

VARMA
Imperial
LUXURY APARTMENTS

VAZHAKKALA | KOCHI

 **VARMA
HOMES**

A LEGACY OF FINE LIVING

K-RERA/PRJ/058/2021
www.rera.kerala.gov.in



EXPERIENCE THE
Imperial
STYLE OF LIVING

Permit No. BA-923/19-20
K-RERA/PRJ/058/2021
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Live Majestic

Located at Vazhakkala, Kochi Varma Homes offers you the experience of regal living at our new project Varma Imperial. In an area of 32.12 cents, with 2BHK luxury apartments ranging from 902 sq.ft. to 1124 sq.ft. & 3BHK luxury apartments of 1324 sq.ft. and 1455 sq.ft. Varma Imperial has 36 units in a 9 storeyed single tower with ground floor and basement parking. With all needs of a luxurious living fulfilled, you can relax and enjoy life the majestic way.







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E a s e o f L i v i n g & C o n n e c t i v i t y

Proximity to District Collectorate, Special Economic Zone, Infopark and quick access to various educational institutions, economic and infrastructural centres, transportation and entertainment facilities you'll experience the ease of living with all luxuries at hand. With Lulu mall, just at 5 minutes' drive away, you have options a plenty for everything you need. Having two railway stations, Ernakulam North and South in 5 to 11 km and Cochin International Airport in 30 km, there are multi-faceted transport facilities for you. The proposed Phase II of Kochi Metro is sure to make your intra-district connectivity easier and hassle-free as it passes through Vazhakkala.



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Imperial Luxuries of Life

With facilities to take care of your health, spaces for fun and play, parties and get togethers, landscaped walkway, garden at the roof top, guest suite room etc. Varma Imperial offers you amenities a lot to feel yourself at the heights of luxury.

Amenities

Health Club

Children's Play Area

Roof Top Party Area

Terrace Garden

Recreation Area

Association Room / Club House

Intercom Facility

Landscape Yard

Guest Suite Room

Caretaker's Room

Fully Furnished Ground Floor Lobby

Fully Automatic Lifts

Water Filter

Provision for 24 Hr. Security

Fire Fighting System

Swimming Pool

Provision for 24 Hr. Power & Water Supply

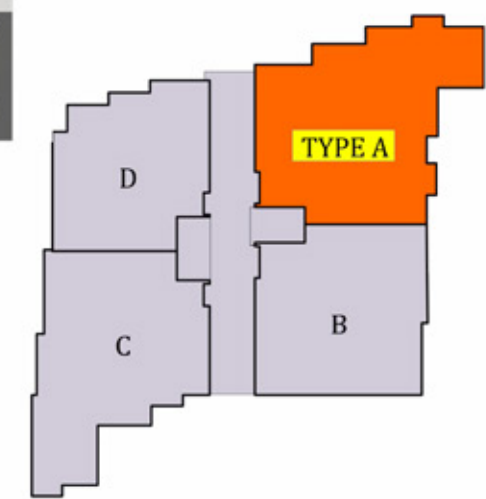
Sewage Management

Rain Water Harvesting

Biobin & Incinerator

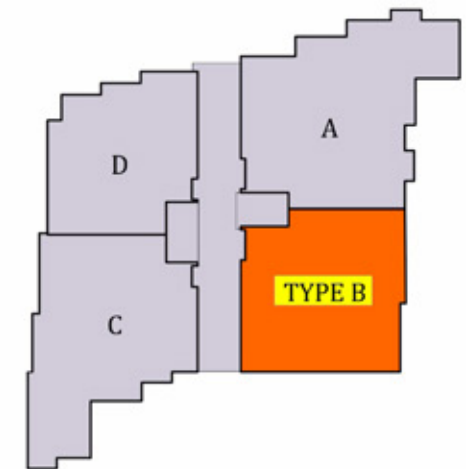






TYPE A - 3BHK (1st to 9th Floor)
 Super Built up area - 1456sqft
 Carpet area - 981 sqft
 Balcony area - 114 sqft

+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters

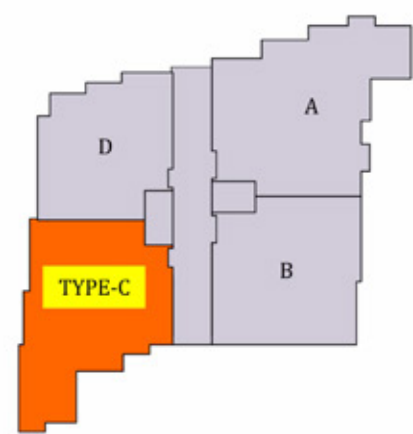


TYPE B - 2BHK (1st to 8th Floor)

Super Built up area - 1124 sqft

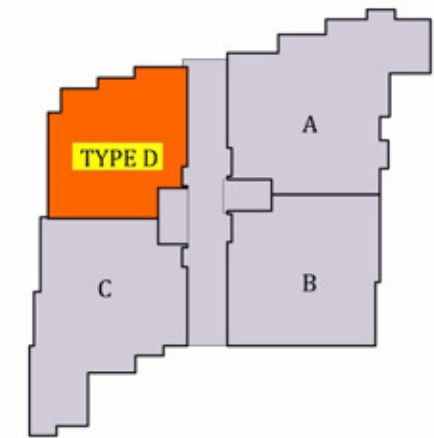
Carpet area - 766 sqft

Balcony area - 78 sqft



TYPE C - 3BHK (1st to 9th Floor)
 Super Built up area - 1325 sqft
 Carpet area - 936 sqft
 Balcony area - 49 sqft

+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters

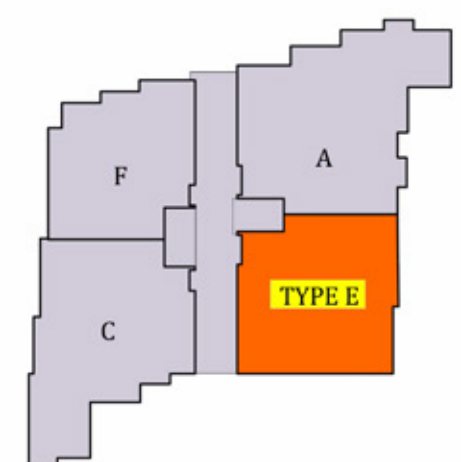


TYPE D - 2BHK (2nd to 8th Floor)

Super Built up area - 946 sqft

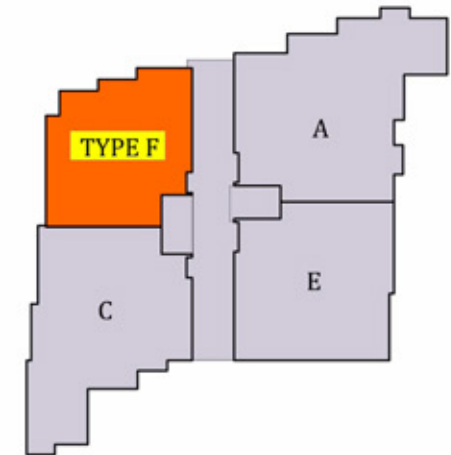
Carpet area - 627 sqft

Balcony area - 68 sqft



TYPE E - 2BHK (9th Floors)
 Super Built up area - 1049 sqft
 Carpet area - 707 sqft
 Balcony area - 78 sqft

+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters



TYPE F - 2BHK (9th Floors)

Super Built up area - 902 sqft

Carpet area - 601 sqft

Balcony area - 60 sqft



GROUND FLOOR PLAN



+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters

| **FIRST FLOOR**



+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters

TYPICAL FLOOR PLAN



+ Dimensions may vary slightly during construction + Furniture and fixtures are indicative only + All dimensions are in centimeters

TYPICAL FLOOR PLAN



TERRACE FLOOR



Location Map



DISTANCE FROM VARMA IMPERIAL

- + Supermarket 200 mtr
- + School 350 mtr
- + Church 550 mtr
- + Temple 800 mtr
- + Proposed Metro Station 800 mtr
- + Hospital 2.20 km
- + Oberon Mall 2.30 km
- + Lulu Mall 3.20 km
- + Info Park/Smart City 3.30 km
- + Gold Souk 5.20 km
- + North Railway Station 5.00 km
- + Vyttila Mobility Hub 5.80 km
- + Global Public School 17.00 km
- + Cochin International Airport 21.60 km





Welcome to the Varma Family!

At Varma Homes, we strive to construct happiness throughout your time with us and beyond. Whatever your concern is – interior furnishing, repairs, renovations, rentals, resale – consider it solved! Be assured, that we are just a call away. We are always happy to extend a helping hand.

Here's What Varma Care Offers:

Creative Interiors

We offer interiors with creative designs, impeccably executed as per your taste and space, and always delivered on time. Our experienced interior designers will give your home that extra allure that is designed to impress.

Reliable After Sales Services

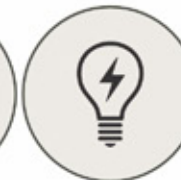
With Varma Homes, we continue to be a team even after you move into your new home. After-sales service is a part of our culture, and we ensure that your repair and maintenance needs are taken care of without any hassle.

Wide Range of Maintenance and Repair Services

Our M & S division offers unique service options and a wide range of utility care ranging from cleaning to plumbing and everything in between.



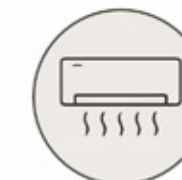
Home Cleaning



Electrical Maintenance



Plumbing



Air Conditioning



Carpentry & Masonry Services



Pest Control

Specifications

STRUCTURE

Reinforced cement concrete framed structure with solid cement blocks in fill walls. Earthquake resistant for zone 3.

FLOORING

High quality vitrified tiles with vitrified skirting for living, dining, bedrooms and kitchen.

Antiskid/matt tiles for balcony and toilets.

KITCHEN

Kitchen counter with polished granite slab and single bowl stainless steel sink with drain board and dado tile above the counter up to 2 ft height.

TOILETS

Toilet walls with tiles up to a height of 7 feet and CP fittings and Sanitary wares of premium quality.

DOORS AND WINDOWS

Front Door : Pre Hung door with designer veneer.

Internal Doors : Pre Hung doors/steel doors with architrave.

Windows: UPVC sliding windows with window grills.

PAINTING

Putty and emulsion for internal walls/Ceiling.

100% acrylic emulsion for the external walls.

ELECTRICAL

Concealed conduit wiring with adequate light and fan points, 6/16A socket points controlled by ELCB's and MCB's with independent KSEB meters for each flat.

Modular type switches.

PLUMBING

Concealed works with CPVC, open works with ASTM and PVC of premium brands.

TELEPHONE

Telephone point in Living room and Master Bedroom.

TV POINT

TV point in Master bedroom and Living room.

AC

AC provision in all bedrooms.

WATER HEATER

Water heater provisions in all bedroom toilets.

GENERATOR

Generator back-up for common facilities and designated points in each apartment up to 1000W through ACCL.



Completed Ahead of Schedule

							
VARMA REGENT LUXURY APARTMENTS EDAPPALLY	VARMA MAALIKA LUXURY APARTMENTS BLOCK I TRIPUNITHURA	VARMA KOTTARAM LUXURY APARTMENTS TRIPUNITHURA	VARMA MAALIKA LUXURY APARTMENTS BLOCK II TRIPUNITHURA	VARMA Padipura LUXURY APARTMENTS TRIPUNITHURA	VARMA HERITAGE LUXURY APARTMENTS TRIPUNITHURA	VARMA SPECTRUM LUXURY APARTMENTS Poochatty, Thrissur	VARMA BOUGAIN HEIGHTS LUXURY APARTMENTS PULLUPPALLY
Sold out & K-RERA Registration not required Permit No. EYP-2/COC/EYP/1700/14	Sold out & K-RERA Registration not required Permit No. PW2-BA204/16-17	Sold out & K-RERA Registration not required Permit No. PW2-BA(20551)/2017	Sold out & K-RERA Registration not required Permit No. PW2-BA162/17-18	K-RERA/PR/045/2021 Permit No. PW2-BA(22667)/2017	K-RERA/PR/362/2020 Permit No. E8/BA/422/2013	K-RERA/PR/091/2020 Permit No. A7-2123/17	K-RERA/PR/093/2020 Permit No. 8PR/01/2021/1180

Ongoing Projects

						
VARMA harmony LUXURY APARTMENTS EDAPPALLY	VARMA Connekt LUXURY APARTMENTS VADAPPALLY	VARMA NORTHLIGHT LUXURY APARTMENTS TRIPUNITHURA	VARMA suburban LUXURY APARTMENTS KADAKKOTTAM	VARMA PRIME LUXURY APARTMENTS VYTTILA	VARMA LEGACY LUXURY APARTMENTS PULLUPPALLY	VARMA SREEKARYAM LUXURY APARTMENTS SREEKARYAM
K-RERA/PR/ERN/028/2021 Permit No. EYP/2/130/6053/2022	K-RERA/PR/ERN/014/2021 Permit No. EYP/1/48/COC/EYP/127/17	K-RERA/PR/ERN/021/2021 Permit No. PW2/BA/267/20-21/12648/20	K-RERA/PR/1VM/076/2022 Permit No. A1-BA(2320)/2022	K-RERA/PR/364/2020 Permit No. PW2/BA102/20-21/8038/20	K-RERA/PR/076/2021 Permit No. E8/BA/42223/2020	K-RERA/PR/1VM/101/2022 Permit No. UE2/BA/13/20, UE2/197/20

New Launch

		
RED BRICKS URBAN HEIGHTS LUXURY APARTMENTS KADAKKOTTAM	VARMA FICUS LUXURY APARTMENTS EDAPPALLY	VARMA Rhythm LUXURY APARTMENTS ERLOOR
K-RERA/PR/ERN/136/2022 Permit No. KP2-486/19	K-RERA/PR/ERN/073/2023 Permit No. EYP/1/81/4446/22 DTD 25/10/2022	K-RERA/PR/ERN/117/2022 Permit No. PW2/BA-395/21-22/PW2-577/22

Upcoming

	
VARMA CRYSTAL LUXURY APARTMENTS TRIPUNITHURA	VARMA SYMPHONY LUXURY APARTMENTS EDAPPALLY
K-RERA/PR/ERN/101/2023 Permit No. PW2/BA-102/22-23/PW2-6794/22	K-RERA/PR/ERN/113/2023 Permit No. EYP/3/199/11448/22



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Kochi
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Kozhikode

