

SOUKHYA VILLAS – Terms, Tariff and Facilities.

The wonderful luxury elderly living facility, Soukhya Villas, is developed like a luxury resort and is located far away from the maddening crowd, at panoramic scenic nature at Kottappady near Kothamangalam in Ernakulam District. To Cochin International Airport (CIAL) and Aluva Railway Station are just 45 minutes' drive and to Kochi city is one-hour drive from this location.

Accommodation is provided in wheel chair friendly Luxury Apartments / Premium Apartments with fully furnished air-conditioned bedroom with twin bed and large wardrobes, furnished drawing room with TV and furniture and kitchenette with refrigerator, microwave oven and kettle, toilet with dry and wet area, large size mirrors, 24 hour hot water and grab bar and balcony with full view of greenery.

Fully landscaped yard, an organic fruit garden with walkway, fish pond with wooden fencing, walkway and hut, car parking for residents, visitors and guests, lifts, restaurant like dining area with TV and food of your choice, modern open kitchen, Qualified chef for different dishes, well equipped fitness centre with separate zone for yoga and meditation, mini conference hall, library & reading room, indoor and outdoor game zones, entertainment programs, doctor's consultation & clinic, doctor on call, qualified nurse, care taker, housekeeping, tie-up with major hospitals, gossip zone, free laundry services, home theatre, swimming pool, waste disposal, generator for 24 x 7 power supply, incinerator, Free Wi-Fi in all units, full premises CCTV coverage, round the clock security, fully wheel chair accessible and all time resident promotor.

Additional facilities like guest apartments for guests and visitors, driver on call, car with driver, lab and pharmacy support, personal nursing and wheel chair support, barber and beautician, hospitalization, ayurveda wellness centre, exclusive car park, pick up and drop, travel & ticketing, treasury services, banking, purchases and shopping, picnics, sight-seeing trips, temple/church visits, celebrations and much more, on additional payment.

Financial

There will be a refundable onetime deposit at the time of admission and nominal monthly charges. Monthly charges will be enhanced from time to time, on need base, with prior intimation to the Residents. Members can stay here for their whole life time. There will also be an option for terminating the contract prematurely, in case any resident decides to discontinue the residence. Luxury and Premium Apartments can be booked by paying Rs.10 lakhs as advance and balance deposit amount shall be paid 2 months before occupying unit, for keeping the unit ready to occupy.

Sl No	Description	Amount (Rs)
1	One Time Deposit for LUXURY APARTMENT	Rs. 35 Lakhs
2	One Time Deposit for PREMIUM APARTMENT	Rs. 40 Lakhs
3	Medical security deposit (for one unit)	Re. One lakh
4	Monthly Charges for double occupancy (subject to revision)	Rs. 26,000/-
5	Monthly Charges for single occupancy (subject to revision)	Rs.19000/-
80 % of the Deposit will be returned to the Member when he/she terminates the contract, prematurely and to the Nominee proposed by the Member in case he/she stays till his/her death and further the contract will automatically get cancelled.		
A fixed amount, per month (from the monthly charges; subject to revision) will be payable even if the Member does not stay in the property after occupying the unit, for keeping the unit reserved.		
Monthly charges are for food, electricity, water, laundry charges, Wi-Fi, common facilities, common amenities and all other regular general services for the residence in the Luxury Apartments / Premium Apartments		
Services like Car & Driver, Wheelchair Assistance, Ayurveda Wellness Centre, Bedside Nurse, Guest Apartment, Exclusive Covered Car Park, etc. will be at additional charges		
There will be a lock in period of one year for termination of the contract from the date of joining		
Area	Luxury Apartment Premium Apartment	550 sft. 600 sft.

For further details: soukhyahomes@gmail.com or Call

+91 9946807428 (Paulose); **+91 9447218356** (Suresh); **+91 9446843367** (Roy).

Visit our website: www.soukhyahomes.com F/B Page Soukhya Homes LLP.