



MALABAR DEVELOPERS

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Trivandrum | Kottayam | Kochi
Thrissur | Perinthalmanna | Kannur
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MALABAR
DEVELOPERS



MISTY ORCHIDS
PEYAD, TRIVANDRUM

Embrace a life one with nature



A collaboration with mother nature to bring you a serene living experience

Designed to incorporate nature into your life, Misty Orchids offers luxurious villas with a green, serene atmosphere. With a premium address, live in an exclusive community in Peyad, Trivandrum, enjoying the spacious 3 & 4BHK villas and making the most out of its beautiful natural surroundings. Live one with nature.





A whole world within

Imagine a home that comes with everything you would ever need, everything else fades away. A spacious home is not enough, Misty Orchids comes with various luxury amenities like a full-fledged clubhouse, party hall, convenience store, and much more. Live a vibrant life where you'd want for nothing.



A “Goldilocks” location

Just 10 Km from Trivandrum central and 14 Km from the airport, your haven is far from the noisy, fast-paced city life but close enough to offer easy commute and effortless mobility. This strategic location also puts essential services within a 4 Km radius from you.

Live life easy and breezy.



Schools

St. Xaviers School
 Viswa Prakash School
 Carmel Higher Secondary School
 Santinikethan School
 Saraswathi Vidyalaya
 Kendriya Vidyalaya



Others

S P Convention Centre
 S P Cinemas
 Pangode Army Camp
 SBI Local Head Office
 HLL Corporate Head Office
 Alakapuri Auditorium



Colleges

LBS Institute of Technology for Women – Poojappura
 Institute of Co-operative Management – Poojappura
 Sree Chitra Thirunal Institute of Medical Science & Technology
 Rajiv Gandhi Centre for Biotechnology



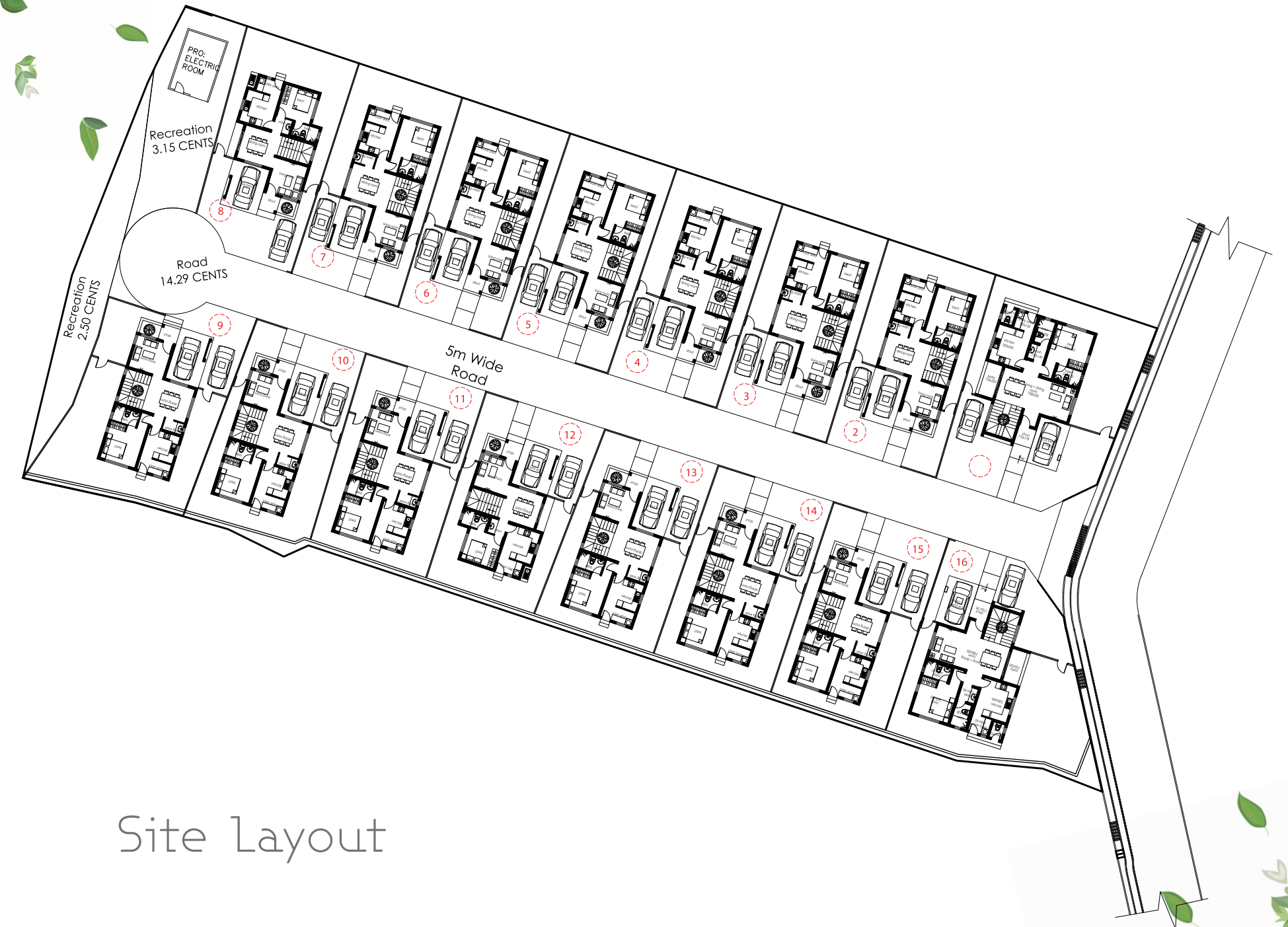
Banks

SBI
 Federal Bank
 Canara Bank
 ICICI Bank

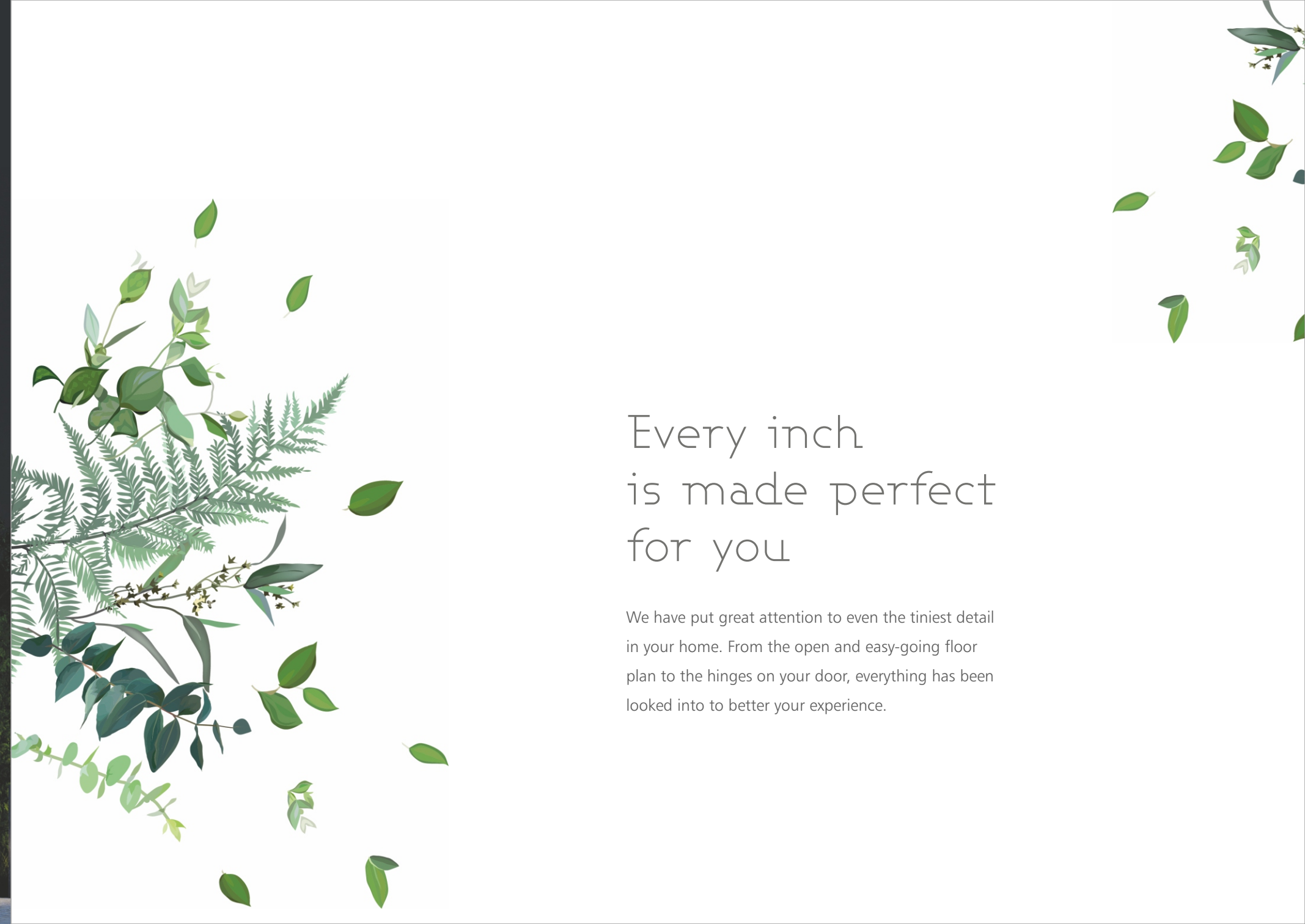


Hospitals

Life Cares Hospital
 Brain and Bone Clinic
 S K Hospital
 Govt. Panchakarma Hospital



Site Layout



Every inch is made perfect for you

We have put great attention to even the tiniest detail in your home. From the open and easy-going floor plan to the hinges on your door, everything has been looked into to better your experience.



Type A Villa-3BHK
Total Area - 1790 sq. ft.

Ground Floor
1042 sq. ft.

First Floor
748 sq. ft.

• Dimensions may vary slightly during construction. • Furniture and fixtures are indicative only.
• All dimensions are in Cms • Plans and areas are subject to minor changes.



Type B Villa-3BHK
Total Area - 1574 sq. ft.

Ground Floor
925 sq. ft.

First Floor
649 sq. ft.

• Dimensions may vary slightly during construction. • Furniture and fixtures are indicative only.
• All dimensions are in Cms • Plans and areas are subject to minor changes.





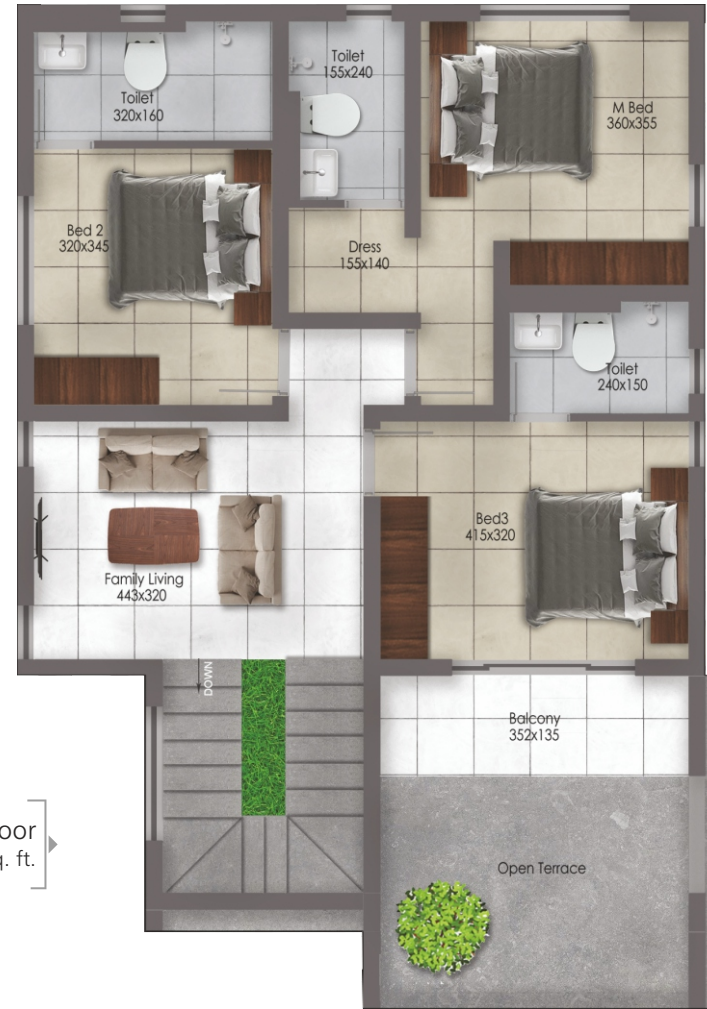
Type C Villa-4BHK

Total Area - 2284 sq. ft.

Ground Floor
1210 sq. ft.

First Floor
1074 sq. ft.

- Dimensions may vary slightly during construction.
- Furniture and fixtures are indicative only.
- All dimensions are in Cms
- Plans and areas are subject to minor changes.



Specification

STRUCTURE

Foundation as per structural requirement.
Framed structure with solid block masonry.

FLOORING

Sitout, Foyer, Living, Dining and Bed rooms.
Premium quality vitrified tiles 120x60 Cms (Brand - Qutone / Johnson/Simpolo/ Kajaria or equivalent).

Kitchen, work area and Balconies

Premium quality vitrified tiles matt finish 60x60 Cms for floors.
(Brand-Qutone/Johnson/Simpolo/ Kajaria or equivalent).
Will provide provisions for modular kitchen.

Toilets

Premium quality vitrified tiles matt finish 60x60 Cms for wall and floor (Brand - Qutone / Johnson/Simpolo/Kajaria or equivalent).
Wall hung EWC with concealed cistern, concealed piping with Grohe or equivalent brand. CP fittings Rocca or equivalent brand. White color sanitary wares. Hot and cold water mixer with head shower and piping for geysers. Provision for fixing exhaust fan.

Staircase

Tread - Step tile / Granite
Riser - Premium quality vitrified tiles.

MS WORK

Handrails

MS or GI handrails for internal staircase and external area with matt finish.

Grill

MS grills for windows and ventilators with matt finish.

ELECTRICAL

Independent 3 phase KSEB connection with MCB & ELCB concealed copper wiring.
Adequate light, fan and power points with modular switches and universal sockets of legrand or equivalent brand. CCTV provision for individual villas.

PAINTING

Emulsion with two coat putty finish for internal walls. Emulsion with single coat exterior putty and one coat primer for external wall.

JOINERY

Main doors - Elegant pre-hung main door using flush door with teak veneer finish full door jamb and architrave.
Internal doors - Flush door with teak laminate finish on both sides with architrave.

Toilet doors - Flush door with teak laminate on both sides.

Windows - Fully glazed sliding shutters with powder coated aluminium frames.

AIR CONDITIONING

Provision for split AC in all bed room.

COMMUNICATION

Telephone point in living room .Provision for cable TV connection in family living and master bedroom.

LANDSCAPING

State of the art landscaping for common area.

* Specification are subject to change without notice.

Location Map

