

RAHUL
PARK 
W A R J E



An Enchanting Lifestyle



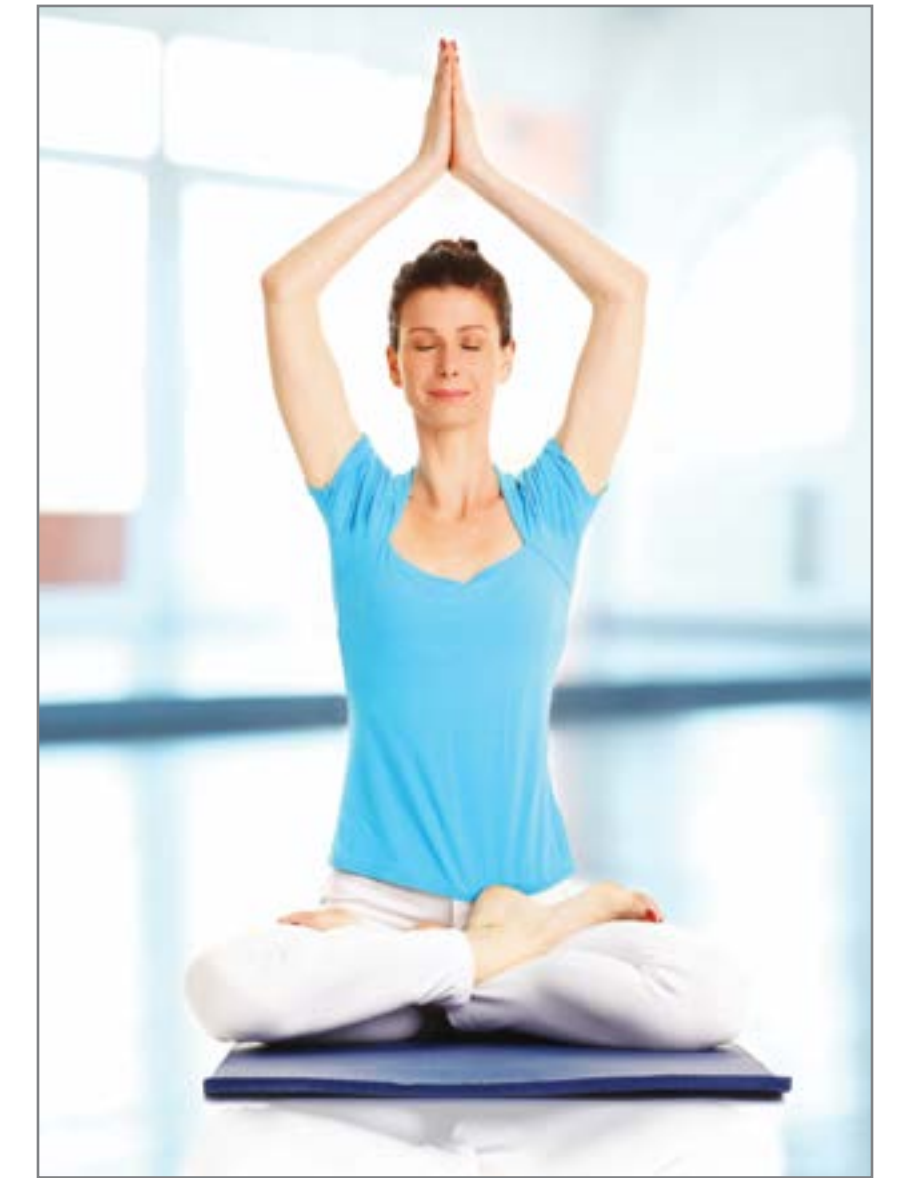
Ideal Location for Serene Living.



Discover heart-soothing peace and tranquility at D6 Rahul Park. Located at Warje, just beside the Mumbai-Bangalore bypass, Rahul Park offers a locale of serenity and quietude that is so rare in today's urban scenario. Yet, convenience and connectivity are uncompromised as the site is close to Kothrud and Paud Road with their schools, colleges, malls, hospitals, etc.

As for the 2 BHK terrace apartments, each one is an alluring blend of aesthetics and functionality. Designed for optimum natural ventilation, your home will captivate you with its freshness and spaciousness – and provide the perfect setting for a life of bliss and happiness.

Rahul Park also offers a small shopping centre to take care of basic, day-to-day needs. Two-level parking adds more convenience, making this the perfect residence for a comfortable, peaceful life.



Amenities

Club House

Children's Play Area with Play Equipment

Meditation & Yoga Area

Swimming pool with Filtration System and Shower rooms

Gymnasium & Steam Rooms

Indoor Games like Card Table, Carom Board, Chess, etc.

Beautifully designed and illuminated Landscaped Garden

Well laid-out Internal Roads



Specifications

R.C.C.

- » Earthquake-resistant framed structure conforming to IS code

BRICKWORK

- » Internal & External 6" thick high quality clay/bricks

PLASTER

- » All walls internally finished with cement plaster with POP finish
- » All external walls with double coat cement plaster

FLOORING

- » 2'x2' branded vitrified tiles in the entire flat
- » Designer tiles in all toilets

DOORS

- » Main door of Veneer Laminate finish with exclusive fittings
- » Powder coated aluminum section for terrace door with thicker section

WINDOWS

- » 3 track powder coated aluminum windows with thicker sections
- » All windows with safety grills
- » Granite window sills
- » Aluminum louvers with exhaust fan for toilets

KITCHEN

- » Granite top kitchen platform with stainless steel sink
- » Designer glazed/ceramic tiles dado of appropriate height above the platform.
- » Gas leak detector
- » Water purifier
- » Utility space for washing machine and drying clothes

DESIGNER BATHROOM

- » Bathroom interior design with granite and branded ceramic tiles
- » Glass cabin partition to separate the wet and dry area in toilet attached to the master bedroom
- » Wall hung European water closet (commode) with soft close seat cover and an Indian closet in common toilet

WATER SUPPLY

- » Water supply through overhead water tank
- » Ample water supply from Corporation

LIFTS

- » 2 automatic standard make lifts with generator backup

ELECTRIFICATION

- » Concealed copper wiring with main circuit breakers
- » T.V., Telephone points in living room and master bedroom
- » Generator backup for common areas and automatic lifts
- » Premium quality modular switches
- » 3- Phase connection for all apartments
- » A/C points in master bedroom & living room

PAINTING

- » Exclusive paint for exterior with 2 top coats
- » Internal good quality paint with pleasing shade

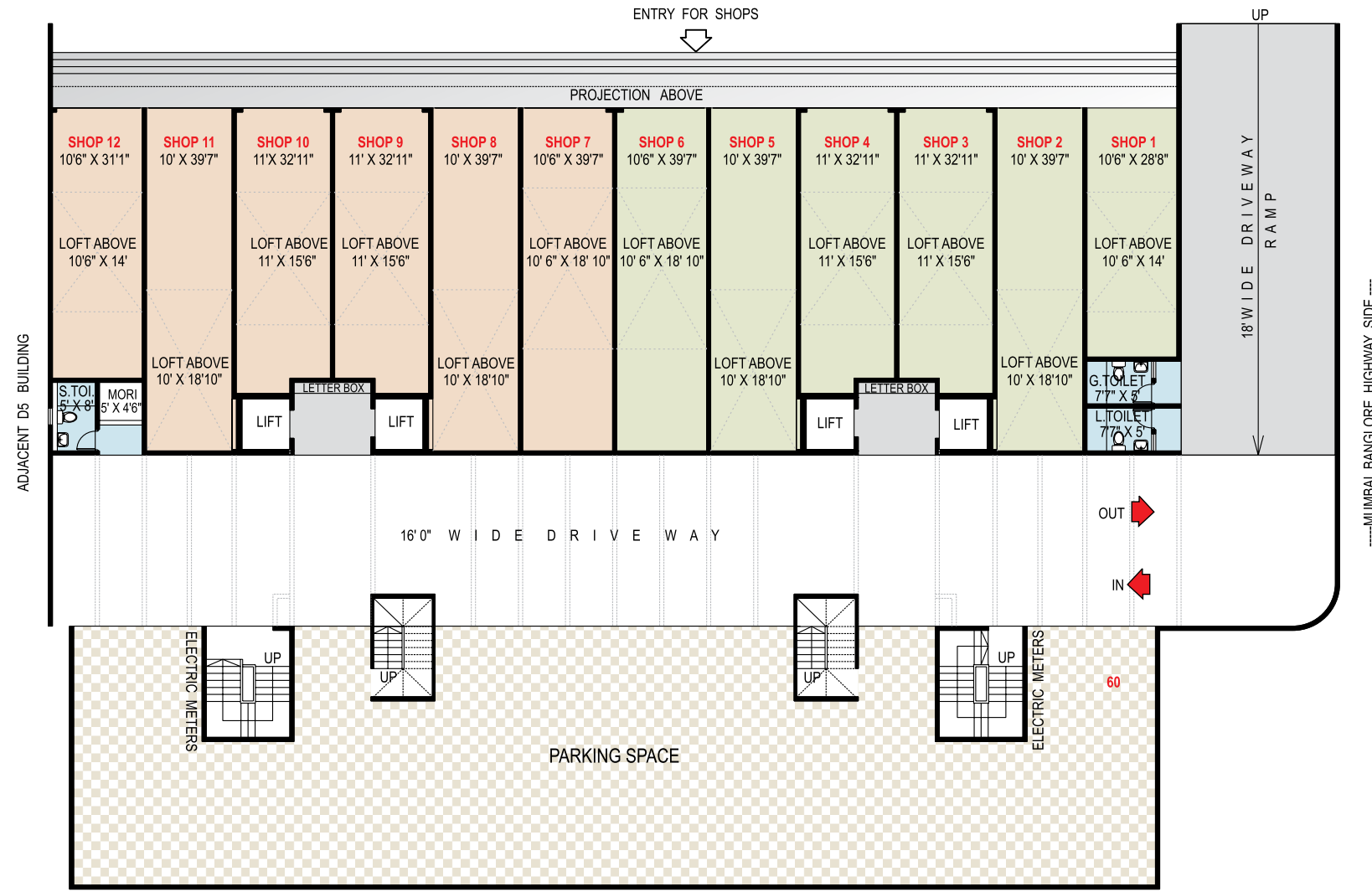
ADDED FEATURES

- » Attractive entrance lobby with individual letter box and name plates
- » Decorative main entrance with guard house

BUILDING - 'D6'

UPPER GROUND FLOOR PLAN

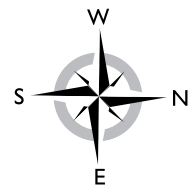
----- 24.00 MT WIDE D.P. ROAD -----



PROPOSED BLDG - D7

SHOP NOS.	SHOP CARPET AREA	LOFT CARPET AREA	AREA IN SQ.FT.
1	306	147	512
2,5,8,11	401	188	668
3,4,9,10	357	170	597
6,7	421	198	702
12	332	147	547

SALEABLE AREA = (CARPET AREA + LOFT - 50% CARPET AREA) TERR. CARPET AREA X 1.35% APPROX



BUILDING - 'D6'

1ST FLOOR PLAN

----- 24.00 MT WIDE D.P. ROAD -----



PROPOSED BLDG - D7

FLAT NOS.	TYPE	CARPET AREA	TERRACE CARPET AREA	SALEABLE AREA IN SQ.FT.
101	2BHK	816	300	1450
102	2BHK	688	171	1120
103	2BHK	784	83	1130
104	2BHK	816	300	1450

SALEABLE AREA = (CARPET AREA + TERR. CARPET AREA) X 1.30 APPROX



BUILDING - 'D6'

2ND FLOOR PLAN

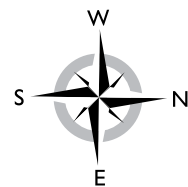
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PROPOSED BLDG - D7

FLAT NOS.	TYPE	CARPET AREA	TERRACE CARPET AREA	SALEABLE AREA IN SQ.FT.
201	2BHK	811	98	1190
202	2BHK	688	169	1120
203	2BHK	789	154	1230
204	2BHK	813	104	1200

SALEABLE AREA = (CARPET AREA + TERR. CARPET AREA) X 1.30 APPROX



BUILDING - 'D6'

3RD/5TH/9TH & 11TH FLOOR PLAN

----- 24.00 MT WIDE D.P. ROAD -----



PROPOSED BLDG - D7

FLAT NOS.	TYPE	CARPET AREA	TERRACE CARPET AREA	SALEABLE AREA IN SQ.FT.
301,501,901,1101	2BHK	816	207	1330
302,502,902,1102	2BHK	688	171	1120
303,503,903,1103	2BHK	785	84	1130
304,504,904,1104	2BHK	814	109	1200

SALEABLE AREA = (CARPET AREA + TERR. CARPET AREA) X 1.30 APPROX



BUILDING - 'D6'

4TH/6TH/8TH/10TH & 12TH FLOOR PLAN

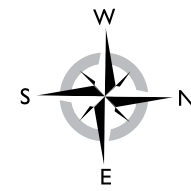
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PROPOSED BLDG - D7

FLAT NOS.	TYPE	CARPET AREA	TERRACE CARPET AREA	SALEABLE AREA IN SQ.FT.
401,601,801,1001,1201	2BHK	814	181	1300
402,602,802,1002,1202	2BHK	686	169	1120
403,603,803,1003,1203	2BHK	788	154	1230
404,604,804,1004,1204	2BHK	812	188	1300

SALEABLE AREA = (CARPET AREA + TERR. CARPET AREA) X 1.30 APPROX



BUILDING - 'D6'

7TH FLOOR PLAN

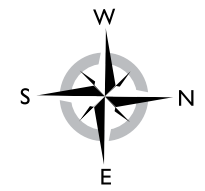
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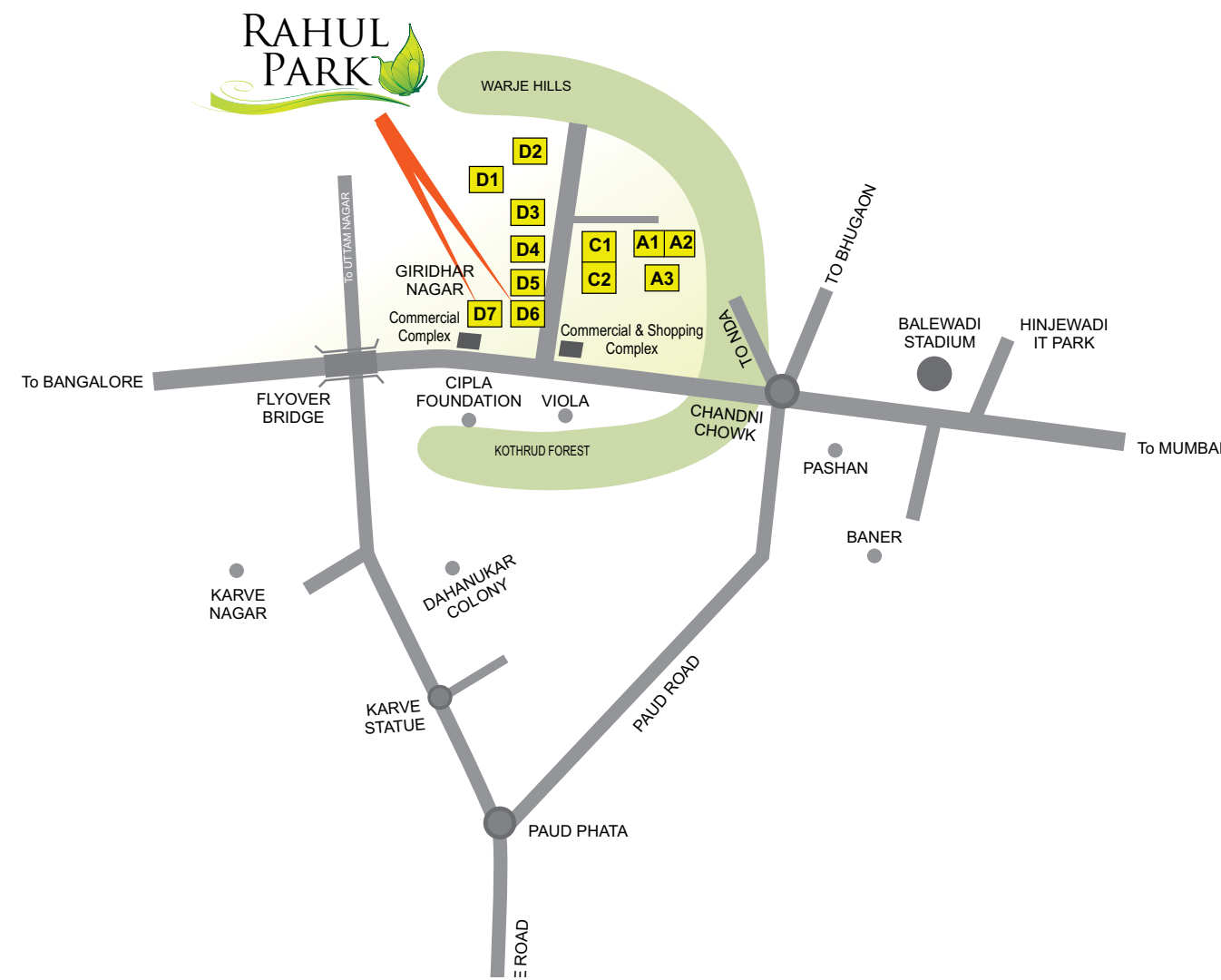


PROPOSED BLDG - D7

FLAT NOS.	TYPE	CARPET AREA	TERRACE CARPET AREA	SALEABLE AREA IN SQ.FT.
701	2BHK	816	207	1330
702	2BHK	688	171	1120
703	2BHK	785	84	1130
704	2BHK	532	109	840

SALEABLE AREA = (CARPET AREA + TERR. CARPET AREA) X 1.30 APPROX





A Convenient Junction

Rahul Park is located at one of the most upcoming locations of Pune. The place is situated close to the "IT Hub" of Hinjewadi. Not to forget, NDA, the city's pride, is 7 minutes away. It is equally close to the city, being 5 minutes driving distance from Kothrud, a 20 minutes drive from Deccan Gymkhana and a 30 minutes drive from Pune Station. Thus, it offers you the rare advantage of being in the city and yet out of it.

The weekends are a joyful ride for wonderful shopping in a mall or a multiplex, which are not far away to make you think twice. A perfect location for the software & IT world to reside in. Thus it's a sylvan paradise, away from the hustle and bustle of the hectic world.



FEW OF OUR COMPLETED PROJECTS



20 OAKS
20 APARTMENTS, MAYUR COLONY, KOTHRUD



ATUL NAGAR - I
360 FLATS, WARJE



RAHUL TOWER
210 FLATS, PAUD ROAD



NEW AJANTA AVENUE
450 FLATS, KOTHRUD



SIDDHARTH NAGAR
600 FLATS, AUNDH



ANAND NAGAR
350 FLATS, PAUD ROAD



RAHUL NAGAR
300 FLATS, NEAR KARVE STATUE, KOTHRUD



PRATIK NAGAR
250 FLATS, PAUD ROAD



RAHUL NISARG
396 FLATS, WARJE



RAHUL PARK
C1-C2, 126 FLATS, WARJE



RAHUL PARK
D1-D2, 108 FLATS, WARJE



SIDDHARTH TOWERS
150000 SFT, NEAR CITY PRIDE, KOTHRUD

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