

Where
Dreams
Find Their
Home

peace





Your Peaceful Haven Awaits at **Noel Peace.**

Nestled within the heartbeat of the bustling metropolis, yet cocooned in an oasis of serenity, "Peace" by Noel is more than just a residential haven – it's a sanctuary for the soul. In the embrace of "Peace," we've redefined luxury living as an art form, offering you the harmonious convergence of modernity and tranquility. This isn't just a place; it's a way of life. "Peace" stands as a testament to the art of living where every detail is a stroke on the canvas of your existence. Within its confines, you'll find a peaceful ambiance that rejuvenates your spirit, a harmonious blend of city life's vigor and the soothing embrace of serenity. It's an invitation to a life lived in symphony with the contemporary world, yet cradled in the calm of your private sanctuary. "Peace" isn't just a dwelling; it's your masterpiece of existence, where you paint the canvas of your life with memories and moments that resonate in perfect harmony.

Prime Location The Best of Both Worlds

Nestled in Vazhakkala, "Peace" perfectly bridges the gap between Ernakulam town and the thriving IT hub of Kakkanad. You'll enjoy the convenience of urban living with the serenity of suburban life.

www.noelprojects.com

The logo for 'noel' is written in a lowercase, blue, sans-serif font. It is positioned in the bottom left corner of the page, partially overlapping a large, light-colored leaf pattern that extends across the background.

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Uncover a world of comfort and serenity at "Peace" by Noel. With nearly three decades of expertise in building outstanding residential projects, Noel has crafted iconic landmarks across Kochi. Now we proudly present Peace, a prestigious residential development situated on an expansive prime piece of land.



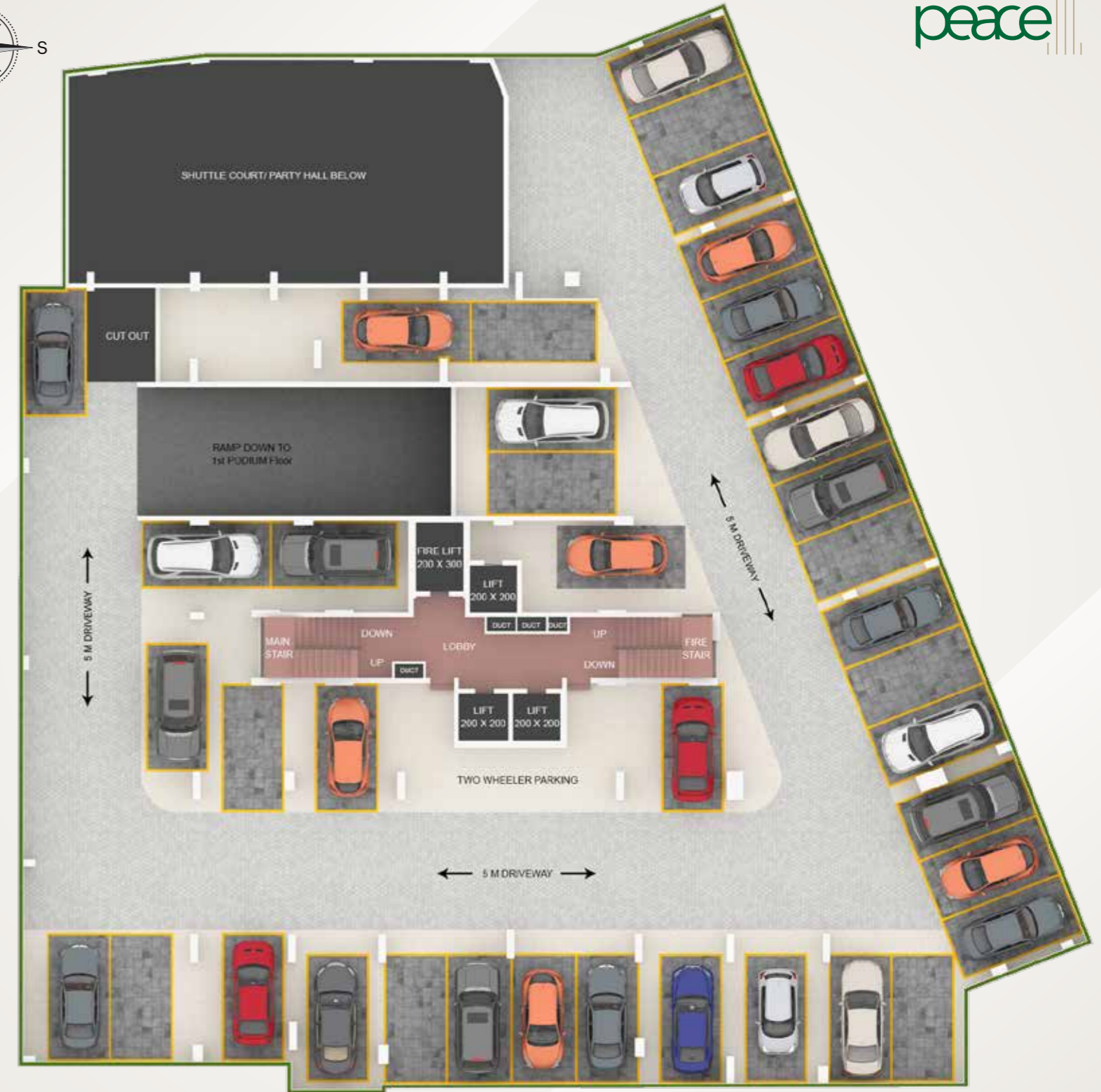
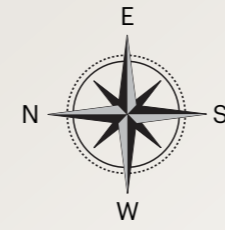
SITE LAYOUT



GROUND FLOOR PLAN



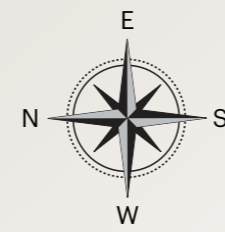
1ST PODIUM FLOOR PLAN



2ND PODIUM FLOOR PLAN



3RD PODIUM FLOOR PLAN



TYPICAL FLOOR PLAN

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Your dream home is here by
Noel awaits you,
where luxury meets comfort
and style meets serenity.

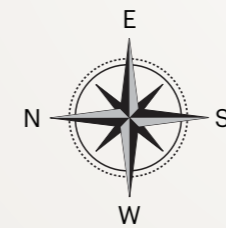
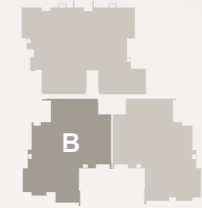
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For A Type plans on 4th, 20th & 21st Floor -
Refer additional sheet

| Type | Floor | | Carpet Area | Balconies | External Wall | Total Plinth Area | Share of common Area | Total SBA |
|------|--|------|-------------|-----------|---------------|-------------------|----------------------|-----------|
| A | 5 th -19 th & 22 nd | SQM | 191.97 | 41.52 | 21.76 | 255.25 | 50.99 | 306.24 |
| | | SQFT | 2066.37 | 446.92 | 234.22 | 2747.51 | 548.86 | 3296 |

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| Type | Floor | | Carpet Area | Balconies | External Wall | Total Plinth Area | Share of common Area | Total SBA |
|------|-----------------------------------|------|-------------|-----------|---------------|-------------------|----------------------|-----------|
| B | 3 rd -22 nd | SQM | 138.66 | 32.31 | 14.16 | 185.13 | 36.98 | 222.11 |
| | | SQFT | 1492.54 | 347.78 | 152.42 | 1992.74 | 398.05 | 2391 |

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| Type | Floor | | Carpet Area | Balconies | External Wall | Total Plinth Area | Share of common Area | Total SBA |
|------|-----------------------------------|------|-------------|-----------|---------------|-------------------|----------------------|-----------|
| C | 3 rd -22 nd | SQM | 141.14 | 33.26 | 14.82 | 189.22 | 37.80 | 227.02 |
| | | SQFT | 1519.23 | 358.01 | 159.52 | 2036.76 | 406.88 | 2444 |

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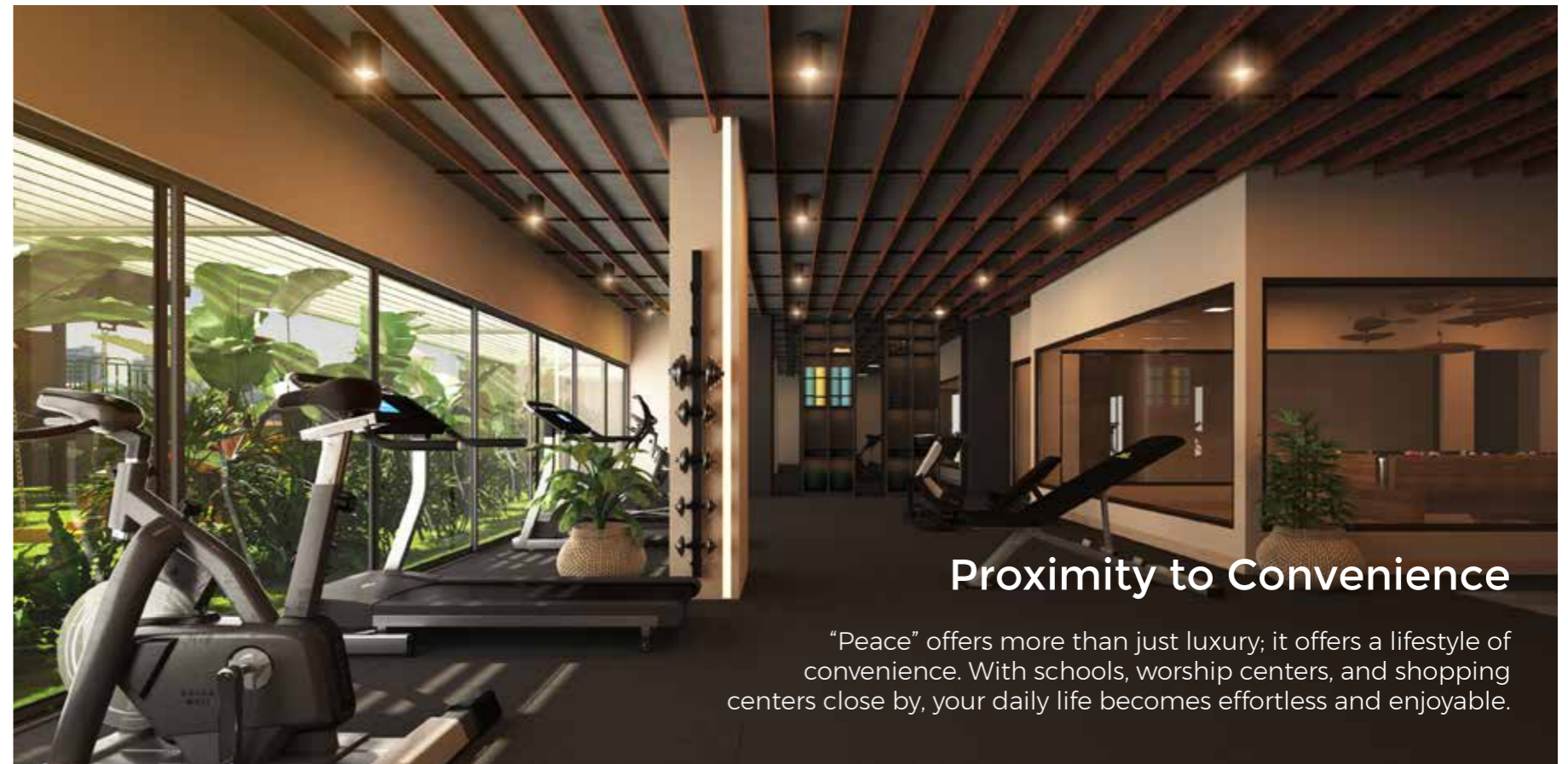
Elevating Your Lifestyle

Architectural Marvel: "Peace" stands tall with a grand ground+22 floors structure, setting new standards in luxury living.

Spacious Abodes: Choose from our meticulously designed 3 and 4-bedroom apartments, offering ample space for your family's needs.

Limited Edition: With only 59 exclusive apartments, "Peace" offers a sense of exclusivity and privacy.

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"Peace" offers more than just luxury; it offers a lifestyle of convenience. With schools, worship centers, and shopping centers close by, your daily life becomes effortless and enjoyable.

SPECIFICATIONS

FOUNDATION

* The foundation system used for the project , DMC piles as per the design of the Structural Engineer.

STRUCTURE

* RCC framed structure with masonry wall partitions.

* The wall partitions shall be with solid cement blocks. The structure surface including masonry walls shall be cement plastered. The structure shall be designed and built as Earth quake- resistant structure coming in Zone 3 as per IS 1893.

* No core cutting or tampering or demolition of the structural member shall be permitted without the prior sanction of the Structural Engineer.

* In compliance with the rules and regulations , Balconies shall not be enclosed in whatsoever manner, at any point of time.

FLOORING

* 120x60 Vitrified tiles for Drawing and Dining room.

* 80x80 Vitrified tiles for all bed rooms and kitchen except toilets and balconies

* Ceramic / Vitrified wall tiles up to false ceiling height and matt finish Ceramic / Vitrified floor tiles for toilets.

* Matt finish Ceramic / Vitrified tiles for balconies.

* Matt / Glazed Vitrified or Granite tiles for lobbies and staircases

PAINTING

* Putty and acrylic emulsion with low VOC content for internal walls and ceilings. Exterior emulsion for exterior walls. Enamel Paint for Grills and hand rails.

KITCHEN & WORK AREA

* Kitchen and Work area shall be bare (without any RCC slab / steel structure, counter top, steel sink and faucet).

* Inlet points for sink cock and water purifier shall be provided.

* Provision for washing machine and dish washer shall be provided .

DOORS AND WINDOWS

* Polished veneered pre-hung door with hard wood door frame / equivalent for main entrance door.

* Polished veneered pre-hung flush door with hard wood door frame / equivalent for internal doors.

Both side laminated flush door with PVC wrapped door frame for toilets & maids room.

* Windows and ventilators shall be powder coated fully glazed Aluminum sections with combination of fixed and openable / sliding window panels.

* Balcony Doors shall be powder coated fully glazed Aluminium sections with Sliding / fixed / openable panels.

GRILLS AND RAILINGS

* MS grill for windows. For French window to balcony no grills shall be provided.

* Railing of Mild Steel / Masonry or Combination of any of these for balcony handrails.

* Mild Steel Hand rails for Staircases.

ELECTRICAL

* Concealed wiring with superior quality PVC insulated copper cables, adequate light, fan, 6/16A power plug points controlled by ELCB and MCB, Independent Energy meter for each apartment. Switches shall be modular switches.

* 1000W Generator back up for lights and fan for each apartment.

* Provision for TV in living and two bedrooms.

* Provison for telephone in living and master bedroom.

* Video door phone / Intercom in living or dining room.

* Provision to fit, split type air conditioner shall be provided for main bedrooms, living and dining with energized power point.

* Provision for exhaust fan in toilets and kitchen.

GENERATOR & UNITISED SUB STATION

* Generator – CPCB approved Three Phase DG set with Acoustic enclosure.

* Unitised Sub Station – 11KV / 440V, dry type cast resin transformer.

PLUMBING AND SANITARY

* Sanitary ware shall be of white colour.

* Water efficient wall hung EWC with concealed cistern for all toilets except maid's toilet

* Wash basins shall be Wall hung / Vanity type in all toilets including common wash except maid's toilet.

* Floor mounting EWC and wall hung wash basin without pedestal in maid's toilet.

* Chrome plated water efficient plumbing fixtures in all toilets.

* Diverter with over head shower and provision for geyser in main bathrooms.

* Water Supply through underground sump tank and overhead tank of sufficient storage capacity.

* Individual water metering facility shall be provided for each Apartment

FIRE FIGHTING

* Fire Fighting arrangements as per the Kerala Fire Fighting Department.

RETICULATED LPG

* Reticulated LPG supply line up to individual consumption meter for each apartment, subject to the government rules prevailing at that time. Gas pipe line from the gas meter position to the cooking area shall be done by the Owner.

SEWAGE TREATMENT PLANT

* Sewage Treatment Plant shall be provided as per the Kerala Pollution Control Board norms.

FURNISHINGS & FITTINGS

* All the Cabinets, interior fittings, curtains, light fittings, fixtures, furniture and furnishing (except the item specified in the above specifications) in the model apartment, Borchure and marketing promotions are strictly for visual purpose and will not be provided. They are not part of the standard specification of the Project.

FINISHING

* Colour of finishing items like tiles, walls, joineries etc. shown in brochure are for visual pupose only. Actual provided may vary according to the decision of the Architect.

COMMON AMENITIES

“Peace” by Noel promises an extraordinary living experience, with a wide range of world-class amenities and facilities, including:

- ◆ Airconditioned badminton court / party hall
- ◆ Air conditioned gymnasium
- ◆ Air conditioned pool table room
- ◆ Swimming pool
- ◆ Lobby & visitors lounge
- ◆ 2 Nos, Air conditioned guest rooms
- ◆ Kids play area
- ◆ Covered recreation area
- ◆ Open party lawn area
- ◆ Bio-metric access to main entry
- ◆ Video door phones and intercom
- ◆ Individual water metering for each apartment
- ◆ Centralised gas connection
- ◆ Surveillance camera at selected points
- ◆ Solar power for common lighting load
- ◆ Lifts with braille support
(2 Passenger lift, 1 service/fire lift), one lift for recreation area.From ground to 3rd floor)
- ◆ Caretaker's room
- ◆ Driver's room
- ◆ Maid's room
- ◆ Fire control room
- ◆ Security cabin, provision for 24 hrs service
- ◆ Covered car park facility on additional cost
- ◆ Provision for EV charging upto 7KW (AC) for individual carparks shall be provided at extra cost (maximum one charging point per apartment)

Your **Dream**
Home is here.

Disclaimer : This Brochure does not constitute any legal offer.The information contained here in- The Fittings, finishes, features and other display in the floor plans or elsewhere are only indicative and are subject to change. All images are only artistic impressions.



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