd floor
125.37 Sq.m (1349 Sq.ft)
Carpet area 89.22 Sq.m
as per RERA.



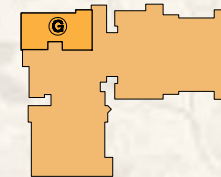
FLAT E-3BHK
4th floor
125.37 Sq.m (1349 Sq.ft)
Carpet area 89.22 Sq.m
as per RERA.





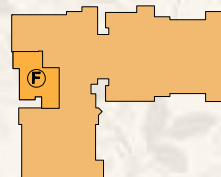
FLAT F-2BHK

Ground floor
92.47 Sq.m (995 Sq.ft)
Carpet area 63.75 Sq.m
as per RERA.



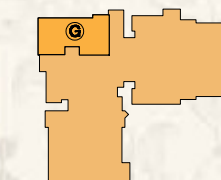
FLAT G-3BHK

Ground Floor
126.58 Sq.m (1362 Sq.ft)
Carpet area 89.22 Sq.m
as per RERA.



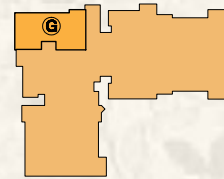
FLAT F-2BHK

1st to 4th floor
92.47 Sq.m (995 Sq.ft)
Carpet area 63.75 Sq.m
as per RERA.



FLAT G-3BHK

1st and 3rd floor
126.58 Sq.m (1362 Sq.ft)
Carpet area 89.22 Sq.m
as per RERA.

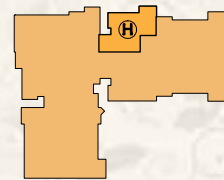


FLAT G-3BHK

2nd and 4th floor
126.58 Sq.m (1362 Sq.ft)

Carpet area 89.22 Sq.m
as per RERA.

ENTRANCE

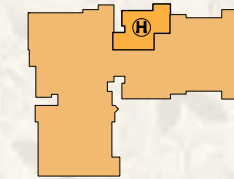


FLAT H-2BHK

1st to 4th floor
92.47 Sq.m (995 Sq.ft)

Carpet area 63.75 Sq.m
as per RERA.

ENTRANCE



FLAT H-2BHK

Ground Floor
71.65 Sq.m (771 Sq.ft)

Carpet area 46.93 Sq.m
as per RERA.

ENTRANCE

LOCATION MAP



DISTANCE FROM CHELOOR GREEN TERRACE

- Vimala College
2 Min drive
- Govt. Engineering College
2 Min drive
- St. Francis Xavier's Church
2 Min drive
- IMA
2 Min drive
- Sandeepani Vidya Nikethan school
2.5 Min drive
- Devamatha CMI Public School
2.5 Min drive
- Kerala Sahitya Academy
2.5 Min drive
- Daya Hospital
2 Min drive
- Swaraj Round
3 Min drive

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