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A MUCH AWAITED GOLDEN GIFT OF **SMARTER LIVING**

Bamboo Park II

SMARTER HOMES

BY MALABAR DEVELOPERS



Bamboo Park Phase II
at Green County

Bamboo Park II

SMARTER HOMES

BY MALABAR DEVELOPERS

JUST 20 MINUTES TO REACH

Malabar Developers presents the rarest combination of smarter homes with a wide range of amenities. Bamboo Park is a part of 12 acres gated residential community at Green County. Be a part of the futuristic township and indulge in a celebration of life that blends a marvelous design, a spectacular view and an unmatched lifestyle.

The Green county township is situated in Peruvayal, Kozhikode, just 20 minutes drive from the city's centre. The green and unpolluted surroundings, the rich landscaping with trees, bushes, flowering plants and well-manicured lawns create a wonderful ecosystem for a happy and healthy living. Make your smart choice for a life that otherwise you would always long for, but may not find still. We welcome you to smarter homes, your everyday-holiday destination. Come, live smarter and happier at the Bamboo Park.

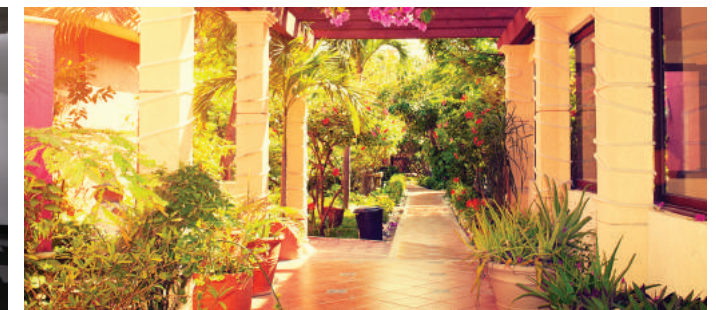
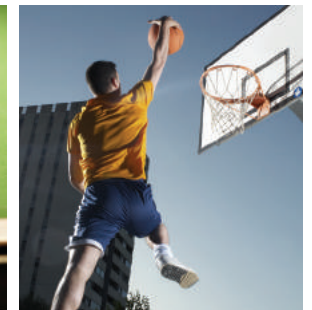


COUNTY CLUB @ GREEN COUNTY



AMENITIES @ COUNTY CLUB

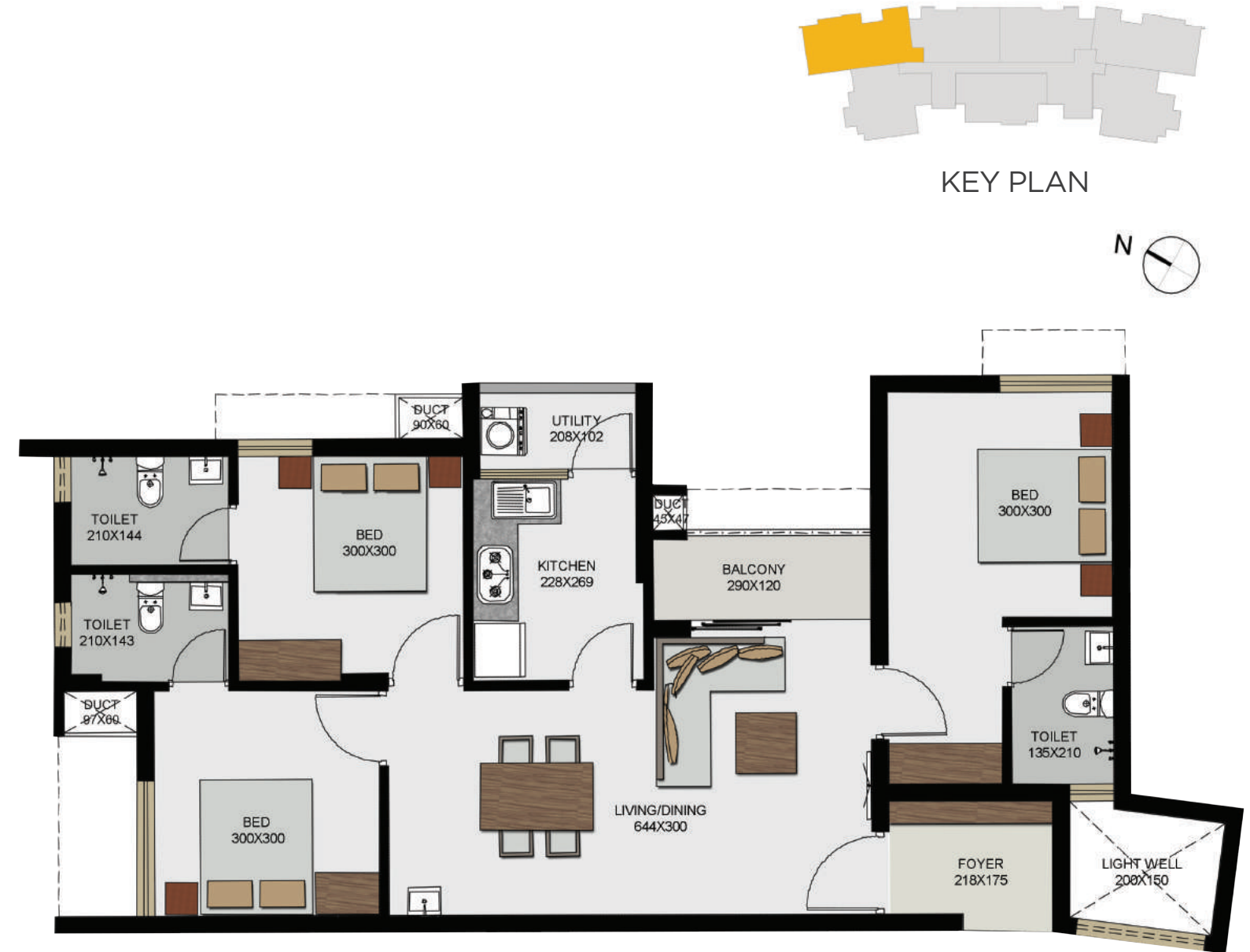
- Swimming Pool
- Indoor games (Snooker & Table Tennis)
- Air conditioned health club
- Badminton/Shuttle court
- Basket ball court
- Association room
- Children's play area
- Barbeque counter
- Spa
- Video Theatre
- 2 well furnished Guest Suites
- Jogging track
- Party area
- Landscaped garden and park



FLOOR PLANS



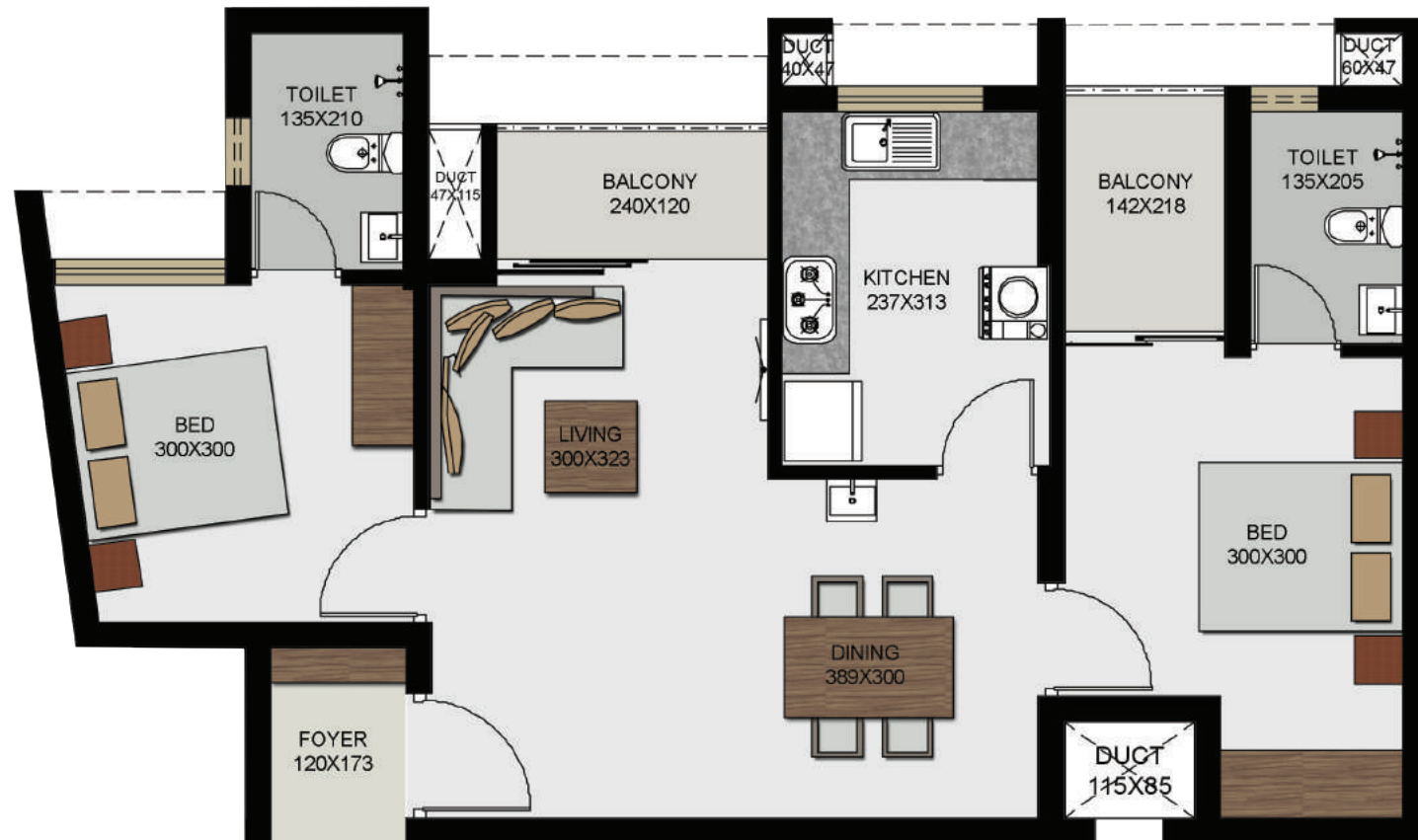
*Dimensions may vary slightly during construction.
 *Furniture and fixtures are indicative only.
 *All dimensions are in centimeters.
 *Plans and areas are subjected to minor changes.
 *Column size may slightly vary during construction stage.



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KEY PLAN

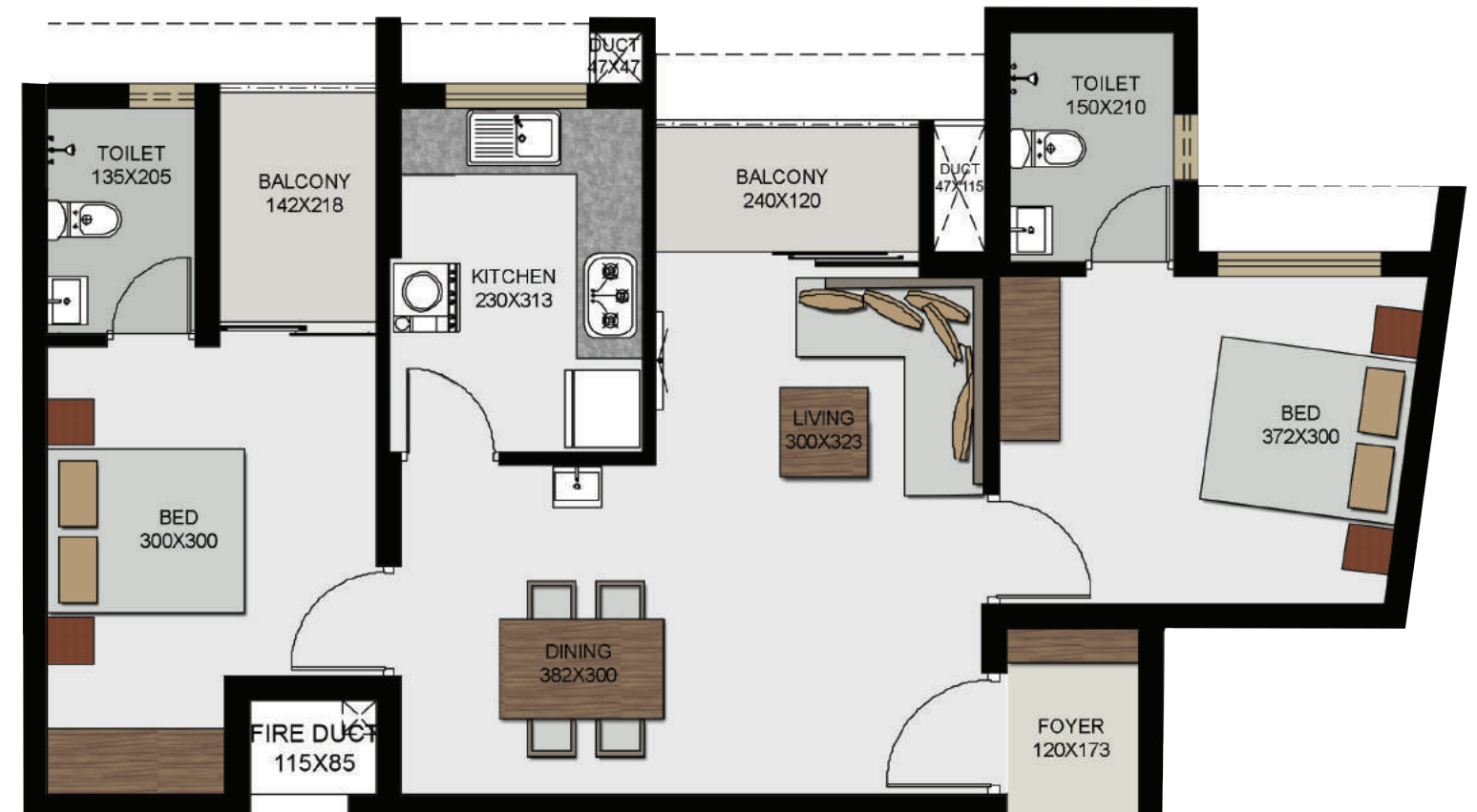
**FLAT-C (2 BHK)**

1st to 7th Floor / Area - 949 sqft
Deck area (First floor) - 71 sqft

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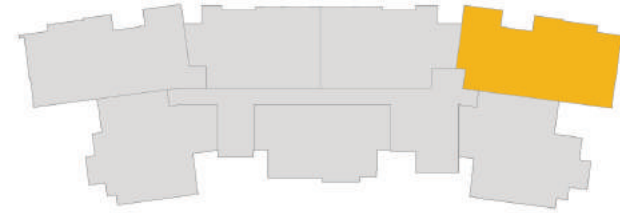


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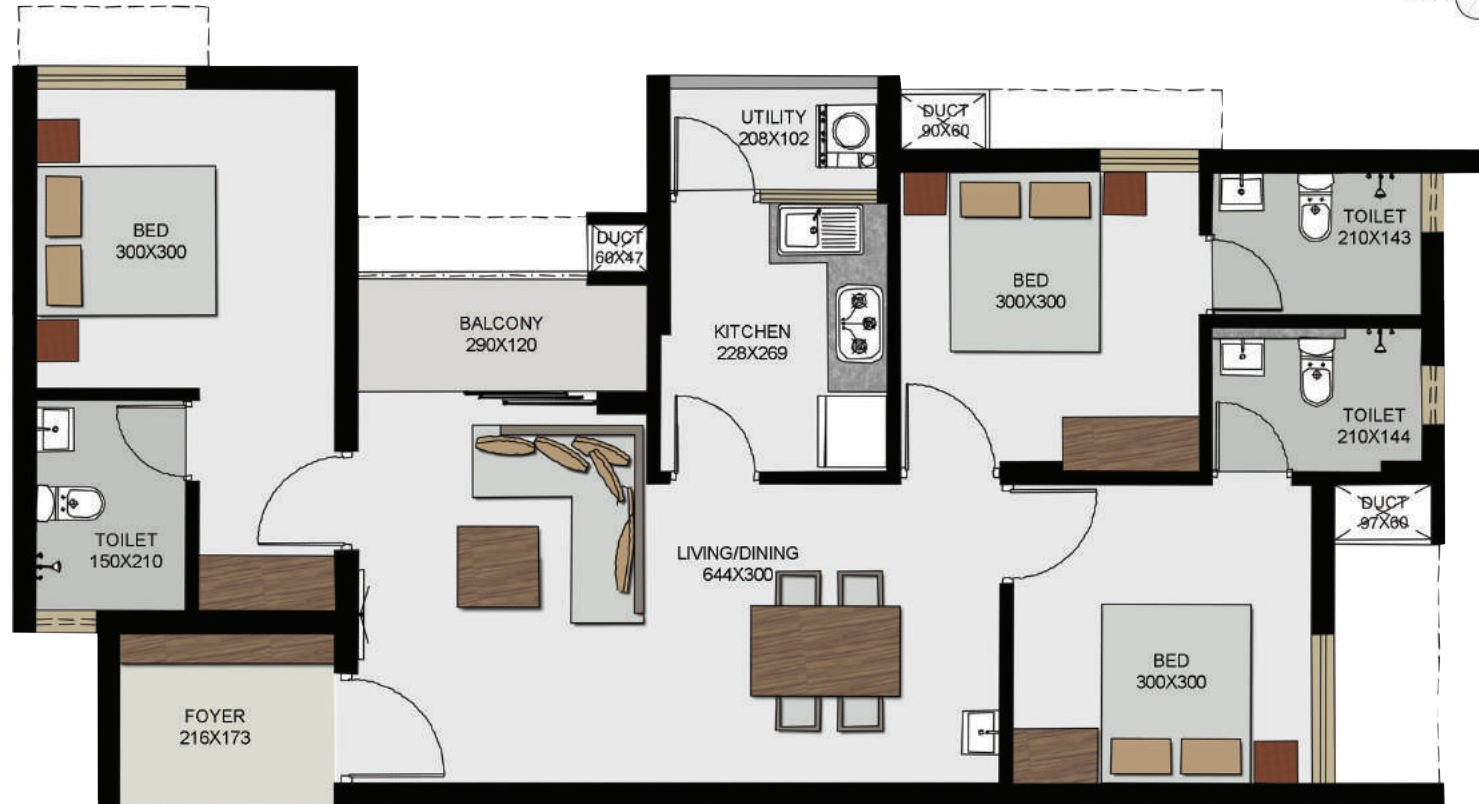
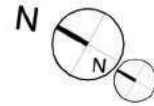
**FLAT-D (2 BHK)**

1st to 7th Floor / Area - 979 sqft
Deck area (First floor) - 84 sqft

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KEY PLAN



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FLAT-E (3 BHK)
 1st to 7th Floor / Area - 1152 sqft
 Deck area (First floor) - 86 sqft

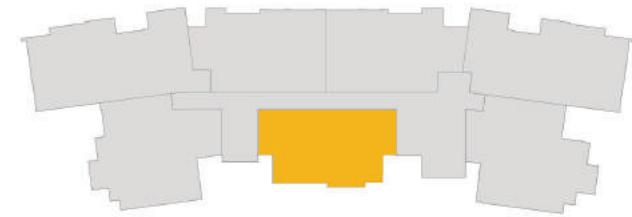


KEY PLAN



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FLAT-F (3 BHK)
 1st to 7th Floor / Area - 1113 sqft
 Deck area (First floor) - 33 sqft



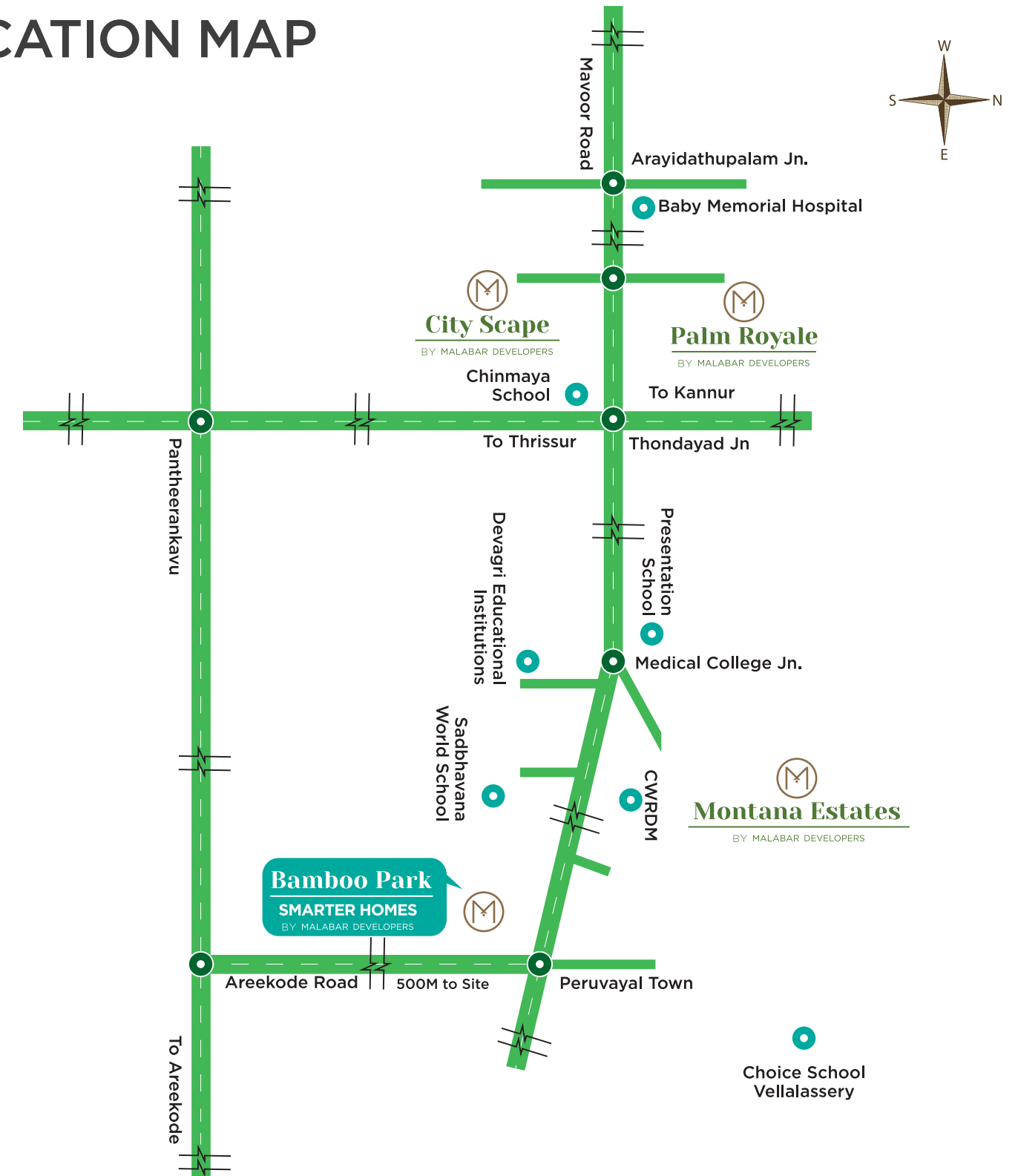
KEY PLAN



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FLAT-G (2 BHK)
 1st to 7th Floor / Area - 918 sqft
 Deck area (First floor) - 163 sqft

LOCATION MAP



DISTANCES TO MAJOR DESTINATIONS

SCHOOLS

Sadbhavana school	:	7.0	km
Devagiri CMI Public school	:	9.0	km
Presentation school	:	9.7	km
Choice school	:	8.0	km
Bhavan school	:	10.0	km
M E S school Chathamangalam	:	10.2	km

COLLEGES

AWH Engineering College	:	5.5	km
IIM	:	5.0	km
NIIT	:	8.5	km
St. Joseph's College Devagiri	:	9.0	km

TRANSPORTATION

New Bus Stand	:	14.4	km
Railway Station	:	16.0	km
Air Port	:	25.2	km

HOSPITALS

Medical College	:	7.3	km
Baby Memorial Hospital	:	13.4	km

BANK	:	1.5	km
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PETROL PUMP	:	1.5	km
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A professionally managed corporate business conglomerate, Malabar Group is engaged in jewellery retailing through the flagship company Malabar Gold & Diamonds. Diverse interests of Malabar Group also include property development, I.T. services, branded furniture. Our corporate culture and work environment is based on the principles of trust, transparency, teamwork and integrity.



Established in 1995, Malabar Developers is the realty and property development division of Malabar Group. The developer has to its credit an impressive track record of residential apartments as well as commercial properties. We go by our conviction in excellence and deliver only what we deem best. When it comes to living spaces, we strive our best to add MORE LIFE PER SQ.FT



The social wing of the Malabar Group focuses on implementing the Corporate Social Responsibility initiatives of the Group. The initiatives are directed towards enabling communities through various projects in the areas of education, medical aid and health care services, women empowerment, environment protection and housing development. Malabar Developers earmarks a portion of the profit for housing development for the less privileged.

Be a part of Charity: Malabar housing Charitable Trust is one among the 17 social and charitable trusts in India who have been awarded the rare privilege of tax exemption for donors. You can also avail the benefits under section 35 AC of income tax act 1961, by donating to the trust.

Green thumb

ORGANIC FARM

An initiative from Malabar Developers

Green spaces all around you. Maintained grandly, the way you like it.

Malabar Green Thumb initiative is a unique service we provide to maintain and improve your homes and the green spaces around you for good.



Services We Provide



Hard FM Services

- Heating, Ventilation and Air Conditioning
- Electrical Systems (HV&LV)
- Mechanical Systems
- Plumbing System
- Painting • Masonry
- Carpentry/Joinery
- Lifts and Escalators
- Sewage treatment (STP)
- Swimming Pool & water feature maintenance
- Other Building system/ equipment

Soft FM Services

- Security
- Internal Cleaning
- External Façade Cleaning
- External Surface Cleaning
- Landscaping
- Pest Control
- Waste Management Services

Project Management

- Budget Preparation & Management
- Subcontractor Qualification & Periodical Performance rating

System Solutions

- Computer Aided Maintenance/Facilities Management
- Planned Preventive Maintenance Scheduling
- Procurement
- Stores and Inventory
- Building Management Systems
- Quality Management Systems
- Client Reporting

We operate a centralised 24X7 call centre (1800 420 2424 Toll free) operation at our Calicut office to provide support to our client’s facilities using an asset management software system.

Interior Design

Want to lend your home a very personal touch? Our experienced and talented interior design would be happy to help. From detailed sketches, estimations to project completion, our team of experts will deliver to the highest levels of professionalism, creativity and punctuality.

Maintenance

The very moment you step into your new home, so does our home care experts. Rest assured, they will unobtrusively go about their duty of keeping your home in perfect shape. From mending of electrical and plumbing fixtures to painting or cleaning, our home care service is available 24/7 for a very nominal fee.

SPECIFICATIONS

FLOORING

Description	Brand
Living/Dining	: Ceramic/Semivitrified
Bedrooms	: Ceramic/Semivitrified
Kitchens	: Antiskid Ceramic
Work Area	: Antiskid Ceramic
Balcony	: Antiskid Ceramic
Toilets - Floor	: Ceramic
Cladding	: Ceramic tiles upto 1.8 mtr



JOINERIES

Main Door	: Moulded Doors
Internal Doorsrs	: Painted Panel Doors
Toilet Doors	: Painted Panel Doors



ELECTRICAL

Switches	: ABB, Crabtree or Equivalent
Hand Rails	: MS Railings
Window Grills	: MS Railings



PLUMBING

CP Fittings	: Jaguar/Parryware/Prayag or Equivalent
Sanitary	: Parryware/Hindware/RAK Kerovit or Equivalent



PAINTING

- Wall : Paint, Distemper
- Ceiling : Paint, Distemper
- External : Water Proof Emulsion



COMMON

- Lobby : Vitrified Tiles
- Lift : MS Painted Car & Painted Door
- Yard : Interlock Tiles
- Common Area Floor : Vitrified Tiles
- Power Back Up : 500 WATTS

WINDOWS

- Ventilators | Window : Powder Coated Aluminium Frame with glass



Disclaimer: All measurements, elevations, colors schemes and specifications shown in the brochure are subject to minor variations without specific and general notice. All such alternatives/variations shall be purely at the discretion of the builder.