



RIVIERA GRAND

PENTHOUSES | SKYVILLAS | CONDOMINIUMS

Bespoke residences for the distinguished few.

Riviera Grand Condominiums will provide a new definition of space, with features that have luxurious amenities in which, each detail is carefully considered to create and maintain an environment of harmony.



Presents

RIVIERA GRAND

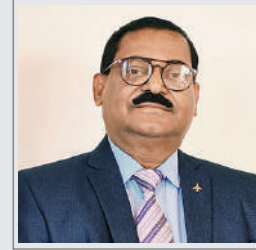
PENTHOUSES | SKYVILLAS | CONDOMINIUMS

MANAGEMENT PROFILE



Vinod Garg
Advisor Corporate Affairs and

Mr. Vinod Garg is a distinguished Fellow Member of the Institute of Chartered Accountants of India (ICAI), holding a Diploma in Management & Business Finance from ICAI, and is a qualified and registered Insolvency Professional. With over 38 years of post-qualification experience, Mr. Garg brings unparalleled expertise in finance, project management, strategic planning, taxation, and FEMA regulations. His career spans an impressive array of sectors, including real estate & industrial developments, with a sharp focus on detail and precision. A visionary leader, Mr. Garg has played a pivotal role in developing ultra-large and ultra-premium residential, commercial, retail, and star hotel complexes, as well as expansive townships in the National Capital Region (NCR). His portfolio also includes the successful management of operational shopping malls and mixed-use residential and commercial complexes, showcasing his ability to deliver excellence at every stage of development and operations. With a reputation for strategic insight and unwavering commitment to quality, Mr. Garg continues to be a driving force in shaping modern infrastructure and transforming business landscapes.



Dixon Mathew
Managing Director

As a co-founding member of Superstone Properties, Dixon has been in the real estate and property development business in Kerala for the last two decades. Starting his career with a multinational group in Mumbai, Dixon later moved to Muscat where he held a senior management position with a reputed business group for 18 years. With extensive experience in international business, human resource management and financial planning, Dixon ventured into various investments in India and subsequently moved base to Kerala. As a versatile businessman and a philanthropist, Dixon Mathew is well connected to various social and professional networks within the Kerala business community. He is one that brings charisma and passion to his works. His commitment to excellence is truly commendable. He always encourage teamwork, diversity of thought and open communication to foster innovation and creativity for the best of his role. He is a leader and has a vision to mobilize and inspire members to make it a reality. Managing the company's finances is a critical responsibility. He oversees budgeting, financial forecasting, reporting and ensure financial stability and transparency.



CORPORATE OVERVIEW

Superstone Properties Private Limited is a FDI company with it's regional headquarters in India.

The corporate philosophy of Superstone Properties is to position it's developments with the highest level of quality, the latest technology and a prime focus on the luxury lifestyle.

Superstone believes in quality, luxury and design amplified by the opulence showcased in all facets of it's developments

www.superstoneproperties.in

KERALA

Kerala, conjures in one's mind, an image of pristine backwaters, palm fringed beaches, tranquil villages and greenery in profusion. God has generously bestowed this land with the bounties of nature, and so it only seems natural when Kerala is referred to, as God's own country.



CALICUT

Dubbed as the 'city of spices' during classical antiquity and middle-ages, for its role as the major trading point of eastern spices. The city was a great emporium of trade frequented by merchants. Arabs, Chinese, Portuguese, Dutch, and English... the series continue. To the envy of other countries, this 'jewel of Malabar' had enormous wealth of 'black gold' pepper, which attracted even the Europeans to flock to these shores to make trade links. Put on the world map by the Portuguese explorer in 1498, Calicut today is a centre of flourishing domestic and international trade in northern Kerala.

Carrying its history on its sleeves; Calicut has a modern air due to its never-ending business buzz. Its international airport from where 358 international flights fly weekly, has contributed to the development of the city and its tourism industry in the area. With India's finest education centers like IIM, NIT, medical colleges and various professional educational institutions, Calicut has its own niche in the educational prospectus of Kerala. It is fast becoming a hub of luxury and lifestyle for the up and coming professionals and businessmen, Calicut with its myriad beauties and benefits presents a golden opportunity for the discerning.





GRAND LOBBY

The entrance to the grand residence, reflects and exceeds the benchmarks for five star luxury propositions.



BALLROOM

To provide five star ambience to your special occasions and high profile events, this exclusively designed venue is premium luxury within the community premises.



BUSINESS CENTRE

The Riviera Grand's state of the art business centre will cater to your professional needs and provide with 24/7 business support.



INFINITY POOL

Located on the 13th floor, the infinity edge swimming pool at Riviera Grand is a perfect place to rejuvenate and relax.



SKY GYM

The state of the art gym at Riviera Grand located on the 13th floor with a panoramic view is designed to ensure the well being of your mind, body and soul.



LIVING & DINING

Family gatherings can now be ever memorable in this living room, over-looking the azure vistas of the Arabian sea.



MASTER SUITE

The master suite with luxury of space overlooking the blue waters of the Arabian sea.

PENTHOUSE - MASTER SUITE

Elegant touches, defining a clear sense of space with attention to the finest of detail, add to the unique charm of the duplex penthouses.

- Custom designed luxury duplex penthouse on the 25th floor with private lift lobby.
- Stunning sea views enjoyed from every room in the house.
- Spacious formal living and dining area with private terrace.
- Separate family lounge with glazed walls to enjoy the sea view.
- Imported Spanish marble Crema-Marfil flooring.
- Designer kitchen with built in cabinets and separate service entry.
- Four magnificent bedrooms with en-suite bathrooms and open to sky shower area.
- Bathrooms fitted with the finest accessories from Kohler.

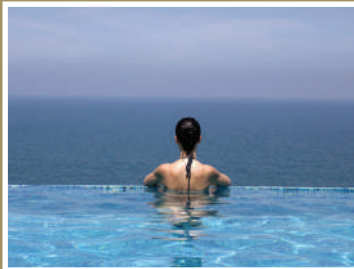
- Large walk in closets for the master bedrooms.
- Separate maids room with en-suite bath.
- Private internal home lift.
- Private swimming pool, jacuzzi and terrace garden.
- Home automation system powered by Philips.
- Ducted air conditioning with centralised split system from LG.
- Home theater.
- Home office.



WORLD CLASS AMENITIES



24 HOURS SECURITY



INFINITY POOL



CCTV & INTERCOM CONNECTIVITY



JACUZZI



HI SPEED ELEVATORS



HOME AUTOMATION SYSTEM



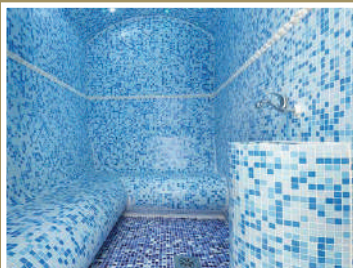
SAUNA



BILLIARD ROOM



BUSINESS
CENTRE



STEAM ROOM



KID'S CORNER



COVERED CAR
PARKING



BALLROOM



OBSERVATION DECK



OPEN PARTY
AREA

INDIVIDUALITY ALL AROUND YOU

Riviera Grand, Calicut's tallest residential tower overlooks the Arabian Sea, located just 500m from the white sandy beaches of Calicut. The unique architecture of this iconic structure ensures a spectacular view of the blue sea and the dazzling greenery around from each home.

- The lavishly appointed Riviera Grand condominiums offer a minimum space of 2083 sq ft per unit.
- Riviera Grand offers a host of premium features and world class amenities.
- Contemporary and exclusively designed double volume entrance lobby, reception area with imported marble flooring from Spain, Crema-Marfil decorated ceiling, and unique handcrafted marble wall fountains, that leave you with an elite and warm feeling of unpretentious luxury.
- Technology blends in seamlessly to make Riviera Grand the most distinguished tower in this part of the world. Our smart home features enable you to make the most of your home by utilizing state-of-the-art technology to create your ideal living environment. The home automation facilities, powered by Philips, offers a wide array of facilities including curtain control, smoke detectors, virtual parenting, burglar alarm, mood lighting, air-conditioning control, remote control gate entry and many other security features.
- The entire tower features 24/7 CCTV camera monitored security systems.
- All apartments are integrated with fire sprinkler systems for life and fire safety. Additional fire safety is assured by a network of smoke detectors with home automation systems that alerts the home owner. High speed KONE elevators whisk you aloft, while the service lift handles freight.
- All bathrooms and powder rooms are fitted with the finest sanitary-ware and bathroom accessories from Kohler.
- All apartments are equipped with silent and powerful air-conditioning systems.
- Every home enjoys a centralized gas supply system.
- The building wiring and network accessories are from Legrand.
- Designer kitchen with built in cabinets.
- The building garbage chute connects all floors to the garbage room at the basement.
- The 13th floor is wholly devoted to the pursuit of leisure and recreation. The infinity pool over-looking the Arabian Sea, beckons you for a dip or help you unwind after a busy day with facilities including sauna, steam and jacuzzi.
- Be fit and fabulous with a choice of amenities in the state-of-the-art gym while the children have fun in the play area on the ground floor.
- Celebrate the perfect event with access to our banquet hall, conference room and the exclusive billiard hall.
- The operational helipad on the 27th floor facilitates safety evacuations and quick commutes from the airport or to business meetings bypassing city traffic.



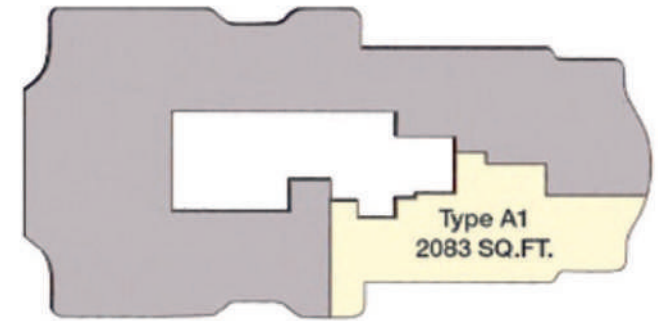
FLOOR PLANS

CONDOMINIUM TYPE A1

FLOOR 2-8

2,083 SQ. FT

- Luxurious 3 bedroom condominium
- En-suite baths
- Powder room for guest
- Provision for home automation

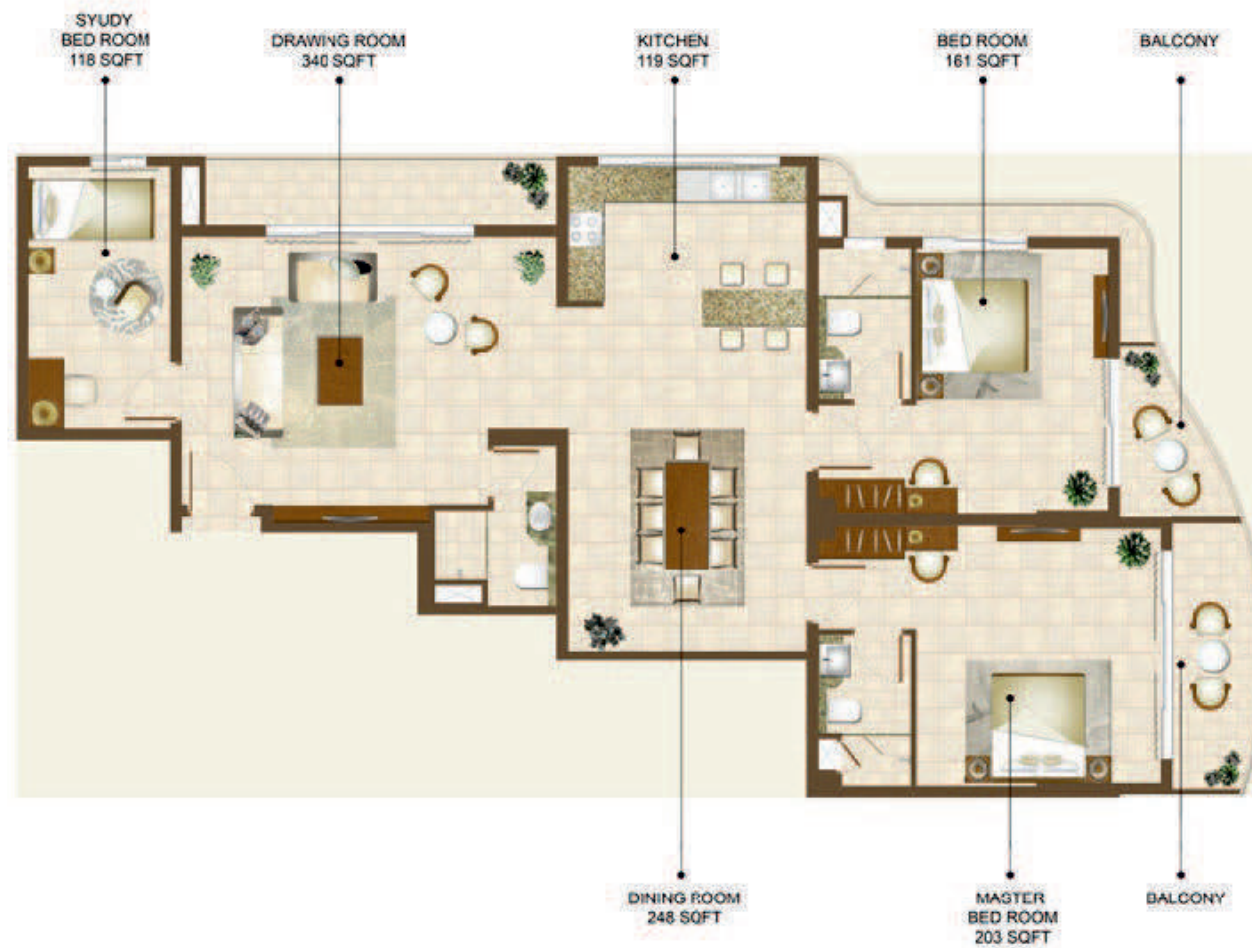
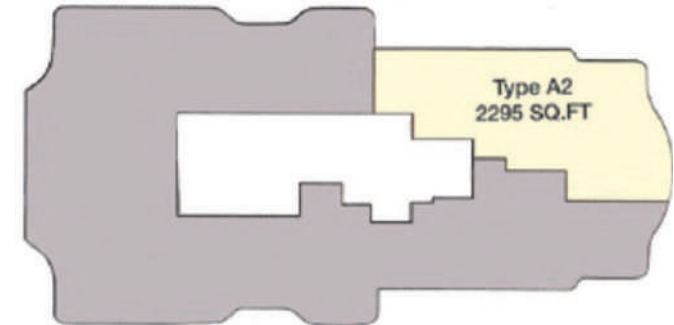


CONDOMINIUM TYPE A2

FLOOR 2-8

2,295 SQ. FT

- Luxurious 3 bedroom condominium
- En-suite baths
- Powder room for guest
- Provision for home automation

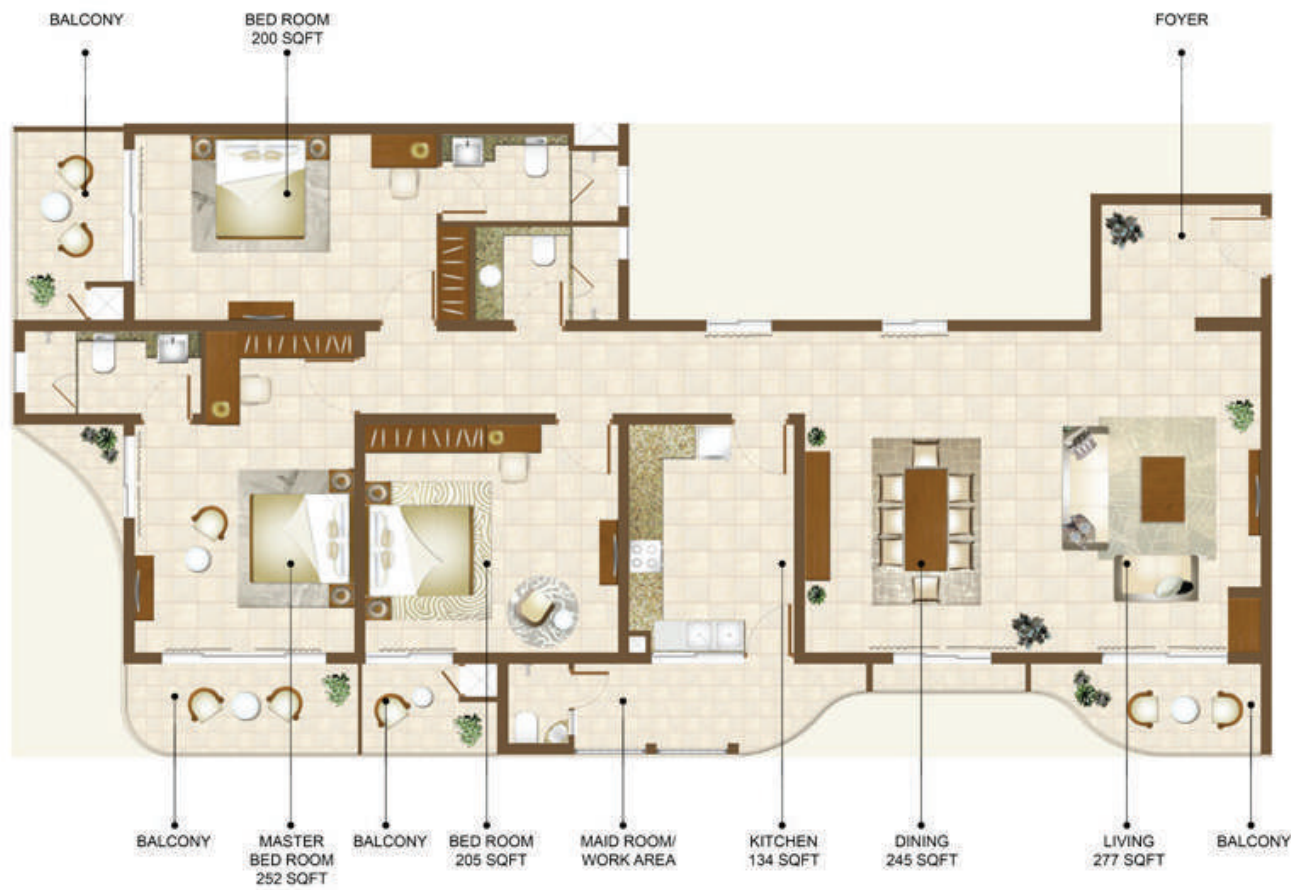
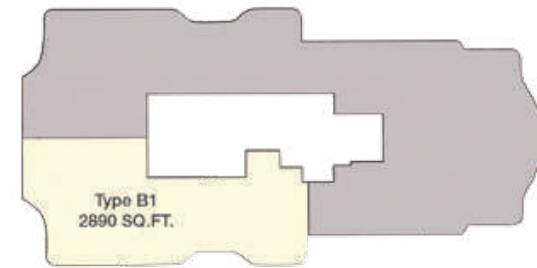


CONDOMINIUM TYPE B1

FLOOR 2-8

2,890 SQ. FT

- Luxurious 3 bedroom condominium
- En-suite baths
- Powder room for guest
- Provision for home automation

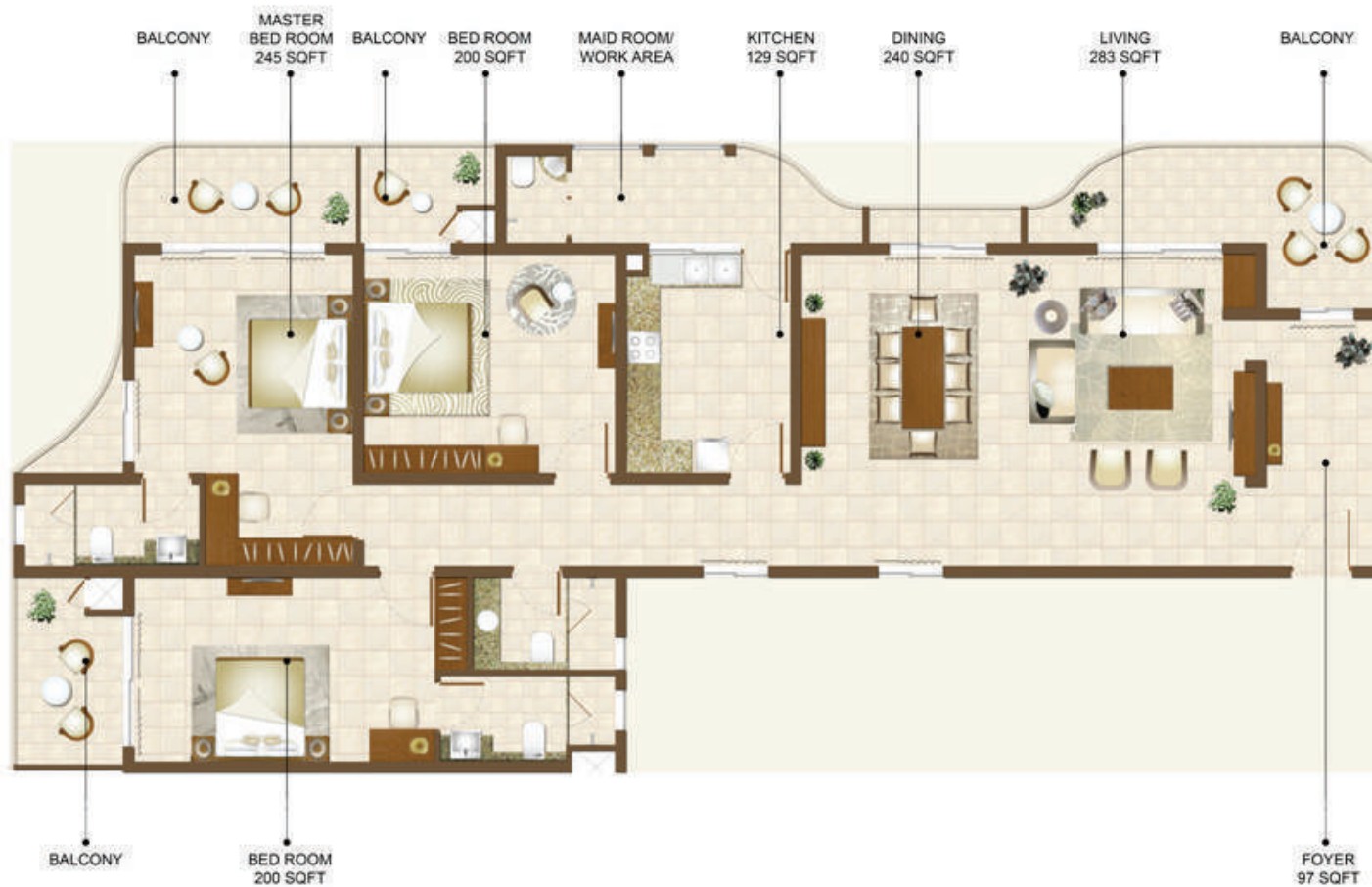
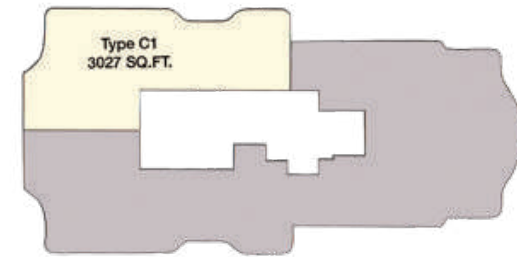


CONDOMINIUM TYPE C1

FLOOR 2-8

3,027 SQ. FT

- Luxurious 3 bedroom condominium
- En-suite baths
- Powder room for guest
- Provision for home automation



CONDOMINIUM TYPE A

FLOOR 9-12

4,009 SQ. FT

- Luxurious 3 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation
- Maid room with attached shower
- Spacious work area

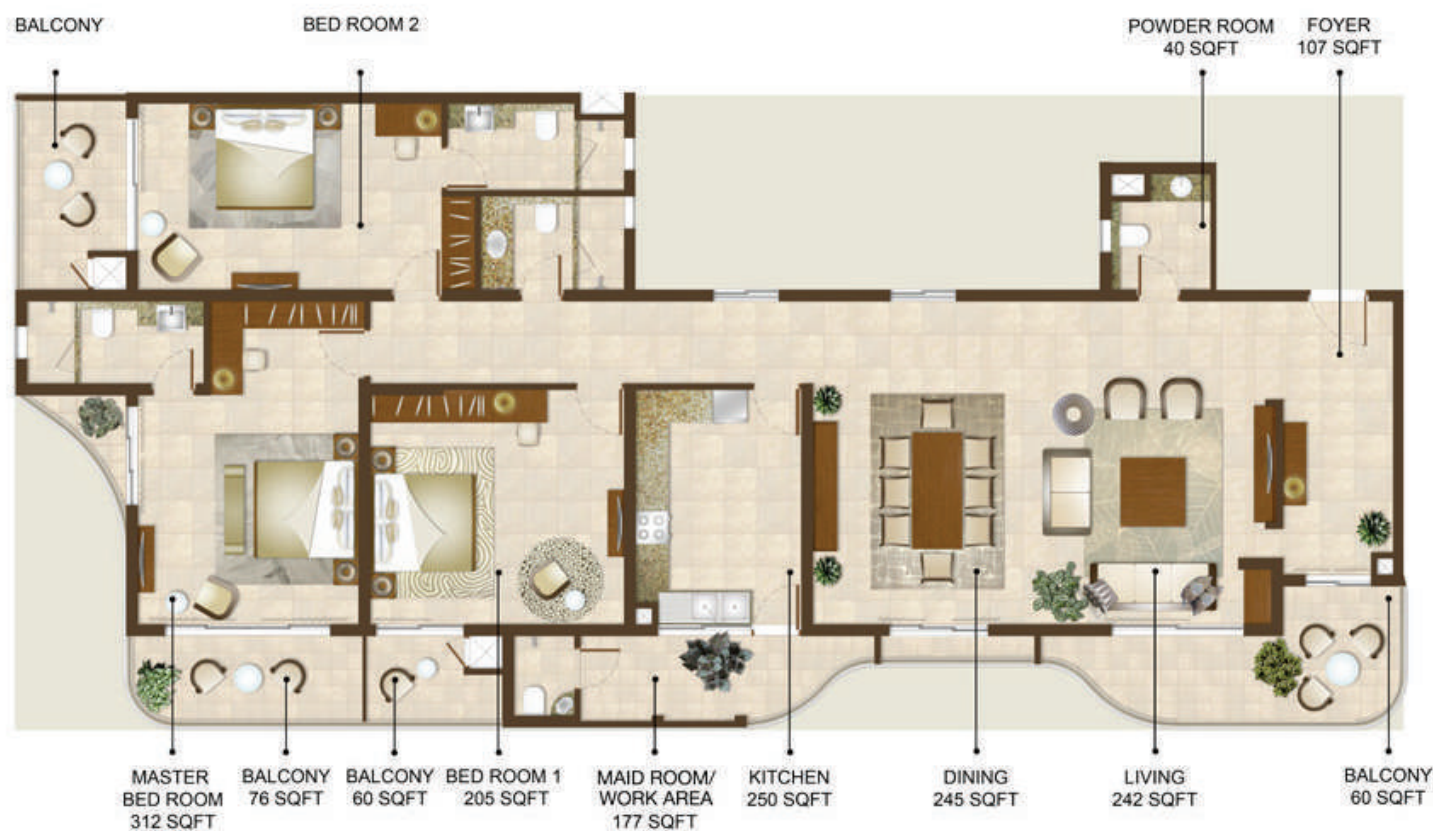


CONDOMINIUM TYPE B

FLOOR 9-12

3,090 SQ. FT

- Luxurious 3 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation
- Maid room with attached shower
- Spacious work area

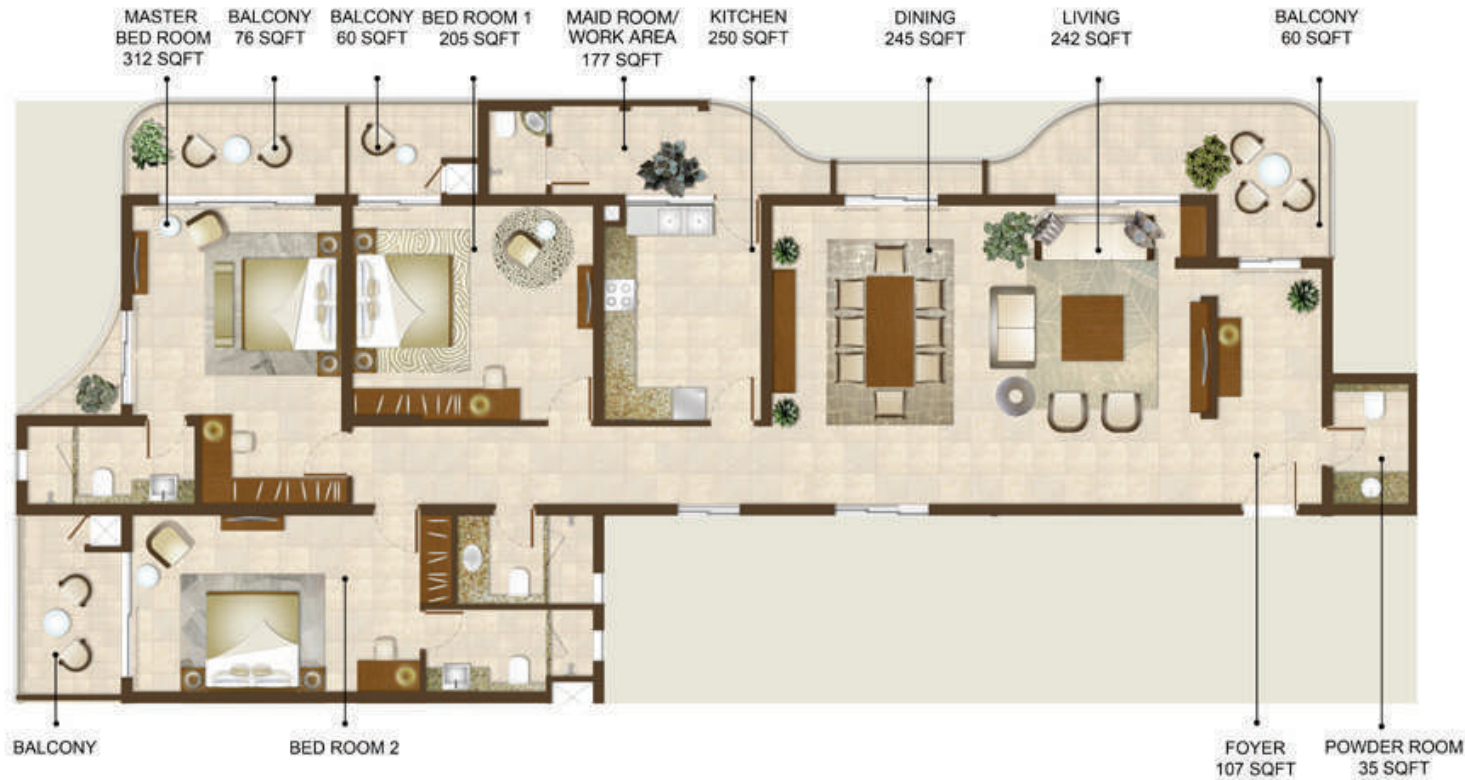


CONDOMINIUM TYPE C

FLOOR 9-12

3,090 SQ. FT

- Luxurious 3 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation
- Maid room with attached shower
- Spacious work area



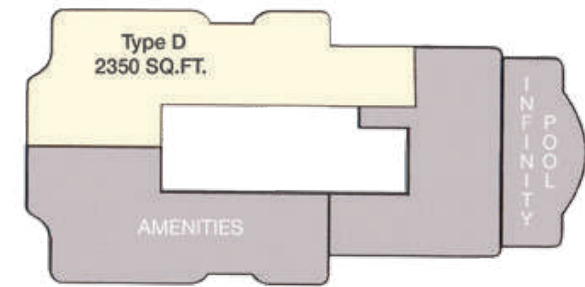
CONDOMINIUM TYPE D

FLOOR 13

2,350 SQ. FT

595 SQ. FT (TERRACE)

- Luxurious 3 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation



CONDOMINIUM TYPE E

FLOOR 14 -19

4,432 SQ. FT

- Luxurious 3 & 4 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation

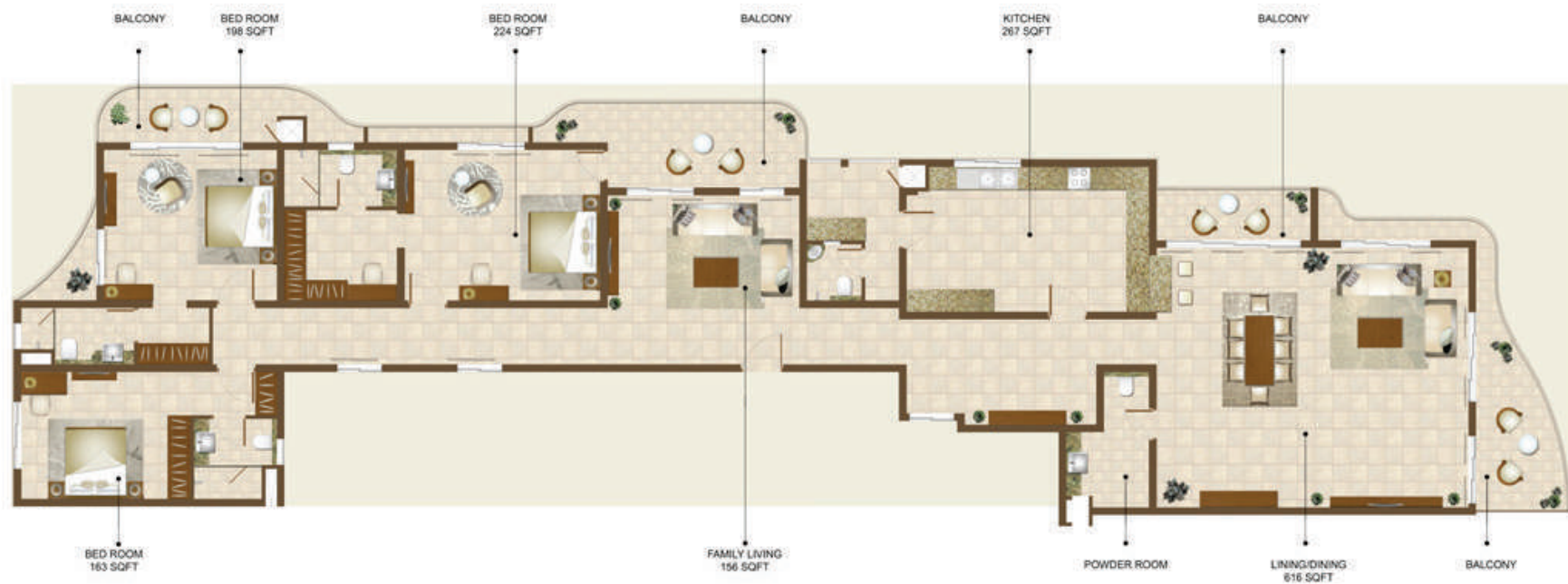


CONDOMINIUM TYPE F

FLOOR 14 -19

4,248 SQ. FT

- Luxurious 3 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation



GARDEN VILLA

FLOOR 20

4,727 SQ. FT
TERRACE AREA-3,682 SQ. FT

- Luxurious 4 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Powder room for guest
- Provision for home automation
- Maid room with attached shower
- Spacious work area
- Private terrace garden



SKY VILLA

FLOOR 21-22

4,727 SQ. FT

- Luxurious 4 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- En-suite baths
- Maid room with attached shower
- Spacious work area
- Powder room for guest
- Provision for home automation



4 LEVEL PENTHOUSE

FLOOR 23 - 26

4 LEVEL SIGNATURE PENTHOUSE

19,000 SQ_Ft

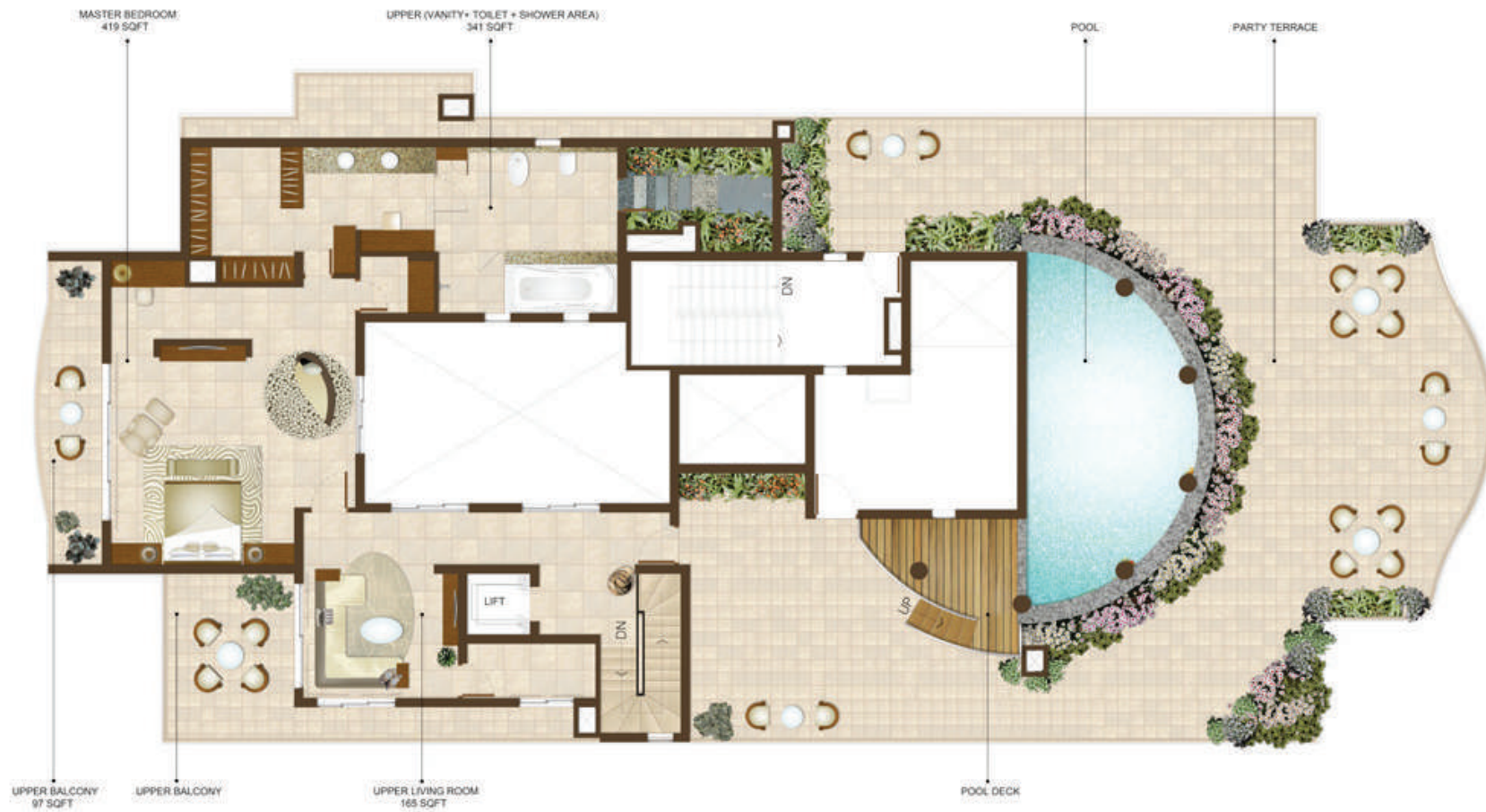
TERRACE AREA - 1912 SQ_Ft



- Large living / dining area with spacious balconies overlooking the Arabian sea
- Designer kitchen cabinets with granite counter top
- En-suite baths
- Maid room with attached shower
- Spacious work area

- Powder room for guest
- Provision for home automation
- Private swimming pool
- Open to air shower

- Internal lift
- Audio video room
- Home office
- Ample basement parking



ROOF LEVEL FLOOR 26



A DEDICATED FLOOR, ONLY FOR YOU

Discover the ultimate private sanctuary with our floor-wide penthouse, where every element embodies exclusivity and the best of the Riviera lifestyle.

PRESENTING

CLOUD 19



A RIVIERA GRAND EXCLUSIVE

WELCOME TO CLOUD 19

Imagine a home in the sky, 200ft high above ground and sprawling across 8680sqft of space - an entire floor dedicated to you where you enjoy 360 degree views and living excellence beyond compare.

Cloud 19 is a Riviera Grand exclusive that offers one tenant their own space across the entirety of the 19th floor, making it one of the largest high-rise penthouses in Kerala. Looking out to the Arabian Sea on three sides and the Western Ghats on the other, this ultra luxury condominium is designed with contemporary influences and impeccable attention to detail, promising a truly different kind of living.

Set to be the most exclusive address in Calicut, Cloud 19 is a one of a kind private sanctuary that not only offers unique living spaces but a lifestyle experience like no other.







Living Room spaces are tranquil and grand, elevating everyday needs and entertaining occasions.



A SENSE OF ARRIVAL

As a Cloud 19 resident, you enjoy exclusive access to your floor, allowing you to step out of the elevator directly into your own home lobby. Through elevator management, the access to your floor will be restricted to other tenants, thereby ensuring complete privacy to your home with controlled access and security.

Iconic modern living begins when you enter your home lobby, instantly creating a breathtaking first impression. This leads into an expansive living and dining area, spread across 1750sqft allowing for innovative and creative interior settings.

CLOUD 19

With a large dining space and an adjacent display kitchen plus a closed kitchen, your penthouse is perfectly set for intimate gatherings and high-society soirées.



While these spaces will be fitted out with the best of interior finishes, the penthouse is also designed to convey a sense of lightness and air with numerous open balconies all around the condominium.



A HOME BEYOND EXPECTATIONS

Cloud 19 features 5 large and luxuriously designed bedrooms, built to complement the exclusive settings of this one of a kind penthouse. The master bedroom includes a large walk-in closet with views of the Arabian sea and each bedroom comes attached with luxuriously appointed bathrooms. One of these bedrooms is part of an exclusive guest suite that also comes with its own living room and an exclusive entrance door, separate from the main apartment access.





Wake up to serene views of the beach from the comforts of the large bedroom spaces, each with attached warm-stone bathrooms featuring large walk-in showers or bathtubs, wide and deep for a long relaxing soak.

CLOUD 19

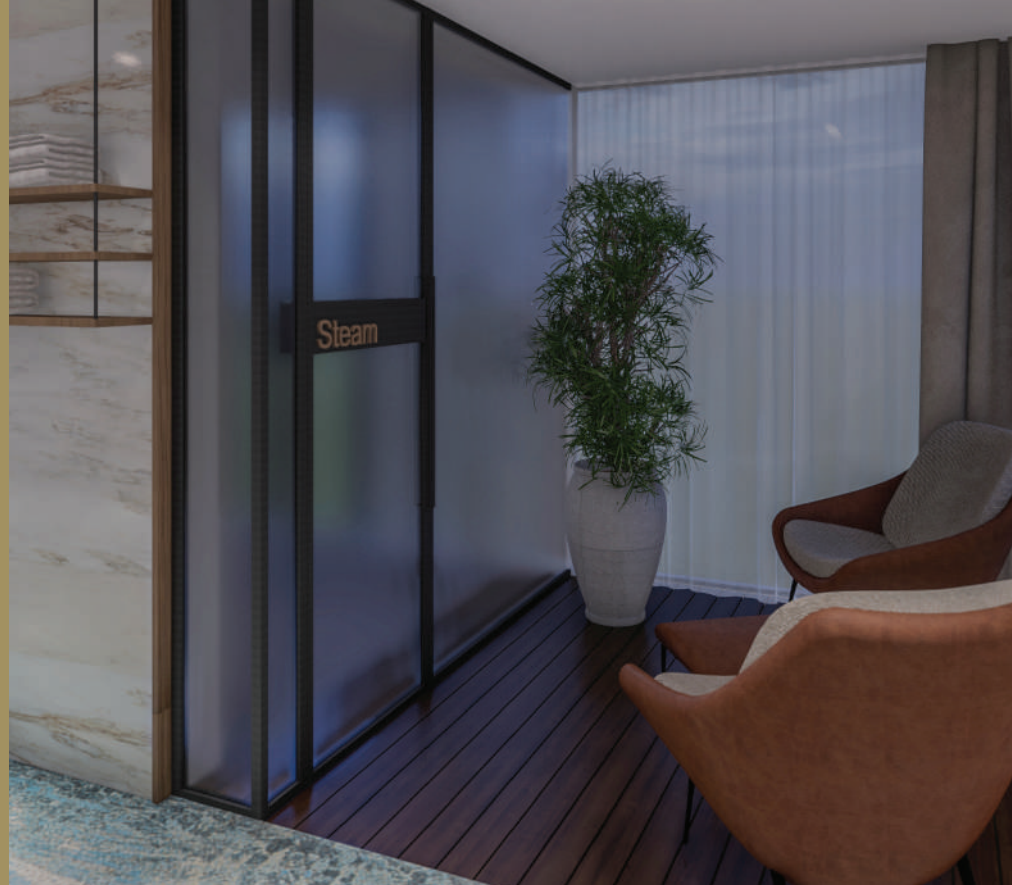


EVERYTHING AND MORE

Designed to meticulous standards and conceptualised around the desires of society's top echelon, Cloud 19 comes complete with additional spaces for relaxation, recreation and leisure. This exclusive penthouse features a private home theatre plus a wellness and recreational space with a gym, sauna and steam room.

Residents also enjoy access to the building's common amenities including the infinity edge swimming pool, the lavishly decorated banquet hall, open to sky outdoor party area and the billiards room among others.

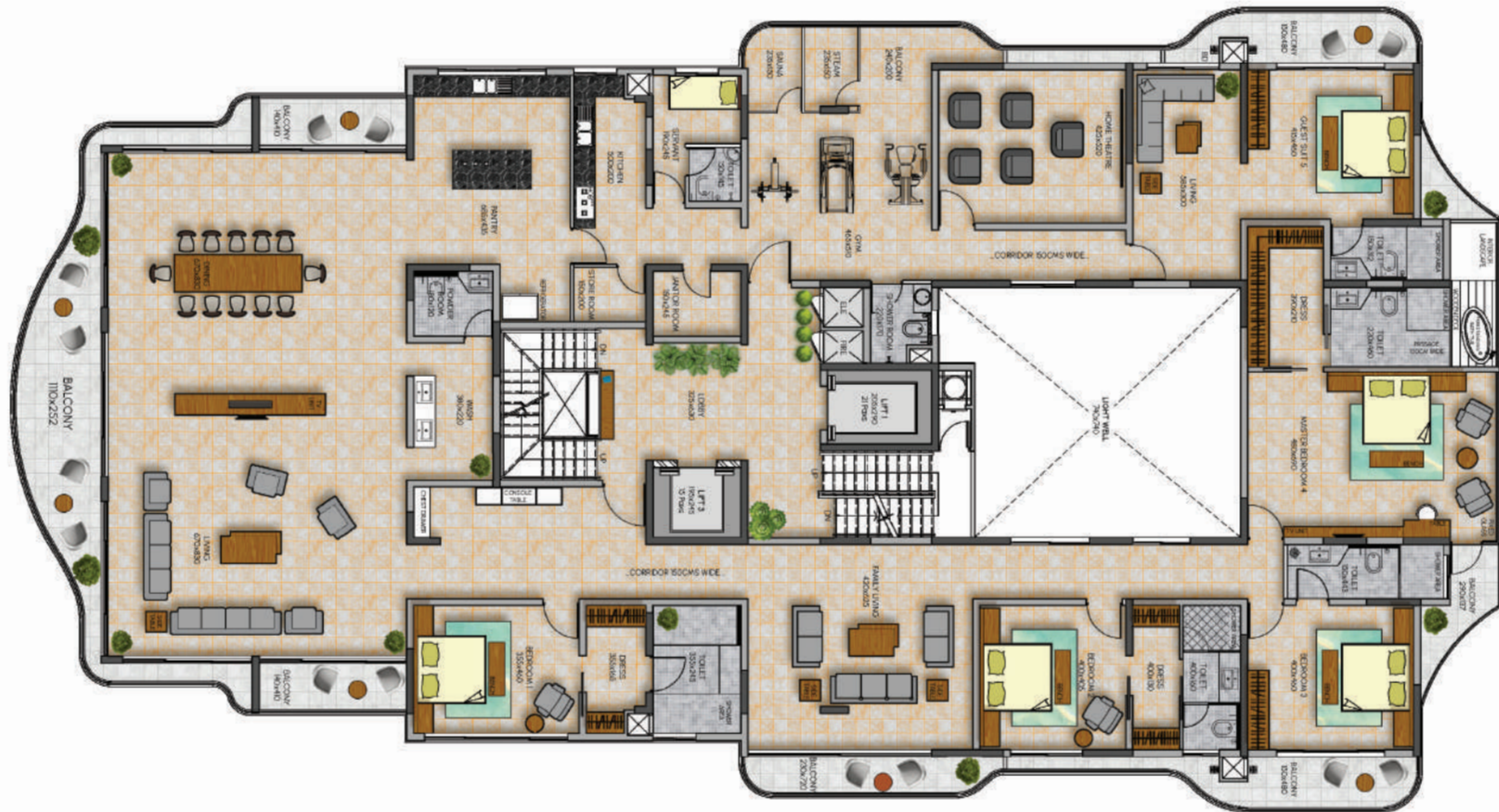
The penthouse is fitted with all essential safety features and includes touch screen control 3G home automation system which is also centrally connected to the building's automation systems allowing additional control access of other spaces. Cloud 19 is ready to move in and can be customised and redesigned to your preferences plus we also provide interior design consultancy and furnishing.



CLOUD 19 PENTHOUSE

8,680 SQ. FT

806 SQ. MT



- Luxurious 5 bedroom condominium
- Large living / dining area with spacious balconies overlooking the Arabian sea
- Maid Room with attached shower
- Private Home Theatre
- Standalone bath tub

- Guest Suite
- Powder room for guests
- Private Gym, Sauna and Steam
- Ample basement parking

LIFE ALL AROUND YOU

Riviera Grand offers a fresh perspective to contemporary urban living. No matter what you aspire to, Riviera Grand has the home to suit your needs. Whether it is spectacular views of the Arabian Sea or the dazzling greenery of the neighbouring vicinity, every apartment in Riviera Grand offers both. If what you are looking for is a vibrant community or peace and tranquility, Riviera Grande offers it. With proximity to Calicut's leading commercial centers, below are some of the facilities and popular landmarks that can be easily accessed from your home in Riviera Grand.

- Elathur beach - 1km
- Calicut city centre/ Mananchira Square - 10km
- Calicut Railway Station - 10.5km
- Calicut Bus Station - 9km
- Calicut International Airport - 38km
- Indian Institute of Management, Calicut - 16km
- National Institute of Technology, Calicut - 19km
- Government Engineering College, Calicut - 5km
- Government Polytechnic, Calicut - 5km
- Kendriya Vidyalaya, Calicut - 6.5km
- Calicut University - 37km
- Baby Memorial Hospital - 10km
- Elathur Railway Station - 2.3km
- Elathur Police Station - 2.2km
- Taj Residency - 9km



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