

VTOP valonia

2, 3 & 4 BHK | PUNAWALE



A business group with interests in several areas like land development, construction, interior designing and restaurant business, VTOP is overseen by 5 directors with a total of 21 years of experience. They have developed and delivered over 26 lac sq.ft. in Nagpur, Yavatmal & Pusad. The top management works efficiently to identify growth opportunities while exploring better ways to give a higher quality of life.

OUR GROUP COMPANIES

Creata Creations is an Architecture & Interior Designing company within the Group having executed prime projects for noted businessmen in Nagpur. Another Group business; Creata Poojaghar with a manufacturing facility in Nagpur producing handcrafted Poojaghar in wood, glass etc. has perfected over 200 designs with anchor stores in Australia, U.S.A. and India. It has 4 stores in Pune at Aundh, Kothrud, Wakad and Camp; 2 stores in Nagpur; along with stores in Thane, Nasik, Solapur, Naranyangaon, Akola & Amravati. Our strong digital arm ensures online availability on platforms like Amazon.

Globia Creations, another of the Group's flagship company is into interior designing and manufacturing of all types of furniture on a large scale with a factory in Nagpur. It has also tied up with Pepperfry, Urban Ladder and Amazon to sell furniture through retail furniture shops and online platforms. Our 5th Director is an Banker who has worked at a very senior level at HDFC Home Loans, Pune.

VTOP Valonia

Valonia is the perfect treasure to go home to. This specially designed project gives you an integrated lifestyle at a convenient location. A 30 feet wide private road of the project that connects you to the main road, not only gives you privacy but also a grand entrance to the project. These 10 storeyed towers incorporate a jungle theme along with a private water body into the architecture. The theme and the architecture puts you close to nature and lifts your mind, body and soul to higher levels of satisfaction. The 2, 3 & 4 BHK homes are an epitome of space with all special amenities like gym, yoga center, co-working spaces and welcome lounge.

A TREASURE
FOR **LIFE**



THE TEMPLE FOR YOUR MIND, BODY AND SOUL SHOULD BE AT HOME



HOMES WITH A BUILT-IN
PUJA SPACE



Artistic Impression

TRUE LUXURY IS NOT HAVING TO WAIT



Conceptual Image

4 HI-SPEED TOWER LIFTS
INSTEAD OF THE STANDARD 2



Artistic Impression

A SIMPLE WALK TO ELEVATE YOUR SOUL



Artistic Impression

ELEVATED FOREST WALK



Artistic Impression

CLOSE TO HEART OF **CONVENIENCE** PUNAWALE

Valonia gives you the best of Punawale right at your doorstep. A 9 mtr. access road from the project connects you to one of the main thoroughfares of Punawale. The location ensures that you are in close proximity to workplaces, schools, malls and other conveniences.



LOCATION MAP





Artistic Impression

LEGEND

1. Grand Entrance Gate and Drop off
2. Children's Play Area
3. Indoor Game Zone
4. Open to Sky Seating Lounge
5. Co-working Studio
6. Meditation Studio
7. Fully Equipped Gym Studio
8. Temple and Spiritual Zone
9. Children's Active Zone
10. Baby Pool
11. Chit Chat Zone with Table Tennis
12. Senior Citizens Zone and Amphitheater
13. Elevated Forest Walk

PRIVACY IS OUR RIGHT EVEN IN PUBLIC SPACES



4 CLUB ROOMS & SITTING DECK



Artistic Impression

INDOOR GAMES ZONE



Artistic Impression

INDOOR GYM STUDIO



Artistic Impression

MEDITATION STUDIO



CO-WORKING STUDIO

Artistic Impression



BABY POOL



CHILDREN'S PLAY AREA

Conceptual Image



CCTV COVERAGE



SENIOR CITIZENS ZONE

Conceptual Image



VIDEO DOOR PHONE



ACUPRESSURE WALKING TRACK

Conceptual Image

AMENITIES

INDOOR (Can be used in all four seasons)

- Indoor Gym
- CCTV Coverage
- Elegant Entrance Lobby
- Indoor Games
- Meditation Space
- Yoga Room
- Co-working Space for 4 People at Podium Level
- Guest House
- Lounge Seating
- 2 Verandas
- Video Door Phone
- Tulsi Vrundavan Along with Seating

OUTDOOR

- Baby Pool
- Landscaped Podium Garden
- Kids Play Area
- Outdoor Gym
- Acupressure Walking Track
- Senior Sitting Katta
- School Bus Stop Area
- EV Charging Point for 2 & 4 Wheelers
- Solar Panel for Common Area Power Backup
- Amphitheater
- Lush Green Garden (with Drip Irrigation System)
- Party DJ Speaker with Karaoke
- Visitors Parking



Artistic Impression

GRAND ENTRANCE LOBBY

SPECIFICATIONS

- Sewage Treatment Plant (No Smell and Noise - 'Kala' brand for Kirloskar, Automatic STP)
- High-Speed Fully Automatised Elevator
- Energy Saving LED Lighting for Common Areas
- Integrated Fire Fighting System
- Rain Water Harvesting
- Superior Quality Synthetic Based External Paint
- Water Level Measuring System
- Sensor Lights in Common Areas
- AC Points in Hall and Bedroom
- Pooja Space in Every Flat
- Outdoor AC Space
- Collapsible French MS powder Coated Doors
- Door Paneling with Rubber Sleeve
- 100% Space Utilization
- Electric Points as Per Interiors
- Cat 6 Points in Hall and Bedroom
- Additional Shoe Rack Space
- Service Access from Bathroom Window
- Legrand Switch and Sockets
- Provision for Inverter
- CP Fittings of Jaquar
- Internal Paint: Tractor Emulsion
- Maximum Space Utilization
- Power Backup for Lift and Common Area Lights

3 BHK CARPET: 984.69 SQ.FT.



2.5 BHK CARPET: 932.05 SQ.FT.



2 BHK CARPET: 780.28 SQ.FT.





TYPE	CARPET AREA sq.m	UTILITY sq.m	BALCONY sq.m	TOTAL CARPET	
				sq.m	sq.ft
4 BHK	143.57	2.99	14.46	161.02	1733.21





TYPE	CARPET AREA sq.m	UTILITY sq.m	BALCONY sq.m	TOTAL CARPET	
				sq.m	sq.ft
3 BHK	79.61	2.99	8.88	91.48	984.69





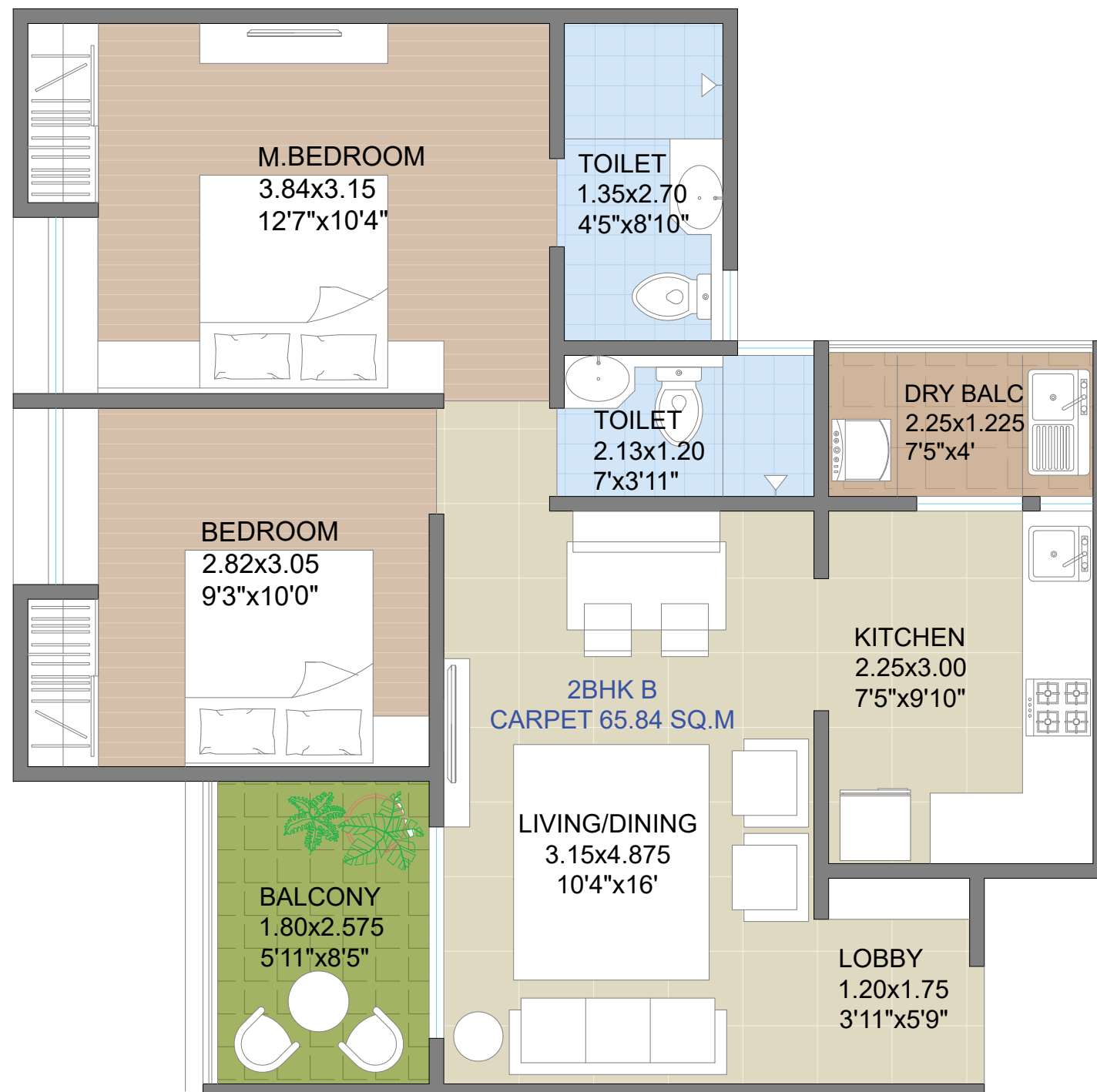
TYPE	CARPET AREA sq.m	UTILITY sq.m	BALCONY sq.m	TOTAL CARPET	
				sq.m	sq.ft
2.5 BHK	74.72	2.99	8.88	86.59	932.05





TYPE	CARPET AREA sq.m	UTILITY sq.m	BALCONY sq.m	TOTAL CARPET	
				sq.m	sq.ft
2 BHK (A)	60.67	2.31	9.51	72.49	780.28





TYPE	CARPET AREA sq.m	UTILITY sq.m	BALCONY sq.m	TOTAL CARPET	
				sq.m	sq.ft
2 BHK (B)	58.45	2.75	4.64	65.84	708.7

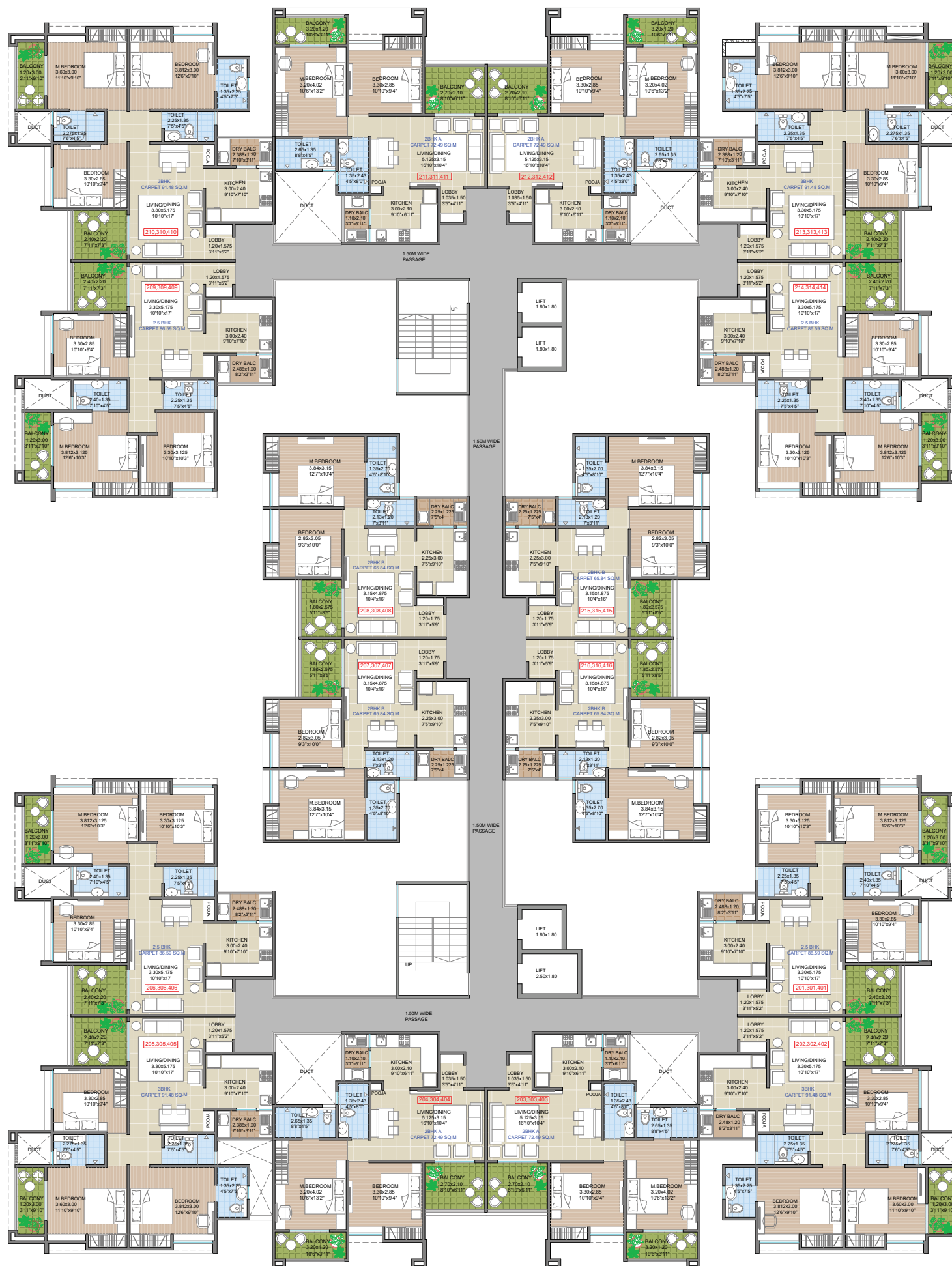




PODIUM FLOOR PLAN

TYPE	FLAT NO.	UTILITY	CARPET AREA sq.m	BALCONY sq.m	TOTAL CARPET		GARDEN	
					sq.m	sq.ft	sq.m	sq.ft
2.5BHK	101,106,109,114	2.99	74.72	8.88	86.59	932.05	9.62	103.54
3 BHK	102,105,110,113	2.99	79.61	8.88	91.48	984.69		
2 BHK A	103,104,111,112	2.31	60.67	9.51	72.49	780.28		

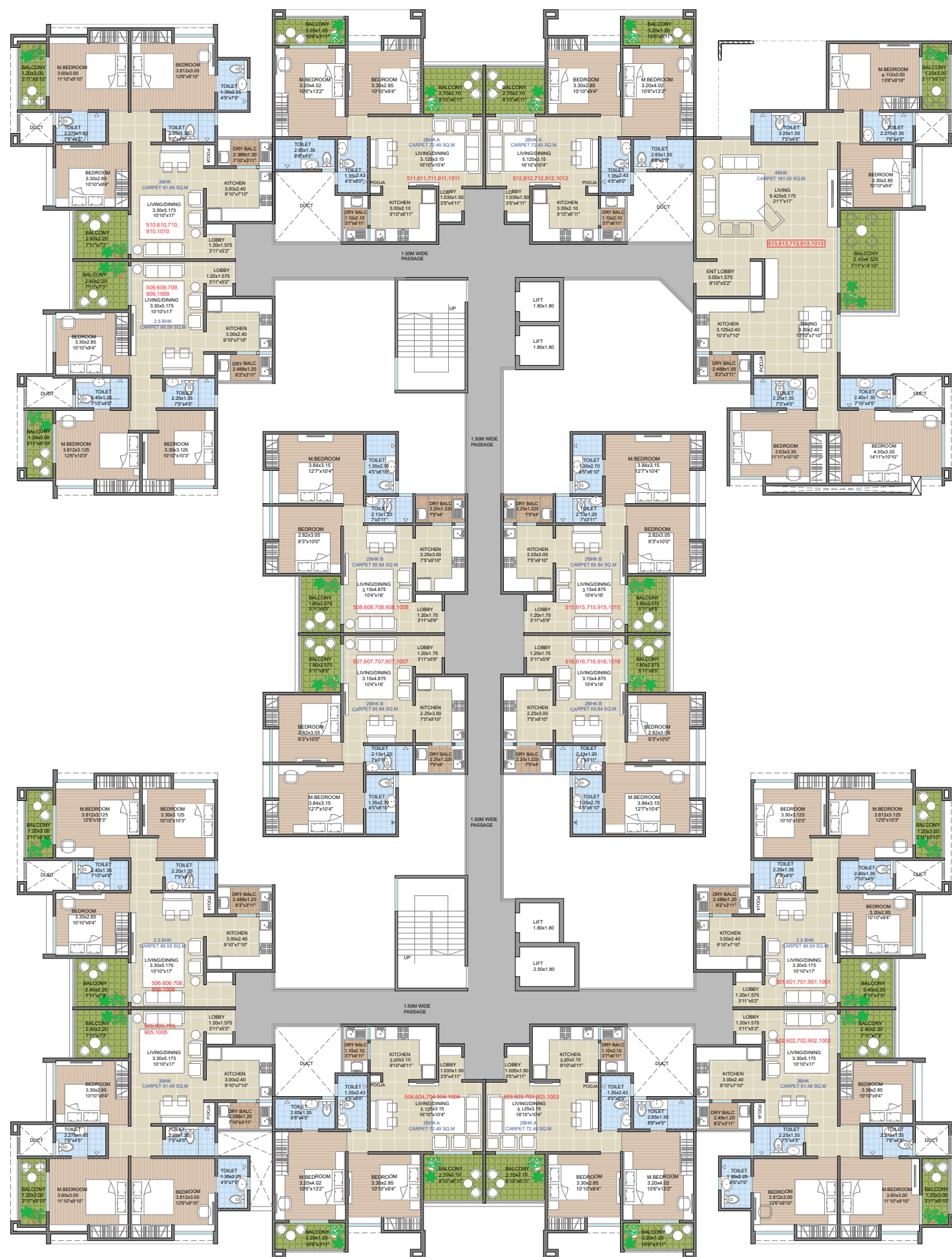




TYPICAL FLOOR PLAN -2ND TO 4TH

TYPE	FLAT NO.	UTILITY	CARPET AREA sq.m	BALCONY sq.m	TOTAL CARPET sq.m sq.ft	
2.5BHK	201,301,401 206,306,406 209,309,409 214,314,414	2.99	74.72	8.88	86.59	932.05
3 BHK	202,302,402 205,305,405 210,310,410 213,313,413	2.99	79.61	8.88	91.48	984.69
2 BHK A	203,303,403 204,304,404 211,311,411 212,312,412	2.31	60.67	9.51	72.49	780.28
2 BHK B	207,307,407 208,308,408 215,315,415 216,316,416	2.75	58.45	4.64	65.84	708.7

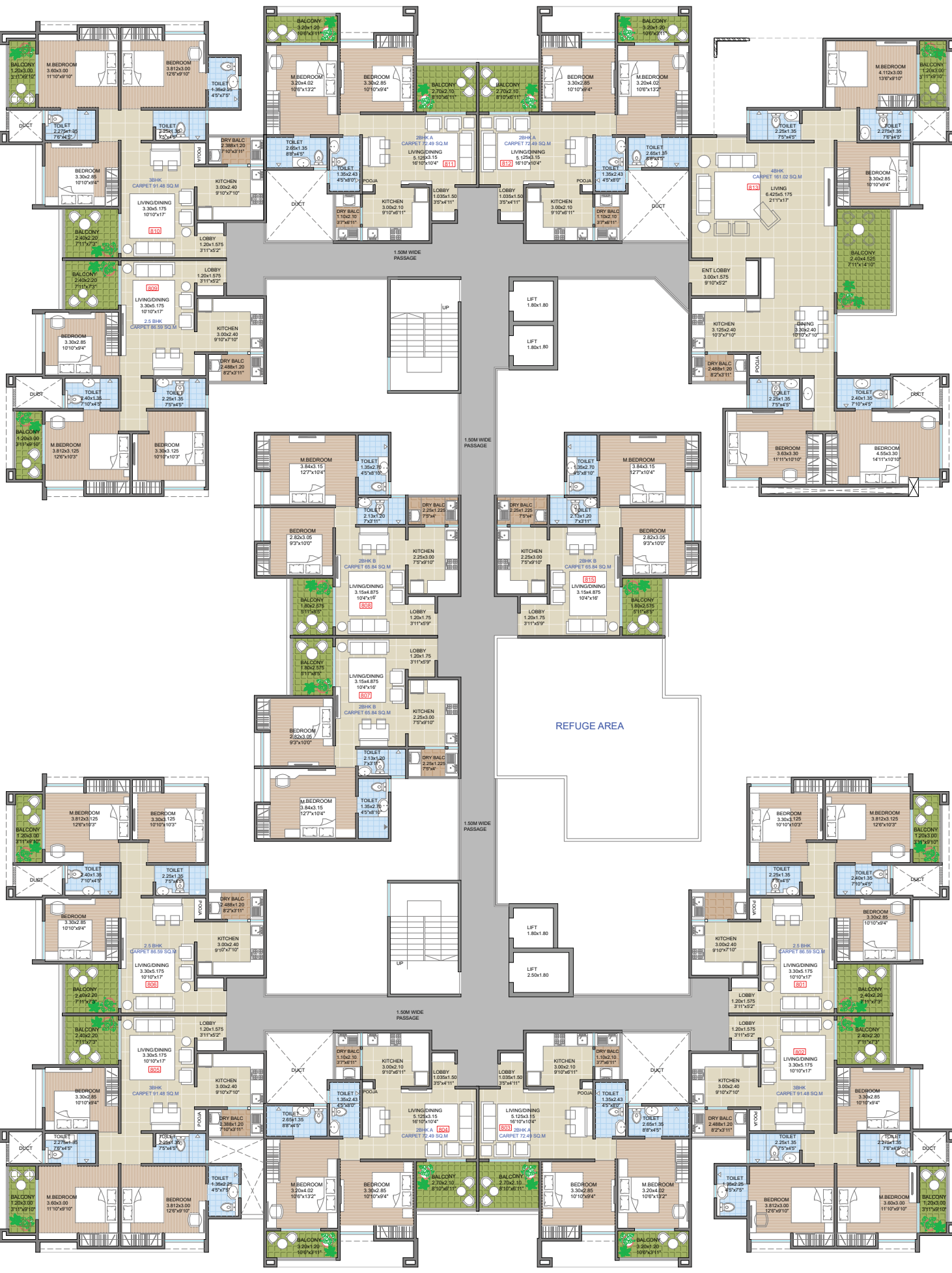




TYPICAL FLOOR PLAN -5TH TO 10TH

TYPE	FLAT NO.	UTILITY	CARPET AREA sq.m	BALCONY sq.m	TOTAL CARPET sq.m sq.ft	
2.5BHK	501,601,702,902,1002	2.99	74.72	8.88	86.59	932.05
	506,606,706,906,1006					
	509,609,709,909,1009					
3 BHK	502,602,702,902,1002	2.99	79.61	8.88	91.48	984.69
	505,605,705,905,1005					
	510,610,710,910,1010					
2 BHK A	503,603,703,903,1003	2.31	60.67	9.51	72.49	780.28
	504,604,704,904,1004					
	511,611,711,911,1011					
2 BHK B	512,612,712,912,1012	2.75	58.45	4.64	65.84	708.7
	507,607,707,907,1007					
	508,608,708,908,1008					
4 BHK	515,615,715,915,1015	2.99	143.57	14.46	161.02	1733.2
	516,616,716,916,1016					
	513,613,713,913,1013					





REFUGE FLOOR PLAN

TYPE	FLAT NO.	UTILITY	CARPET AREA sq.m	BALCONY sq.m	TOTAL CARPET	
					sq.m	sq.ft
2.5BHK	801,806,809	2.99	74.72	8.88	86.59	932.05
3 BHK	802,805,810	2.99	79.61	8.87	91.47	984.58
2 BHK A	803,804,811,812	2.31	60.67	9.51	72.49	780.28
2 BHK B	807,808,815	2.75	58.45	4.64	65.84	708.7
4 BHK	813	2.99	143.57	14.46	161.02	1733.2



vlop
valonia

A Project By



Site Address:

Sr. No. 43, Beside Shriyans Apartment, GK Rose Mansion International Road,
Near Pune-Mumbai Highway, Punawale, Pune - 411 033.



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