



The Best Housing Brand of Kerala

Confident House, 868/2, S A Road, Vytilla P O,
Kochi- 682 019, Mob: 98959 04444

Calicut

28/975, Thodayad,
Bye-pass Junction,
Mavoor Road,
Calicut 6730 071,
Mob: 81293 2111

Thrissur

Confident House
11/605, Mathrubhumi Jn,
Veliyannur (PO),
Thrissur 680 021
Mob: 98959 14444

Kottayam

Confident House,
2nd Floor,
Mannakulathil Tower,
Collectorate P O,
Kottayam - 686002.
Mob: 98954 55566

Trivandrum

Confident House
TC 13/1151(7),
Kannammoola,
Medical College P O,
Trivandrum 695 011
Mob: 98955 23333

Bangalore

Confident Projects Office
Confident Propus, #6
Langford Town,
Hosur Main Road
Bangalore - 560025
Ph: +91-80406 66999

Dubai

Dar Al Nahda Building,
Hor Al Anz East,
Diera,
PB No.31599,
Dubai
Mob: +971 5533 87577

This Brochure is purely conceptual and does not constitute a legal offering. The promoters/developers reserve the right to alter/delete/add specifications mentioned herein.

Live

up-close and personal with nature

tarjani



amber
Luxury Villas
Near Info Park
Kochi

Come back to
nature.
Come back to
senses.

We live in a world, where hectic days and restless nights repeat themselves in hard-to-break patterns. We keep saying yes to everything and race on, unabated, in this grind called life.

Stay put. Re-calibrate life.

Cozy up to nature. Give in to nature's arms, cuddle and reconnect with the beat of the natural world to just 'be'.

Get soaked up in natural environments and gift you and your dear ones an invigorating natural high everyday. Nature bathing is what the ancestral philosophers, contemporary motivational gurus, renowned psychologists and great thinkers strongly recommend.



...Where sounds of
nature
greet you,
every day.

Sit back, close your eyes, immerse and listen to the morning chorus of the melodious birds of all hues, inhale the fresh air, behold the breathtaking beauty of the glorious sunrise and enchanting sunset amidst the dew clad lush greenery.

CONFIDENT AMBER VILLAS

For those of you looking for a home to enjoy the tranquility and freshness of life amidst the hustle and bustle of modern living in Kochi, look no further.

Presenting Amber Villas from Confident Group.

Your perfect rustic haven in an urban setting is just 3.8 kms from Kakkanad. Experience heavenly life, whilst enjoying the comforts and amenities of modern life.

Be one with nature within the reaching distance of your hectic everyday world. Set against the backdrop of a verdant green landscape, with cool climes, abundant supply of fresh water and pristine air, Amber Villas are a one-of-a-kind setting designed to ensure that you enjoy life to its fullest.

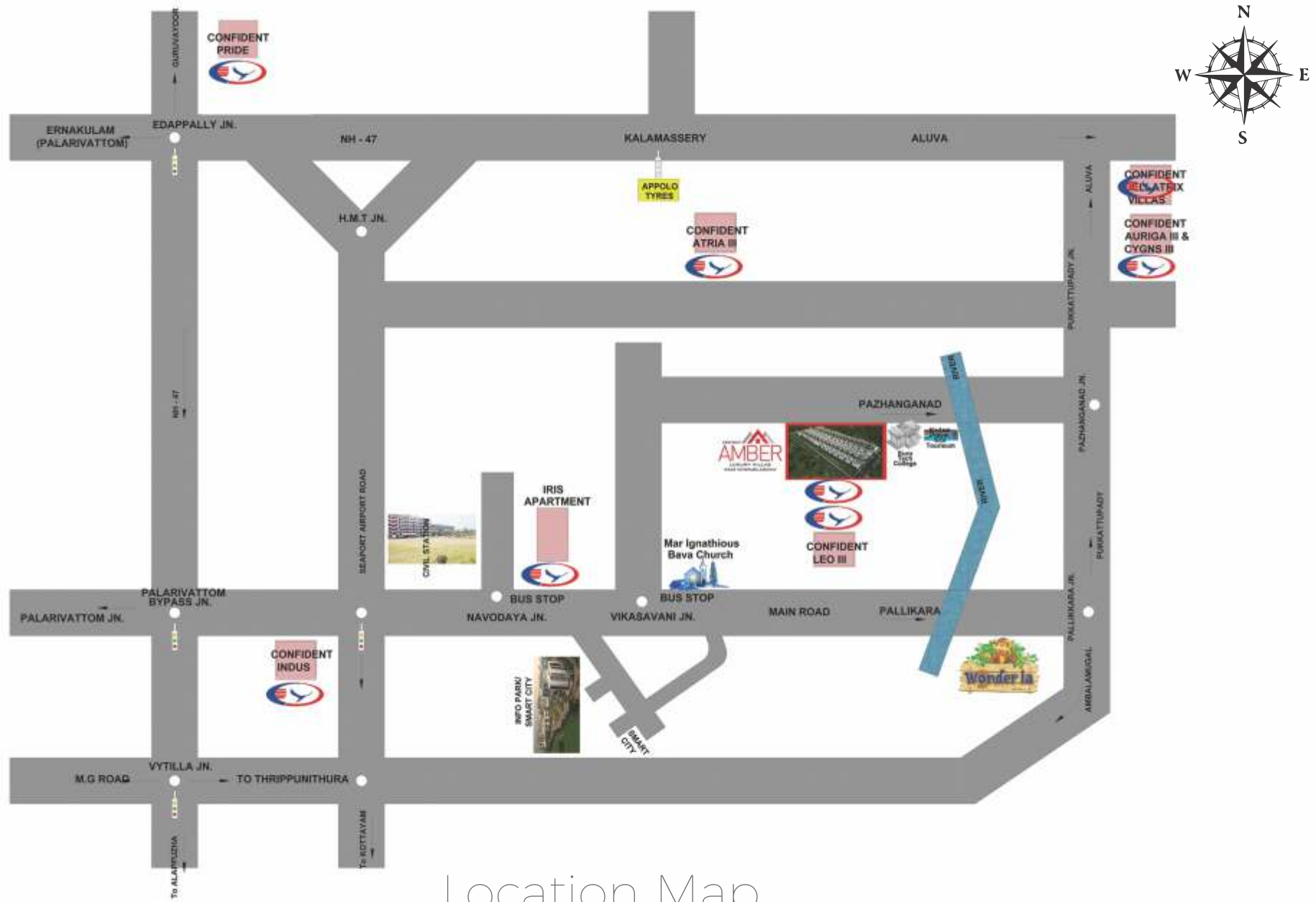




Connected to the **world.** Connected with **nature.**

Amber Villas are located less than 4 kms from Info Park, Kakkanad, popularly known as Upper Kakkanad, a picturesque hamlet, with salubrious weather all year round.

Easy connectivity to Info Park, Airport, National Highways, Supermarkets, places of worship, educational institutes of repute, world class health care, malls, multiplexes, utility services, etc helps you enjoy the urban conveniences just a hop, skip and jump away.



Location Map



Confident
amber
Luxury
Villas



Amber Villas

Typical Layout Plan





Designed for Exceptional **Natural Living**

The vast expanse of green on which Amber Villas will blossom are designed to give you the best advantage of its inspiring location.

The avant-garde architectural design imparts an aura of sophistication. It seamlessly flows to every part of our sixty five (65) aesthetically designed villas. Generously proportioned, Amber Villas comes in 1,500 sq.ft onwards with all modern amenities, that will graciously accommodate your exclusive life style and has Confident Groups class and stamp all over it. Every detail has been taken care of including supply of fresh and high quality water.

Type 1 Ground Floor



Area-1518 sq.ft.

Type 1 First Floor



Type 2 Ground Floor



Area-1527 sq.ft.

Type 2 First Floor



For a naturally **Comfortable Lifestyle**

A Luxurious ambience of quality space with exclusive amenities has been achieved through painstaking attention to detail and places the best of life's pleasures within a common setting of subtle refinement.

Amenities

- Party hall
- Multipurpose gym
- Visitors lobby
- Games room
- Table Tennis
- Swimming Pool
- Intercom facility from individual villa to security room
- 24 hours security
- 1 KVA power back up for each villa
- Kids play area
- Servants / Drivers toilet
- Bio gas plant
- Incinerator for waste disposal
- 1200 ft long walk way
- Badminton Court



Wall & structure : Load bearing wall with solid concrete blocks over foundation structure.

Wiring : ISI brand or equivalent FR wires for lighting circuits, ISI brand PVC wires for switches, ISI brand PVC wires for heating circuits.

Electrical : Electricity would be provided from the internal transformer. Concealed copper wiring for electricity with Modular/Equivalent switches, telephone points, Plug points with standard switch boards as per Confident standard design.

Painting (Internal walls): Two coat of putty over one coat of primer followed by two coats of premium emulsion (roller finish) in Asian or Equivalent brands.

Painting (External) : Two coat of putty over one coat of primer followed by Weather coat painting in Asian or Equivalent brands.

Specifications

Switches: Modular switches from Legrande /MK /Equivalent (Points as per Confident drawing).

Doors (main Door): Teak wood (Polished) and sparkling stainless steel fixtures in Godrej/Dorset/equivalent branded locks with 5 year warranty that protect a world of happiness inside.

Doors (internal Doors) : Good quality wooden frame with hard wood door (Painted) with fixtures in Godrej/Dorset/equivalent brands.

Windows : White coloured UPVC with MS grill.

Flooring : High quality Kajaria/Equivalent /Imported Vitrified tiles for living, dining, and bedrooms. Kitchen and toilet flooring with good quality ceramic tiles. Staircase step with Granite treads and Vitrified tile risers.

Stair Handrail : Fashionable Handrails in Stainless Steel.

Dado tilling : 2' height wall dado for kitchen and 7' height wall dado in toilets in high quality Kajaria / Equivalent / Imported tiles makes maintenance and cleaning a breeze.

Sanitary Fixtures: Hindware/Cera/Equivalent sanitary fixtures as per Confident Standard complement the rest of your dream home.

Cooking Platform : Classy Granite slabs for cooking platform with Futura / Equivalent stainless steel sink with drainboard.

Water supply : Water supplied from Captive well with common water supply from common overhead tank means no more water worries

Boundary : Grill over 3 ft height wall that gives a classy look to your exteriors.

Power backup : 1KVA inverter power back up for all villas.

