



CROWN OF PMIG, TRIVANDRUM

**44**  
YEARS OF  
BUILDING THE  
NATION



K-RERA/PRJ/TVM/162/2025  
rera.kerala.gov.in







**44**  
YEARS OF  
BUILDING THE  
NATION

**143<sup>rd</sup>**  
**PROJECT**

- ✔ 142 successful projects
- ✔ A forty four-year track record of trust
- ✔ Projects in prime locations
- ✔ Over 3200 delighted customers
- ✔ Completed over 95 Lakh sqft
- ✔ Constructed major land marks throughout Kerala
- ✔ Experience in both government & private sectors
- ✔ Excellent customer service
- ✔ Excellent after-sales support
- ✔ An emphasis on quality in construction
- ✔ A team of future-ready professionals
- ✔ Up-to-date with the latest technologies
- ✔ Documentation that is fast & transparent
- ✔ Timely completion and delivery



# A HERITAGE OF EXCELLENCE

Building the nation for over four decades, Cordial Homes has shaped skylines with distinction, crafting timeless residences where craftsmanship, elegance, and trust reign supreme.

**Cordial Felicitous** stands as the next jewel in this illustrious legacy - created for connoisseurs of refined living.



**N. DHANANJAYAN UNNITHAN**

Chairman & Managing Director  
Cordial Homes Pvt Ltd



**CORDIAL  
HOMES**  
— CORDIALLY YOURS —  
SINCE 1982





# About **CORDIAL FELICITOUS**

Commanding presence. Flawless design. A regal aura that elevates everyday living.

Rising majestically at PMG in Trivandrum, Cordial Felicitous is not merely a residence it is an emblem of prestige, a statement of stature, and the crown jewel of a coveted address.



# World Of **ELEGANCE**

Indulge in exquisitely planned spaces, grand proportions, premium finishes, and a harmonious balance of comfort and class - beautifully curated to honour your taste for the extraordinary.





# Amenities





- » Elegant A/C Lobby
- » Home Theatre
- » Children's Play Area
- » Multipurpose Hall
- » Air Conditioned Gym
- » Provision for Internet Connectivity in each Apartments
- » Intercom Facility
- » Yoga & Meditation Zone
- » Provision for Cable TV Connection in each Apartments
- » Name Boards
- » Roof Top Swimming Pool
- » Generator back-up upto 800w for Lifts, Water Pumps, Common areas & Designated Points in each Apartment
- » Sewage System
- » Security System
- » Water Supply System through Sump & Over Head Tank
- » Automatic Gate Control System for Entry/Exit
- » Solar Assisted Lighting in Common Areas
- » CCTV Camera Surveillance in Main Entrance, Gate Portion and Lifts
- » Guest Suite
- » Indoor Games
- » Open Party Area in Terrace
- » Barbeque Counter
- » Reticulated Gas System
- » Separate Water Meter for each Apartment
- » One Designated Common Charging Point for Electrical Cars and Provision for Electric Car Charging Point for each Parking
- » Letter Box
- » Home Automation (Optional)
- » Automatic Elevator with Safe Landing (Passenger Lift-1 No., Service Lift-1 No.)
- » Driver's Room



**CORDIAL  
HOMES**  
— CORDIALLY YOURS —  
SINCE 1982



**ROOFTOP SWIMMING POOL**



**GYM**



**MULTI PURPOSE HALL**



**HOME THEATRE**



**CORDIAL  
HOMES**  
— CORDIALLY YOURS —  
SINCE 1982



**CHILDREN'S PLAY AREA**



**OPEN PARTY AREA**



**GUEST ROOM**



**INDOOR PLAY ROOM**



**CORDIAL  
HOMES**  
— CORDIALLY YOURS —  
SINCE 1982



**YOGA & MEDITATION AREA**



**BARBEQUE SPACE**



SCAN TO  
VIEW THE  
WALKTHROUGH  
OF CORDIAL FELICITOUS



# AED

(Automated External Defibrillator)

MODERN LIVING MEETS  
MEDICAL PREPAREDNESS

**KERALA'S FIRST BUILDER TO IMPLEMENT AED SYSTEMS,**

**In Line with Recommendations from IMA Thiruvananthapuram,  
Setting New Standards in Safety & Earning Award-winning Recognition**

Prioritizing Your Safety, Always At Cordial Felicitous, your health and safety are of utmost importance to us. As part of our commitment to creating a secure living environment, we have installed Automated External Defibrillator (AED) in key common area within the premises. These life-saving devices are designed for quick and effective response during cardiac emergencies, ensuring residents and visitors have immediate access to emergency support when it matters most. It's one more way we go beyond the expected to care for our community.

The combination of CPR and early defibrillation is effective in saving lives when used in the first few minutes following a collapse from sudden cardiac arrest.

The AED system includes accessories, such as a battery and pad electrodes, that are necessary for the AED to detect and interpret a person's heart rhythm and deliver an electrical shock if one is needed. It is designed to be used by people who have received minimal training.

Automated External Defibrillators (AED) are portable, life-saving devices designed to treat people experiencing sudden cardiac arrest, a medical condition in which the heart stops beating suddenly and unexpectedly.



Automated External Defibrillator

Automated External Defibrillator



# Specifications





#### » FOUNDATION

RCC Pile Foundation as per design recommended by Structural consultant.

#### » STRUCTURES

RCC framed structure designed for higher seismic consideration.

#### » GENERAL

**Flooring:** Superior quality Granite / Vitrified tile flooring in entrance lobby.

**Staircase:** Flooring with vitrified tiles and hand rails in GP/ GI and balusters in MS pipes.

**Electrical:** All wiring with superior quality copper wires inside the apartments including PVC conduits of ISI standards. Power plugs with adequate light and fan points. Points controlled by ELCB and MCB with independent KSEB meter, Branded Modular switches of Legrand or equivalent quality. Provision for Washing Machine, Fridge etc. and provision for internet connection in one bed room.

**Generator:** Generator backup for elevators, water pumps, common area light points and 800W light load in each apartment.

**Fire Safety:** Fire Protection systems as per rules.

**Painting:** Premium quality putty finish with plastic emulsion paint for internal walls and for ceiling. Balcony handrails painting with enamel paint. Outside walls painting with superior quality weather shield paint.

**Water supply:** Water supply arrangements through sump and overhead tank. Individual water meter for each Apartment.

**Balcony:** Flooring with anti-skid ceramic/vitrified tiles and GI/GP handrails.

**Elevators:** One fully automated passenger lift and one fully automated bed lift. Johnson/ Kone/ Equivalent.

#### » LIVING/DINING

**Main Door:** Pre Hung Door with Engineered wood jamb full width - with both side Architraves. Door of 35mm thick panel, SS ball bearing hinges, SS eye viewer, tower bolt, magnetic door stopper with Biometric/card lock system. Ferro/ JACSON/ Equivalent.

**Flooring:** Double charged Vitrified tiles/ Glazed vitrified tiles - 800 x 800 or 1200 x 600. Somany/ AGL/ RAK/ TOSCANA/ KERAMICA/ ORIENTBELL/ Equivalent.

**Painting-Internal walls & Ceiling:** 2 coats wall putty + 1 coat primer + 2 coats smooth silk/matt Emulsion paint. Asian/ Jotun/ Equivalent.

**Electrical:** DB/ Switches/ Power outlets/T elephone socket/ Provision for Cable TV/ Wi Fi/ Intercom.

**Windows:** Aluminium/ UPVC sliding windows with mosquito net provision as per Architectural drawings.

**Air-Conditioning:** Wired provision.

**Dining Wash Basin:** Wash basi n& Pillar tap. Roca/ Jaquar/ Kerovit/ Queo/ Equivalent.

**Fire Safety:** As per approved drawing from Fire & Rescue Department.

#### » MASTER BED ROOM

**Door:** Pre Hung Door with Engineered wood jamb 100mm width—with one side Architrave. Door of 35mm thick panel, SS ball bearing hinges, tower bolt, magnetic door stopper etc. SS Mortise Lock with Lever Handles with one side Key and other side latch. Ferro/ JACSON/ Equivalent.

**Flooring:** Double charged Vitrified tiles/Glazed vitrified tiles – 800 x 800 or 1200 x 600. Somany/ AGL/ RAK/ TOSCANA/ KERAMICA/ Equivalent.

**Painting-Internal walls & Ceiling:** 2 coats wall putty + 1 coat primer + 2 coats smooth silk/ matt Emulsion paint. Asian/Jotun/Equivalent.

**Electrical:** Switches/ Power outlets/ Telephone socket/ Provision for Cable TV/ Wi Fi.

**Windows:** Aluminium/UPVC sliding windows with mosquito net provision as per Architectural drawings.

**Air-Conditioning:** Wired provision.

**Fire Safety:** As per approved drawing from Fire & Rescue Department.

#### » BED ROOMS

**Door:** Pre Hung Door with Engineered wood, jamb 100mm width – with front side Architrave and other side tacker. Door of 35mm thick panel with mortise lock Lever Handles with one side Keys and other side latch, SS hinges, SS finish tower bolt 6” – 1No. Magnetic door stopper SS finish. Ferro/ JACSON/ Equivalent.

**Flooring:** Double charged Vitrified tiles/ Glazed vitrified tiles – 800 x 800 or 1200 x 600. Somany/ AGL/RAK/ TOSCANA/ KERAMICA/ ORIENTBELL/ Equivalent.

**Painting-Internal walls & Ceiling:** 2 coats wall putty + 1 coat primer + 2 coats smooth silk/matt Emulsion paint. Asian/ Jotun/ Equivalent.

**Electrical:** Switches/ Power outlets.

**Windows:** Aluminium/UPVC sliding windows with mosquito net provision as per Architectural drawings.

**Air-Conditioning:** Wired provision as per request.

**Fire Safety:** As per approved drawing from Fire & Rescue Department.





## » BATHROOMS

**Wall & Floor:** Wall 600 x 300 & Floor, 300 x 300 Vitrified/GVT/Ceramic Tiles with 3mm spacer & Epoxy Grouting for Floor. Somany/ AGL/ RAK/ Equivalent.

**Ceiling:** 600 x 600 false ceiling Tiles.

**Plumbing & Sanitary:** Wall mounted WC with concealed flush tank/flush valve with Diverter and shower Head, wash basin with CP Pillar cock Provision for horizontal/ vertical type Water Heater provision for all bathrooms.

**Doors:** Pre Hung Door with matching PVC wrapped WPC jamb, with front side Architrave and other side tacker. Door of 30mm thick panel with 4 side edges painted jamb width 100 mm. Latch with Lever Handles without Keys, SS finish hinges, SS finish tower bolt. Ferro/ JACSON/ Equivalent.

**Ventilator:** Aluminium/ UPVC with exhaust fan provision.

## » KITCHEN

**Doors:** Pre Hung Door with Engineered wood, jamb with front side Architrave and other side tacker. Door of 35mm thick panel with glass opening, jamb width 100mm, mortise lock Lever Handles with one side Keys and other side latch, SS hinges, SS finish tower bolt 6" – 1No. Magnetic door stopper SS finish. Ferro/ JACSON/ Equivalent.

**Flooring:** Double charged Vitrified tiles/Glazed vitrified tiles – 800 x 800. Somany/ AGL/ RAK/ KERAMICA/ ORIENTBELL/ Equivalent.

**Painting-Internal walls & Ceiling:** 2 coats wall putty + 1 coat primer + 2 coats smooth silk/matt Emulsion paint. Asian/Jotun/Equivalent.

**Working Platform:** 60cm working platform with polished granite/vitrified finish top, stainless steel sink with drain board and kitchen faucet. ROCA/ JAQUAR/ Kerovit/ Queo/ Equivalent.

**Electrical:** Switches/ Power outlets/ Sockets 6A/ 16A. Provision for fridge and water purifier.

**Windows:** Aluminium/ UPVC sliding windows with mosquito net provision as per Architectural drawings.

**Fire Safety:** As per approved drawing from Fire & Rescue Department.



## CONNECTIVITY

### TRANSPORT

Railway Station, Thampanoor	3.6 km
Bus Terminal, Thampanoor	3.8 km
Airport	6.1 km

### MEDICAL

General Hospital	3.0 km
Cosmopolitan Hospital	2.6 km
Medical College	3.8 km
KIMS Hospital	5.6 km
SUT Pattom	1.6 km

### EDUCATION

Government Engineering College, Barton Hill, Thiruvananthapuram	2.0 km
Government Law College, Thiruvananthapuram	1.5 km
Christ Nagar Higher Secondary School, Kowdiar	1.9 km
Arya Central School, Pattom	1.9 km
St. Mary's Higher Secondary School, Pattom	2.6 km
Kerala Law Academy	4.3 km
University of Kerala	2.3 km

### SPORTS & LEISURE

Gold's Gym	3.4 km
Sports Hub, Palayam	2.7 km
Trivandrum Club	3.0 km

### PLACES OF INTEREST

Tagore Theatre	3.2 km
Kowdiar Palace	2.4 km
Museum & Zoo	2.1 km
Kanakakunnu Palace	1.9 km
Chandrasekharan Nair Stadium	2.7 km
Kerala University Stadium	950 m
Central Stadium	2.3 km

### SHOPPING & DINING

Style Plus	1.4 km
Lulu Mall	8.4 km
O By Tamara	9.7 km
Mascot Hotel	900 m
Pothys Hypermarket	3.1 km
Hyatt Regency	3.1 km
Hotel Cordial Sopanam	3.9 km
Vivanta TVM	1.7 km

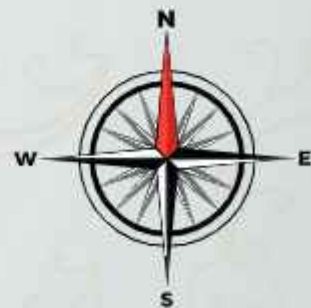
### WORSHIP

Sri Padmanabha Swami Temple	4.9 km
Attukal Temple	6.6 km
Metropolitan Cathedral, Palayam	1.4 km
Palayam Juma Masjid	2.6 km
Hanuman Swami Temple	1.2 km
Pazhavangadi Sree Maha Ganapati Temple	3.7 km

LOCATION MAP



Plamoodu Jn



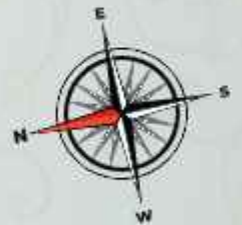
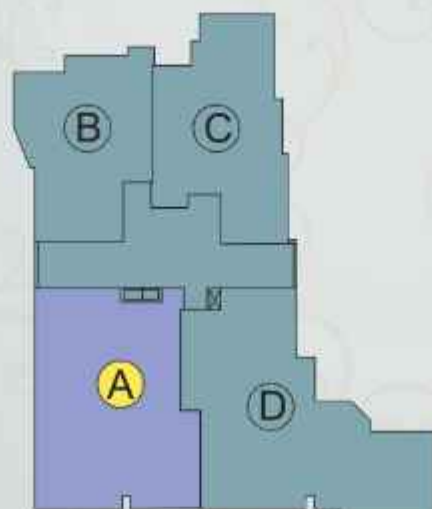
SCAN FOR LOCATION

---

## SITE LAYOUT

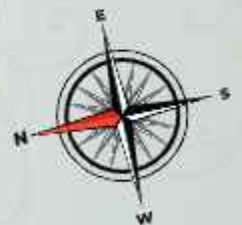
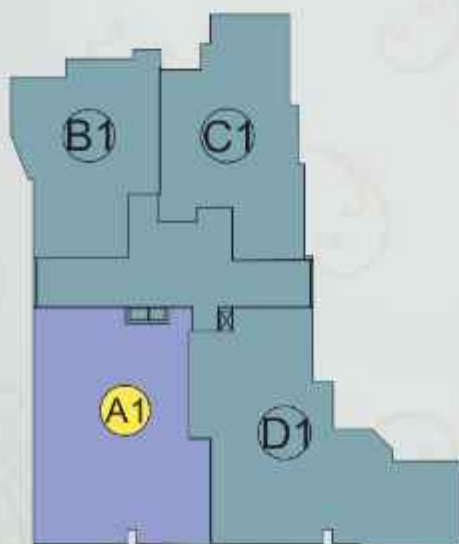
---





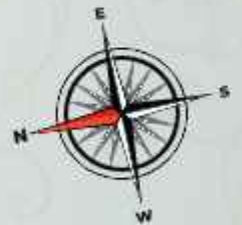
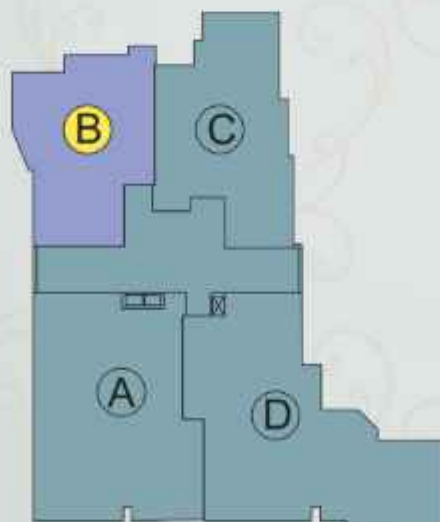
**TYPE A - 3BHK**  
4th to 15th floor

Carpet Area	1072 Sq.ft
Balcony Area	104 Sq.ft
Saleable Area	1598 Sq.ft



**TYPE A1 - 3BHK**  
**3rd FLOOR**

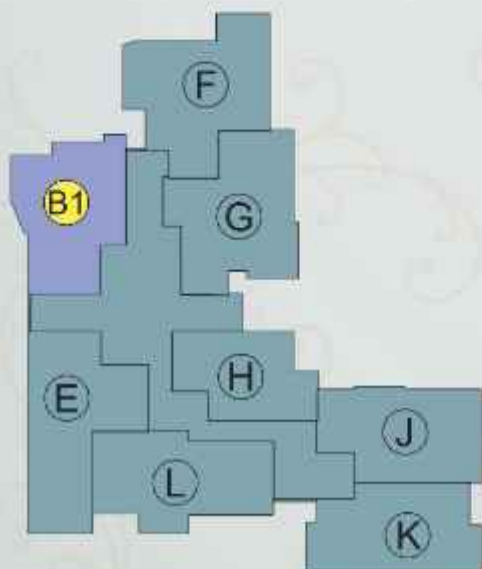
Carpet Area	1072 Sq.ft
Balcony Area	104 Sq.ft
Saleable Area	1598 Sq.ft
Terrace Area	67 Sq.ft



**TYPE B - 2BHK**  
3rd TO 15th FLOOR

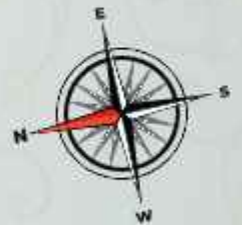
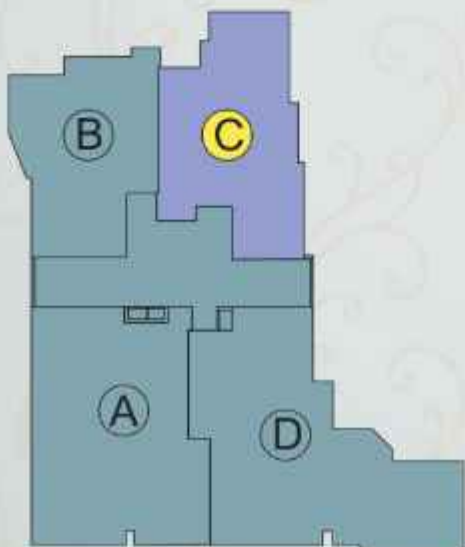
Carpet Area	682 Sq.ft
Balcony Area	51 Sq.ft
Saleable Area	1014 Sq.ft

Disclosure: Furniture layout and fixtures are indicative | Dimensions may vary slightly during construction | All dimensions are in centimeters.



**TYPE B1 - 2BHK**  
**GROUND FLOOR TO 2nd FLOOR**

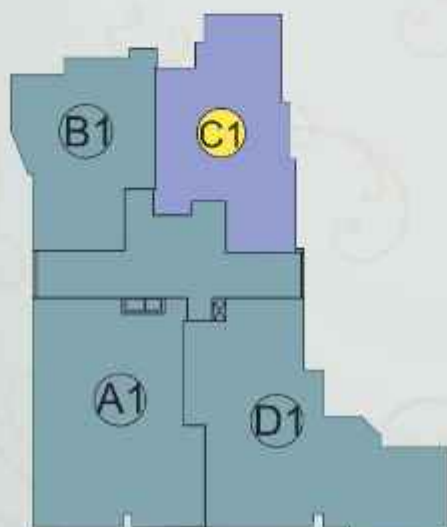
Carpet Area	682 Sq.ft
Balcony Area	51 Sq.ft
Saleable Area	1024 Sq.ft



**TYPE C - 2BHK**  
**4th TO 15th FLOOR**

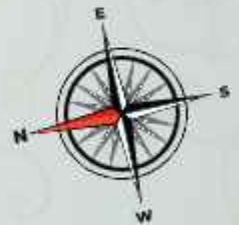
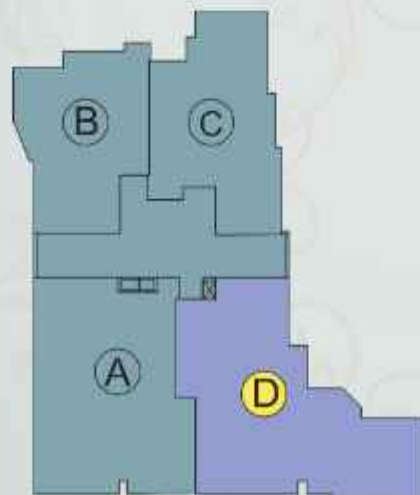
Carpet Areat	763 Sq.ft
Balcony Area	63 Sq.ft
Saleable Area	1150 Sq.ft

Disclosure: Furniture layout and fixtures are indicative | Dimensions may vary slightly during construction | All dimensions are in centimeters.



**TYPE C1 - 2BHK**  
**3rd FLOOR**

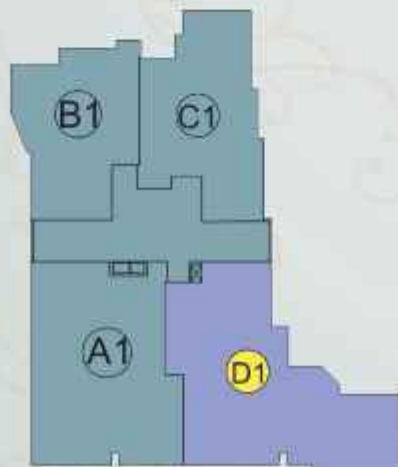
Carpet Area	763 Sq.ft
Balcony Area	63 Sq.ft
Terrace Area	1091 Sq.ft
Saleable Area	1150 Sq.ft



**TYPE D - 3BHK**  
4th TO 15th FLOOR

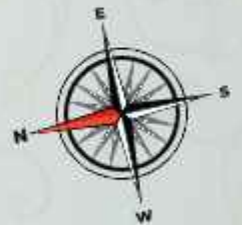
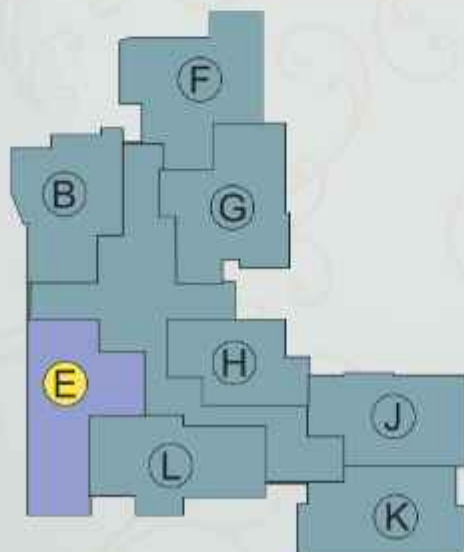
Carpet Area	1150 Sq.ft
Balcony Area	129 Sq.ft
Saleable Area	1740 Sq.ft

Disclosure: Furniture layout and fixtures are indicative | Dimensions may vary slightly during construction | All dimensions are in centimeters.



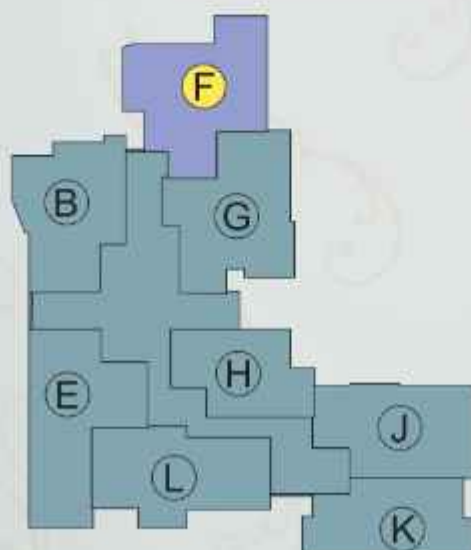
**TYPE D1 - 3 BHK**  
**3rd FLOOR**

Carpet Area	1150 Sq.ft
Balcony Area	129 Sq.ft
Terrace Area	1724 Sq.ft
Saleable Area	1740 Sq.ft



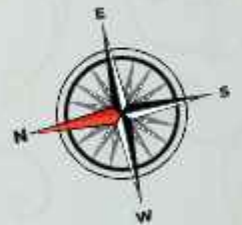
**TYPE E - 2 BHK**  
1st & 2nd FLOOR

Carpet Area	752 Sq.ft
Balcony Area	105 Sq.ft
Saleable Area	1187 Sq.ft



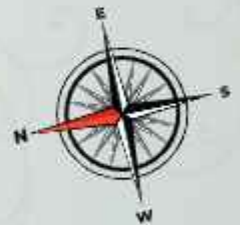
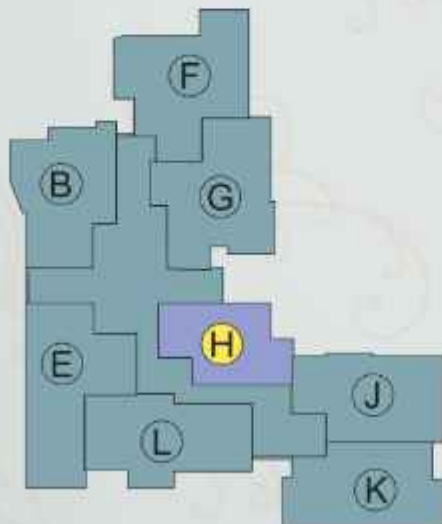
**TYPE F - 2 BHK**  
**GROUND FLOOR TO 2nd FLOOR**

Carpent Area	800 Sq.ft
Balcony Area	68 Sq.ft
Saleable Area	1190 Sq.ft



**TYPE G - 2 BHK**  
**GROUND FLOOR TO 2nd FLOOR**

Carpet Area	773 Sq.ft
Balcony Area	74 Sq.ft
Saleable Area	1165 Sq.ft



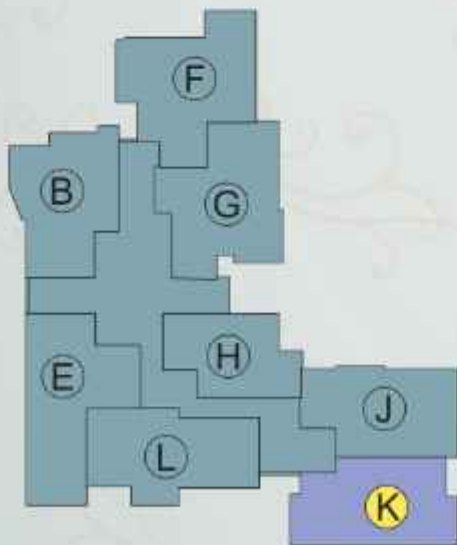
**TYPE H - 1 BHK**  
**1st & 2nd FLOOR**

Carpet Area	515 Sq.ft
Balcony Area	36 Sq.ft
Saleable Area	759 Sq.ft



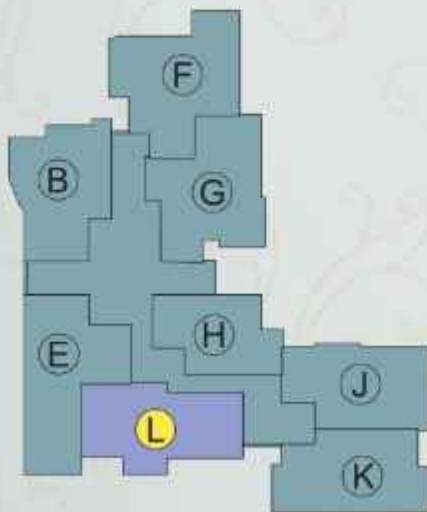
**TYPE J - 2 BHK**  
1st & 2nd FLOOR

Carpent Area	672 Sq.ft
Balcony Area	63 Sq.ft
Saleable Area	1005 Sq.ft



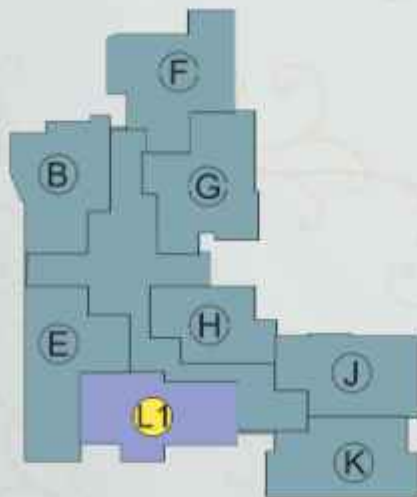
**TYPE K - 2BHK**  
**1st & 2nd FLOOR**

Carpet Area	713 Sq.ft
Balcony Area	41 Sq.ft
Saleable Area	1036 Sq.ft



**TYPE L - 2 BHK**  
2nd FLOOR

Carpet Area	690 Sq.ft
Balcony Area	95 Sq.ft
Saleable Area	1063 Sq.ft



**TYPE L1 - 2 BHK**  
**1st FLOOR**

Carpet Area	690 Sq.ft
Balcony Area	95 Sq.ft
Terrace	89 Sq.ft
Saleable Area	1063 Sq.ft



---

**RECENTLY COMPLETED  
MAJOR COMMERCIAL PROJECTS**

---



**Felicity Square**  
Statue, TVM



**ED Heights**  
Pattom, TVM



**Trans Towers**  
Vazhuthacaud, TVM



**FCI Regional Office**  
Pappanamcode, TVM



**Nabard Regional Office**  
Nr. Govt Secreteriat, TVM



**PMS Dental College**  
Vattappara, TVM

**RECENTLY COMPLETED  
MAJOR COMMERCIAL PROJECTS**



**Malankara Heights**  
Pattom, TVM



**IMG Kerala**  
Law College Jn., TVM



**SCT Engineering College**  
Pappanamcode, TVM



**Govt. Secretariat Annexe-II**  
Nr. Govt Secreteriate, TVM



**Govt. Ayurveda College**  
OP Block, TVM



**Hotel Cordial SOPANAM**  
Thamapanoor, TVM

---

## RECENTLY HANDED OVER RESIDENTIAL PROJECTS

---



**Cordial JEMS**  
Medical College, TVM



**Cordial GITANJALI**  
Vellayambalam, TVM



**Cordial DHANYAM**  
Kanjirampara, TVM

---

## RECENTLY COMPLETED RESIDENTIAL PROJECTS

---



**Cordial DEEPAM**  
Sasthamangalam, TVM

READY TO OCCUPY



**Cordial LAYAM I**  
Sasthamagalam, TVM



**Cordial ACHUTHAM**  
PTP Nagar, TVM



**Cordial PARADISE**  
Poojappura, TVM



**Cordial DEV**  
Kazhakoottam, TVM

---

**ONGOING**

---



**Cordial LAYAM-II**  
Sasthamangalam, TVM



**Cordial PUNYAM**  
Vettamukku, TVM



**Cordial NALINAM**  
PMG, TVM

---

**UPCOMING**

---



**Cordial SREELAKAM**  
Sasthamangalam, TVM



**Cordial DIYA**  
Edapazhanji, TVM

**& 3 MORE PROJECTS COMING IN THE HEART OF  
TRIVANDRUM CITY**



# CORDIAL SOPANAM

Thampanoor, TVM



THE PERFECT  
BLEND OF  
LUXURY & COMFORT



SUPER DELUX ROOM



MULTI CUISINE RESTAURANT



BANQUET HALL



SUIT



---

## TERMS & CONDITIONS

---

### DOCUMENTATION

Documentation of an apartment comprises of two stages

On allotment, agreements for sale will be executed between the builder and the purchaser for constructing an apartment. The composite value of the undivided share of land and that cost of the construction of apartment will be shown in the payment schedule. Necessary Citations to this effect are given in the agreement.

The sale deed for the undivided share of land and apartment will be registered in favor of the purchaser on receipt of the above entire payments. Stamp duty, documentation charges and incidental expenses for the registration of the sale deed will be at the buyer's account.

### MAINTENANCE

Owners' Association / Trust will be formed within six months after handing over the possession of the apartments subject to obtaining TC from corporation. Membership in the above Association / Trust is compulsory, not optional. The owners' Association / Trust will carry out all necessary routine and annual maintenance and repairs to common area and the exterior wall of the building, common installation and fittings, payment of electricity and water charges for common facilities and services. Maintenance charges/deposits are to be paid by each owner regularly and timely. The maintenance will be carried out by the builder until the formation of the Owners' Association. Maintenance charges shall be collected from all the apartment owners by the builder for one year and after appropriate the expenses incurred by the builder during the period the maintenance was done by them, the builder shall transfer the balance amount to the Association after its formation. The Formation of the Association will be the joint responsibility of the buyer and the builder.

### RULES & REGULATIONS

Once allotted and the agreement signed, the prices are firm. 10% of the payment shall be paid at the time of signing the agreement and balance on completion of each floor slab as per the payment schedule in the agreement, vide post-dated Cheques/Demand Draft/ Bank loan. This is a time-bound project. If the payments are not made as per agreement terms, the builder reserves the right to cancel the allotment. In such a case, the amount paid will be returned only after re-allotment to another party and without any interest. All payments are to be made either by Demand Draft or local cheques, favoring Cordial Homes Pvt. Ltd. payable at Trivandrum. Possession shall be given to the customer on settling of all dues to the builder. Cordial Homes Pvt. Ltd. reserves the right to accept or reject any application. Statutory Deposits, Building Tax, Construction Workers' Welfare Fund, GST, Revenue Tax, etc. are to be paid by the buyer. The builder is not responsible for any delay in water/electric connection due to the delay by the concerned departments. All transactions are



Note: All measurements and specifications given elsewhere in this brochure are subject to minor variations without specific or general notice. All such variations/iterations shall be purely at the discretion of the builder.

The information contained herein does not form the part of the contract and is subject to change. Elevation given is an artistic impression only.

Elevation, number of floors, floor plans, amenities & specifications are subject to minor variations. Dimensions may vary slightly during construction. All dimensions are in centimeters.

#### **DISCLAIMER**

Whilst reasonable care has been taken to ensure accuracy in the preparation of information in this brochure, no warranty is given and interested parties should rely on the Buyer's sale agreement. Visual representations including models, Drawings, illustrations, photographs and art renderings (The "Visual Representation") portray artistic impressions only. The information contained herein, the fittings, finishes, features and other display in the show units or elsewhere (the "Materials"), are for general guidance only, are subject to change and should not be relied upon as accurately describing any specific matter. Floor areas are approximate measurements and are subject to final survey.

We reserve the right to modify features, any units, the development of any part thereof, as may be approved or required by us or our architects or the relevant authorities. We have not authorized anyone to make any oral promises or assurances on our behalf with regard to the specifications of the apartments in question. Purchasers are requested to rely only upon the terms of the Buyer's sale agreement which is a comprehensive document containing all the terms and conditions applicable in between the parties.

The brochure does not constitute either a legal offer or an invitation to an offer.





# CORDIAL INTERIORS

## Where Luxury Finds Its True Expression

Cordial Interiors reimagines spaces as living experiences – thoughtfully designed to mirror your personality, purpose, and aspirations. To us, design is not merely about beauty; it is about creating harmony, comfort, and meaning in every corner.

Our dedicated team of design specialists carefully understands your vision and transforms it into sophisticated, functional masterpieces. With an impressive portfolio of residential and commercial projects across Kerala and Chennai, Cordial Interiors stands as a trusted name in refined craftsmanship and timeless luxury.



# CORDIAL Care



**We Take Care,  
So You Can Live Stress Free**

---

Cordial Care is more than a service – it is our promise to ensure your home ownership journey remains effortless, secure, and worry-free.

---

From the moment you move in, our dedicated team supports you with a complete range of comfort, care, and management solutions designed to enhance your lifestyle.

---

### **Comprehensive Living Support**

We provide essential utilities, personalized care, and professional assistance to create a truly comfortable living environment within your apartment.

---

### **Quality Assurance**

Any concerns are addressed promptly, with defects rectified efficiently. Post-handover maintenance is handled with the same commitment to excellence that defines our construction.

---

### **Community Development**

We assist in forming a strong and organized Owners' Association, including the selection of initial office bearers, helping build a harmonious residential community.

---

### **Maintenance Services**

On request, Cordial Care offers professional maintenance solutions at a nominal fee, ensuring your apartment always remains in pristine condition.

---

### **Rental Management**

Planning to lease your apartment? We help identify reliable tenants and manage the agreement process, making renting simple and stress-free.

---

### **Stress-Free**

#### **Bill & Service Management**

We also handle statutory payments, service charges, and routine cleaning schedules on your behalf – so you enjoy absolute convenience without the hassle.

# Building the Nation for the Last

*Years*

# 44



**7**  
PRESTIGIOUS  
LOCATIONS

**10**  
SUPER LUXURY  
PROJECTS



32000

— happy customers —  
★ ★ ★

— COMPLETED —

95  
LAKH  
SQ. FT.

★ ★ ★

## HIERARCHY CHART



**N. DHANANJAYAN UNNITHAN**  
Chairman & Managing Director



**LATHA DHANANJAYAN**  
Finance Director



**DEEPAK DHANANJAYAN**  
Executive Director



**ALKA MENON KUTTIKAT**  
Director-Marketing &  
Administration



**GOPALAKRISHNAN A**  
GM-Accounts



**RAKESH G S**  
GM-Marketing &  
Customer Care



**SUJITH S**  
GM-Projects



**VARUN KUMAR K S**  
GM-Purchase &  
Administration



**C SOMARAJ**  
GM-Electrical

## TESTIMONIALS FROM OUR CLIENTS



**A A Rahim MP**

“ Truly an amazing team to work with. They fully captured our vision & gave us our dream home! ”



**Sudhir Kumar**

“ The design team proposed a beautiful concept encompassing the essence of our vision! ”



**Ganapati Potti**

“ An incredible crew to work with! They delivered us the house of our dreams! ”



**Sajeesh**

“ Cordial Homes made our dream home a reality. The entire process, from selecting the plot to the final handover, was seamless and stress-free. Their commitment to quality and customer satisfaction is truly commendable. ”



**Aravind**

“ Building a home is significant milestone, and Cordial Homes made it an enjoyable journey. Their dedication to using high-quality materials and ensuring timely delivery really stood out. ”



**Sunil**

“ We are so grateful to have chosen Cordial Homes for our dream project. The team's professionalism, honesty, and passion for what they do are reflected in every corner of our home. ”



**N R Pillai**

“ The design team put forth a lovely concept that perfectly captured our goal! ”



**Sheela Sreekumar**

“ Highly recommended creative team of experts! ”





**CREDAI**



# CORDIAL HOMES

— CORDIALLY YOURS —  
SINCE 1982

**CORDIAL HOMES PVT.LTD**  
BUILDERS. PROMOTERS. DEVELOPERS

TC No - 1698/2, Pippinmoodu Road, Sasthamangalam P.O, Trivandrum – 695010, Tel: 0471 2720055  
Mail: [marketing@cordialhomes.in](mailto:marketing@cordialhomes.in) | [sales@cordialhomes.in](mailto:sales@cordialhomes.in)  
[www.cordialhomes.in](http://www.cordialhomes.in)

FOR BOOKINGS PLEASE CONTACT  
**99474 33000, 95441 99000, 99474 55000**