



Come home
to the land of circus,
cricket and cakes.



**SREEROSH
SEASCAPE**
THALASSERRY



Sreerosh Properties(P) Ltd



CHENNAI (Regd. Office)

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Kilpauk, Chennai - 600 010, INDIA.
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91 44 26440644 / 45 / 46
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EMail : sreerosh@eth.net
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sreerosh_tn@airtelbroadband.in

CALICUT

No. 11/532 - A, II floor
PK.Commercial Complex
Cherooty Road, Kozhikode - 600 032
Phone : 91 495 4099444/555
Mobile 93499 69600
93889 62296
EMail : calicut@sreerosh.com

KANNUR

Ennes Enclave, Ist Floor SB-5-1102/F
Near Asoka Hospital, South Bazaar,
Kannur - 670 002
Phone : 91 497 2764355/66
Mobile 9388359600
98478 44809
EMail : kannur@sreerosh.com

For more details on availability/booking details etc., you can log on to: www.sreerosh.com



Several apartments have already been booked. Don't miss this golden chance.

ARCHITECTS: M/S. STAPATI ARCHITECTS, CALICUT.

This information contained herein is subjected to change as may be required by the authorities and the architects and cannot form part of the offer of contract. While every reasonable care has been taken in providing this information, the owner or the developer cannot be held responsible for any inaccuracies. For more details on availability/booking details etc., you can log on to: www.sreerosh.com



PRESENTING
SREEROSH SEASCAPE
THALASSERRY

Four rivers, hills and a long coast line not only make Thalasserry the most beautiful city in Kerala but also the ideal place for an apartment home that's truly 'forever'.

Welcome to Sreerosh Seascape. Contemporary Apartment Homes that offer upscale living in the quaint and exotic Thalasserry- the home of cricket, cakes and circus and now all set to be yours.

Located in a magnificent environment with an open country feel, lush greenery all around, sea views and delightful vistas...Sreerosh Seascape gives you all the advantages of tranquil living and actually makes you forget how close to the city you really are!

A master-planned community, Sreerosh Seascape combines stylish contemporary architecture with a classic coastal theme to offer one/two and three bedroom apartments that match your comprehensive residential life-style with optimum privacy and safety.

What's more, they offer absolute competitive advantage as a location and a high potential for future price increases.

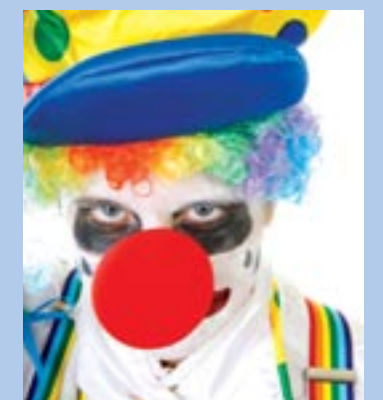
So, what are you waiting for? Discover an irresistible seaside home you can call your own among the quiet country roads, shimmering sands and roaring seas.

Come home to Sreerosh Seascape.

SREEROSH SEA SCAPE NATURALLY YOURS.

- Positioned perfectly for clean and healthy living in a beautiful natural environment.
- A sweep of green that Kerala has always been partial to.
- An unhurried lifestyle and an oasis of calm you can come home to after a hard day's work or after a hiatus from home.
- Beautiful in every aspect with a wide range of choices in layouts and styles.

All it needs now? Just you, to complete the picture!



Know your city- Thalasserry

The Malayalam name Thalassery was anglicized into Tellicherry during the British rule. A land with a throbbing past, it is a major port for the export of pepper, coffee, sandal wood and coconuts. It also has a thriving furniture industry as well as coffee-curing, rope/matt-making and baking. The birth place of Circus, Keeleri Kunhikkannan, the father of Indian Circus, is from Thalassery. Roots of many major circus companies such as Kamala Circus, Gemini Circus, Jumbo Circus, Great Rayman Circus, New Grand Circus and Great Royal Circus can be traced to this town. Cricket was played in Thalassery much before it was introduced in Calcutta.

Mambally Bakery, the first bakery in the state of Kerala, was founded in Thalassery. Rajya-Samacharam, the first Malayalam newspaper, was published from Thalassery. Brennen College continues to be one of the oldest educational institutions in the region and is more than 100 years old.



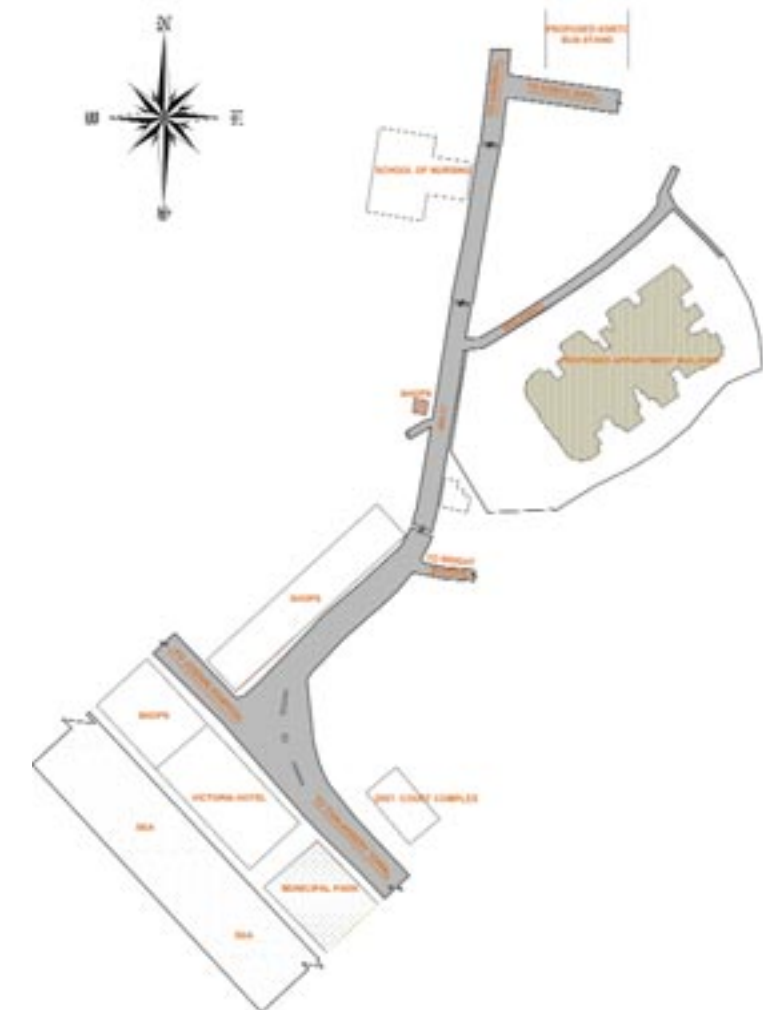
ADVANTAGE- LOCATION

- Just 100 metres from the sea.
- Located on the National Highway-NH-17.
- Close to KSRTC Bus Depot, School of Nursing and the District Court.
- Close to Josgiri Hospital, Victoria Hotel and Municipal Park.
- Peaceful, non-interfering neighbourhood with a network of educational institutions and shopping malls.
- Prime property that's worthy of appreciation.

ADVANTAGE- ACCESSIBILITY

- By air: The nearest airport is at Kozhikode. International Airport, Kozhikode, about 93 km south.
- By rail: Thalassery railway station is 5 minutes away from the location. Kannur railway station is well linked to major towns up country as well as with in the state.
- By road: Thalassery is 67 km by road from Kozhikode.

Location Plan



ADVANTAGE- PREFERENCES

Land area: 1 acre 10 cents.

124 Luxury Apartments- Basement +
Ground + 14 floors

APARTMENT SIZES:

- 1 BED ROOM APARTMENTS

730 sq.ft.

- 2 BED ROOM APARTMENTS

1210 sq.ft. TO 1215 sq.ft.

- 3 BED ROOM APARTMENTS

1510 sq.ft./1550 sq.ft./1630 sq.ft./
1635 sq.ft./1690 sq.ft./1925 sq.ft.

(SELECT FEW APARTMENTS WITH OPEN TERRACE)

ADVANTAGE- CONVENIENCES

- Covered car parking in basement and ground floor.
- Indoor Swimming Pool & Fitness Center on the Ground Floor.
- Recreation Lounge, Pool Table/TT Table/Library/Party Cubicle on the 1st Floor.
- 3 Phase Connections for all Apartments.
- Lifts to all floors.
- Landscaped exteriors.
- Stand by generator.
- Good potable ground water available in plenty.

ADVANTAGE- ATTENTION TO DETAILS

> STRUCTURE

RCC frames structure with Laterite/
Brick / Concrete block masonry walls
plastered smooth and painted.

> FLOORING

Vitrified tiles flooring at Rs.40/- per
sq.ft.

> JOINERY

Teakwood polished commercial flush
main door and painted internal doors.

Wooden/ Aluminium windows with MS
grills.

> KITCHEN

Granite slab platform with stainless steel
sink.

> GLAZED TILES

Upto 7 feet height in the bathrooms and
2 feet height above the kitchen platform.

> PLUMBING & SANITATION

GI/PVC water lines, PVC waste water
& soil lines, common water sump and
open bore-well, overhead tanks.

> ELECTRICAL

Three phase connection with concealed
PVC conduit wiring with necessary
service points, PVC conduits for TV
antenna and telephone.

Site cum Ground Floor cum Parking Space



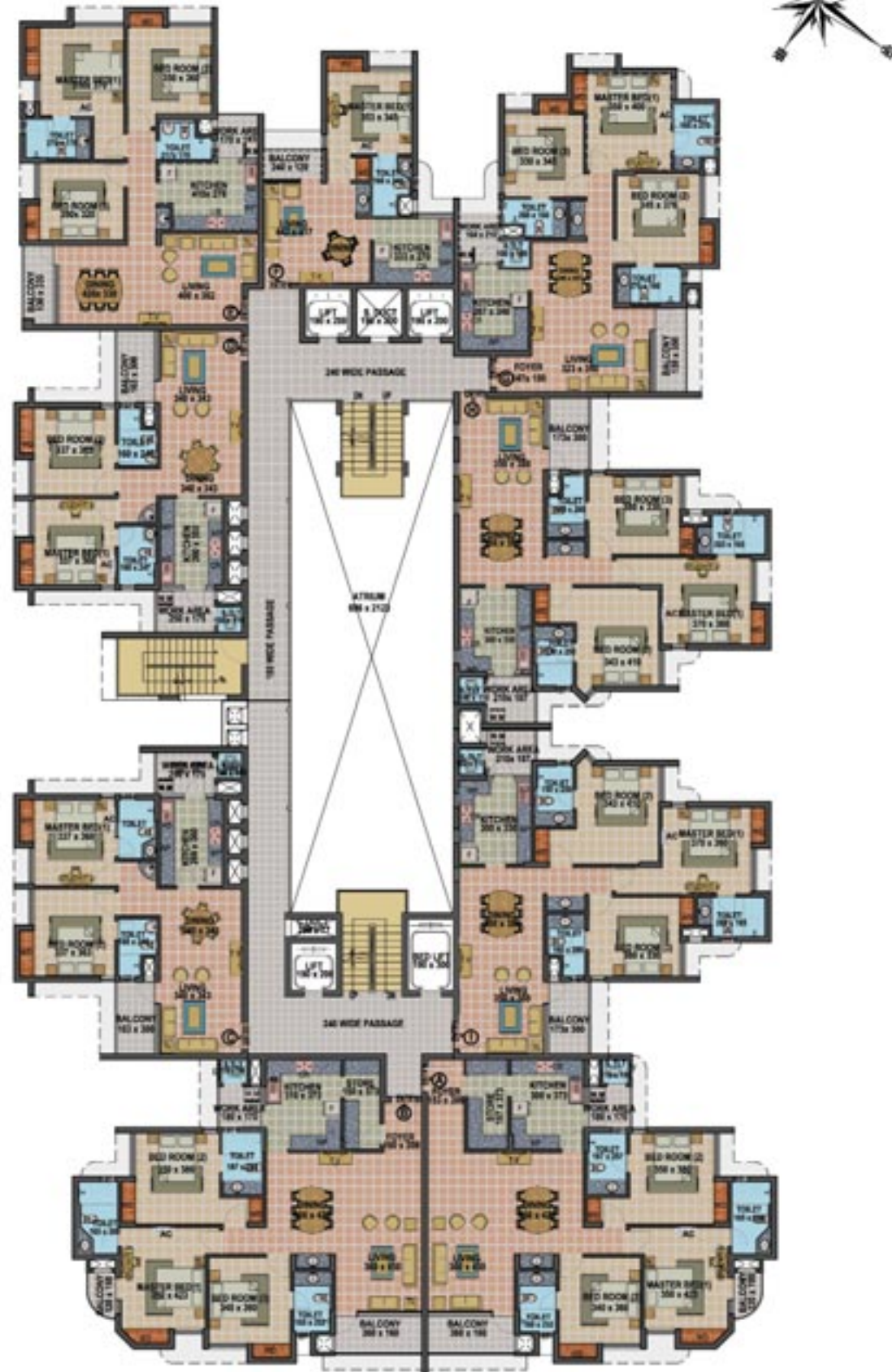
Basement Floor Plan



First Floor Plan



Typical Floor Plan
2nd Floor to 14th Floor Plan



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

Type A - 3 Bed Unit
Flat Area = 1925 Sq.ft



Type B - 3 Bed Unit
Flat Area = 1890 Sq.ft

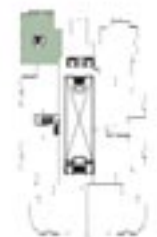


- TV : TELEVISION POINT
- TL : TELEPHONE POINT
- WD : SPACE FOR WARDROBE
- AC : SPACE FOR AIRCONDITIONER
- F : SPACE FOR FRIDGE
- CR : SPACE FOR COOKING RANGE
- KS : STAINLESS STEEL KITCHEN SINK
- WP : WORKING PLATFORM
- WM : SPACE FOR WASHING MACHINE
- EF : OPENING FOR EXHAUST FAN

Type C - 2 Bed Unit
Flat Area = 1215 Sq.ft



Type E - 3 Bed Unit
Flat Area = 1510 Sq.ft



Type D - 2 Bed Unit
Flat Area = 1210 Sq.ft



Type F - 1 Bed Unit
Flat Area = 730 Sq.ft



Type G - 3 Bed Unit
Flat Area = 1550 Sq.ft



Type H - 3 Bed Unit
Flat Area = 1635 Sq.ft



Type I - 3 Bed Unit
Flat Area = 1630 Sq.ft



ARIEL VIEW OF THE SITE

COMPANY OVERVIEW

Sreerosh Properties was founded by P.Sreedharan, Master of Technology in Civil Engineering (IIT, Madras) and a native of North Kerala. An experienced real estate developer, he started this company in 1994 to cater to the booming real estate market in Chennai and Kerala.

Today, the company is one of the respected property development Company in the city, building its performance on years of experience through an uncompromising approach to quality.

Sreerosh has an extensive portfolio of 40 contemporary residential, commercial and lifestyle projects exceeding 5,00,000 sq.ft in Chennai, apart from projects in Kerala.

Sreerosh maintains a very competitive edge with its comprehensive property development portfolio in Tamilnadu and Kerala and soon plans to start fresh projects in Coimbatore, Cochin and Tiruvananthapuram.

All these projects with guaranteed title deeds have been finished well within the budget without compromising on the standards and delivered on time.

With the expansion and strengthening of the construction industry, higher standards of living and highly developed infrastructure, Sreerosh is now ready to expand its operational boundaries to offer properties that reflect the flexibility and versatility for modern living.

Due to its vast and varied clientele the company handles properties that cater to multiple requirements- investment, retirement and good living. Pioneering the tradition of global breadth and local depth is the company's unique approach. Sreerosh Properties provide strategic investments with long term potential, each offering a distinctive lifestyle and all the benefits of good living.

Sreerosh focuses on providing consistent quality together with innovative projects, seamless services matched by competent after sales services to deliver not just buildings but complete customer satisfaction.

The Project is being executed jointly in association with M/s. Zacharia Group involved in multiple business ventures like Real Estate, Property Development and Exports in Chennai for the past 3 decades.

ONGOING PROJECTS IN KERALA



Sreerosh Willow Heights
THANA - KANNUR



Sreerosh Bay Heights
PAYYAMBALAM - KANNUR



Sreerosh Sreepadmam
THALAP - KANNUR



Sreerosh Emerald Heights
PAYYAMBALAM - KANNUR

ONGOING PROJECTS IN KERALA



Sreerosh Palm Valley
CHEVAYOOR - CALICUT



Sreerosh Green Acres - Villas
MATHUKOTH - KANNUR



Sreerosh Chenoli Commercial Complex
SOUTH BAZAAR - KANNUR

COMPLETED PROJECTS IN KERALA



Sreerosh Nasheeman
THANA - KANNUR



Sreerosh Avenue - Independent Villas
EDACHOVVA - KANNUR



Sreerosh Residency
EAST HILL ROAD - CALICUT

