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A Place To Call YOUR OWN.

Prosparo is a cleverly designed apartment complex which blends seamlessly with the calm surroundings of Rathmalana. Live indoors whilst enjoying the outdoors in these stunning spaces.



A **Seamless** Link Between Interior Designs and the Vibrant Outdoors.

With the perfect combination of indoor and outdoor space, Prospero is the ideal place to enjoy the very best of Rathmalana's beautiful surroundings. Within Prospero, every apartment has been cleverly designed to maximize the flow of light and space.

A Brilliant Urban Realm.

Nestled between the Galle road and the proposed Marine Drive extension, Rathmalana is a fast-moving yet tranquil urban neighborhood. Situated just 17 km away from the commercial capital, within close proximity to all essential conveniences, the city offers total peace of mind to its citizens. You will find all the leading banks, a railway station, a public library, supermarkets, family owned stores, restaurants, a domestic airport, vendors and businesses all within arm's reach. With a diverse community, vibrant surroundings, and periodic cultural events around the area, you and your loved ones will definitely be pleased.



Why Prospero?

If you pursue sheer perfection, Prospero is your only option. Complemented by the convenience of its location, Prospero is a non-cluttered, spacious and healthy environment for you and your loved ones. Prospero offers more floor space when compared with apartments of the same category giving more freedom for you to stretch your arms. Enjoy a prosperous and luxurious lifestyle at Prospero; after all, it is what you and your family deserve.

- ▶ **Lifestyle** – Comfortable living is ensured in an area with a soothing climate. Quality entertainment options and recreational facilities are never out-of-stock in the neighborhood.
- ▶ **Convenience** – Easy access to Colombo via Galle road and the proposed marine drive extension is a key convenience to the citizens of Rathmalana. Commuting to Colombo via train from nearby Angulana station is the ideal choice to avoid the traffic during rush hour. Other conveniences include leading supermarkets, clothing stores, restaurants, services providers, vendors and traders.
- ▶ **Education and Workforce** - Government & international schools are in close proximity including Katubedda University and vocational training institutes. Leading apparel manufacturers, manufacturing facilities and other businesses provide employment opportunities in and around the area.
- ▶ **Finance and Business** – Banks, finance companies and trading establishments are in abundance around the city. So, getting your day-to-day needs fulfilled is no hassle and brings total peace of mind.



Elegant Finishing Meets High Specification And Carefully Considered Design Throughout Prosparo.

Interior Finishes

- Two colour palette options available
- Engineered timber
- White painted plasterboard ceilings, walls, skirting and architraves
- Painted solid core internal apartment doors
- Timber painted entrance doors
- Double glazed windows with opening door to balconies and terraces
- Non-toxic materials used for interior finishes



Bathrooms / En-Suites

- Contemporary white sanitary ware to bathrooms and en-suites
- White bath with semi-framed glass screen to the main bathrooms
- Chrome thermostatic bath/shower mixer with shower head
- White semi-recessed basin with chrome mono-bloc mixer tap
- White dual flush floor mounted WC with concealed cistern
- Contemporary floor tiles
- Contemporary wall tiles
- Under counter fitted storage cabinetry
- Back-lit mirror to bathrooms

Balconies

- Well-proportioned balconies and terraces with metal balustrades and /or brick parapets



Kitchens

- Contemporary kitchen units with handle less doors
- Stainless steel sink with chrome mixer tap
- Tiled kitchen splash back
- Energy efficient
- Induction hob with integrated recirculation fan above



Management and Security

- Development designed in unison to ensure highest security
- CCTV system in public areas, building entrances and car park
- Multi-locking system to front door of each home
- Interconnected mains supply smoke/heat detection system with battery back-up to each home
- Back-up Generator
- Elevator



Communal Areas

- Main lobby with painted wall finishes
- Passenger elevator and stair access from all levels
- Tiled floors and painted walls to upper level communal corridors
- Lower ground floor refuse/recycling store
- Mailboxes located in communal core entrance
- Roof-top access for private functions



Transport

- Car parking space
- Close proximity to railway station
- Close proximity to Galle road
- Close proximity to Bus routes



Green Living Inside and Out.

Prosparo has been designed to provide optimum green and sustainable living for each and every one of its residents. The design strategy encompasses a green open-to-air rooftop and toxic-free wall applications. Within the living spaces, only environmentally sound LED lighting have been used, though all homes have also been designed to maximize natural light. One of our key aspirations right from the inception of the development has been focused around health and well-being; how residents can live well and healthily within their homes and their surroundings. This ethos has informed everything from our choice of construction material, our open plan layouts, the provision of ventilation systems providing constant fresh air into the home, and the use of energy saving products. This is also reflected in the landscaping of

both shared and private spaces in order to allow natural interaction and development of a Prospering community.

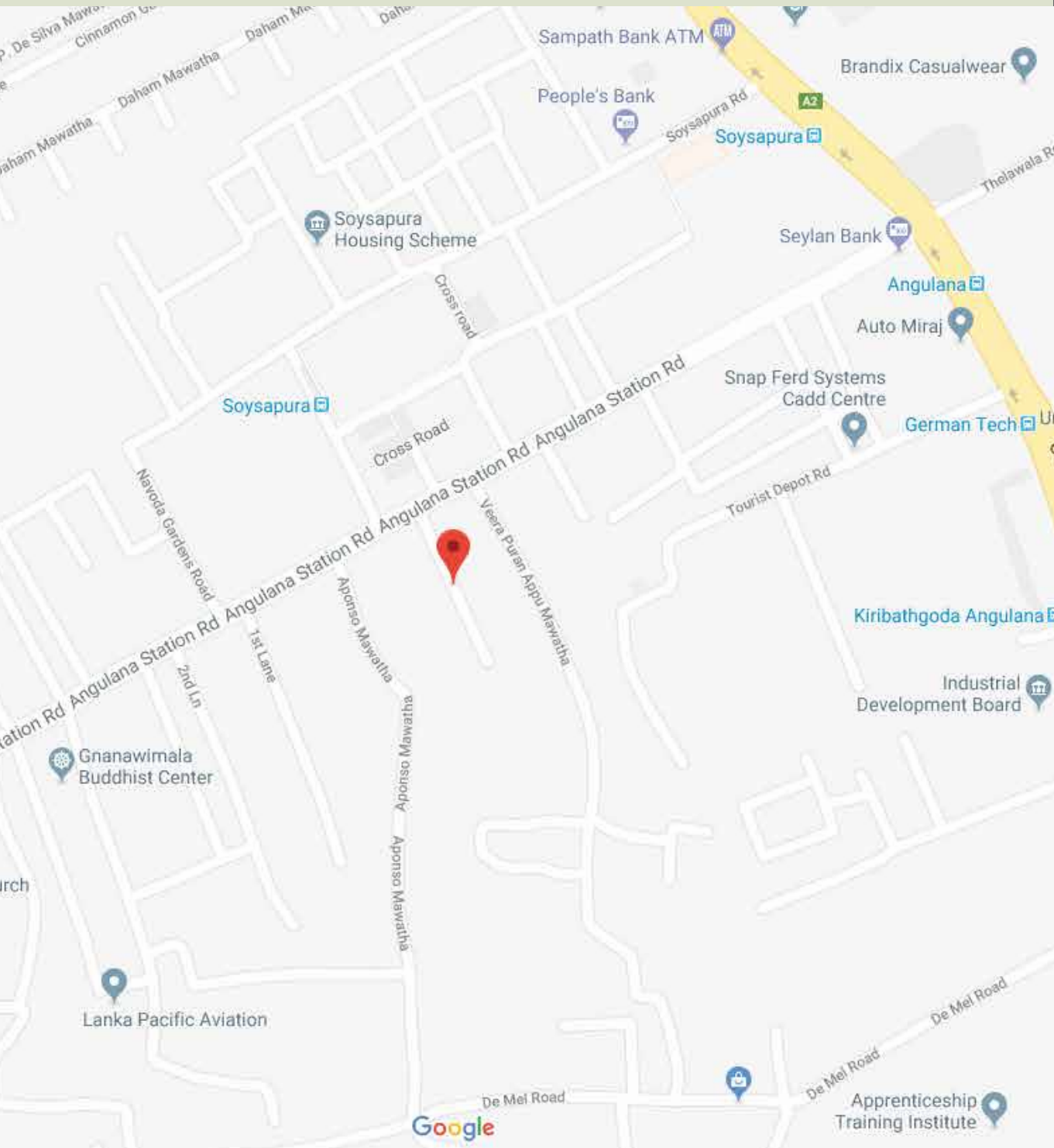
Getting Around.

A vibrant , prospering, family friendly neighborhood.

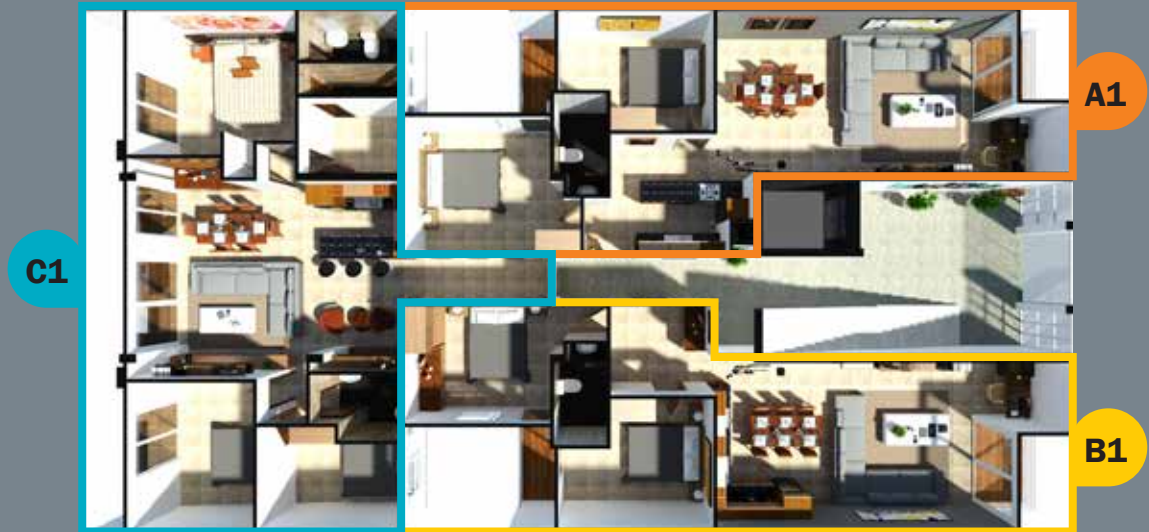
- Odel
- K-Zone
- Big City
- Pizza Hut
- Railway Station
- Burger King
- Leading Banks
- 5 Star Hotels and Public Beach
- Kothalawala Defence Academy
- Domino's Pizza
- University of Moratuwa
- Colombo Airport
- Aviation academies
- St. Thomas' College
- St. Sebastian's College
- Prince of Wales College
- Princess of Wales College
- Lyceum International



Site Map



A



Floor	Unit	Floor Area(sq.ft)	Remarks
5 th Floor	5-A1	958.5	2 Bed Rooms, 1 Toilet
	5-B1	1007	2 Bed Rooms, 1 Toilet
	5-C1	1356	3 Bed Rooms, 2 Toilets, Servant Room & Toilet



B



Floor	Unit	Floor Area(sq.ft)	Remarks
1 th Floor	5-A1	1703	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
2 th Floor	5-A1	1681	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
3 th Floor	5-A1	1681	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
4 th Floor	5-A1	1681	3 Bed Rooms, 2 Toilets, Servant Room & Toilet

Floor	Unit	Floor Area(sq.ft)	Remarks
1 th Floor	5-B1	1700	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
2 th Floor	5-B1	1678	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
3 th Floor	5-B1	1678	3 Bed Rooms, 2 Toilets, Servant Room & Toilet
4 th Floor	5-B1	1678	3 Bed Rooms, 2 Toilets, Servant Room & Toilet

