Vision Ace is a project developed by Vision Ace Aop belonging to Siddhivinayak Group & Jhamtani Group

S. No. 89, Behind Indira College, Tathawade, Pune 411 033

Call: +91 88882 71111 | Email: sales@visionace.in | www.visionace.in

MEMBER CREDAI PUNE METRO

Jhamtani GROUP
PRECISION MEETS PASSION

Siddhivinayak Housing & construction GROUPS
NAUPATLAL SAKLA ENTERPRISE
IT ALL STARTS WITH A VISION

studio@silkroutesindia.com

PHASE - I, MAHA-RERA Reg. No.: P52100017748
Available @ www.maharera.mahaonline.gov.in

Disclaimer: The contents/ pictures/ images/ renderings/ maps are purely indicative in nature and are artist's conception and not actual depiction of the buildings/ landscapes etc. and shall not be considered as our offer/ promise/ commitment of any nature in respect of the project.The common areas that have been shown in any form whatsoever is/are for the entire building or phase of the Project and that the common areas will not be available on completion of the first phase of the Project or later phases. The common areas shall be available for the entire building and will be developed in a Phase-wise manner, over a period of time and will be completed and handed over after all phases are completed and we have no objection for the same.You are requested to contact our Sales Team to understand the current details regarding the project and only after thorough understanding about the same, make a decision to book the apartment/s in the project.

20 Pages, Booklet Version 1 / Printed on: 08/10/2018

#LiveSmarter



SMARTER LOCATION



SMARTER LIVING



SMARTER TECHNOLOGY



SMARTER DESIGN

VISIONACE

Tathawade, Nr. Wakad



*An architectural rendered image for presentation purpose only

SMARTER LOCATION

Buzzing locale of Tathawade, near Wakad, offers excellent connectivity for your routine commute. Important landmarks like Hinjawadi IT Hub, Aundh IT Hub, Mumbai-Pune Expressway, Proposed Phoenix Market City, Balewadi Highstreet, well-known schools and colleges are within close proximity.

SMARTER LIVING

Vision Ace elevates your living to a more comfortable lifestyle with well-planned amenities. Two level Club House, Open Gym, Box Cricket Pitch, Dedicated Senior Citizen's Area, a Multi-Activity Centre and planned-to-detail amenity spaces make your life more happening and ensures well-being of the whole family.

SMARTER TECHNOLOGY

Full stack IoT automated home technology enables remote access and monitoring of all connected devices. Amazon Alexa Voice-enabled device and a smart app offers remote management of appliances like TV, AC, Lights and other IR devices. The biometric digital lock and IP Video door phone ensures safe and secure living.

SMARTER DESIGN

Effective and optimum space management of the carpet area to give more functional spaces. Large windows for ample ventilation and natural light. Project layout is designed to let residents enjoy maximum open spaces and where most of the apartments are facing towards different amenity spaces making your life more delightful.



Key Distances:

Baner	: 8.3 Kms.	Chakan	: 26 Kms.
Balewadi High Street	: 6 Kms.	Talegaon	: 18.9 Kms.
Pimple Saudagar	: 6.5 Kms.	Aundh	: 10 kms.
Hinjewadi	: 5 Kms.	Talwade	: 10.3 Kms.
Wakad	: 2.5 Kms.		

*Distances are approx. and actual distances may differ.

*Not to scale | Latitude and Longitude:18°36'32.7"N 73°44'51.4"E

CONNECTIVITY LIKE NEVER BEFORE

WORK | SCHOOL | COLLEGE | LIFESTYLE | HIGHWAY | HOSPITAL | SPORTS

It all revolves around the proximity your home offers. Ease of access to your daily activities make your life an easy and smart ride. Vision Ace is your dream address to experience the best of comfort and connectivity. Conveniently located in an upscale locale of Tathawade, near Wakad, Vision Ace is closer to the everyday action. Be it work or school, fun or leisure, it's just a matter of a short drive or stroll. Commute smartly around your abode at Vision Ace.

IN CLOSE PROXIMITY TO:

• PCMC Industrial Zone • Balewadi Sports Complex • Hinjewadi IT Hub • Akshara / Poddar / Indira School • Indira / D Y Patil / JSPM College

• Vision One Mall • Aditya Birla / Jupiter / Lifepoint / Surya Hospital • Balewadi High Street • Near Proposed Phoenix Market City

• Connectivity to the Mumbai-Pune Expressway



*An architectural rendered image for presentation purpose only

THOUGHTFULLY DESIGNED HOMES

Vision Ace is a landmark project in more ways than one. It is a gated community spread over 7 acres in Tathawade, near Wakad. Vision Ace is a constellation of residential towers and commercial spaces. Furthermore, the project is connected with 18m wide road offering excellent connectivity.

The project is planned such that maximum space is open around residential zone. Vision Ace not only offers you a smarter way of living but a complete joyful habitat.

OPTIMUM LIGHT & VENTILATION

MAXIMUM INTERNAL SPACES

LARGER COMMON SPACES

MODERN ARCHITECTURE

Each apartment at Vision Ace is designed with utmost care and planned-to-perfection. Maximum ventilation and natural light has been given more significance in designing these homes. The Homes offer more functional space for the residents. Well-planned amenity spaces equip residents to explore a more convenient and comfortable lifestyle.



*An architectural rendered image for presentation purpose only

SMART HOMES

Our smart homes have the ability to fully adapt to its environment, letting you to be in full command of its functioning. First-of-its-kind Amazon Alexa voice-enabled homes in Pune, lets you control living and dining areas on your voice command. An intelligent and user friendly app will help you seamlessly integrate your home automation system with your smart phone, giving you complete control of your home, with the comfort of single touch. With features like time scheduled events, the app can help you carry out routine tasks, which otherwise would be time consuming.

The smart technology enables efficient management of security, energy and maintenance, leading to less carbon footprints thereby making your life more eco-friendly.

- Amazon Alexa Voice Enabled Control for Lights, TV, AC in Living and Dining Areas
- Turn Room Lights on and off from Anywhere with your Smart Phone
- Real Time Power Monitoring Data
- Smart App for Android and iOS
- Motion Sensor Lights in Washrooms
- Control all your IR Appliances Like TV, Set top Box, AC, Music System, DVD Players, etc
- Biometric Digital Main Door Lock
- Gas Leak Detector
- IP Video Door Phone
  - Flat-to-flat Communication
  - Remote Unlocking for Main Lobby Entrance
  - Door Sensor for Burglar Alarm
  - Panic Switch
  - Talk to Guard



*An architectural rendered image for presentation purpose only

LIFESTYLE FEATURES









*All images are architecturally rendered images for presentation purpose only

CLUB HOUSE
- Party Lawn
- Gymnasium
- Swimming Pool
- Yoga/Meditation Hall
- Community Hall
- The Learning Pod
  -A Multi-activity Centre

OUTDOOR SPORTS
- Box Cricket Pitch
- Exercise Zone

INDOOR GAMES
- Table Tennis
- Carom Board
- Chess Corner

GARDEN AREAS
- Cluster of Children's Play Area
- Senior Citizen Zone
- Open Amphitheater
- Landscape Garden
- Jogging Track/ Walk Way
- Gazebo

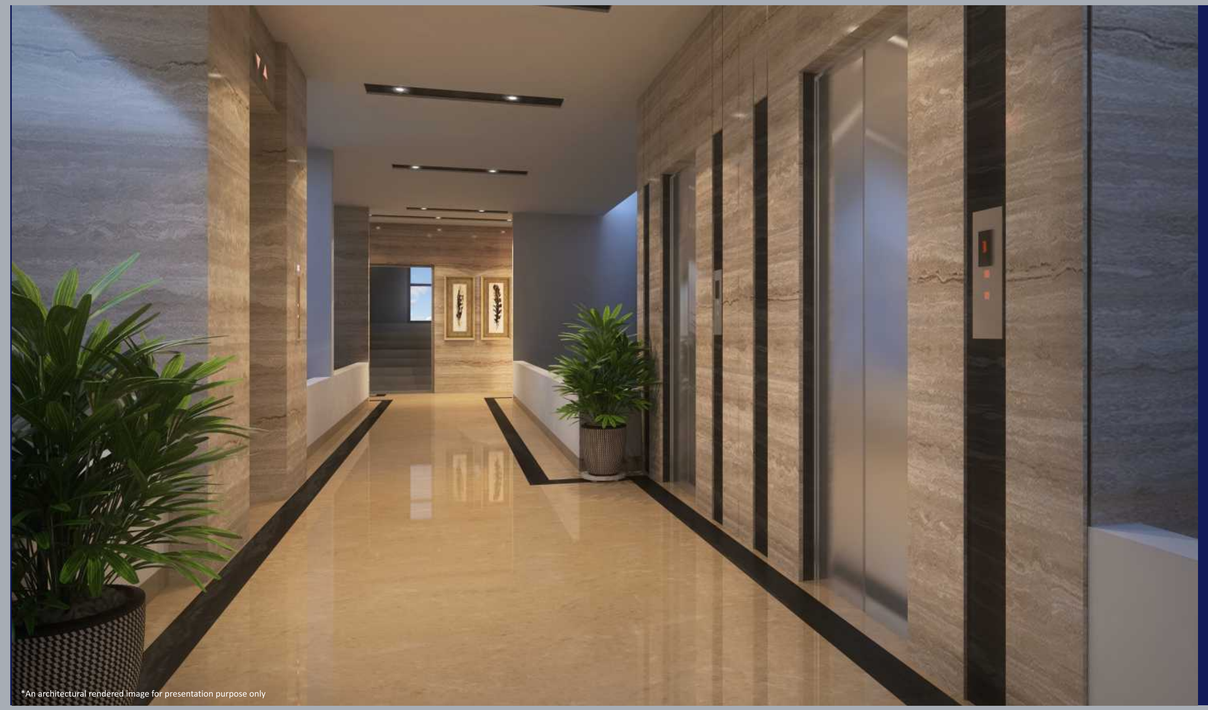
GREEN FEATURES
- Rain Water Harvesting
- Solar Heated Water for Bath
- STP

SAFETY & SECURITY
- CCTV in Common Areas
- Automatic Boom Barrier on Entrance Gate
- Fire Fighting System

UPGRADED FEATURES
- Decorative Entrance Lobby
- Decorative Entrance Gate
- Automatic Elevators
- Power Back up for Common Areas & Elevators
- Paving Blocks for Internal Roads



*An architectural rendered image for presentation purpose only



*An architectural rendered image for presentation purpose only

SPECIFICATIONS

STRUCTURE:
- Environmentally Sensitive Building, Design To Resist Seismic Force Of Zone III

WALL FINISH:
- AAC Block Masonary
- Sand Faced External Plaster
- Internal Wall & Ceiling In Gypsum Finish

ELECTRICAL:
- Concealed Wiring With Modular Switches
- TV & Telephone Point In Living & Master Bedroom
- Provision For DTH, Broadband & Inverter Points
- AC Point In Living And Bedroom/s
- Electrical Exhaust Fan Points In Kitchen & Washrooms
- Separate MCB / ELCB For Each Apartment

PLUMBING:
- Concealed Plumbing With Standard CP Fittings & Sanitary Fixtures
- Brick Bat / Chemical Double Coat Water Proofing in Washrooms, Terraces & Dry Balcony

FLOORING:
- 600mm X 600mm Vitrified Tiles In Full Apartment
- Patterned Anti-skid Tiles In Terraces
- 7ft. Designer Dado Tiles In Washrooms
- Anti-skid Ceramic Tiles In Washrooms And Dry Balcony
- Granite / Marble Door Frames In All Washrooms

WINDOWS & GRILLS:
- Granite Sill For All Windows
- 3 Track Powder Coated Aluminium Sliding Windows With Mosquito Mesh
- Safety Grills For All Windows
- Aluminium Louvers With Exhaust Fan Provision in Washrooms
- MS Railing For Terraces

DOORS & DOOR FRAMES:
- Elegant Designer Laminate Finish Main Door
- Digital Lock For Main Door
- Both Side Laminated Doors In Bedroom And Washrooms
- Premium Accessories And Fixtures In All Rooms
- Granite / Marble Frames In Washrooms
- Aluminium Sliding Door For Terraces

KITCHEN & DRY BALCONY:
- L-Shaped Granite Top Kitchen Platform With SS Sink
- 3 ft. Designer Dado Tiles
- Electrical Points For Fridge, Microwave, Water Purifier
- Washing Machine Point In Dry Balcony
- 3 ft. Dado Tiles In Dry Balcony
- Provision For Exhaust Fan

PAINT:
- Internally Semi Acrylic Emulsion Paint
- Externally Weather Shield Acrylic Paint

SOLAR WATER:
- In All Bathrooms (In Bath Area only)

LIFT LOBBIES:
- Designer AC Lobby At Ground Level
- Access Control For Lobby

Siddhivinayak
Housing & construction
GROUPS
NAUPATLAL SAKLA ENTERPRISE
IT ALL STARTS WITH A VISION

Siddhivinayak Groups (Naupatlal Sakla Enterprise) is a leading real estate developer in Pune and PCMC areas. The group has a track record of more than 30 years in building quality homes. Known for quality construction with world-class amenities, the group has built a name for itself. Under the able leadership of Rajesh Kumar Sakla, the founder of the group, the company has grown from strength to strength since 1987. With high-quality standards combined with affordable prices, the group has reached an enviable position today. With more than 12 million sq.ft of construction completed and more than fifteen thousand happy customers, Siddhivinayak Groups is surging ahead to surpass many more milestones.

Jhambani
GROUP
PRECISION MEETS PASSION

'Building trust is more gratifying than building homes and we are proud to construct trusted home!' Marching on this notion since last 60 years, we are fruitfully amalgamating myriad twinkles to our profile. Started with the trading of construction material, we have achieved a pleasing triumph in transforming our commerce to construction in Pune and PCMC. Now, looking forward to create a landmark development in the construction arena with customer's optimistic hold. The company has surpassed many milestones with over 50 Lac sq.ft. of construction and another 50 Lac sq.ft. in future projects.