

The enduring
culture of living



Midhun  Markose

BUILDERS AND DEVELOPERS INDIA PVT LTD

ALLURE

MUKKOLAKKAL, MANNANTHALA
THIRUVANANTHAPURAM

Allure, a home where unmatched quality meets urban sophistication. A combination of serene lush environment with convenience of modern amenities. Situated against the picturesque and characteristically peaceful location, the apartment lies at Mukkolakkal, Trivandrum, a well connected location in the capital city of Kerala.

Allure, a venture by Midhun Markose Builders and Developers, takes pride wholeheartedly in pampering you get again with homes that are extensively spacious and environment friendly.





Discovering the zenith of euphoria

Allure by Midhun Markose, a real existence that supersedes all desires. Where luxury is a lifestyle. Homes that are as special as you, also deserving of everything you are. It is time to say a fond farewell to your old idea of luxury, because now it will never be the same again.

Allure as the name suggests seeks a mysterious attraction in its residences which puts in your grasp, the greatest scope of convenience subsequently making life a ton progressively agreeable.





Quality in every detail

The enormous windows at your home will charm you with a sentimental interaction of light and shadows. It's spacious balconies will entrance you with all panoramic view. Also, its premium determinations and extravagant embellishments will rouse an elevated feeling of living. Add to this, all the 2/3 BHK homes at Allure are made for the most part agrees to Vaastu rules with the goal that harmony and success dependably win inside your homes.





AMENITIES

- Swimming pool
- Kids play area
- Health club
- Association hall
- Indoor games room
- Reticulated gas system
- Wi-Fi lobby
- Party Space at Terrace
- Yard lighting
- Rain water harvesting
- Incinerator

Live the convenient life

Wake up to a sweeping view of the sparkling nature overlooking your room. Where every convenience is designed around you. Discover new simple pleasures of life. A home that extends beyond its four walls. Where nature envelops you in all her glory. Where touches of traditional heritage complement contemporary styling and happiness is a part of everyday life.





LOCATION ADVANTAGES

- St. Thomas School - 200 Mtr.
- MC Road - 2.5 Km
- Mar Invanios College - 3 Km
- MG College - 4.5 Km

DISTANCE TO KEY LOCATIONS

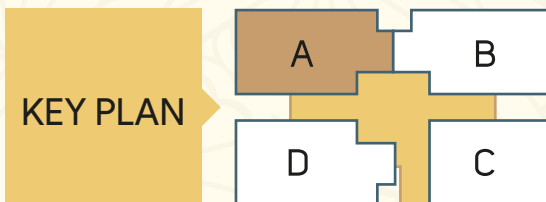
- Mannanthala Jn. - 2.5 Km
- Pattom Jn. - 8 Km
- Central Railway Station - 11.6 Km
- Greenfield Stadium - 12.9 Km
- Trivandrum Medical College - 13.5 Km
- Airport - 13.9 Km
- Technopark - 14.1 Km

LOCATION MAP

UNIT A

1st to 15th Typical Floor

Sellable Area - 1400 Sqft.



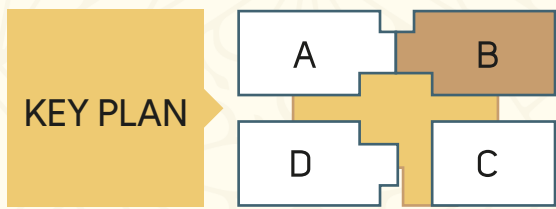
*Actual usable space may vary from the value stated. The developer reserves the right to make revisions.

**All measurements and drawing are approximate. Drawing not to scale. These informations is subject to change without notice

UNIT B

1st to 15th Typical Floor

Sellable Area - 1400 Sqft.

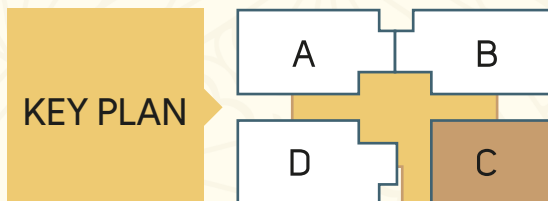


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UNIT C

1st to 15th Typical Floor

Sellable Area - 1200 Sqft.

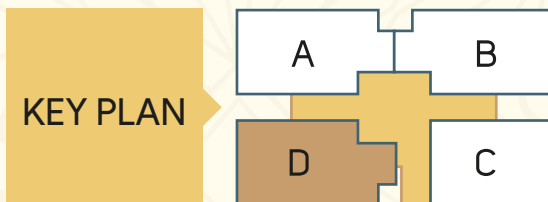


*Actual usable space may vary from the value stated. The developer reserves the right to make revisions.

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UNIT D

1st to 15th Typical Floor
Sellable Area - 1400 Sqft.



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SPECIFICATIONS

STRUCTURE

R.C.C framed structure with pile foundation compliance to seismic zone – 3.

WALLS

Concrete blocks.

FLOORING

Good Quality Vitrified tiles with skirting (Kajaria / Nitco / Somany).

TOILETS

Good quality ceramic floor and wall tile (Kajaria / Nitco / Somany)

Wall tiles up to 2.1 meter height.

BALCONY

Good Quality Anti skid tiles.

DOORS & WINDOWS

Entrance Door - Teakwood frame with panelled Teak wood door Shutter.

Internal Door - Wooden door frame Violet / Pincoda with flush door shutter.

Toilet Door - Wooden door frame Violet / Pincoda with flush door shutter having special coating.

Balcony Door - Made of powder coated aluminium sections with glass fixed / sliding/ openable panels.

Windows - Made of powder coated aluminium sections with glass having sliding/ openable panels.

GRILLS & RAILINGS

Windows Safety Grill - MS Safety grills for windows.

Balcony Railings - Mild steel grills.

PAINTING

Apartment ceiling - Two coats of emulsion on putty finish for all living /dining/bedroom areas and false ceiling for toilets.

Walls - Two coats of acrylic emulsion on putty finish.

Doors - Entrance door with teak finish, all internal bedroom and toilet doors enamel painted finish.

Grills and Handrails - Enamel painted finish.

ELECTRICAL

General - Concealed wiring with superior quality PVC insulated copper cables, adequate light fan, 6/16 ampere power plug points controlled by ELCB & MCB. Independent energy meter for each apartment.

SWITCHES & SOCKETS

Modular type switches of Legrand / Havells / make

BACK –UP POWER Lifts & Common areas - Full generator power back –up

Apartments - 1 KVA generator backup.

TELEVISION - Provision in living room.

TELEPHONE - Provision in living room.

INTERNET CONNECTION - Provision in Living Room.

AIR CONDITIONING - Provision in master bedroom.

SANITATION

WC - All toilets with western style closets and cistern of Cera brand.

Wash basin - All toilets and dining with wash basins (Cera).

Taps - Chromium plated bathroom fitting of Cera.

Geyser - Provision for hot water connection in shower area mixer tap.

Sink - Sink with mixer will be provided in kitchen.

Exhaust fan - Provision in all toilets & Kitchen.

Water heater - Wired water heater provision in all toilets.

WATER SUPPLY

Water supply through underground sump and overhead tank using ASTM pipe, individual water meter for each apartment.

ELEVATORS

Fully automatic elevators with Automatic Rescue Device.

FIRE FIGHTING

Fire fighting arrangements as per National Building Code and Kerala Fire Fighting department norms.

RETICULATED GAS

Reticulated LPG gas with individual consumption metering system subject to the government rules prevailing at the time.

ONGOING PROJECT



Aura Esta - 2 & 3 BHK Apartments - Thirumala, Trivandrum

READY TO OCCUPY PROJECTS



Pravasi - Exclusive NRI Enclave - Pead



Galaxy - Your home town - Powdikonam

COMPLETED PROJECTS



Midhun's Plaza - Patoor



Classic - Elegant Villas - Kachani



Icon Residency - Palkulangara

Midhun  *Markose*

BUILDERS AND DEVELOPERS INDIA PVT LTD

Business Office : Midhun's Plaza, Pattoor, Trivandrum, Kerala, India - 695024

Phone: +91-471-2570157, 2570457, 2570857 / Mob: 9747250444, 9747476444

Email: sales@midhunmarkoseproperties.com | www.midhunmarkoseproperties.com

Dubai - Ph: +971 451 35162, Mob: +971 - 526589895, +971 - 508818307