



**LTS401 - KOZHIKODE**  
**4 BEDROOM VILLA**

# ABOUT THE VILLA

The seaside resort of Calicut is home to the stunning and exquisite residence LTS401. The stunning estate is situated on a lovely lawn with plenty of outdoor lounging areas. The interiors of the home, which combine aspects of modern and historical architecture, will astound anybody who enters. The elegantly furnished rooms provide a preview of your stay at Villa, complete with lavish amenities. The bedrooms' traditional décor and antique furniture offer a comfortable refuge. The rich vegetation and pavilion draw attention to the lawn, which is a beautiful sanctuary. The villa has a lot of recreational areas, such as a badminton court and a basketball court.

## **LTS401 is special because of its:**

- Close proximity to scenic attractions
- Intricately designed stone clad exteriors
- Rich and opulent interiors along with modern amenities
- Entrance with gazebo and swingset
- Huge lush lawn with many sit out spaces
- Plethora of open spaces for recreation like basketball court and badminton court

## **ADD-ON SERVICES**

- A barbecue kit/meal can be arranged at an extra charge.
- Guests can use the villa's basketball court, badminton court and the pool table at no additional charge.
- Accommodation can be provided for extra individuals at an additional cost of Rs. 2000 per person.
- Amenities such as the WiFi, clothes dryer can be accessed by the guests at no extra charge.
- Prices may vary subject to availability and peak season rates.

# ABOUT THE VILLA

## **Home Rules and Truths**

- The road leading up to the villa may not be concrete.
- This is a pet-friendly and wheelchair-friendly property.
- In case of a power outage, the 165 aH battery inverter can support all the appliances for a couple of hours.
- All mobile networks work fairly well here.
- Guests can stay connected with complimentary Wi-Fi. Network is subject to availability at any given time.
- Cooking non-vegetarian food in the villa is not allowed., however consumption is allowed.
- Please be mindful and keep noise to a minimum after 10 PM.
- There are CCTV cameras that capture the external areas for security purposes.
- The caretaker stays on the premises of the same property.
- Guests are advised to stay cautious of any wild animals or bugs due to the villa location.
- This is a standalone property.
- Alcohol consumption is allowed in designated areas.
- Smoking is allowed in the exterior areas of the villa only.
- Guests are earnestly requested to treat the home with care.

## **Policy**

- The full payment must be made for your booking to be confirmed.
- The number of guests must not exceed the count mentioned at the time of booking.
- Only the guests who have been accounted for are allowed at the villa.
- All guests must be able to share valid ID proofs when asked. This could be at the time of booking, and also upon arrival.
- All foreign nationals must be able to share their passport and visa details prior to their stay.
- Any damage to the property caused by the guest will be charged as per the actual cost of repair or replacement.
- Any illegal activity - including but not limited to prostitution and the use of narcotics - is strictly not permitted.
- Any commercial activity is strictly not permitted.
- A refundable deposit may be collected before check-in.
- This entire amount is refunded within 5 working days, provided the total number of guests does not increase and the check-out time is adhered to.





























































# PLEASE NOTE

- Security Deposit is payable at the villa at the time of Check-in which is 100% refundable, if no damage made
- Loud Music after 10 p.m. is not allowed by the pool area, however you can play normal music inside the villa
- While booking share exact number of guests, every additional guest above double occupancy will be chargeable
- No outside guests allowed without prior information
- All illegal activities are prohibited
- Full retention if cancelled within 35 days of check-in date
- 15% Retention if cancelled before 35 days of check-in date
- Smoking by the balconies, pool and open areas is allowed
- Airport transfers, Barbeque arrangements, Cook and yacht bookings can be done at additional costs.

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