

NANDANVAN



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About US



NG RATHI
REALTY GROUP

Our iconic Banyan tree logo symbolizes our core values—strength in unity, innovative growth, and a nurturing canopy of care, reflecting our role as not just builders but the architects of your well-being. Prepare to discover a vision where luxury meets affordability, and comfort transforms into an extraordinary living reality.

www.ngrathirealty.com

About US

Vision

Our vision combines luxury, comfort, and affordability, with a focus on planned development that leaves a lasting legacy of quality and happiness.



Mission

At NG Rathi Realty Group, our unwavering commitment revolves around providing the finest investment opportunities in real estate. We are poised to turn the dream of peaceful living into a vibrant reality, offering an extraordinary living experience.



NANDANVAN

offers luxurious smart homes in Vishrantwadi, Pune. The project boasts 14 floors of sophistication and comfort, with modern apartments.

The layout has designated parking on two spacious basement levels and a ground floor. Over 15 top-notch amenities await, including a gymnasium, swimming pool, meditation zone, children's play area, and more.

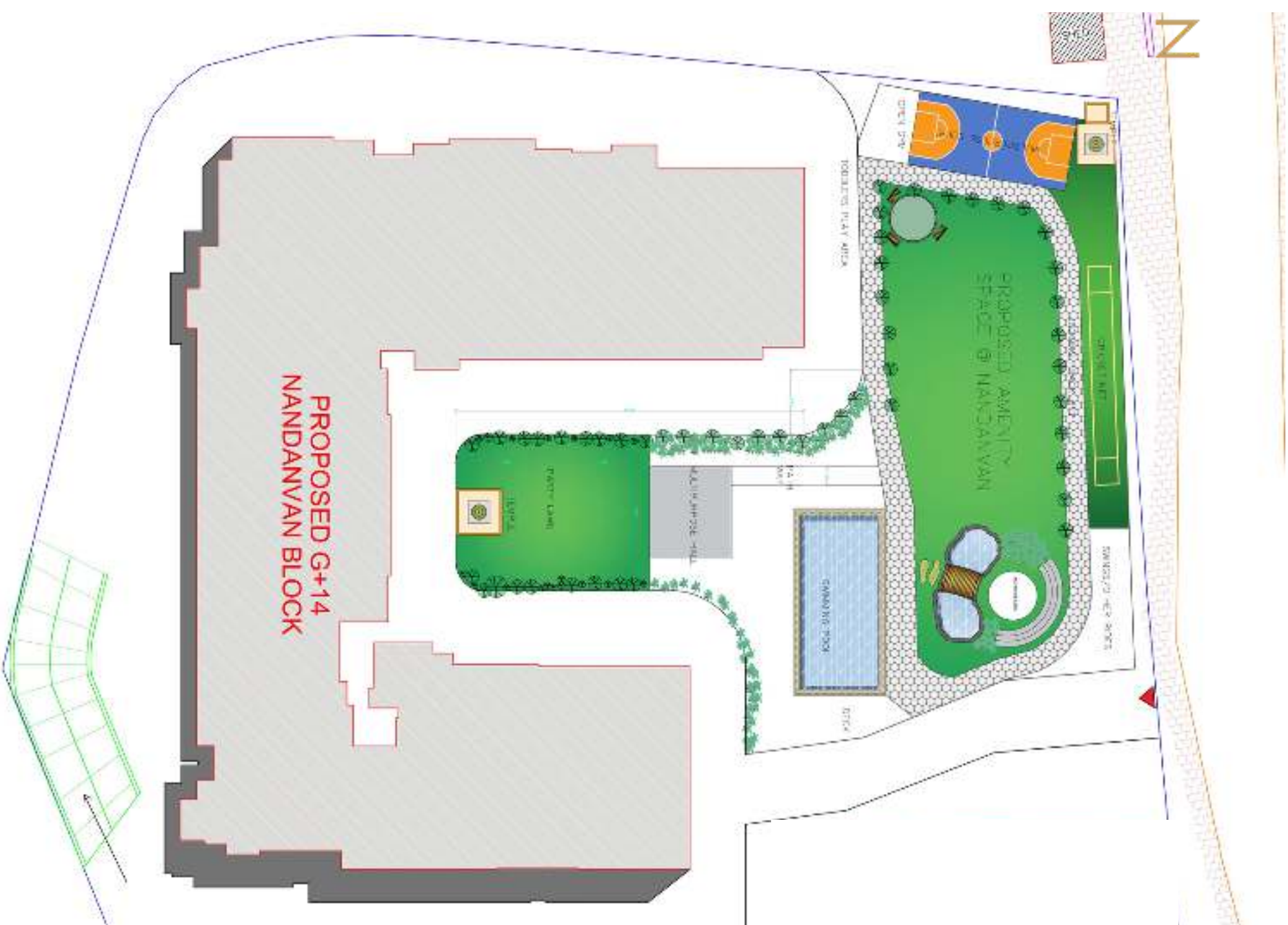
The project is committed to excellence, redefining urban living with a blend of luxury, convenience, and tranquility. Experience the epitome of opulent living at our esteemed address.



Project Features

- The tallest tower in the vicinity.
- Approximately 20,000 sq. ft. of open space, this tower boasts one of the biggest recreational areas in the locality.
- The tower is strategically located around 80-100 ft away from the nearest buildings in all directions, ensuring a safe and peaceful living experience.
- An access to more than 25 state-of-the-art amenities, making your stay comfortable and convenient.

Master Layout



NANDANVAN

Amenities



Amenities

Don't miss a chance to enjoy the features in this abode.

Swimming Pool | Blue Haven Deck

Fitness Centre | Eco Gym

Basketball | Volleyball Court

Karaoke Room | Baonial Barbeque





Amenities

A place to meditate, worship, & celebrate small & significant moments of life.

Divine Tusk Garden | Celebration Meadows

Crick Bunker | Club House

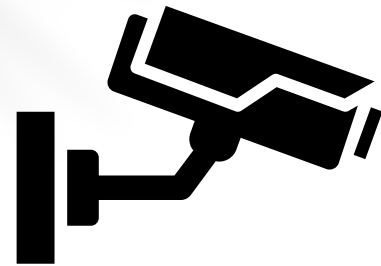
Misty Waters Arena | Veranda Alcove

Children's Play Area | Walkway

Amenities



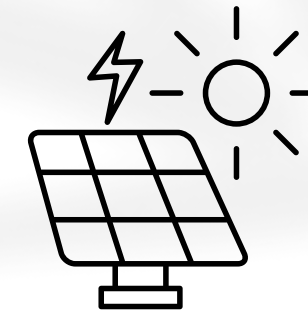
Street Lightig



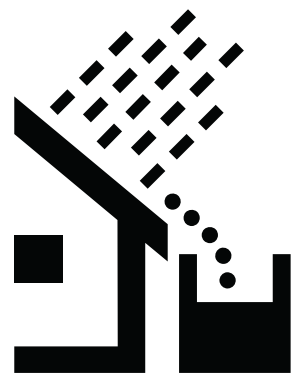
CCTV



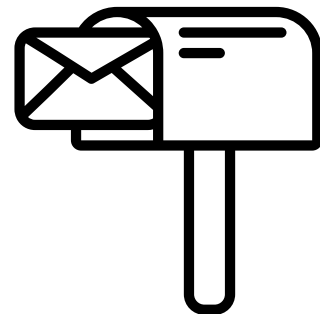
3 Level Car Parking



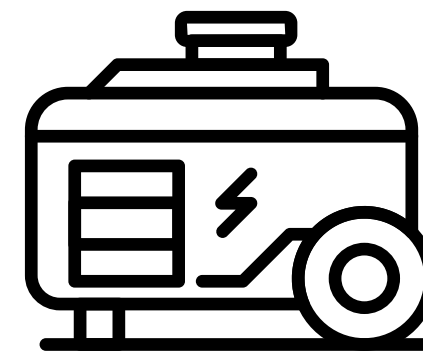
Solar Water System



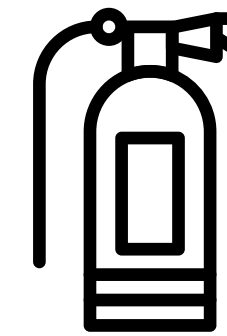
Rainwater Harvesting



Letter Box



Generator Backup
(Common Areas)



Fire Fighting System

2 Bed Hall Kitchen

Variants

- Prime (3 Variants)
- Grand (4 Variants)
- Supreme (4 Variants)

Price

- 84.8 Lakhs - 88.7 Lakhs
- 90.4 Lakhs - 96 Lakhs
- 98 Lakhs - 1.03Cr

Size

- 705 sqft - 741 sqft
- 757 sqft - 808 sqft
- 828 sqft - 872 sqft



3 Bed Hall Kitchen



Variants

- Primo (3 Variants)
- Grandezza (5 Variant)

Price

- 1.13 Cr - 1.16 Cr
- 1.26Cr - 1.30 Cr

Size

- 955 sqft - 977 sqft
- 1071 sqft - 1111 sqft

Specifications

Structure:

- Earthquake-resistant RCC framed structure.

Walls & Ceiling:

- 5" thick external & internal AAC block walls.
- Tractor emulsion paint for walls & ceiling.
- Gypsum punning on internal walls.

Kitchen:

- Provision for water purifier & exhaust fan.
- Full body vitrified slab for kitchen platform.
- Provision of washing machine in dry-balcony.
- Dado wall tiles up to lintel level in the Kitchen.
- Separate water tap for drinking & washing purposes.
- Stainless steel kitchen sink. ('Frankie' or equivalent make.)
- Separate stainless steel sink with drainboard in dry-balcony.

Bathroom:

- Provision for boilers and exhaust fan.
- C.P. Fitting of 'Kludi' or equivalent make.
- White sanitary ware of 'Cera' or equivalent make.
- Dado wall tiles (600mm x 1200mm) of premium make up to lintel level.
- Matte finish ceramic tiles (600 mm x 600mm) of premium make for bathroom flooring.

Balcony:

- Cladding up to lintel level.
- Powder coated M.S. railing with toughened glass.
- PVC false ceiling with wooden finish, for all the balconies.
- Powder-coated 4-track aluminum aesthetic sliding door for attached balcony.

Specifications

Flooring:

- Matt finish ceramic floor tiles (400mmx 400mm) in dry-balcony & attached terrace.
- Vitrified tiles (800mm x 800mm) of premium make with skirting for the entire flat.

Electrical:

- Provision for Inverter connection.
- Adequate light points in each room.
- Provision for exhaust fans of Kitchen & Bathrooms.
- Provision for microwave, refrigerator & mixer in Kitchen.
- Concealed wiring with modular switches of the reputed make.
- Provision of electrical points for AC & TV unit in Living & Master Bedroom.
- For electrical safety MCCB Switches & ELCB (Earth Leakage Circuit Breaker).

Doors:

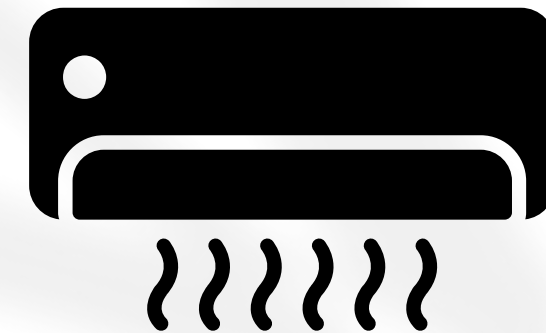
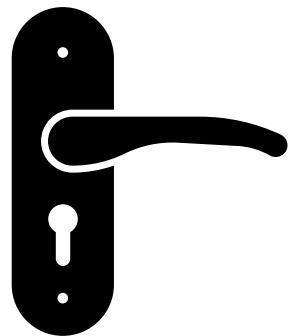
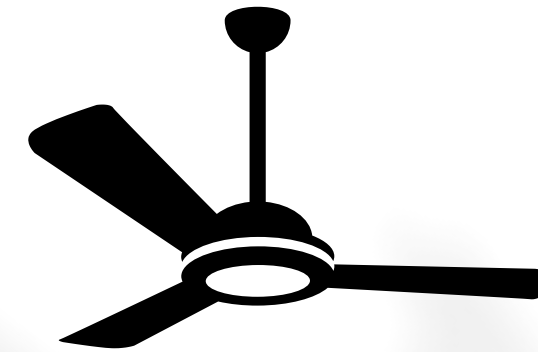
- Post foam decorative laminated main door, with digital door lock.
- Both side laminated internal doors & door frames with post foam finish for bedrooms.
- Granite door frames with water-resistant flush doors for all washrooms.

Windows:

- Granite sill for all the window openings.
- Powder-coated, 3-track aluminum sliding windows with mosquito net.

Specifications

SMART HOMES



Location Connectivity

School:

- VIBGYOR High School (5 mins)
- Pune International School (5 mins)
- Symbiosis College (14 mins)
- COEP College (15 mins)
- Bishops Coed School (16 mins)

Hospital:

- Sahyadri Hospital (10 mins)
- Orchid Hospital (14 mins)
- Sancheti Hospital (18 mins)
- Ruby Hall Clinic (20 mins)
- Jahangir Hospital (20 mins)

IT Hubs:

- EON IT Park (26 mins)
- Business Bay (10 mins)
- World Trade Centre (25 mins)
- WNS Global Services (14 mins)
- Commerce Zone IT Park (4 mins)

Entertainment:

- Skyjumper Trampoline Park (9 mins)
- Ishanya Mall (8 mins)
- Aero Mall (10 mins)
- Phoenix Marketcity (17 mins)
- Sheraton Grand (18 mins)

Location Connectivity

LOCATION MAP



Prime Localities:

- Viman Nagar
- Kalyani Nagar
- Shivaji Nagar
- Koregaon Park
- Kharadi

Public Transport:

- Pune International Airport (10 mins)
- Ramwadi Metro Station (13 mins)
- New Shivajinagar Bus Stand (18 mins)
- PMPML Vishrantwadi Bus Stop (5 mins)
- Pune Junction (25 mins)

NANDANVAN

Other Projects

G Tower, Wagholi



Aurora, Wagholi



Aakruti, Bavdhan



Vrundavan, Vishrantwadi



Ladies Katta



Benchmark

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NANDANVAN

A Project Under:
NG Rathi Construction Pvt. Ltd.



MAHA-RERA
P52100055352



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