Blue Ocean Group Of Companies



Sri Lanka’s largest condominium developer offering Total Integrated Solutions for Real-Estate, Construction and Facilities Management.

“The success of the Blue Ocean Group of Companies is in creating growth locally, which in turn helps us to immensely find effective solutions for global challenges. This redefines our global development agenda,” says S Thumilan, Founder and Group Chairman.

The trend of condominium development in Sri Lanka’s property market has been given a boost by Blue Ocean Group of Companies, one of Sri Lanka’s largest and most respected conglomerates. Headed by Founder and Group Chairman S Thumilan, the Group provides unique Investment Property, Holiday Home and Luxury Living concepts.

S Thumilan, who owns an illustrious portfolio himself, is instrumental in Blue

Ocean’s extensive diversification that includes Education, Engineering and Construction, Real-Estate, Corporate Consultancy, Trading, Electrical and Engineering Consultancy. “To be the most ‘respected, ethically sound and socially responsible company’ has been at the base of the conglomerate’s many endeavours”, explains S Thumilan.

The Group lives by the concept of simultaneous pursuit of differentiation and cost leadership. The Blue Ocean Strategy focuses on the creation of growth and profit through innovation in a created uncontested environment. Value innovation with continuous perseverance for differentiation with low cost, understanding the big picture of the competition and its weaknesses and being constantly in line with honesty, ethics and transparency to differentiate with low cost structures are but only a few ingredients of the highly acceptable Blue Ocean concept in the context of today’s world. Following the ‘Blue Ocean concept’ and adopting the same name, Blue Ocean Group of Companies strives to be the most ethical, innovative and constructive company in Sri Lanka.

Blue Ocean Group Is An Expert At Quality Constructions With Every Project Being BOI Certified. All Apartments …Are Monitored And Governed By The Quality Management Systems Of ISO 9001-2008.

Blue Ocean Group is an expert at quality constructions with every project being BOI (Board of Investment, Sri Lanka) certified. All apartments constructed by Blue Ocean are monitored and governed by the quality management systems of ISO 9001-2008. They are in most important locations in Sri Lanka. Currently, Blue Ocean Group alone conducts over 28 condominium projects with more than 850 condo units while its company Link Engineering is engaged in several government projects.

Link Engineering is one of the first few construction engineering companies in Sri Lanka to boast of approximately four decades of experience in the field. The company has enjoyed many local and international awards for excellence in construction over the years, and continues to achieve invincible records with much expectation for the future as well. The award winning company specialises in constructing buildings, highways and bridges, water supply projects. It also engages in carrying out irrigations, land reclamations, electrical engineering, plumbing,

carpentry and joinery, interior decorations as well as floor finishing works.

The key factor that helps Blue Ocean majestically rise above industry competition is that in addition to fulfilling a property seeker’s requirements by providing them with a dream home, they also maintain their properties with the assistance of a management company, Blue Ocean Facility Management. It serves, all facilities such as Building Maintenance Service and Wealth Management. Hence, Blue Ocean offers a total package that provides all real-estate services from condominium development to maintenance, thereby obtaining worldwide recognition as Sri Lanka’s largest and the most convenient Condo Developer.

The Government Has Taken Measures To Fuel Condominium Living By Opening Up Condominium Properties For Foreigners, Enabling Them To Purchase A Living Space On Any Floor With No Restrictions And Hidden Government Levies.

Thumilan explains, “We have brought in more than billions of foreign exchange into the country on the strength of investments made by Sri Lankan expatriates. The massive projects that are in progress now prove the contribution the property development sector is making towards the country’s economy. With millions of Sri Lankan expats wanting to come back home, the property development sector will contribute more to the Sri Lankan economy in the near future”. He added that the initiatives taken by the new Government of Sri Lanka to improve efficiency and productivity in the public sector would strengthen the country’s investment and economic prospects tremendously, especially in the eyes of the international community.

In addition, the Group ensures that the living spaces add value to customers. Currently, apartments purchased by clients have appreciated 50-70 per cent in value. One of the main concepts is the holiday home idea, which customers purchase to use whenever they visit Sri Lanka, for leisure, business or even herbal medical treatment. Many like to visit Sri Lanka due to the Island’s hospitality, and according to Blue Ocean, they prefer these properties to hotels as they offer privacy.

With regards to the newly introduced 2017 budget proposal, the Government has taken measures to fuel condominium living by opening up condominium properties for foreigners, enabling them to purchase a living space on any floor with no restrictions and hidden government levies. In addition, foreign nationals are able to buy condominiums with a loan of up to 40 per cent the value of the property. Blue Ocean adds that through the 2017 Budget, foreign investors are also able to benefit from the interest rate differential.

The reliability of the property developer is a key factor that determines the success of a project. The developer’s credentials and past track records are of paramount importance in this regard. Thus, Blue Ocean Group has through its apartments proved that it is the top most performer that redefines the sky of the fast developing metropolis of Colombo, with its past, present and future luxury condo and apartment projects.