

bless your life with beautiful moments



 **Sakkanaath**  
aś-sukoon

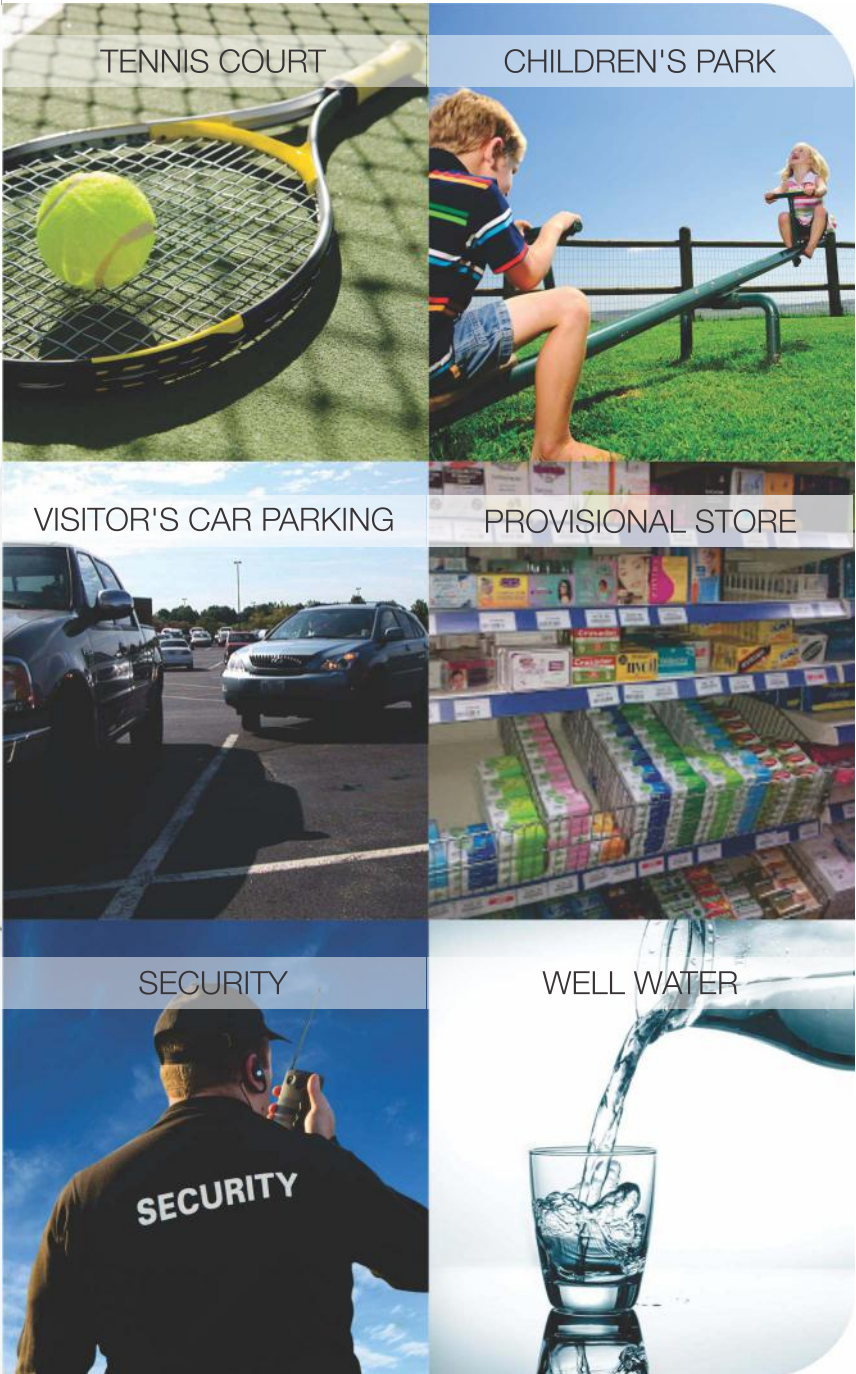
Nalukettu Builders, Lessy Complex  
Opp. Capitol Mall, Kannur - 2  
Tel : 0497 2706988, 9400631000 / 9400641000  
e-mail : nalukettuvillaknr@hotmail.com  
www.nalukettubuilders.in

Architect : Vineetha, V Design, Calicut, Tel : 9495083442





## AMENITIES



## SPECIFICATIONS

- STRUCTURE**  
All structural RCC works shall abide by standards. Laterite masonry foundation and walls. RCC flat roof slab.
- FLOORING**  
Vitrified tiles (Asian/Johnson/ Equivalent) in living, dining and bedrooms. Anti skid ceramic tiles for kitchen, toilets and work area, granite in sit out.
- PLUMBING**  
Concealed plumbing with PVC pipes and CP fittings of (Jaquar / Parryware / Equivalent). White or light colored sanitary fixtures. State of the art hot and cold mixer unit with shower facility ( except common bathroom). Points for geyser and exhaust in all attached bathrooms.
- KITCHEN**  
Counter with granite top with stainless steel sink (double bowl sink with drain board) and 60cm dado above counter top in ceramic tiles . Suitable number of electrical points for kitchen appliances.
- DOORS & WINDOWS**  
Front door and frame in teak wood, other door frames and doors in Irul wood, with Melamine wood polish. All windows and ventilators in Irul wood with MS grills.
- PAINTING**  
Emulsion paint for internal walls (Asian paints/ Berger/ Nerolac with putty finish in living room and master bedroom). Weather sheild emulsion for external walls (Asian paints/Berger/ Nerolac) Enamel paint for wood works and grills.
- ELECTRICAL**  
Concealed wiring in PVC Conduits controlled by DB, ELCB and MCB of ( Havells/ V-Guard / Finolex) Modular switches ( MK/ GM/ Anchor Equivalent) ISI Mark wiring cable ( Havells / V- Guard / Finolex). Telephone sockets in two Master bedrooms and living room, TV sockets in living room and dining room power socket provided for AC and water heater.











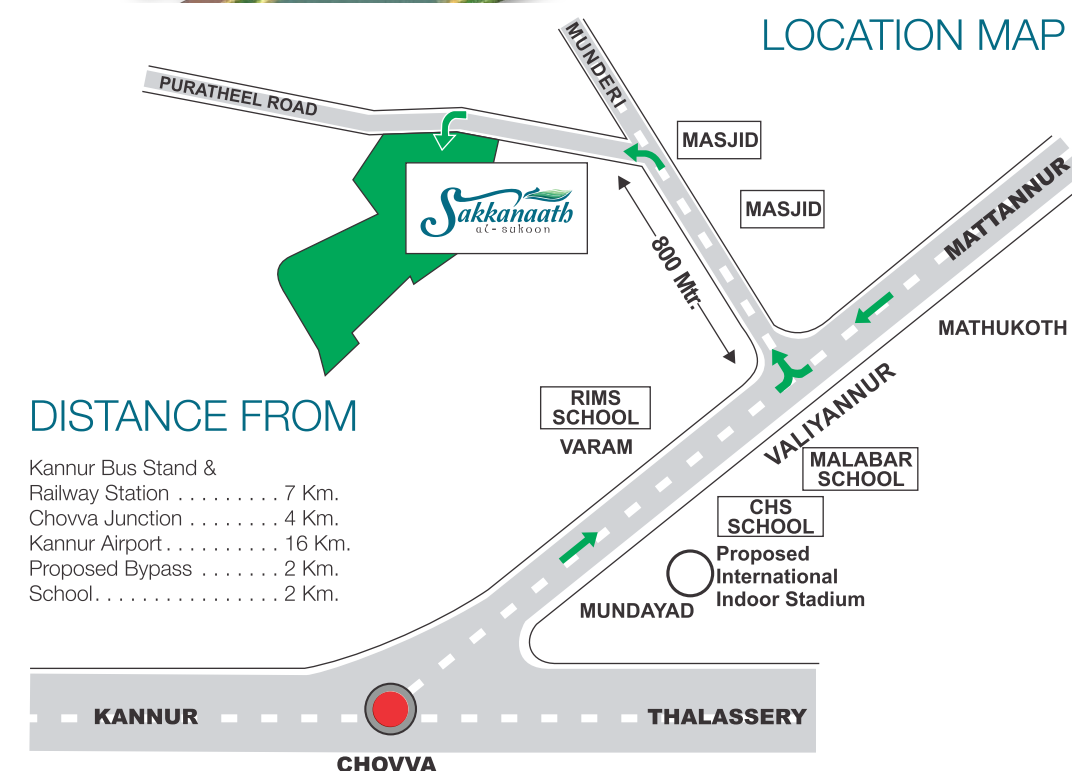
LOCATION PLAN



FIRST FLOOR PLAN  
Floor Area - 930 sft



GROUND FLOOR PLAN  
Floor Area - 1067 sft (including porch)



#### DISTANCE FROM

Kannur Bus Stand &  
Railway Station ..... 7 Km.  
Chovva Junction ..... 4 Km.  
Kannur Airport ..... 16 Km.  
Proposed Bypass ..... 2 Km.  
School ..... 2 Km.

enjoy  
endless  
days of  
delight &  
dignity

Nalukettu Builders (P) Ltd. is a registered company under the companies Act 1956, with more than a decade's successful and meritorious track record in the field of Construction Industry. Our major activities include areas like land development, construction of homes, flats, shopping malls and town ship etc.

We have already registered with various Govt. organisations and public undertakings and completed many civil works for Govt. departments and private sectors.

**Sakkanaath**  
aś-sukoon

SAS Villas is elegantly situated near the picturesque surroundings of Valiyannur, only 4 Km away from Chowva Junction and 7 Km from Kannur Bus stand and Railway station with great proximity to all the important places that you have to visit frequently.

Beautifully designed and built by using the finest materials in a rustic background filled with tranquillity SAS Villas will enrich your life with comfortable and peaceful moments.