



Reg No : K-RERA/PRJ/TVM/110/2025  
[www.rera.kerala.gov.in](http://www.rera.kerala.gov.in)

# Oceanus Irish GOLD

“A golden address for the privileged few”



3BHK PREMIUM APARTMENTS

NEAR TECHNOPARK , KAZHAKKUTTAM

web : [www.oceanus.com](http://www.oceanus.com)

## OCEANUS

### About the company

A group where intelligent design drives every decision – blending tradition with innovation, utility with creativity, and technical expertise with strong management to deliver spaces that truly stand out.

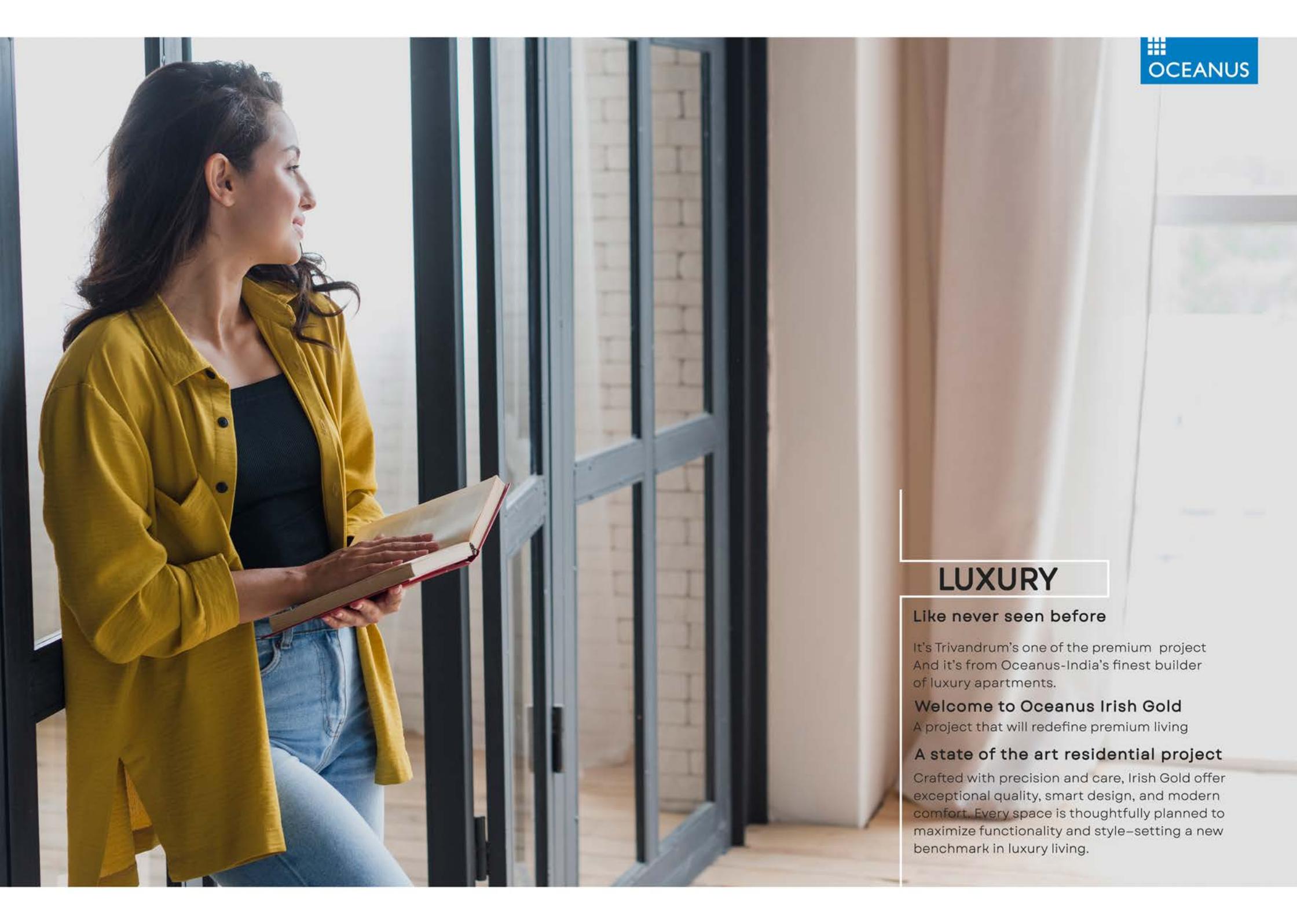
### Quality policy

We aim to build well-designed, cost-effective residential and commercial spaces that combine engineering excellence with customer satisfaction, ensuring quality, value, and sustainable growth.

### Elevating living standards

Our apartments are crafted with precision, blending superior construction with elegant design. From the strong foundation to the refined interiors, every detail reflects quality and care. Each unit is thoughtfully planned to maximize space and comfort, offering the perfect balance of functionality and style. Experience modern living at its finest—where excellence, comfort, and luxury come together seamlessly.





## LUXURY

### Like never seen before

It's Trivandrum's one of the premium project And it's from Oceanus-India's finest builder of luxury apartments.

### Welcome to Oceanus Irish Gold

A project that will redefine premium living

### A state of the art residential project

Crafted with precision and care, Irish Gold offer exceptional quality, smart design, and modern comfort. Every space is thoughtfully planned to maximize functionality and style—setting a new benchmark in luxury living.

# HAPPINESS

## Premium location

Located at one of Trivandrum's most premium neighbourhoods.  
At Thrippadapuram, near Technopark Kazhakkuttam The IT-capital of Kerala.

## A never seen before experience

Infinity pool along with host of exclusive features make this project one of the most luxurious that Trivandrum has seen.

## A never seen before architecture

Designed thoughtfully for an enriching lifestyle with focus on space and privacy.

## Empowering Eco-Friendly Journey

At Irish Gold, our EV charging facility reflects a commitment to sustainability—offering residents a convenient way to power eco-friendly vehicles and support a greener future.

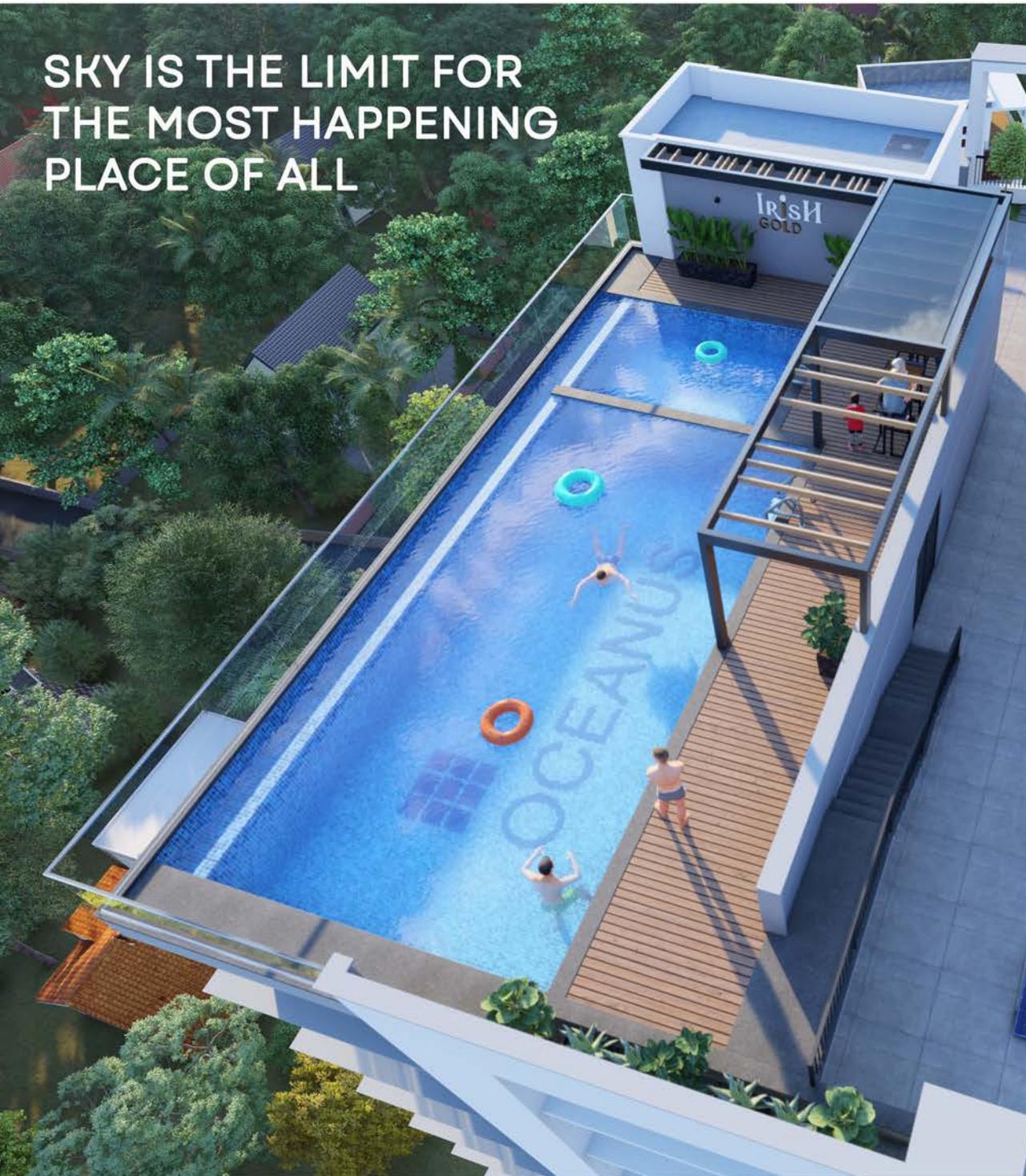


- Lulu Mal - 3.5 kms
- Technopark - 1 km
- Loyola School - 5 kms
- CET - 3 kms
- Thumba Beach - 4 kms
- St. Thomas school- 5 kms
- MGM School - 2.5 kms
- Ananthapuri Hospital - 6 kms
- SP Medifort Hospital - 6 kms
- Kazhakuttom Railway Station - 3.5 kms
- VSSC- 6 kms
- Airport - 6 kms
- KIMS Hospital - 5 kms
- Greenfield Stadium - 3.5 kms
- Secretariat Trivandrum - 11 kms
- Karyavattam Campus- 2 kms
- Central Railway Station - 13 kms
- Good Shepherd School - 3 kms
- Kochuveli Railway Station - 6 kms





SKY IS THE LIMIT FOR  
THE MOST HAPPENING  
PLACE OF ALL



OCEANUS



*"Build with care  
Made for memories"*

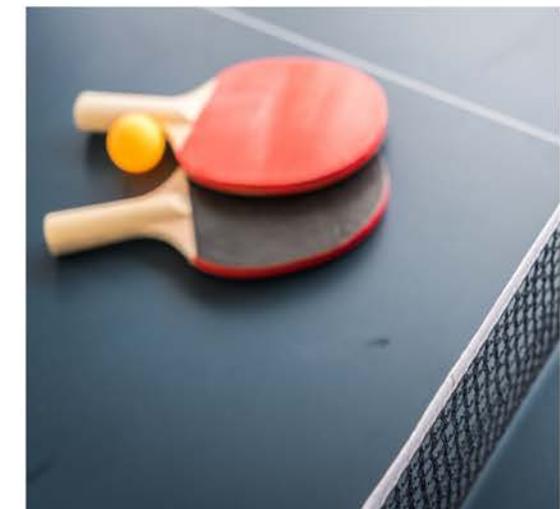


**OCEANUS**



## VALUE ADDED FACILITIES

- Air-conditioned visitors' lounge
- Air-conditioned multi-purpose hall
- Infinity swimming pool & kid's pool
- Air-conditioned association room
- Care-taker room
- Air-conditioned indoor games room
- Air-conditioned gymnasium
- AC units in all bedrooms
- AC provision in living/dining
- Separate EV plug point in each carpark
- Video door phone
- Automatic sensor light in common area
- Automatic gate on the main entrance
- Centralized gas system
- Gas leak detector
- Bio-gas plant/Incinerator
- Biometric access control to visitors lounge/lobby
- Solar panel for common area/ lobby lighting
- CCTV surveillance
- Sewage treatment plant
- Water treatment plant
- Provision for broad band connection
- Facility for car wash
- Rain water harvesting
- Disabled friendly access
- Common letter box
- Intercom facility
- Children's play area
- Landscaped garden
- Generator back-up
- Barbeque counter on terrace
- Rubber corner beading for columns in car parking
- Reflective sticker pasted on the floor and wall of parking area





“Not just a residence  
A lifestyle upgrade”



“Modern living, timeless comfort”

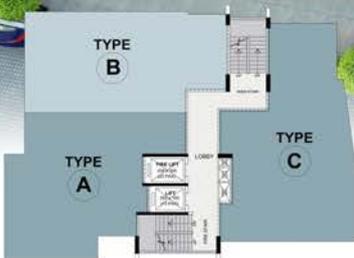


3BHK

APARTMENT LAYOUT

TYPE : A1 B1 C1

FIRST FLOOR



3BHK

APARTMENT LAYOUT

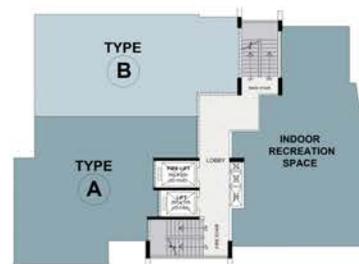
TYPE : A B C

TYPICAL 2ND TO 9TH FLOOR

*“Home that reflects your success”*



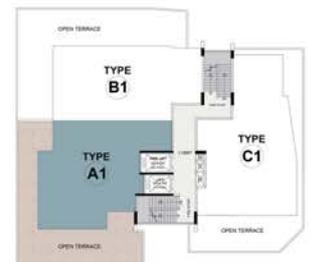
TYPE OF UNIT	NO.OF UNITS	SALEABLE AREA(SQ.FT)
TYPE A1 - 3BHK	1	1607
TYPE B1 - 3BHK	1	1541
TYPE C1 - 3BHK	1	1845
TYPE A - 3BHK	9	1607
TYPE B - 3BHK	9	1541
TYPE C - 3BHK	8	1845



### 3BHK



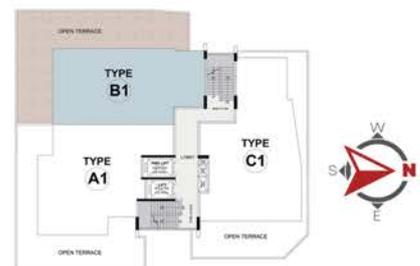
“Luxury and comfort under one roof”



FIRST FLOOR

TYPE A1 3BHK	SALEABLE AREA	RERA CARPET AREA	EXCLUSIVE BALCONY	OPEN TERRACE AREA
	1607 SQ.FT	1038 SQ.FT	122 SQ.FT	521 SQ.FT

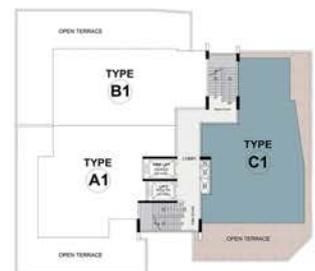
*“Crafted for comfort  
Designed for elegance”*



**FIRST FLOOR**

TYPE B1 3BHK	SALEABLE AREA	RERA CARPET AREA	EXCLUSIVE BALCONY	OPEN TERRACE AREA
	1541 SQ.FT	982 SQ.FT	138 SQ.FT	864 SQ.FT

*“Elegance redefined”*

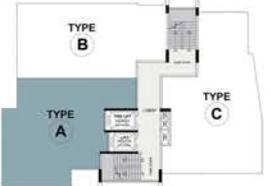


**FIRST FLOOR**

TYPE C1 3BHK	SALEABLE AREA	RERA CARPET AREA	EXCLUSIVE BALCONY	OPEN TERRACE AREA
	1845 SQ.FT	1191 SQ.FT	131 SQ.FT	368 SQ.FT



*“Step into the address you deserve”*

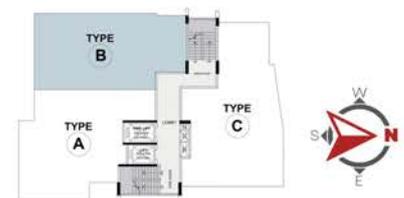


**TYPICAL 2ND TO 10TH FLOOR**

TYPE A 3BHK	SALEABLE AREA 1607 SQ.FT	RERA CARPET AREA 1038 SQ.FT	EXCLUSIVE BALCONY 122 SQ.FT
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*“Luxury in every brick  
shining in every corner”*

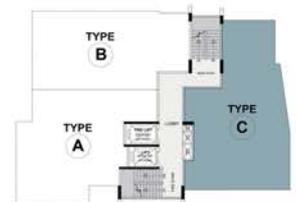


**TYPICAL 2ND TO 10TH FLOOR**

TYPE B	SALEABLE AREA	RERA CARPET AREA	EXCLUSIVE BALCONY
3BHK	1541 SQ.FT	982 SQ.FT	138 SQ.FT



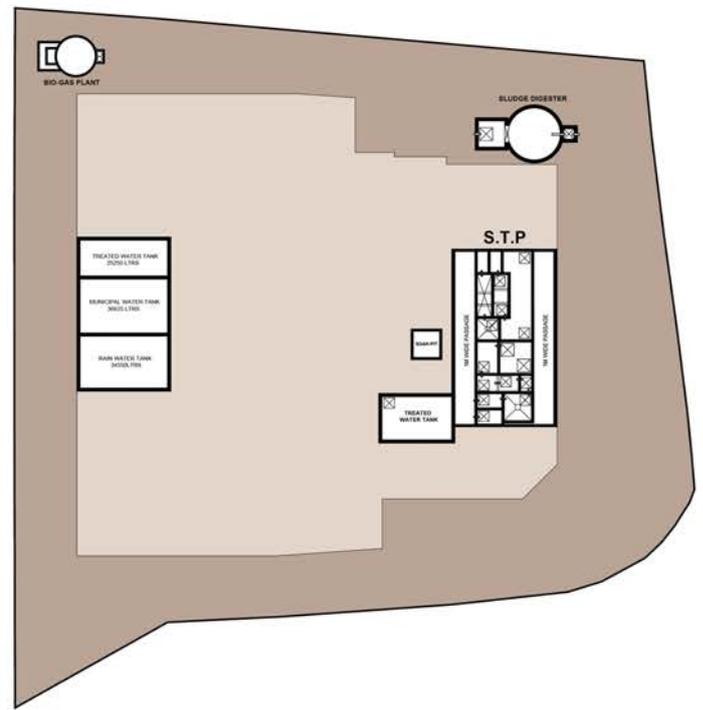
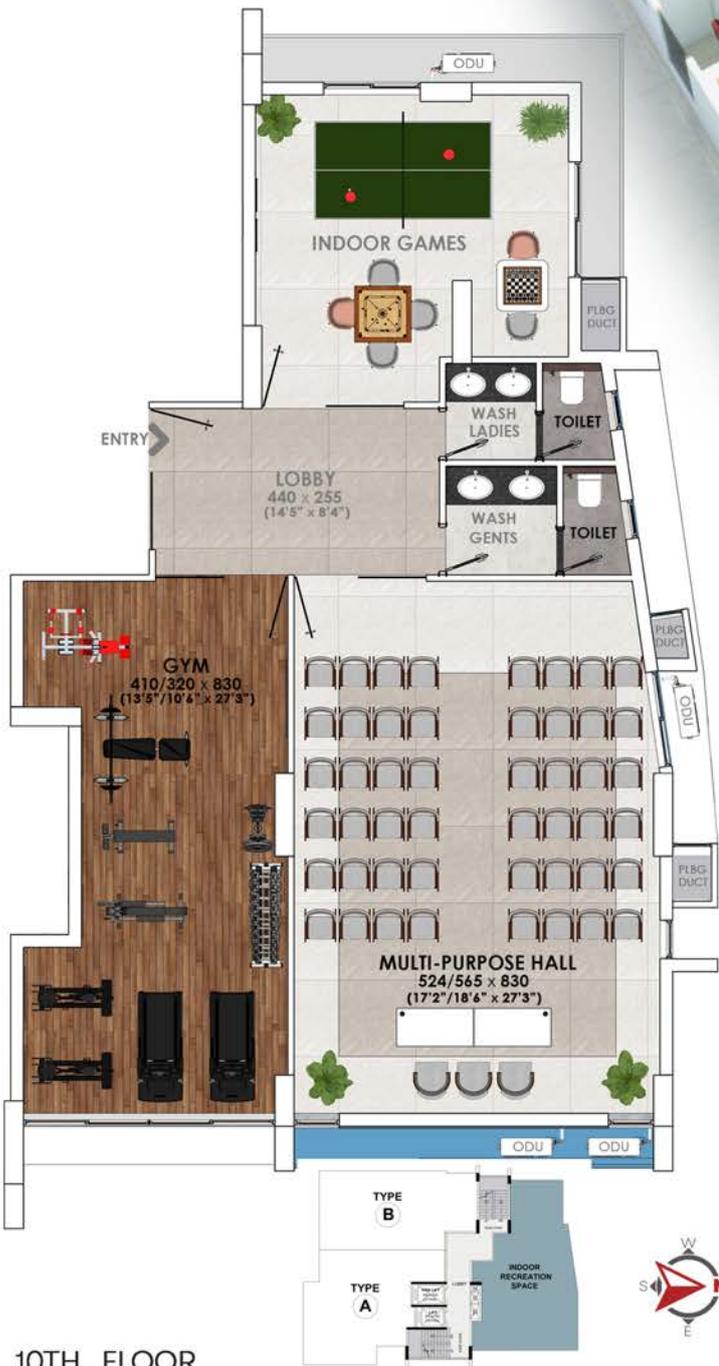
*“More than a residence  
a legacy”*



**TYPICAL 2ND TO 9TH FLOOR**

TYPE C	SALEABLE AREA	RERA CARPET AREA	EXCLUSIVE BALCONY
3BHK	1845 SQ.FT	1191 SQ.FT	131 SQ.FT

*“Comfort, care, community.”*





TERRACE PLAN

## Structure

- > Seismic III compliant RCC structure

## Super Structure

- > 8" solid concrete block masonry for external walls and 4" solid concrete block masonry for internal walls

## Doors

- > Main door - Natural teak wood door frame & shutter with polish finish on both sides. Lock , handles , brass hinges , tower bolt , door stopper and magic eye.
- > Internal doors - Hardwood compressed wooden frame and compressed molded wooden shutters with veneer or laminate finish on both sides.
- > Balcony doors - Sliding powder coated aluminium/UPVC framed glazed shutters in three track with mosquito nets.

## Windows

- > Sliding powder coated aluminium/UPVC framed glazed shutters in three track with mosquito nets and MS safety grills inside.

## Floorings

- > Premium quality vitrified tile flooring for living,dining, bedrooms , kitchen, balcony & work area. Anti-skid premium quality floor and wall tiles for kitchen and toilets.

## Kitchen & work area

- > Polished granite counter-top platform with stainless steel sink and ceramic tile dadoing.
- > Plumbing and electrical provision for water purifier,washing machine & dish washer.

## Power

- > Sufficient KW power supply from KSEB and 1KVA generator back-up for each apartment.
- > 120KVA generator back-up for elevator , common area lighting & water pumps.

## Balcony & Staircase handrails

- > GP/GI box section with approved design painted with matching colour.

## Painting

- > 2 coats of acrylic emulsion paint , roller finish over primer and 2 coats of putty for internal walls . Anti-algae weather proof emulsion paint for external walls over plastered surface.

## Electrification

- > Elegant modular switches & sockets of Legrand/GM/Havells or equivalent make.
- > ISI marked PVC conduits concealed in walls.
- > Good quality copper wire of RR cables / Havells/ Finolex or equivalent make.
- > Sufficient number of light points , fan points and 5Amp plugs/sockets in each apartment.
- > Independent DB of Havells/Legrand or equivalent make.
- > ELCB of Havells / Legrand or equivalent make.
- > MCB for each room and ELCB for each apartment.

## Toilets

- > Premium quality ceramic glazed tiles dado up to required height . Matching coloured/white wall mounted EWC with flush tank of American standard/Grohe/Jaquar/Parryware or equivalent make. Health faucet of Parryware/Jaquar or equivalent make. One hot & cold mixer unit for shower. All other fittings are of American standard/Grohe/Jaquar/Parryware/Cera or equivalent make.

## Water proofing for roof & toilets

- > Using quality materials from approved supplier/ manufacturer like Cera/Fosroc/Sika.

## Elevator/Lift

- > 2 nos. of reputed make. Fire lift/Bed lift -1no. 13 passenger capacity lift-1no. with generator back-up.

## Terrace

- > Overhead tanks, staircase towers , swimming pool, solar panels , water proof treated terrace.

## Water supply

- > Potable bore-well and municipal water supply, Pump , sump and OHT with concealed pipeline.

## Air conditioning

- > Providing AC unit in all bedrooms and provision for AC in living/dining area.

## Anti-termite treatment

- > Suitable anti-termite treatment will be done for wood work.

## Car parking

- > One Car parking space for each apartment.

## Security

- > 24 hr security with CCTV surveillance in common area and lift.





CONTACT US

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*Our presence*

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