

K-RERA/PRJ/PKD/068/2026

NEAMATH
FLORENCE
UNVEIL THE TIMELESS ELEGANCE

A Fully Solar-Powered Gated Community for Modern Living

"Creating unsurpassed developments and meaningful neighbourhoods that help people and places thrive is what we, at Neamath, do best and we remain committed to delivering quality - with a difference."

www.neamathrealty.com



Neamath Realty is a privately owned progressive property development and real estate company. Our expertise covers the full spectrum of development in the residential sectors which not only foster strong communities but also integrate with the surroundings. We believe in the principle of value creation and work in line to devise an ideal pricing model for the product we offer.

We adopt a range of traditional and innovative techniques to create high-quality impressive designs and open-plan layouts. From identifying a promising location to the completion of our prestigious homes, every aspect of the design and construction process is carried out with exemplary standards of workmanship to create aesthetic places where people love to live and appreciate both value and quality.

FROM THE SIGNATURE SERIES



Acacia, Shoranur

Acacia marks the signature beginning of Neamath Realty — a thoughtfully designed gated community featuring 8 exclusive villas set across 51 cents of premium land. Envisioned to offer comfort, safety, and refined living, the project is complemented by carefully curated landscapes. A 15-foot-wide internal road, CCTV surveillance, and a secure electronic main gate together create a strong sense of community and peace of mind. Completed and handed over without compromising on quality, Neamath Acacia reflects modern living and stands as a proud symbol of trust and thoughtful design.

A desirable place to live



Brookfield, Palakkad

Brookfield Villas stands as a proud milestone for Neamath Realty—a successfully delivered gated villa community near the heart of Palakkad. Set across 1.64 acres, the project offers a serene living experience, surrounded by open green spaces and picturesque paddy fields. Located just 10 minutes from Palakkad town and only 1 km from the Ottapalam–Palakkad state highway, it strikes a perfect balance between peaceful living and easy connectivity. Comprising 17 well-crafted villas built with quality materials, Brookfield Villas truly reflects refined living in Palakkad.

A Beautiful way to live - naturally

FROM THE SIGNATURE SERIES



Pearl, Ottapalam

Pearl is a premium villa community set amid the scenic beauty and rich cultural heritage of Ottapalam. Spread across 2.1 acres, the project features just 19 exclusive villas, thoughtfully designed with quality materials and modern amenities. As Palakkad's first villa project to integrate solar energy, Pearl reflects our commitment to a greener future. With ample open spaces, over 15 amenities, above standard specifications, and just 10 minutes from leading schools, hospitals, and key destinations—Pearl offers the perfect blend of township comfort and serene countryside living.

Crafted by us, Complimented by nature



Sterling, Ottapalam

Neamath Sterling, an exclusive gated community of just 17 signature villas in the serene surroundings of Ottapalam. Thoughtfully designed with elegant architecture, each home offers a perfect blend of style, comfort, and functionality. Located just 10 minutes from Ottapalam town, Sterling ensures easy access to schools, hospitals, and everyday conveniences. With refined aesthetics, generous common spaces, and a community-centric layout, Sterling promises a secure, welcoming lifestyle—ideal for first-time buyers and growing families alike.

An ideal place to call home



FROM THE
SIGNATURE SERIES

NEAMATH
SANSKRITI

OTTAPALAM

ROOTED IN HERITAGE.
REFINED FOR TODAY.

Rooted in Kerala's legacy and elevated by modern signature elegance, Neamath Sanskriti takes shape amongst the swaying paddy fields of culturally rich Ottapalam. It is where heritage, nature, and contemporary living come together to offer a life that respects tradition while embracing refined modern comfort.





NEAMATH FLORENCE

UNVEIL THE TIMELESS ELEGANCE

A Fully Solar-Powered Gated Community for Modern Living

Nestled in the serene landscapes of Palakkad, Florence is more than just a villa project—it is a fully solar-powered and energy-efficient masterpiece. Blending the timeless romance of Italian architecture with the sleek sophistication of modern contemporary design, it draws inspiration from the Renaissance grandeur of Tuscany and the effortless chic of today's global aesthetics - redefining luxury living as a seamless fusion of heritage and innovation.

Florence is where old-world charm collides with new-world vision. Imagine waking up to the soft glow of sunrise filtering through arched windows, sipping espresso on a private balcony overlooking manicured gardens.

Whether you're seeking a forever home, a weekend retreat, or a legacy investment, Florence promises a lifestyle that is as poetic as its name.



GATEWAY OF KERALA

LOCATION

Palakkad, the “Gateway of Kerala” and the “Granary of Kerala,” blends heritage with prosperity. Neamath Florence, a centrally located gated community, offers easy access to prime hotels, hospitals, top educational centers, business hubs, and transport facilities such as bus stops and airports—an ideal city address.



CITY COMFORT. PEACEFUL LIVING.

A thoughtfully designed villa community offering modern comforts, calm surroundings, and effortless access to everything the city has to offer.



Neamath Florence, where Italian-inspired design shapes a graceful, modern way of living.



HERITAGE IN EVERY ARCH, LUXURY IN EVERY LINE

A serene villa enclave designed with well-defined spaces offering a harmonious blend of elegance, privacy, and modern comfort within a peaceful community setting.



Children's Play Area and Family Park

Thoughtfully designed green spaces with shaded seating, landscaped pathways, and calming natural elements—creating a peaceful retreat for relaxation, community gatherings, and everyday leisure.



LANDSCAPED COMMUNITY GARDEN



GUEST PARKING

AMENITIES

EXCLUSIVE ENCLAVE - 17 PREMIUM VILLAS

FULLY SOLAR-POWERED & ENERGY-EFFICIENT

THE GREEN HEART -
LANDSCAPED COMMUNITY GARDEN

1.41 ACRES OF LAND

GUEST PARKING AND DEFINED DRIVEWAYS

FAMILY PARK & CHILDREN'S PLAY AREA

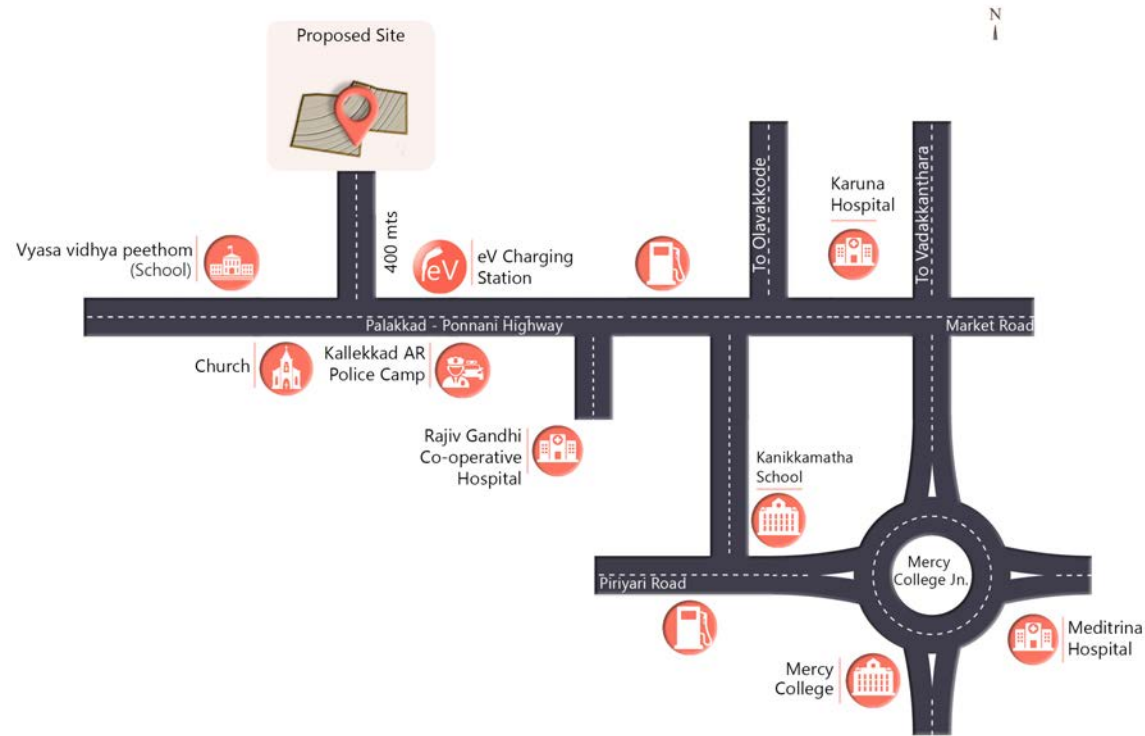
COMPOUND WALL & 24×7 SECURITY FACILITY

CCTV SURVEILLANCE

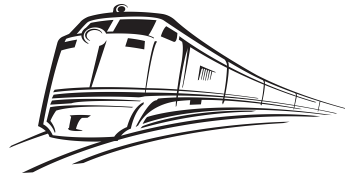
CENTRALIZED WATER PURIFICATION UNIT

UNDERGROUND WATER AND ELECTRIC LINES

LOCATION MAP

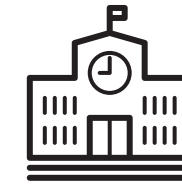


- Calicut International Airport ~2.30 Hrs
- Cochin International Airport ~2.30 Hrs
- Coimbatore International Airport ~1:30 Hrs



- Palakkad Junction ~15 Mins
- Parali Railway Station ~5 Mins
- Palakkad Town ~15 Mins
- KSRTC Bus Stand ~10 Mins

SITE DEVELOPMENT PLAN



- Vyasa Vidya Peethom
- St. Raphael's School
- Chaithanya Special School
- BES Bharathi Tirtha Vidyalayam
- Kanikkamatha School

- NSS College of Engineering
- Nehru Group of Institutions
- Government Victoria College
- Global Institute Of Architecture (GIA)
- Mercy College

Floor Plan
3BHK EAST FACING



- 1. Car porch - 300 X 480
- 2. Sit-out - 180 X 140
- 3. Living - 380 X 350
- 4. Dining - 335 X 320
- 5. Patio - 170 X 230
- 6. Stair-cabin - 205 X 350
- 7. Bedroom - 355 X 330
- 8. Toilet - 225 X 150
- 9. Kitchen - 355 X 330

Ground Floor

- 1. Stair-cabin - 205 X 350
- 2. Open-terrace
- 3. Toilet - 225 X 150
- 4. Hallway - 335 X 160
- 5. Bedroom - 355 X 330
- 6. Balcony
- 7. Bedroom - 380 X 350
- 8. Toilet - 150 X 210



First Floor

- Super Built-Up Area - 1850 sq.ft
- Built-Up Area - 1600 sq.ft
- Carpet Area - 1200 sq.ft

Floor Plan
3BHK WEST FACING



- 1. Car porch - 300 X 480
- 2. Sit-out - 180 X 140
- 3. Living - 380 X 350
- 4. Dining - 335 X 320
- 5. Patio - 170 X 230
- 6. Stair-cabin - 205 X 350
- 7. Kitchen - 355 X 330
- 8. Toilet - 225 X 150
- 9. Bedroom - 355 X 330

Ground Floor

- 1. Stair-cabin - 205 X 350
- 2. Open-terrace
- 3. Toilet - 225 X 150
- 4. Hallway - 335 X 160
- 5. Bedroom - 355 X 330
- 6. Balcony
- 7. Bedroom - 380 X 350
- 8. Toilet - 150 X 210



First Floor

Super Built-Up Area - 1850 sq.ft
Built-Up Area - 1600 sq.ft
Carpet Area - 1200 sq.ft

Floor Plan
4BHK EAST FACING



- 1. Car porch - 300 X 480
- 2. Sit-out - 180 X 140
- 3. Living - 415 X 350
- 4. Dining - 335 X 320
- 5. Toilet - 240 X 150
- 6. Bedroom - 350 X 340
- 7. Stair-cabin - 205 X 350
- 8. Bedroom - 355 X 330
- 9. Toilet - 225 X 150
- 10. Kitchen - 355 X 330

Ground Floor

- 1. Stair-cabin - 205 X 350
- 2. Open-terrace
- 3. Toilet - 240 X 150
- 4. Hallway - 445 X 150
- 5. Bedroom - 415 X 350
- 6. Balcony
- 7. Bedroom - 355 X 330
- 8. Toilet - 225 X 150
- 9. Open-terrace



First Floor

Super Built-Up Area - 2050 sq.ft
Built-Up Area - 1820 sq.ft
Carpet Area - 1455 sq.ft



Floor Plan
4BHK WEST FACING



Ground Floor

- 1. Car porch - 300 X 480
- 2. Sit-out - 180 X 140
- 3. Living - 415 X 350
- 4. Dining - 335 X 320
- 5. Toilet - 240 X 150
- 6. Bedroom - 350 X 340
- 7. Stair-cabin - 205 X 350
- 8. Kitchen - 355 X 330
- 9. Toilet - 225 X 150
- 10. Bedroom - 355 X 330

- 1. Stair-cabin - 205 X 350
- 2. Open-terrace
- 3. Toilet - 240 X 150
- 4. Hallway - 445 X 160
- 5. Bedroom - 415 X 350
- 6. Balcony
- 7. Bedroom - 355 X 330
- 8. Toilet - 225 X 150
- 9. Open-terrace



First Floor

- Super Built-Up Area - 2050 sq.ft
- Built-Up Area - 1820 sq.ft
- Carpet Area - 1455 sq.ft

Design, distilled to its essence.

Images/renderings are for illustration only. Interiors shown are owner's choices and not included in villa pricing or handover. Final design, materials, colors, fixtures, and specifications may vary during construction. Actual deliverables may differ.



Crafted for balance, warmth, and clarity.

Images/renderings are for illustration only. Interiors shown are owner's choices and not included in villa pricing or handover. Final design, materials, colors, fixtures, and specifications may vary during construction. Actual deliverables may differ.



TECHNICAL SPECIFICATIONS

- **Foundation:** Dry rubble masonry or RCC framed structure with columns and footings ensuring strength, durability, and long-term stability (based on Soil Bearing Capacity Test).
- **DPM:** Damp Proof Membrane (Plinth-O-Band – Saint Gobain/Equivalent) at plinth level to prevent moisture rise.
- **Anti-Termite Treatment:** Pre-construction treatment for long-term structural protection.
- **Structure:** Above plinth level - Load-bearing solid cement block (site manufactured) masonry with RCC lintel sunshade and slab.
- **Flooring:** Vitrified tiles (**Johnson/Kajaria**) with adhesive and epoxy for bedroom, living, dining, kitchen, and utility areas with vitrified skirting and steps; matte finish tiles for toilet floors and balconies.
- **Wall Tiles:** Glazed toilet wall tiles (**Johnson/Kajaria**) up to 7 ft height.
- **Bathroom Fittings:** European WC, wash basin, wall mixer, and health faucet – (**Jaquar**)

Doors & Windows:

- **Main door:** TATA Pravesh steel frame and shutter
- **Interior doors:** WPC
- **Toilet doors:** FRP
- **Kitchen/terrace doors:** Steel frames & shutters
- **Sliding doors & windows:** Premium uPVC with toughened glass

Painting: Internal putty finish and emulsion (**Birla Opus/Asian Paints**); exterior waterproof coating and emulsion; enamel paint for metal/wood surfaces.

Waterproofing: Roofs, toilets, and wet areas treated to prevent leakage and seepage.

Electricals: Concealed copper wiring (**V-Guard/Polycab**), switches (**L&T/Gold Medal/Elley's**), **MCB & ELCB (V-Guard/Havells/Polycab)**, independent meters with panel board in common area.

Plumbing: Pipes – **Star/Supreme/Finolex/Ocean**.

Water Supply: Individual overhead tanks connected to a common tank.

Construction Materials:

Cement: **Dalmia/Ultratech/Bharti/Ambuja**

Steel: **Fe550D** as per Indian Standard.

Landscaping: Designer landscaping.

**Building Homes, Touching Lives
- A Step Towards Caring**

At Neamath, we believe that true luxury extends beyond elegant design and serene spaces—it lies in the quiet acts of kindness that uplift those around us.

Hope. Health. Humanity.

Within our communities are stories of resilience and hope. For families affected by kidney disease, dialysis is not merely a medical procedure—it is a lifeline. A daily act of courage. A chance to hold on to tomorrow. Yet for many financially weaker patients, this essential care remains out of reach.

As part of our deep sense of responsibility towards society, we are proud to support free dialysis treatments for financially underprivileged patients battling kidney ailments. Every session we enable is a quiet act of compassion — helping ease suffering, restore dignity, and give families hope during one of life's most challenging times. This is our way of giving back: not as a grand gesture, but as a sincere promise: that prosperity should lift others, that beauty must include compassion, and that every home we build can be part of a larger story of healing and humanity.

This small initiative reflects our belief that true success is measured not just in the homes we create, but in the lives we touch. We remain humbly grateful for the opportunity to serve, and we invite you — our esteemed residents and partners — to join us in this journey of care and kindness. Together, we create not just beautiful villas, but a legacy where kindness becomes part of everyday life. **Because when one life breathes a little easier, the entire world feels a little brighter.**

K-RERA/PRJ/PKD/068/2026

NEAMATH
FLORENCE
UNVEIL THE TIMELESS ELEGANCE



Neamath Realty Pvt. Ltd., 2nd Floor A&P Tower, Stadium By Pass Road, Palakkad, Kerala - 678013

+91 8593 90 8882 | +91 7736770811 (Chatbot) | info@neamathgroup.com

Disclaimer: This brochure has been thoughtfully curated to present an overview of the proposed development by Neamath Realty Pvt. Ltd. and is intended solely for informational and illustrative purposes. All plans, specifications, layouts, dimensions, facilities, features, and other details contained herein are subject to approval from the relevant statutory authorities and may be revised, modified, or updated from time to time at the sole discretion of the developer, in compliance with applicable laws, site conditions, and technical requirements. The visuals, including artistic impressions, renderings, and photographs, are conceptual in nature and are meant to provide a general sense of the project's vision and ambiance. They may not reflect the final constructed product or its immediate surroundings. The developer reserves the right to make reasonable changes or alterations in design, specifications, materials, and amenities without prior notice, provided such changes are in accordance with applicable regulations. All areas and measurements mentioned are approximate and subject to final architectural and structural drawings. Any furniture, fixtures, landscaping elements, or decorative items shown are for representational purposes only and are not part of the standard offering unless explicitly specified. Prospective purchasers are advised to independently verify all project details, including land title, approvals, plans, specifications, and other relevant documents, prior to making any decision. The terms and conditions of sale shall be governed exclusively by the Agreement for Sale executed between the developer and the purchaser. In case of any discrepancy between this brochure and the final Agreement for Sale, the provisions of the Agreement for Sale shall prevail.



www.neamathrealty.com