

SAMAYA

A curated lifestyle

SAMAYA

Discover SAMAYA on the much sought-after west coast of Mauritius Island. Located in Cascavelle, in a remarkable property, Samaya lies in the heart of The West. The surrounding pristine landscape, ocean views, mild climate all year round and security, combine to create an unmatched lifestyle to work, play and relax.













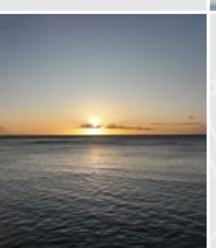
The west coast, a slice of paradise

While The West instantly connects SAMAYA to an extraordinary array of amenities, the west coast abounds with a wide variety of leisure experiences as well. Deepen your connection with breathtaking natural wonders minutes away from your new and exclusive address.

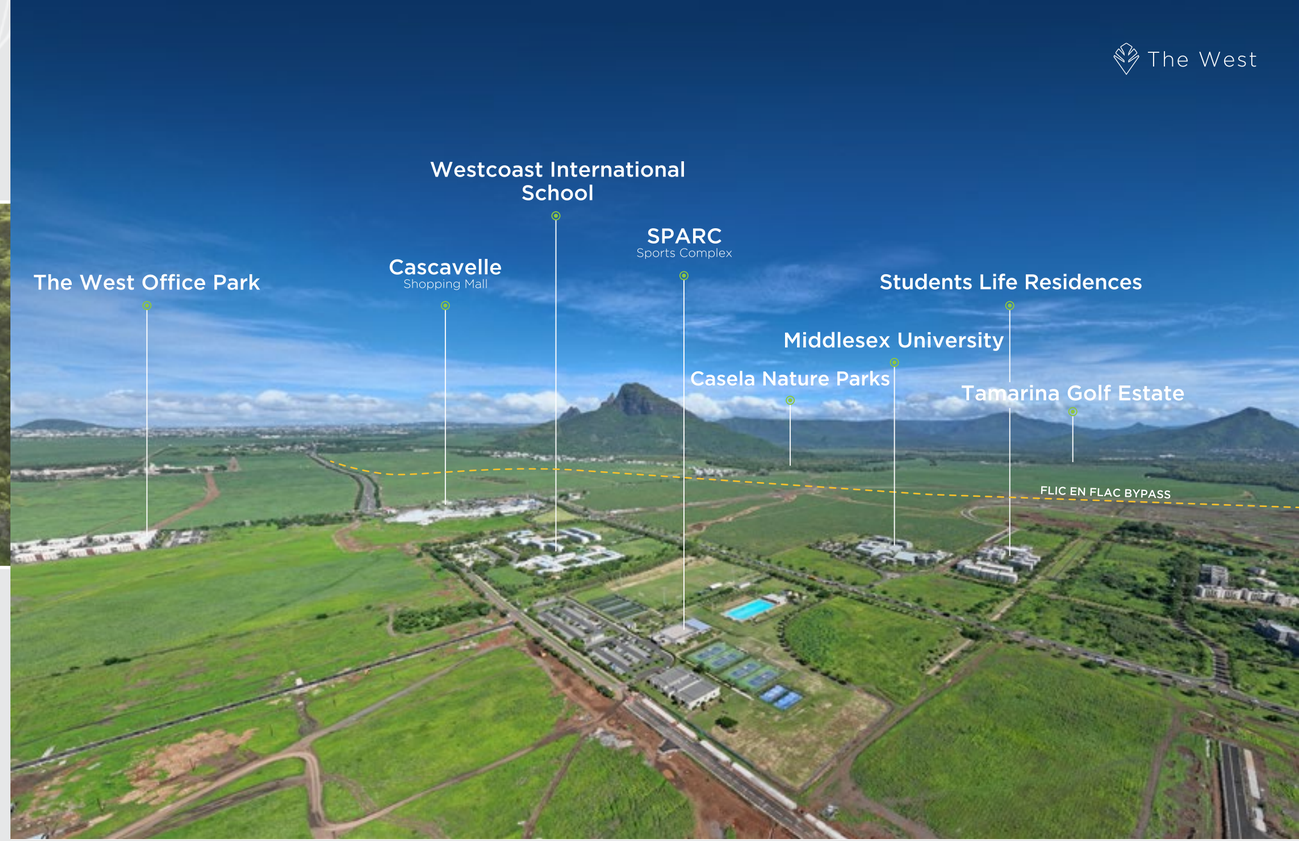




Set new standards for luxury living and enjoy watching the sunset with your loved ones at Flic en Flac beach, hike in the Black River National Park, unwind at the Casela Park or book a tee time at Tamarina Golf Club. commercial centres, fine restaurants and sports clubs are also all within easy reach.

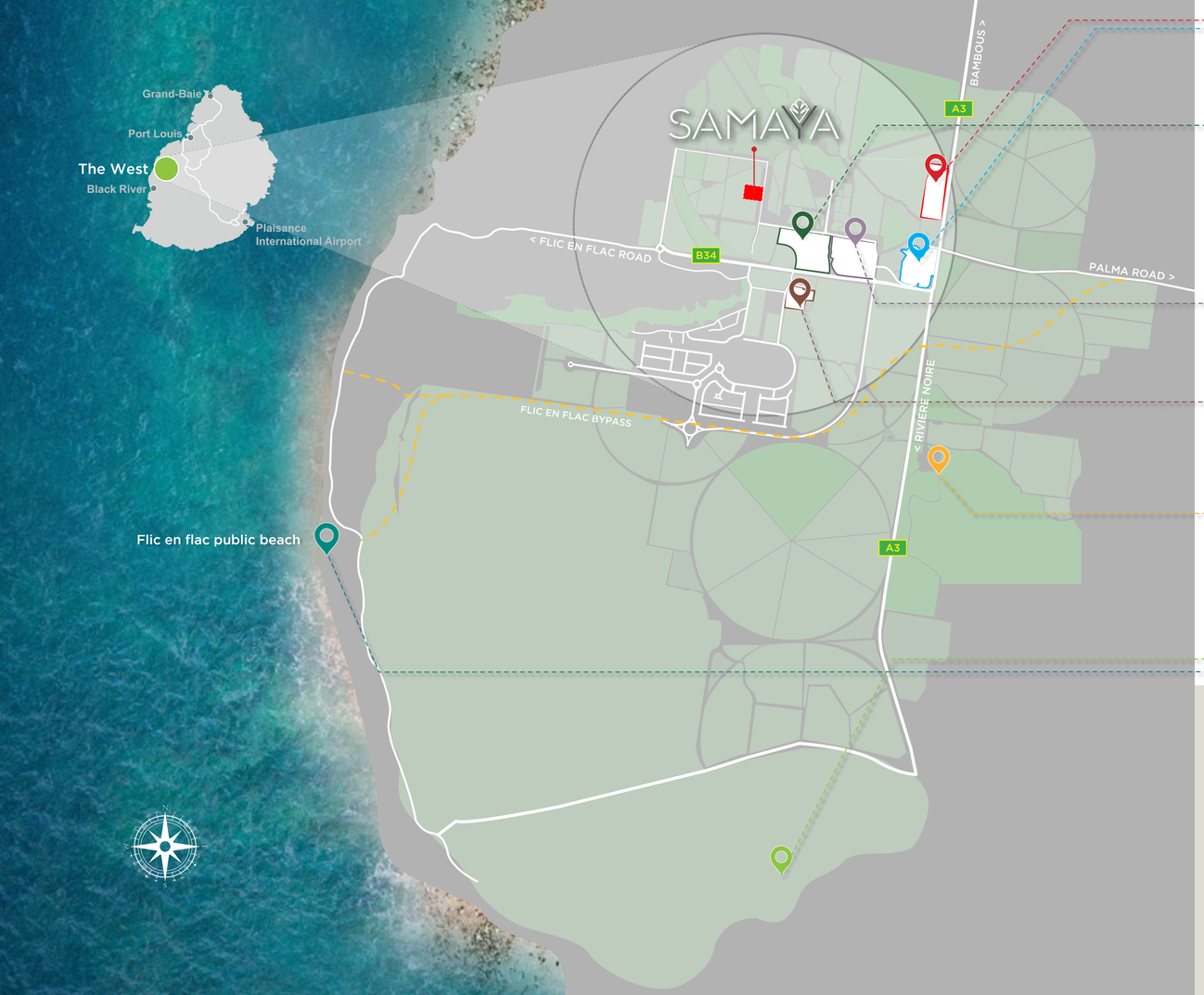














SPARC
Sports Complex



Cascavelle
Shopping Mall



The West Office Park



Westcoast International School



Middlesex University



Casela Nature Parks



Tamarina Golf Estate



Flic en flac
Public beach

At the heart of The West

The West Cascavelle is the central part of a sustainable property development model and strives to reflect this vision through innovation. It brings together offices, a university, schools, a hospital, a shopping centre as well as residential areas and a sports complex. Samaya is located within The West therefore benefitting from modern and safe infrastructure.

The smart integration of Samaya into this well thought-out and structured development ensures that its new residents enjoy a peaceful and secure lifestyle whilst being close to a broad range of facilities.



the west

Effortless luxury lifestyle

Discover Mauritius beyond the clichés. The lifestyle brought to the forefront by the development model of the west coast of the island remains remarkable. Samaya is undeniably the right place to call home with the combination of the picturesque mesmerising ocean views and the surrounding lush green nature that it has to offer.

The Master plan



Legend

Entrance · Gate post · Parkings · Petanque · Storm water retention · Watchman house

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SAMAYA,
a sustainable residence

Samaya offers 32 units of exceptional quality including 28 luxury apartments and 4 splendid penthouses. All rooms are equipped with air conditioning. The apartments have skylights that provide natural ventilation and are delivered with two car parks, one covered and one open-to-sky, as well as visitor parking.





The bioclimatic approach in the ecological design of the building comprises solar panels, a stormwater catchment system and natural ventilation.





FACADE VIEW

Smart architectural design

The architecture takes into account the comfort of its residents and makes high-end relaxation easy. The building blends seamlessly into the landscape and the flats are modern, stylish, with clean lines and boast stunning views of the sunset.









Designed to optimise your well-being

Retreat to your sanctuary at Samaya enhanced by the surrounding lush nature and ocean views and with a spacious car park dotted with treed areas. The smooth traffic flow outside reflects the relaxed spirit that wraps the place.



PARKING VIEW

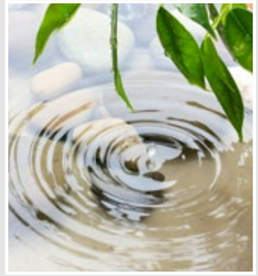
THE LIVING - 3 BEDROOMS APARTMENT TYPE 1



Timeless elegance

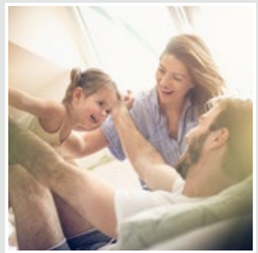
Bathed in natural light, the seamless layout of the living area leading to the terrace diffuses a restorative atmosphere. The grand openings framing stunning views, the fully-fitted kitchen and elegant dining room set the tone for a life of memories with family and friends.





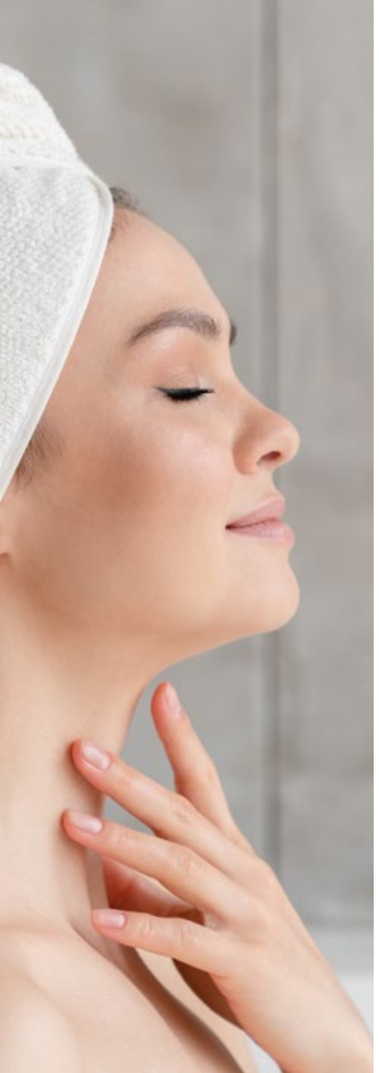
Dedicated to your wellness

As the sea breeze lulls and fills this bedroom, you will feel fully relaxed. This tastefully decorated ensuite bedroom combines luxury and elegance with its neutral colour palette. It opens on captivating vistas allowing you to soak up the peaceful atmosphere.





THE MASTER BEDROOM - 3 BEDROOMS APARTEMENT TYPE 1





THE BATHROOM - 3 BEDROOMS APARTEMENT TYPE 1



An elevated experience

This bathroom is designed to act as a sanctuary. Tailored to maximise well-being, it is equipped with state-of-the-art fittings and high quality finishes that give it a cocoon-like atmosphere.





Apartments & Penthouses floor plans

Apartment

1 bedroom

Units - **F15, S27**

1	Living/Dining/Kitchen	33.8 m²
2	Laundry	5.6 m²
3	Bedroom	15.9 m²
4	Bathroom	4.9 m²
5	Corridor	3.5 m²
6	Balcony	16.5 m²
	Total net area	**80.2 m²**
	Total built area	**92.8 m²**

1st floor



2nd floor





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Apartment

2 bedrooms - Type 1

Units - **G6, G15, F17, F18**

1	Entrance lobby	6.0 m²
2	Living/Dining/Kitchen	41.8 m²
3	Laundry	5.2 m²
4	Guests toilet	2.5 m²
5	Bedroom 1	14.6 m²
6	Bedroom 2	12.8 m²
7	Bathroom & toilet	5.0 m²
8	Corridor	5.1 m²
9	Balcony 1	15.2 m²
10	Balcony 2	2.6 m²
11	Balcony 3	2.5 m²
	Total net area	**113.3 m²**
	Total built area	**131.7 m²**





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Penthouse

2 bedrooms - Type 2

Units - **S32**

1	Living/Dining/Kitchen	42.0 m²
2	Laundry	2.9 m²
3	Drying area	2.2 m²
4	Guests toilet	2.2 m²
5	Master bedroom	11.6 m²
6	Master dressing	5.6 m²
7	Master bathroom	4.7 m²
8	Bedroom 2	17.0 m²
9	Bathroom 2	5.1 m²
10	Corridor	4.1 m²
11	Balcony	45.9 m²
	Total net area	**143.3 m²**
	Total built area	**161.6 m²**





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Apartment

3 bedrooms - Type 1

Units - **G1, G11, F12, F23, S24**

1	Living/Dining/Kitchen	58.7 m²
2	Laundry	4.0 m²
3	Drying area	2.2 m²
4	Corridor	7.7 m²
5	Guests toilet	2.5 m²
6	Bathroom & toilet	5.1 m²
7	Master bedroom	19.8 m²
8	Master dressing	5.3 m²
9	Master bathroom	5.4 m²
10	Bedroom 2	12.3 m²
11	Bedroom 3	14.4 m²
12	Balcony 1	19.2 m²
13	Balcony 2	3.4 m²
	Total net area	**160.0 m²**
	Total built area	**182.1 m²**





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Apartment

3 bedrooms - Type 2

Units - **G2, G3, G4, G7, G8, G9, G10**
F13, F14, F16, F19, F20, F21, F22
S25, S26, S28

1	Living/Dining/Kitchen	50.1 m²
2	Laundry	2.8 m²
3	Drying area	1.7 m²
4	Corridor	6.3 m²
5	Guests toilet	5.3 m²
6	Master bedroom	15.6 m²
7	Master bathroom	5.0 m²
8	Bedroom 2	11.9 m²
9	Bedroom 3	12.6 m²
10	Balcony 1	18.2 m²
11	Balcony 2	3.4 m²
	Total net area	**132.9 m²**
	Total built area	**156.0 m²**





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Bright and airy interiors

Breathe in the ocean air from the 82m² terrace seamlessly connected to the spacious living room and a sumptuous kitchen equipped with an island. This penthouse sits under the starry sky between spectacular sea and mountain views. The indoor-outdoor blend offers endless entertainment opportunities.





THE LIVING - 3 BEDROOMS PENTHOUSE TYPE 1

THE MASTER BEDROOM - 3 BEDROOMS PENTHOUSE TYPE 1

An enviable bedroom

This en-suite bedroom with its walk-in wardrobe is flooded with natural daylight. A holiday feel ambiance greets this warm bedroom as it opens on a terrace overlooking dazzling vistas, setting the stage for relaxation in complete privacy.









Privacy and comfort

The spacious bathroom provides the very best in privacy and comfort. The fine selection of amenities oozes opulence and the sleek lines add to the character of the oasis-like atmosphere for one-of-a-kind rejuvenating experiences.





THE BATHROOM - 3 BEDROOMS PENTHOUSE TYPE 1

THE TERRACE - 3 BEDROOMS PENTHOUSE TYPE 1



An unparalleled lifestyle

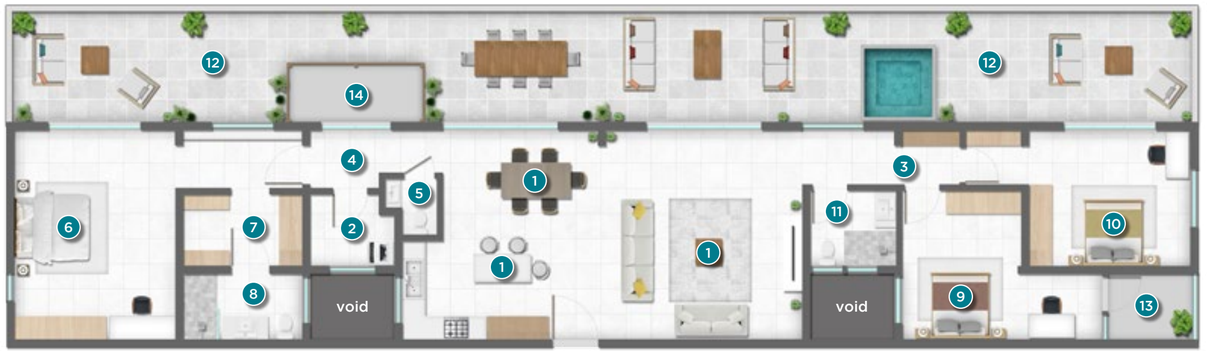
Your escape starts here. Gaze over the horizon and the ocean from the 82m² terrace of the Type 1 penthouse. It also overlooks the infrastructure of The West, a reminder of the contemporary dimension of the place. All four penthouses are equipped with a jacuzzi to unwind as you enjoy the sunset.



Penthouse

3 bedrooms - Type 1

Units - **S30, S31**



1	Living/Dining/Kitchen	53.0 m²
2	Laundry	3.8 m²
3	Corridor 1	5.6 m²
4	Corridor 2	4.5 m²
5	Guests toilet	1.6 m²
6	Master bedroom	27.0 m²
7	Master dressing	5.7 m²
8	Master bathroom	5.2 m²
9	Bedroom 2	15.4 m²
10	Bedroom 3	16.9 m²
11	Common bathroom & toilet	4.3 m²
12	Balcony 1	82.0 m²
13	Balcony 2	3.7 m²
14	Drying area	5.0 m²
	Total net area	**233.7 m²**
	Total built area	**272.0 m²**

2nd floor



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Penthouse

3 bedrooms - Type 2

Units - **S29**

1	Entrance lobby	6.0 m²
2	Living/Dining/Kitchen	37.0 m²
3	Laundry	3.6 m²
4	Corridor	9.0 m²
5	Guests toilet	2.8 m²
6	Master bedroom	15.5 m²
7	Master bathroom	5.6 m²
8	Store 1	1.7 m²
9	Store 2	1.7 m²
10	Bedroom 2	14.0 m²
11	Bedroom 3	11.5 m²
12	Common bathroom & toilet	5.4 m²
13	Balcony	78.0 m²
	Total net area	**191.8 m²**
	Total built area	**221.7 m²**

2nd floor





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SPECIFICATIONS

1.0 General

1.1 Fondation

- Reinforced concrete as per structural engineer's drawings and specifications.
- Anti-termite treatments and damp proof membranes.

1.2 Superstructure

- Beams in reinforced concrete and 200mm block walling as per architectural and structural drawings.
- Stone cladding to lower ground floor.
- General external and internal finish- 15mm thick smooth rendering finish.
- External Walls - Hydrophobic and stain resistant paint.
- Internal walls - non VOC paint (no Volatile Organic Paint).
- Ceilings - non VOC paint (no Volatile Organic Paint).

1.3 Openings

- Powder coated Aluminium glazed opening.
- Toughened/laminated glass in specific areas.
- Provision of aluminium louvers in specific areas.
- Main entrance door – solid timber door with selected quality 3 points lockset.
- Internal doors (bedrooms, bathrooms, laundry…) semi-solid timber door.

1.4 Bathrooms/Sanitary fittings

- Sink equipped with mixer with air aerator.
- Shower mixer with air aerator.
- Anti-skid ceramic floor tiles to shower cubicles.
- Waterproofing to the shower cabin prior to laying of tiles.

1.5 Kitchen

- Full fledge kitchen furniture (made in France) with quartz worktop, stove, extractor hood, oven and selected quality sink and high-end kitchen tap.

1.6 Electrical

- Concealed/embedded electrical wiring.
- Switches and sockets of high quality standard (Legrand of Equivalent).
- Common stand-by generator.
- TV point in Living room and master bedroom.
- Intercom system.
- Air to water/solar water heater as applicable.
- Individual metering.
- Air Conditioning in bedrooms.
- Ceiling Fan in living room.
- Lightning protection

1.7 Balustrades/Sunbreaker

- Toughened glass balustrade over parapet wall for terraces and balconies.
- Aluminium maintenance free sunbreakers to all terraces and balconies.

1.8 Flooring

- Living, dining, kitchen, bathroom, laundry – polish ceramic tiles.
- Terraces and balconies – anti-skid ceramic tiles.
- Passage ways & staircases – anti-skid ceramic Tiles.

2.0 Common areas/Facilities

- Drive way – Tarmac.
- Outdoor parking – concrete reinforced grass block.
- Covered parking – concrete power float finish.
- Photovoltaic with storage battery for lighting/electricity in common areas.
- Petanque area as recreational facilities for residents
- Provision of 2 lifts (normal lift and stretcher lift).
- Gate post for watchman and surveillance camera.
- Watchman house in the compound.
- Common satellite dishes and provision of optic fibre ready for internet connection.
- A reception room at ground floor level (to be used upon reservation).
- A meeting room with toilet facilities and a kitchenette (to be used upon reservation).

2.1 Waterproofing

- Liquid light colour waterproofing to flat roofs.
- Special waterproofing to green terrace along common corridor.

3.0 Sustainable measures

- Rain water harvesting.
- Photovoltaic with storage battery for lighting/electricity in common areas.
- Bioclimatic architecture – Natural ventilation in all apartments through vertical air void.
- Provision of storm water collection.
- Led light in all common spaces and in the garden.
- Concrete reinforced grass block to all outdoor parking slots for ground water recharge.
- Non VOC Paint.
- All apartments equipped with water savings taps with aerators.
- Sun breakers to avoid direct sun rays inside the apartments.
- Light colour waterproofing on the roof to avoid heat gain.
- Electric car power charging in covered parking upon request.
- Provision of ceiling fan in living rooms.
- Height of ceiling of a minimum of 2.8m to improve thermal comfort.
- Appropriate common bin will be provided for segregation of wastes.
- Air to water and solar water heater (where applicable).
- Sewage Treatment Plant (STP) – Treated grey water to be used for the irrigation of the garden.

4.0 Disable friendly measures

- 2 lifts provided in the building - Normal lift and stretcher lift.
- Common space corridor of 2.2m wide.
- Installation of support rail in showers upon request.

5.0 Firefighting system

- Portable fire extinguisher on each floor according to current standards.
- Appropriate fire exit on each side of the building.
- Fire exit signage in common areas.

TECHNICAL TEAM

Promoter	:	Philippe Albert De Grimal
Architect/Project Manager	:	Raj Ramjit (Architect DPLG-PA)
Civil Engineer	:	S. P Anadachee
M&E Engineerr	:	Merits Consulting Engineers Ltd
Quantity Surveyor	:	Vikram Mohabeer & Associates Ltd
Landscape Architect	:	Mooneeram Landscape Architects
Notary	:	Office Notarial de l'Isle-de-France (Law Firm)
Graphic concept & 3D Illustration	:	Xworx Ltd

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Project accessible to foreign buyers.
For the application conditions, please refer
to the website of the **Economic Development Board Mauritius (EDB)**.

edbmauritius.org

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