



NEAMATH
ACACIA
"A desirable place to live"

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“Creating unsurpassed developments and meaningful neighbourhoods that help people and places thrive is what we, at Neamath, do best and we remain committed to delivering quality - with a difference.”



Neamath Realty is a privately owned progressive Property Development and Real Estate company. Our expertise covers the full spectrum of development in the residential sectors - from bespoke luxury homes to gated community villas in Kerala. We adopt a range of traditional and innovative techniques to create beautiful designs and open plan layouts. From identifying a promising location, through to completion of our impressive homes, every aspect of the design and construction process is carried out with exemplary standards of workmanship to create aesthetic places where people would love to live and appreciate both the value and quality.

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'Acacia' is a conceptualized gated-community villa project planned on 51 Cents of land at a premium location. The first exit from the villa is connected to state highway (SH 62). It's around 4.6 km from Shoranur railway station, 1.8 km from Kulapully town, just walking distance to the famous Carmel School (400 mts), 5 min drive to PK Das medical college and 10 min drive to Ottapalam town.

★ This Picture is an Original and not a Graphic One



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- The envisaged 8 Villa project is planned with an upright exemplary thought and vision, keeping in mind our customers comfort, happiness and safety during their occupancy.
- Each Villa is 2350 Sq. Ft. SBA & 1680 Sq. Ft. CA with 3 spacious bedrooms, 2 living rooms, a kitchen along with a storage area, a dining hall and a Home Theatre space.
- The main entrance and the area adjacent to villas, will be beautified with landscaping. The access to each Villa from the state highway is planned with a 15 feet wide road. The idea is to provide a positive energy inside and around your home.
- The entire project will be under CCTV surveillance with an electronic main entrance gate controlled by the security personnel.
- ICICI Bank approved project.
- Above all, we have kept an affordable price tag, with no compromise on quality.
- If you aspire for a peaceful life close to all local amenities with easy access to important destinations-then Acacia surely fits the bill.

One of the marvelous things about community is that it enables us to welcome and help people in a way we couldn't as individuals.



The Main Entrance

Good fences make good neighbors.



3BHK villas on 5 cent land each



Full view of 8 contemporary style villas

An orderly, bright and comfortable home can accentuate your calm, authentic and patient self.



SBA : 2350Sqft
CA: 1680Sqft

Floor Plan



Ground Floor

Floor Plan



First Floor

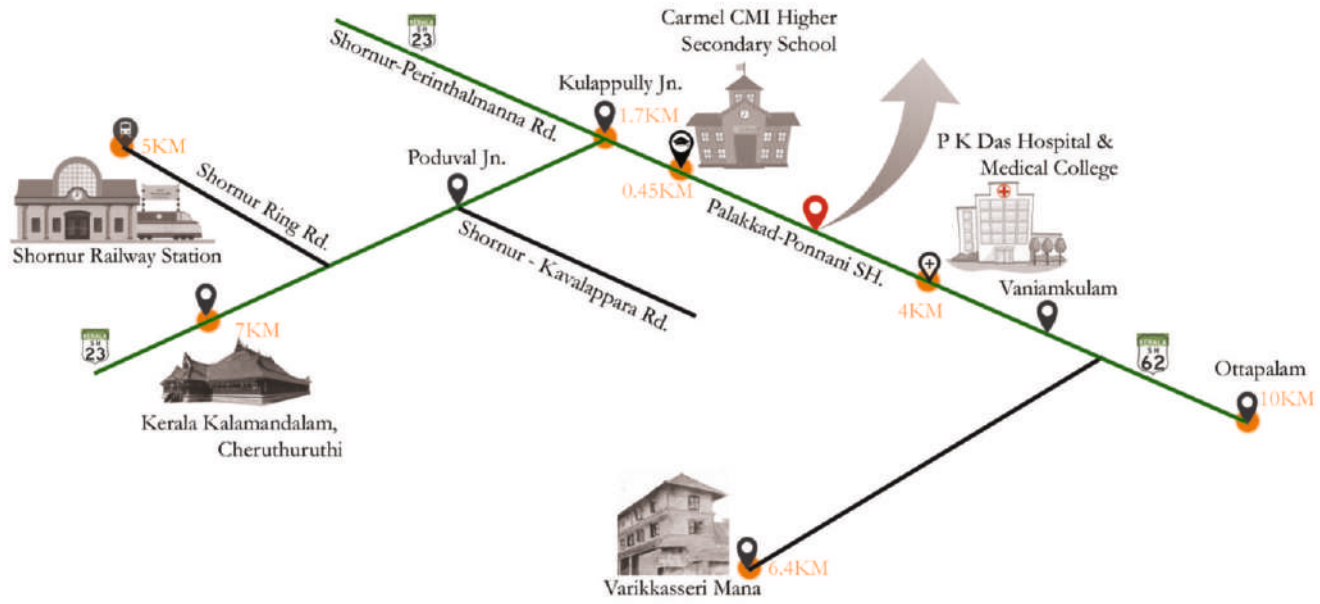


Site Plan

- A) Entrance / Exit
- B) Landscaping
- C) Security Cabin
- D) 15ft. Wide Road

Location Map

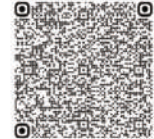
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An enviable balance of modern convenience and rural escape.

All your needs within your reach - a great connectivity, good schools, medical college, hospitals and landmark arts & heritage centres.

Scan for location



Specifications

Foundation	:	Shallow foundation up to required depth or depending upon soil strata.
Structure	:	Load bearing structure with solid cement block masonry walls and RCC slab.
Flooring	:	Vitrified tiles for the entire villa with vitrified skirting; Staircase will be ready-to-install vitrified steps or granite & vitrified tiles on riser. Anti-skid tiles for the toilet floor & balcony.
Wall Tiles	:	Glazed tiles up to a height of 7feet on toilet walls, Glazed tiles up to a height of 2feet above the kitchen counter.
Kitchen	:	Kitchen counter - Granite, single bowl stainless steel sinks with drain board and tap.
Toilet fittings	:	Sanitary ware including European water closet and wash basin, taps, mixers and shower.
Doors	:	Main entrance door in Teak wood with decorative panel, Teak wood for frame and shutter. All interior doors of bedrooms and kitchen is WPC for frame and shutter, doors of toilets are FRP for frame and shutter.
Windows	:	UPVC windows.
Painting	:	Internal walls - Putty finish with emulsion paint, polished finish for main door, enamel paints for windows and staircase handrail, superior quality exterior emulsion paint for external walls.
Water supply	:	Individual overhead tanks to be connected to common pump tank.
Electricity supply	:	Independent meters to individual villa, concealed copper wiring, modular type switches with MCB's & ELCB's.
Landscaping	:	Designer Landscaping.

BRAND BUFFET

Flooring

Bedroom, living and dining	:	Kajaria / Johnson
Balcony	:	Kajaria / Johnson
Toilet floor tile (Anti-skid)	:	Kajaria / Johnson
Toilet wall tile	:	Kajaria / Johnson
Kitchen Flooring	:	Kajaria / Johnson
Kitchen wall tile (Glazed)	:	Kajaria / Johnson

Paint

Internal putty	:	Asian
Emulsion	:	Asian
Exterior emulsion	:	Asian
Enamel	:	Asian

Bathrooms

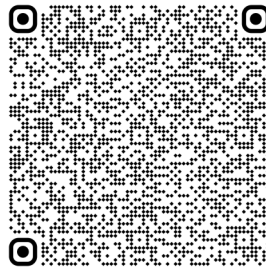
European water closet	:	Jaquar (WM with pushbutton)
Wash basin	:	Jaquar
Wall mixer	:	Jaquar
Health faucet	:	Jaquar

Electricals

Wiring	:	V-guard
ELCB	:	V-guard/Havells/Cona
MCB	:	V-guard/Havells/Cona
Switches	:	Havells/Goldmedal(GM)
Cement	:	Dalmia / Bharathi / ACC / Chettinad / Malabar
Steel	:	TATA/ Vizag
Pipes	:	Star/ Supreme/ Finolex

Doors & Windows

Main door	:	Teak / Tata Pravesh
Inside door	:	WPC doors
Toilet door	:	FRP doors
Windows	:	uPVC doors and windows



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* The amenities, specifications, facilities, surrounding infrastructure, stock images and features shown and/or mentioned and the image renders used herein are purely indicative and promotional and may differ from the actuals.

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Certified Company