

# the grand towers





Computer generated image. Artist's impression. Image not to scale.

# thoughtfully designed township™

Manas Lake City is a development where architecture, design and conscience have rallied together to build a township that blends in with its environment. Something that's evidenced by the phenomenal amount of open spaces and the native variety of trees and birds one chances upon when going walking here. Or the fact that the sun and wind path have had a huge say in how a home is aligned. It all paints a picture that could quite easily be put in two rather honest words; thoughtful design.



Residential

**skyi the grand towers**  
Premium 3 & 2 bhks.

**skyi manas lake**  
Premium 3, 2, 1 bhks

**skyi star town**  
growhouse 3, 2 & 1 bhks

**skyi star towers**  
STAR 2 & 1 bhks

**skyi first**  
2 & 1 bhks

Clubs & Parks

**CENTRAL PARK & CLUB**  
at *The Grand Towers*

**SKYi CLUB**  
at Star Town

**SKYi CLUB**  
at Star Towers

**SKYi CLUB**  
at SKYi First

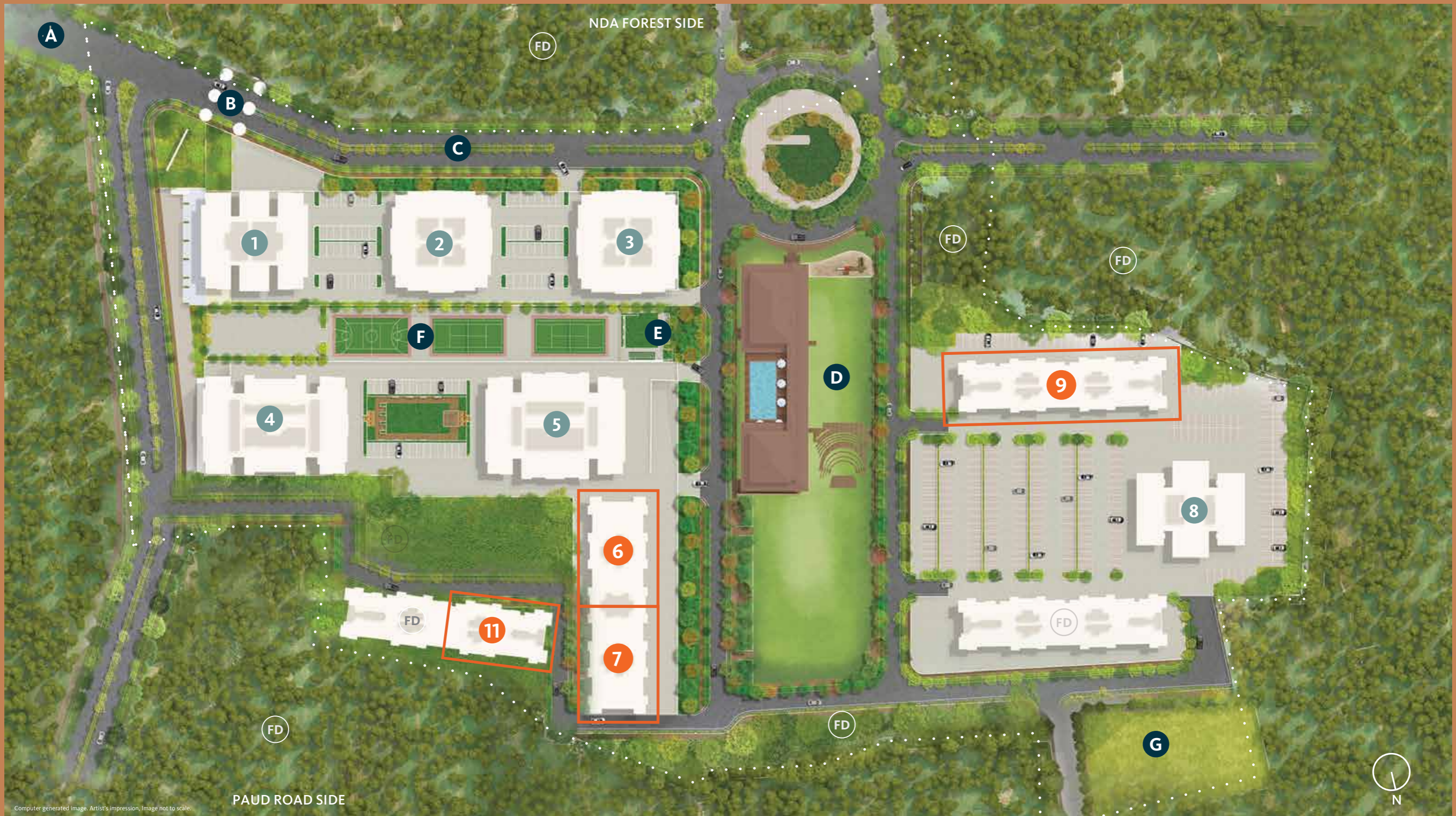
Retail Shops

**SHOPS**  
at Manas Lake

**TOWN CENTER**  
at Star Town

**SHOPS**  
at Star Towers

\*Map not to scale.



Computer generated image. Artist's impression. Image not to scale.

# skyi manas lake

## THE RESIDENCES

- *The Grand Towers* - 6, 7, 9 & 11
- *Towers 1 - 8*  
Sold Out

## AMENITIES & FEATURES

- A Main Access Road
- B Main Entrance Gate
- C 4 Lane Internal Road
- D Club House, Central Park and Multi Purpose Ground
- E Toddler Play Area
- F Sports Facilities
  - Futsal Court
  - Basketball Court
  - Pickleball Court
- G Utilities
- FD Future Development

\* Terms & Conditions apply

Introducing

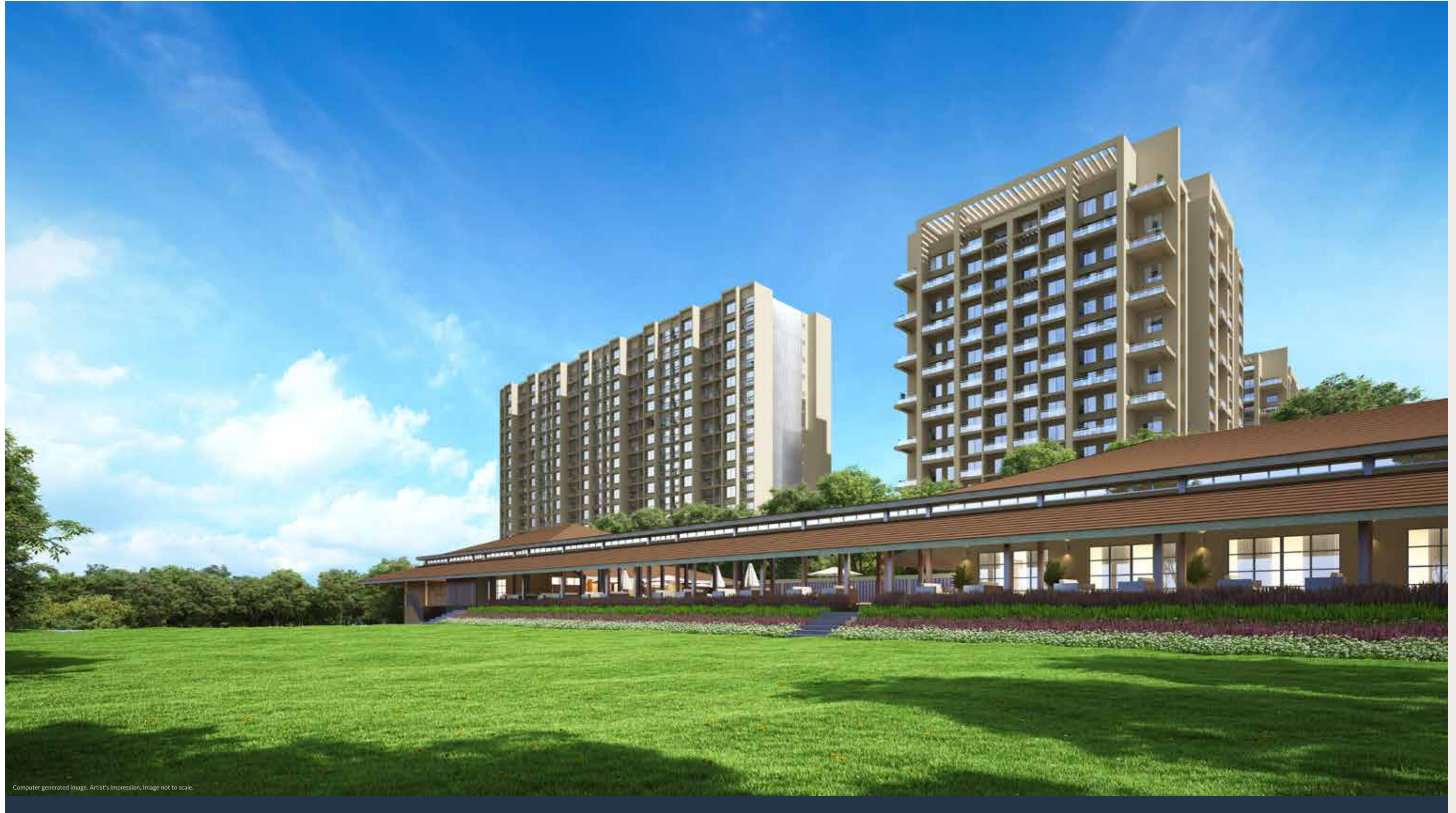
# *The Grand Towers*

*The Grand Towers* are the jewels of the Manas Lake City development and make a statement of privilege with its design, its location and the lifestyle it offers its residents.

They overlook the Central Park, the Club and wide open spaces offering every home magnificent views. Live an active life with a well-equipped modern gymnasium, swimming pool and other indoor and sports facilities. On offer is also a convenient lifestyle with shopping, healthcare, F&B and entertainment all inside the community.



Computer generated image. Artist's impression. Image not to scale.



Computer generated image. Artist's impression. Image not to scale.

# A WELL PLANNED COMMUNITY



Life as a whole can be experienced at *The Grand Towers* in Manas Lake City. They are an integral part of a township that is well planned to meet all the lifestyle and functional needs of its residents. Residents enjoy 70% open spaces with a central park running all along its very heart, giving them a strong sense of community. There are exclusive landscaped gardens and well planned and designated spaces for senior citizens and children.

The club house offers you an opportunity to lead an active, healthy and safe lifestyle with indoor and outdoor sports, entertainment and food and beverages to choose from. The community is self sufficient with retail and convenience shops on campus.

8 Month Temp. Range  
**25°-30°C**

Flourishing  
**ECO-SYSTEM**

Better  
**AIR QUALITY**

Vibrant  
**BIRD LIFE**

70%  
**OPEN SPACES**



Computer generated image. Artist's impression. Image not to scale.

# THE CLUB & RECREATION

The SKYi Club has been conceptualised as the epicentre of a plush social hub within the township.

It presents great opportunities to enjoy the highlife, day in, day out.



Computer generated image. Artist's Impression. Image not to scale.



Recreation was a top priority in designing this township and **SKYi Club** exists because of it. **SKYi Club** is an independently and professionally run facility that's sprawled across large tracts of land with sports, entertainment & retail offerings. It should come as no surprise that residents may end up feeling no need whatsoever to set foot out of Manas Lake City for anything really.



#### Facilities

- Swimming Pool
- Gymnasium
- Community Hall
- Garden with F&B



#### Sports Indoor

- Table Tennis
- Carrom/Chess/Card Room
- Pool Table
- Toy Room for kids



#### Sports Outdoor

- Tennis
- Futsal
- Basketball
- Running



#### Well Being

- Meditation
- Yoga
- Aerobics
- Seating Spaces



Computer generated image. Artist's impression. Image not to scale.



Computer generated image. Artist's impression, Image not to scale.

# RETAIL AND CONVENIENCE SHOPS

The retail stores on campus are designed and stocked to meet all your daily needs. With all your everyday shopping needs met within the campus, there is a very real chance that you may never need to step out of the campus for shopping.



GROCERY



VEGETABLES



DAIRY



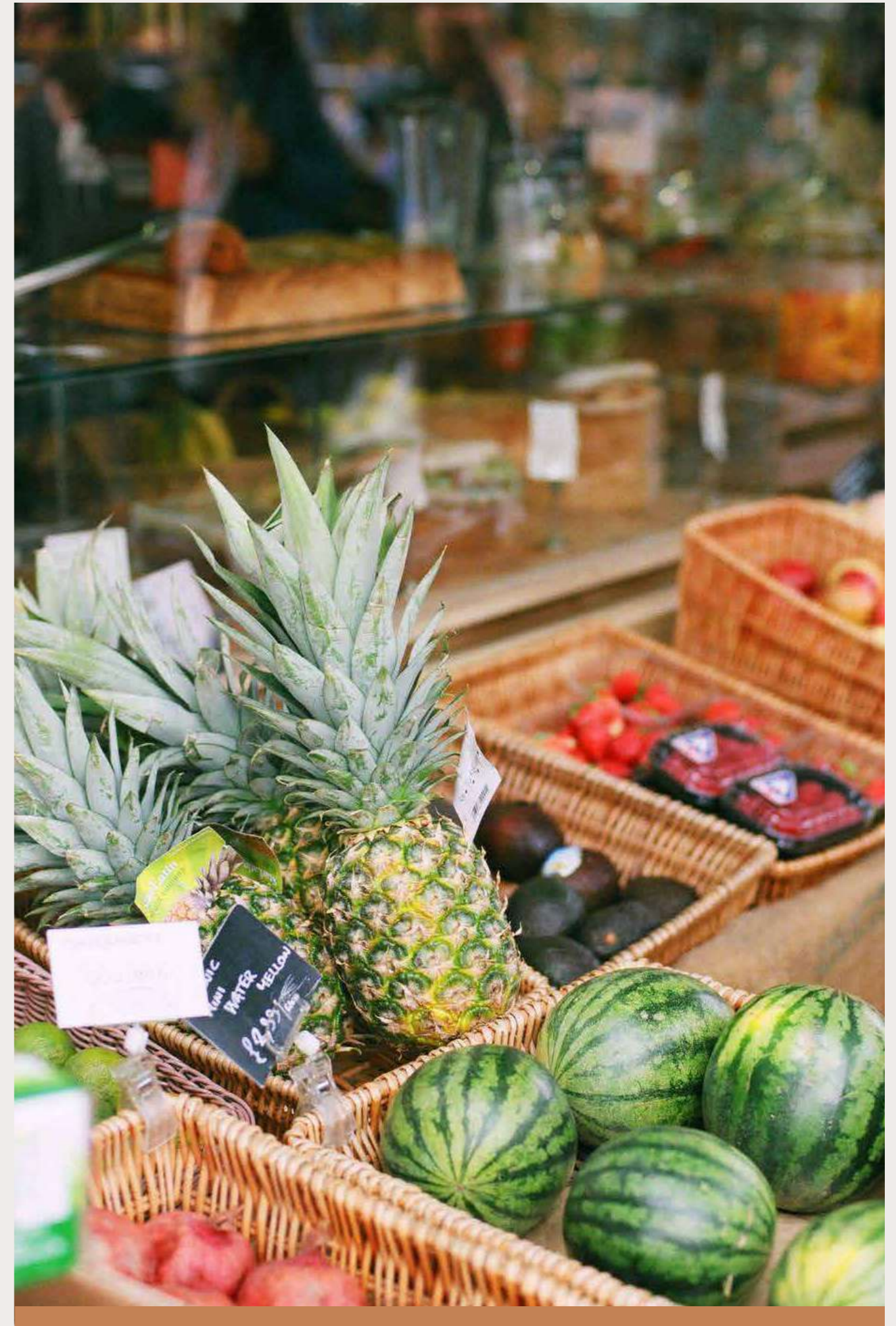
PHARMACY



LAUNDRY



HOME DELIVERY

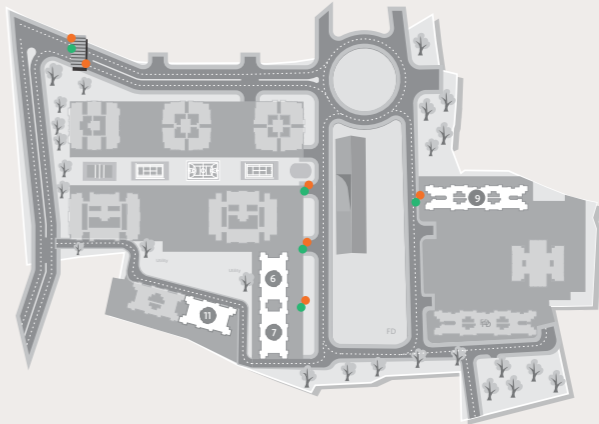


# SECURE AND SAFE COMMUNITY

Our secure gated community with its multi layered security set up ensures you are always safe and secure. Our professional security staff equipped with the CCTV cameras cover the project, building and home security.

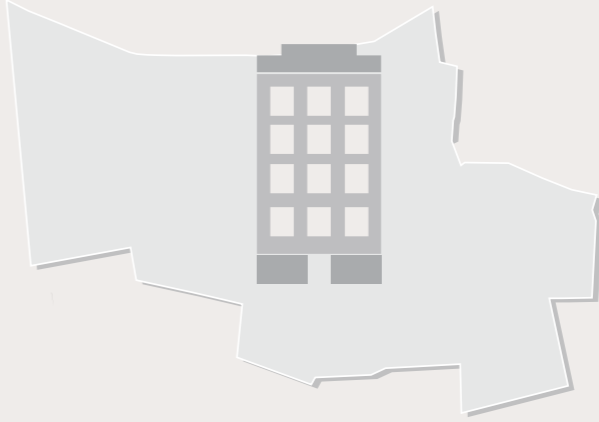


## Campus



 CCTV Cameras  Stringent Security Checks 

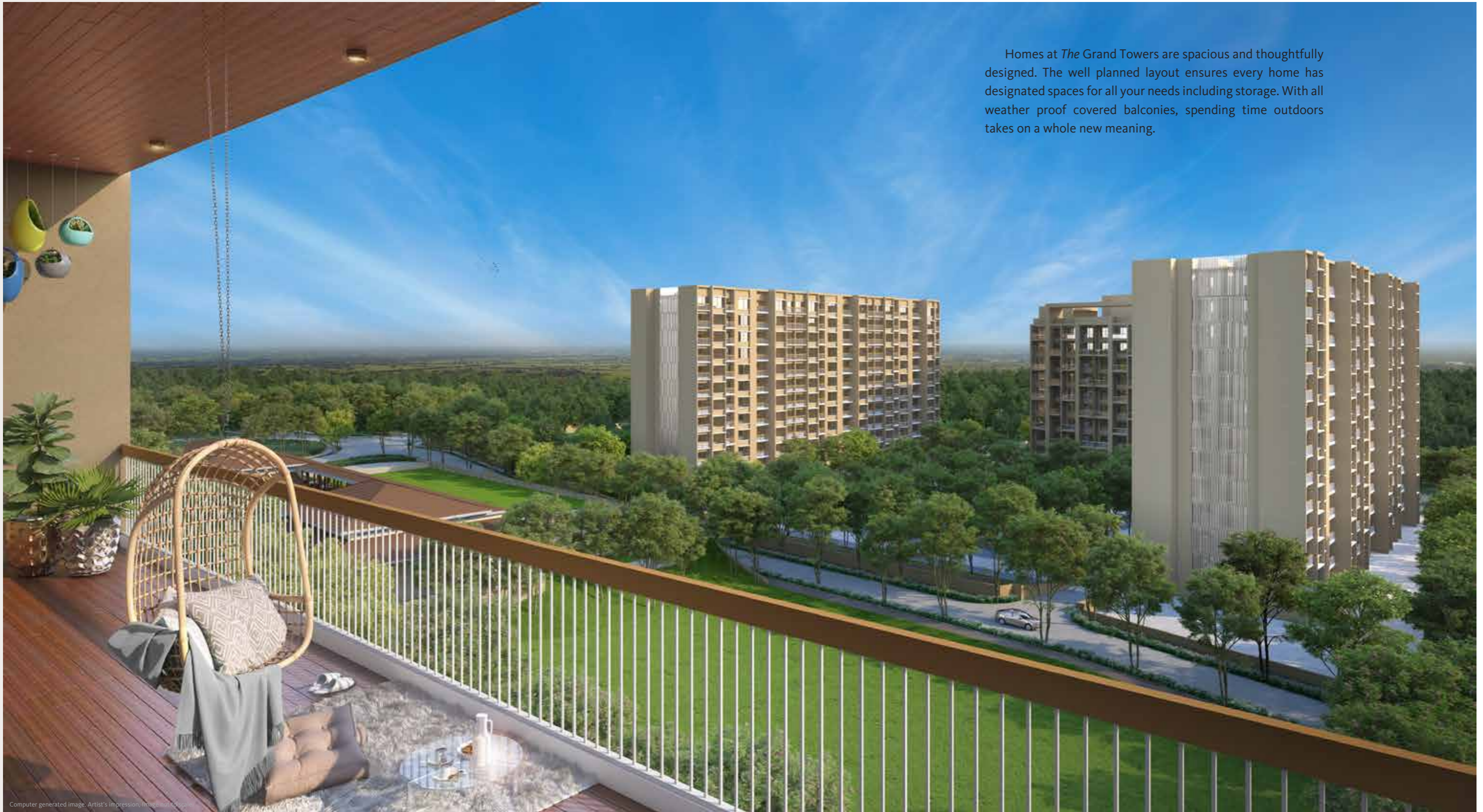
## Building & Home



 24x7 Security Guards

## thoughtfully designed homes™

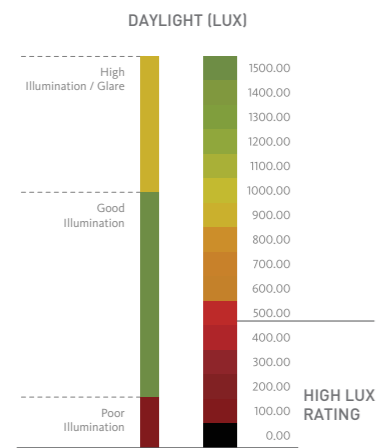
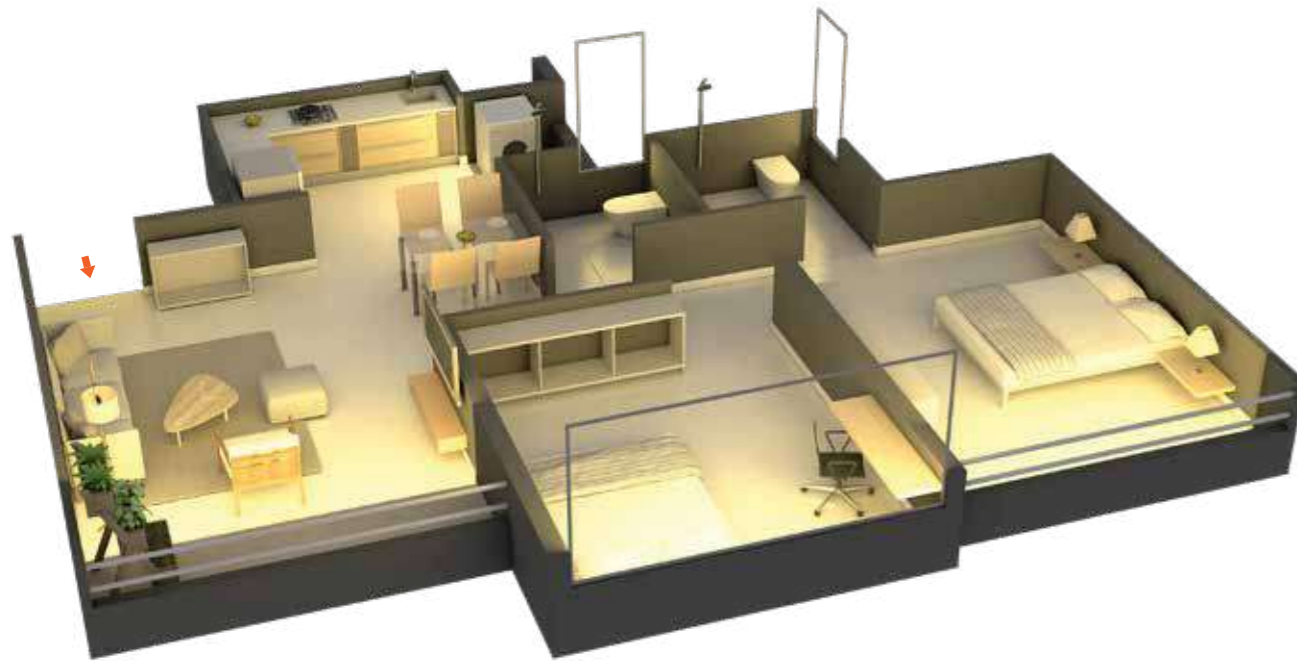
Homes at *The Grand Towers* are spacious and thoughtfully designed. The well planned layout ensures every home has designated spaces for all your needs including storage. With all weather proof covered balconies, spending time outdoors takes on a whole new meaning.



# SKYi™ MAX LIGHT

Technical study,  
Computer Aided Design &  
Simulation done  
by dbHMS / Chicago, USA

## BRIGHTER HOMES



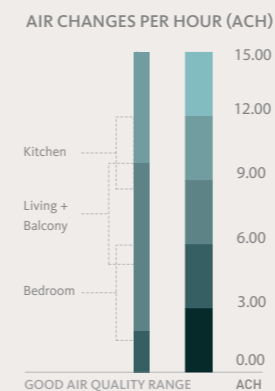
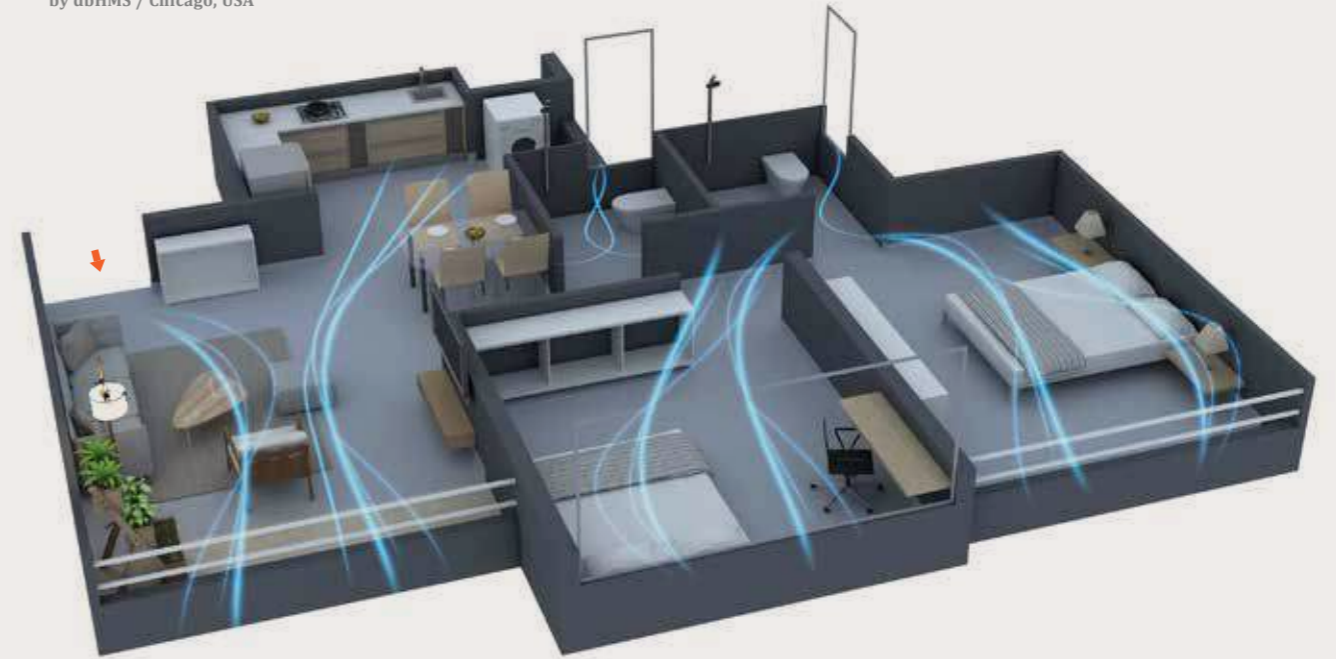
Lux is the measure of the intensity of light within a place, as perceived by the human eye. Homes here exceed the pre-requisite standards of illumination as prescribed by the National Building Code.

Scientific analysis has helped identify key factors like right window sizes and shading solutions that allow more sunlight inside the house and give good quality of glare free light throughout the day.

# SKYi™ AIR TECH

Technical study,  
Computer Aided Design &  
Simulation done  
by dbHMS / Chicago, USA

## HIGH AIR CHANGES



Scientific analysis has helped identify key factors that contribute to maintaining optimum temperature levels within a home by allowing more Air Changes per Hour (ACH). Adequate measures have been taken, from the right window size to the spacious living room, to keep the temperature within your home pleasant all day long.

Air Changes per Hour (ACH) is a measure of the number of times the air within a defined space (a room or the house) is replaced by ventilation.

# SKYi™ GRAND HOMES

With it's **zero wastage** & **Unique thoughtful design** Concept

You get about 20% additional space compared to an ordinary home.

0%

**Zero Wastage**

**Thoughtful Design™**



No Passages



**Optimum use** of every inch of your home



No odd shaped, Tiny or Half Openable Terraces



Sun & Rain proof **"Balcony"**

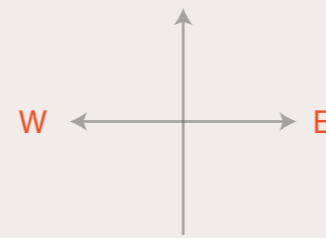


No dead spaces, No wastage of internal space

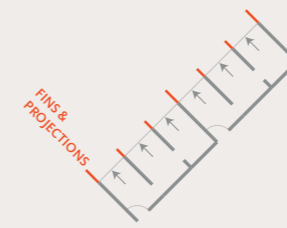


Perfect layout takes care of all **Functional, Furniture & Storage** needs

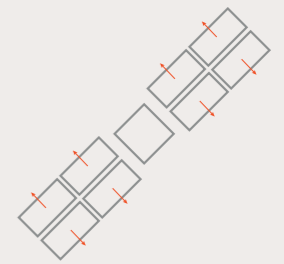
## Unique thoughtful design™



East West Home Entrances

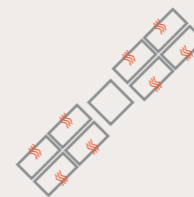


Fins Ensure Privacy from Neighbours

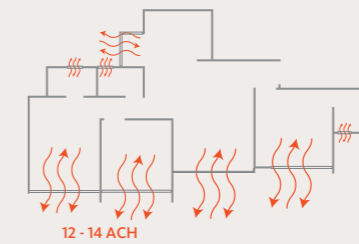


Best Views from Every Home

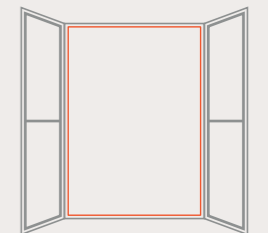
## WELL VENTILATED



Wind Path Oriented Homes

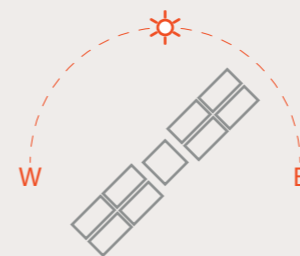


High Air Changes

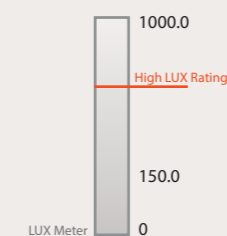


Large Windows & Balconies

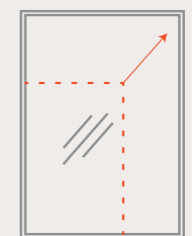
## WELL LIT



Sun Path Aligned Homes



Brighter Homes



Larger Shaded Windows & Balconies

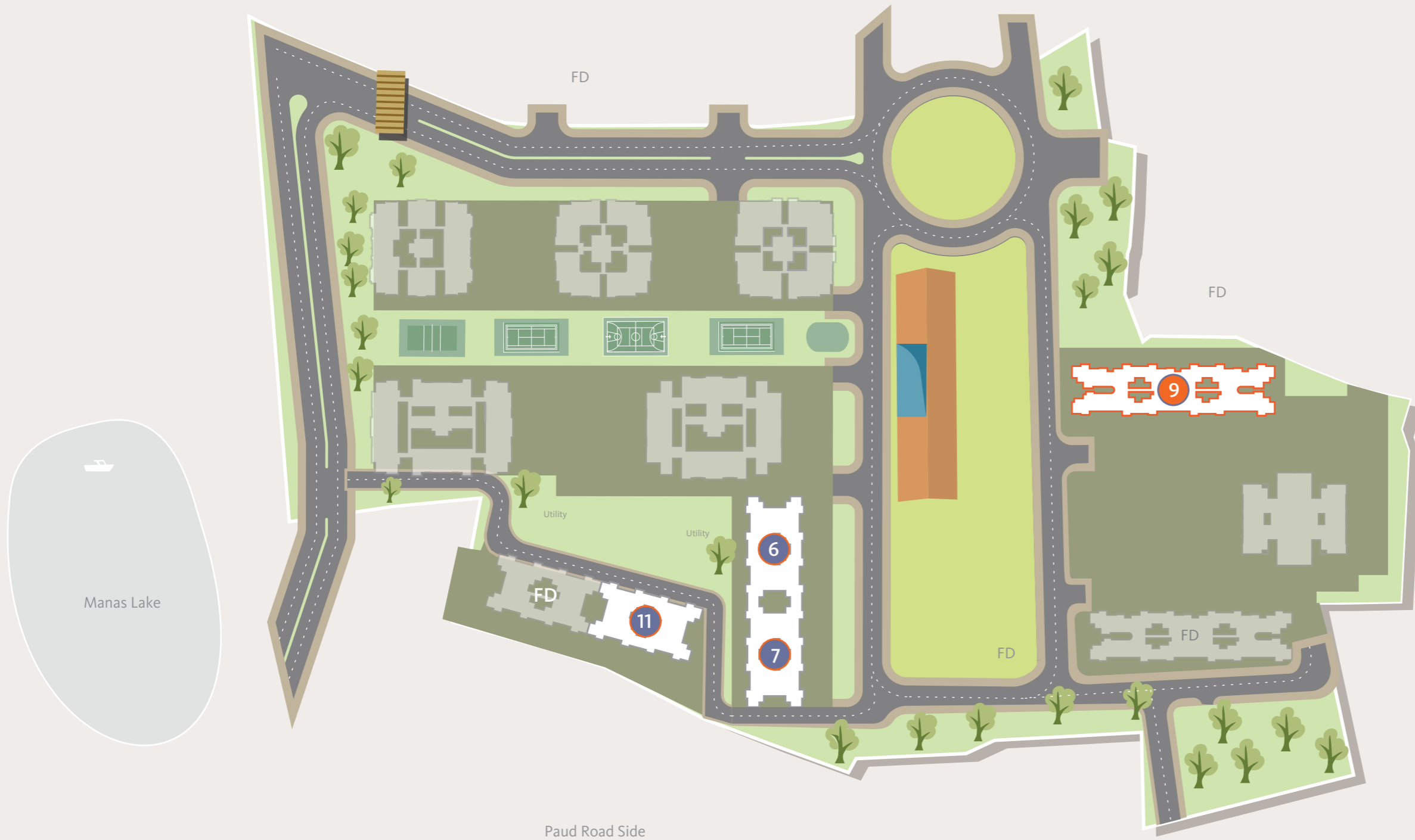


# TOWER 9

Khadakwasla



NDA Forest  
7000 Acres



Manas Lake

Paud Road Side



TOWER 9

3 BEDROOM



1094 L

# TOWER 9



Attached 3 piece Toilet with a Wash Basin, W.C. & Shower

3 piece Toilet with a Wash Basin, W.C. & Shower

**Dry Balcony**

Provision for fully equipped **Kitchen** with hob, chimney & modular kitchen cabinets for storage

**Dining** to seat 4

**Living Room** with provision for comfortable seating & a designated space for your flat-screen TV

Attached 3 piece Toilet with a Wash Basin, W.C. & Shower

**Master Bedroom** with provision for a Queen bed, TV & spacious wardrobe space with overhead storage

Sun & Rain-proof overhead **Covered Balcony**

**Second Master Bedroom** with provision for a Queen bed, Study Table & spacious wardrobe space with overhead storage

**Third Bedroom** with provision for a Queen bed & spacious wardrobe space with overhead storage

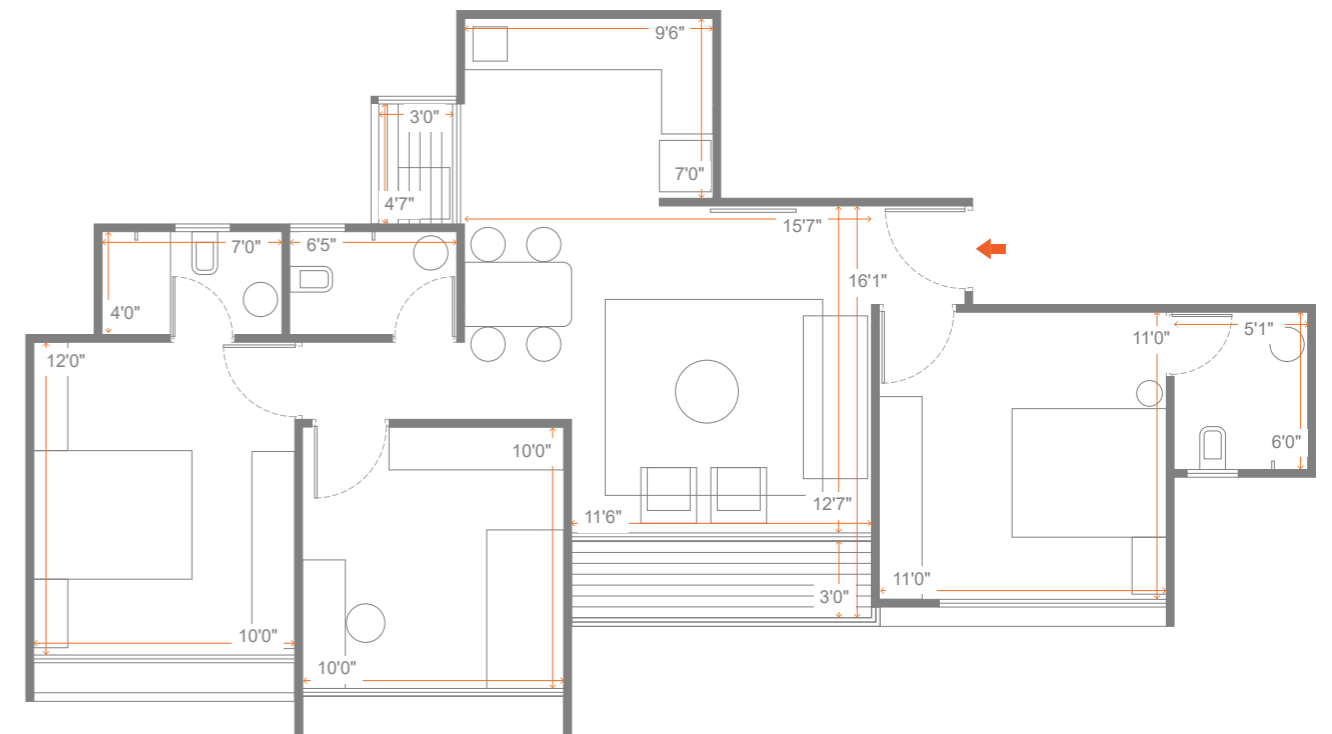
## 3 BEDROOM

Note:  
The furniture/ white goods/ accessories options shown in this brochure are for representation purpose only & are not part of the standard offering.

# DIMENSION PLAN



## 3 BEDROOM



## 1094 L

Product Code 1094 L : Usable Area 774 sq.ft

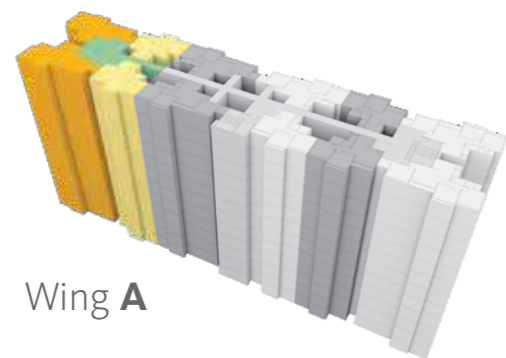
Usable area = Carpet area\* + Balcony + Dry Balcony  
774sq.ft (71.91 sq.mt) = 726 sq.ft (67.49 sq.mt) + 34 sq.ft (3.15 sq.mt) + 14 sq.ft (1.27 sq.mt)

\*Includes Carpet Area as per RERA & permissible enclosed balcony if any.

# TOWER 9

1st to 12th Typical Floor Plan

Paud Road Side



Wing A

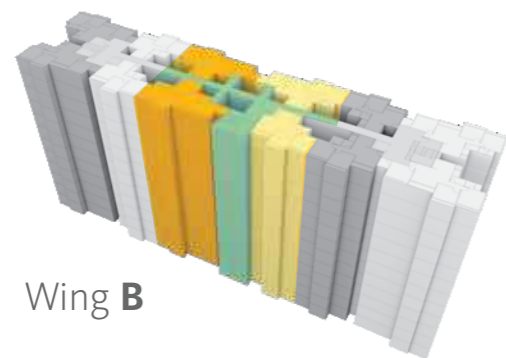
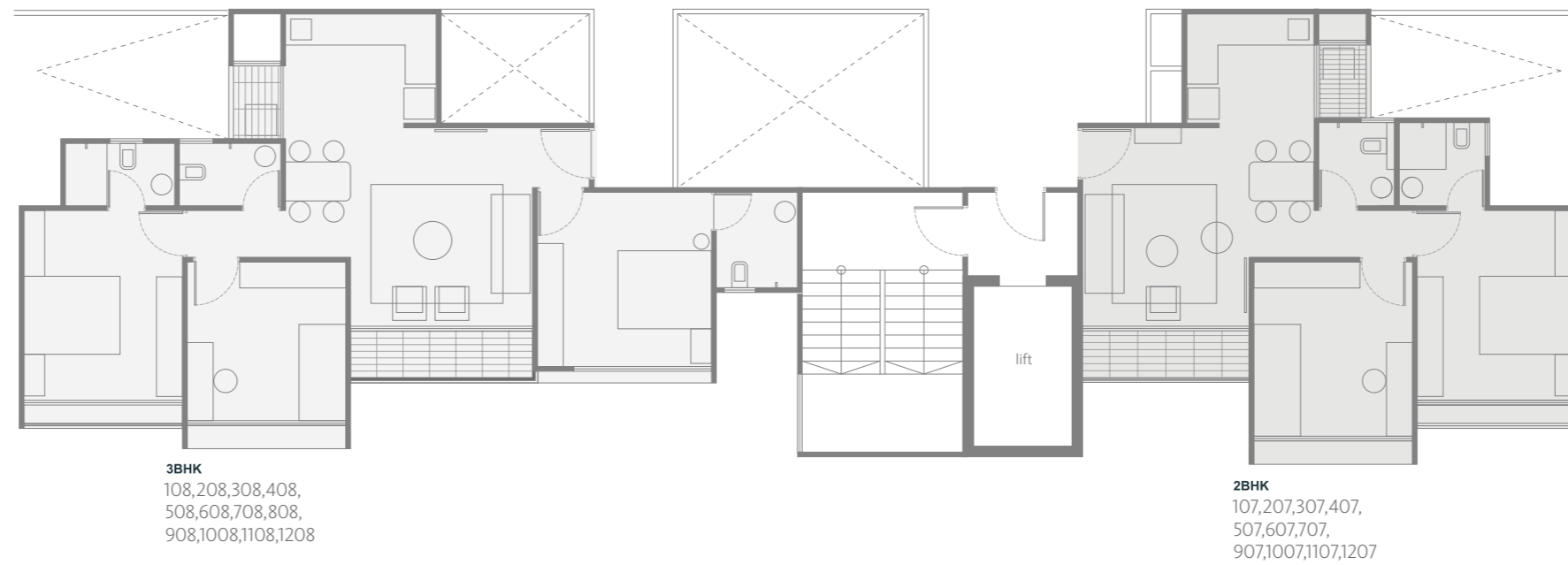
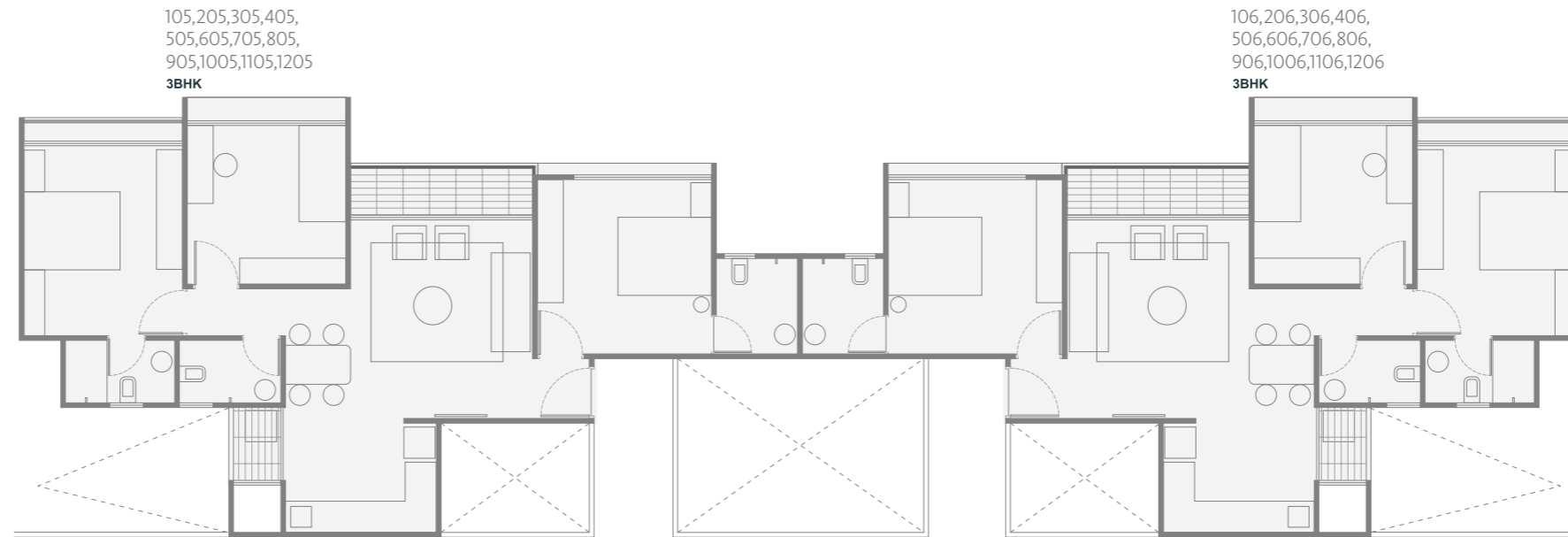
NDA Forest Side



# TOWER 9

1st to 12th Typical Floor Plan

Paud Road Side



NDA Forest Side



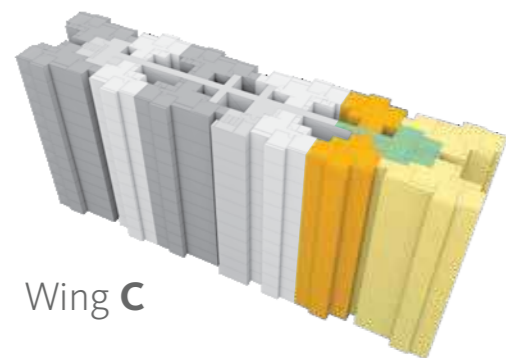
# TOWER 9

1st to 12th Typical Floor Plan

Paud Road Side



NDA Forest Side



# TOWER 11

Khadakwasla



NDA Forest  
7000 Acres



Paud Road Side



TOWER 11

2 BEDROOM



842 L

# TOWER 11



**Entrance Lobby** for privacy & a smart space for Shoe Rack & Key Holder

Provision for fully equipped **Kitchen** with hob, chimney & modular kitchen cabinets for storage

**Dry Balcony**

**Dining** to seat 4

3 piece Toilet with a Wash Basin, W.C. & Shower

**Living Room** with provision for comfortable seating & a designated space for your flat-screen TV

**Master Bedroom** with provision for a Queen bed, TV & spacious wardrobe space with overhead storage

**Juliet Balcony**

**Second Bedroom** with provision for a Queen bed, Study Table & spacious wardrobe space with overhead storage

Sun & Rain-proof overhead **Covered Balcony**

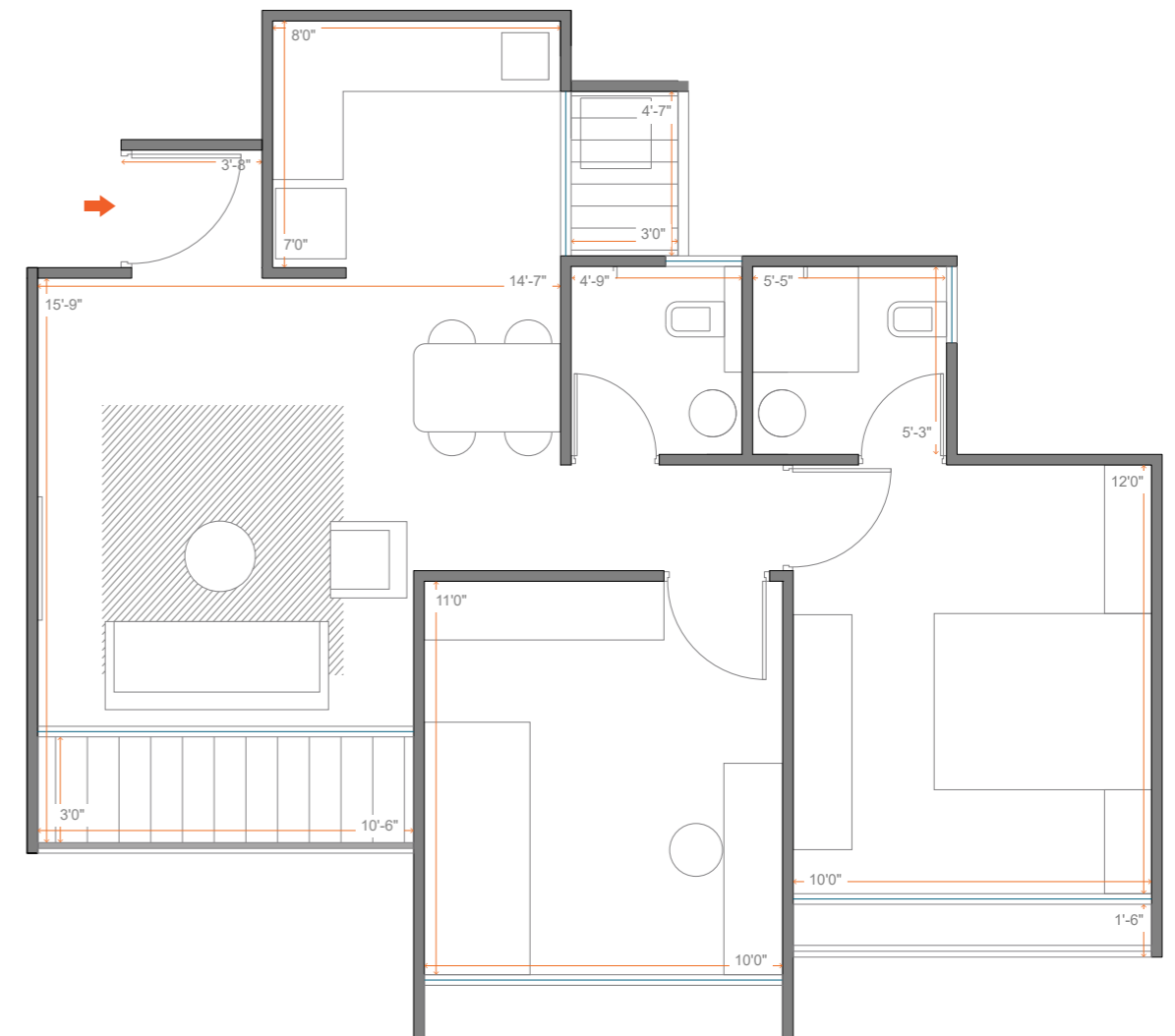
## 2 BEDROOM

Note:  
The furniture/ white goods/ accessories options shown in this brochure are for representation purpose only & are not part of the standard offering.

# DIMENSION PLAN



## 2 BEDROOM



# 842 L

Product Code 842 L : Usable Area 602sq.ft  
Usable area = Carpet area\* + Balcony + Dry Balcony  
602 sq.ft (55.92 sq.mt) = 557 sq.ft (51.71 sq.mt) + 31 sq.ft (2.88 sq.mt) + 14 sq.ft (1.27 sq.mt)  
\*Includes Carpet Area as per RERA & permissible enclosed balcony if any.

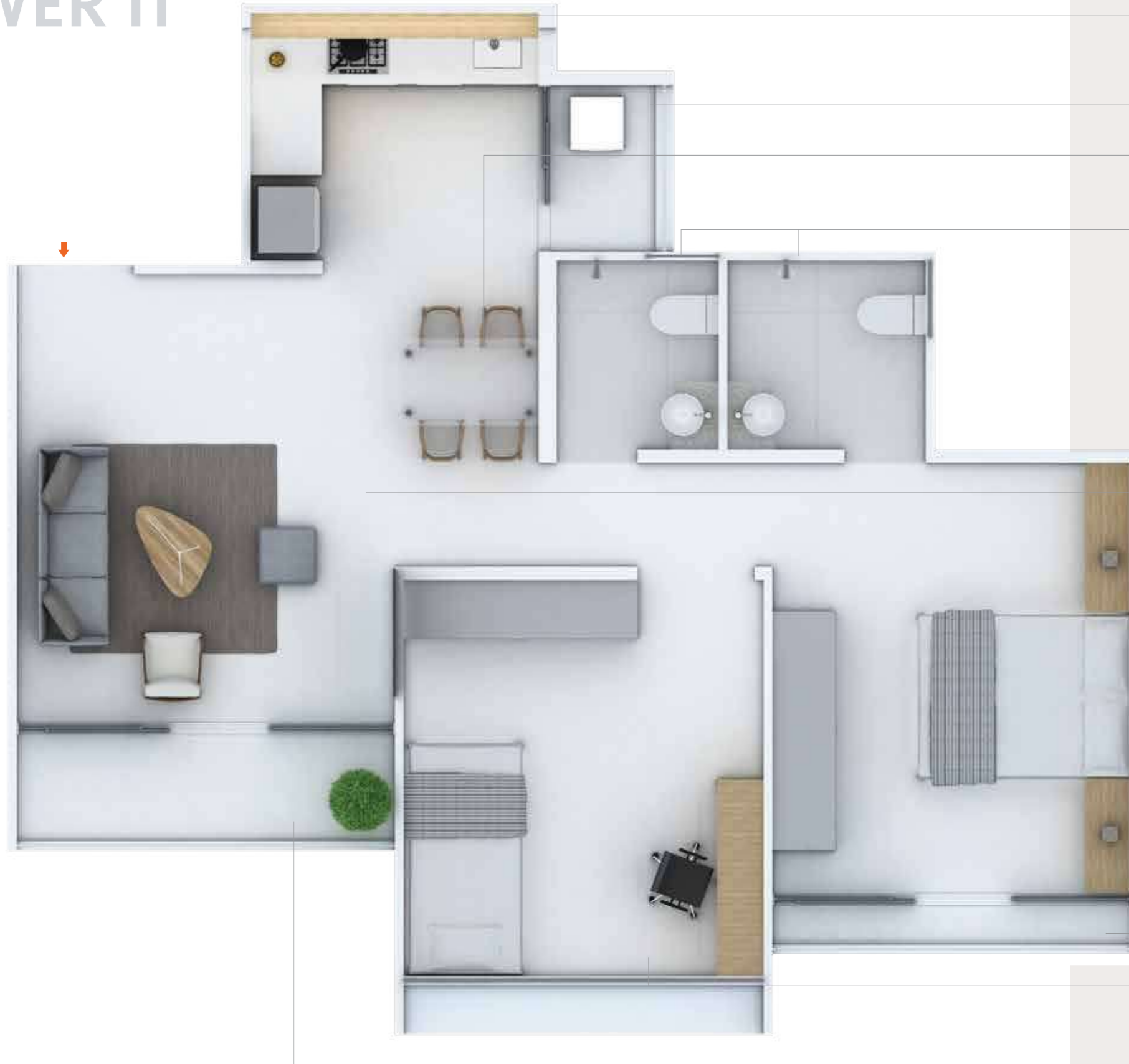
TOWER 11

2 BEDROOM



824 L

# TOWER 11



Provision for fully equipped **Kitchen** with hob, chimney & modular kitchen cabinets for storage

**Dry Balcony**

**Dining** to seat 4

3 piece Toilet with a Wash Basin, W.C. & Shower

**Living Room** with provision for comfortable seating & a designated space for your flat-screen TV

**Master Bedroom** with provision for a Queen bed, TV & spacious wardrobe space with overhead storage

**Juliet Balcony**

**Second Bedroom** with provision for a Queen bed, Study Table & spacious wardrobe space with overhead storage

Sun & Rain-proof overhead **Covered Balcony**

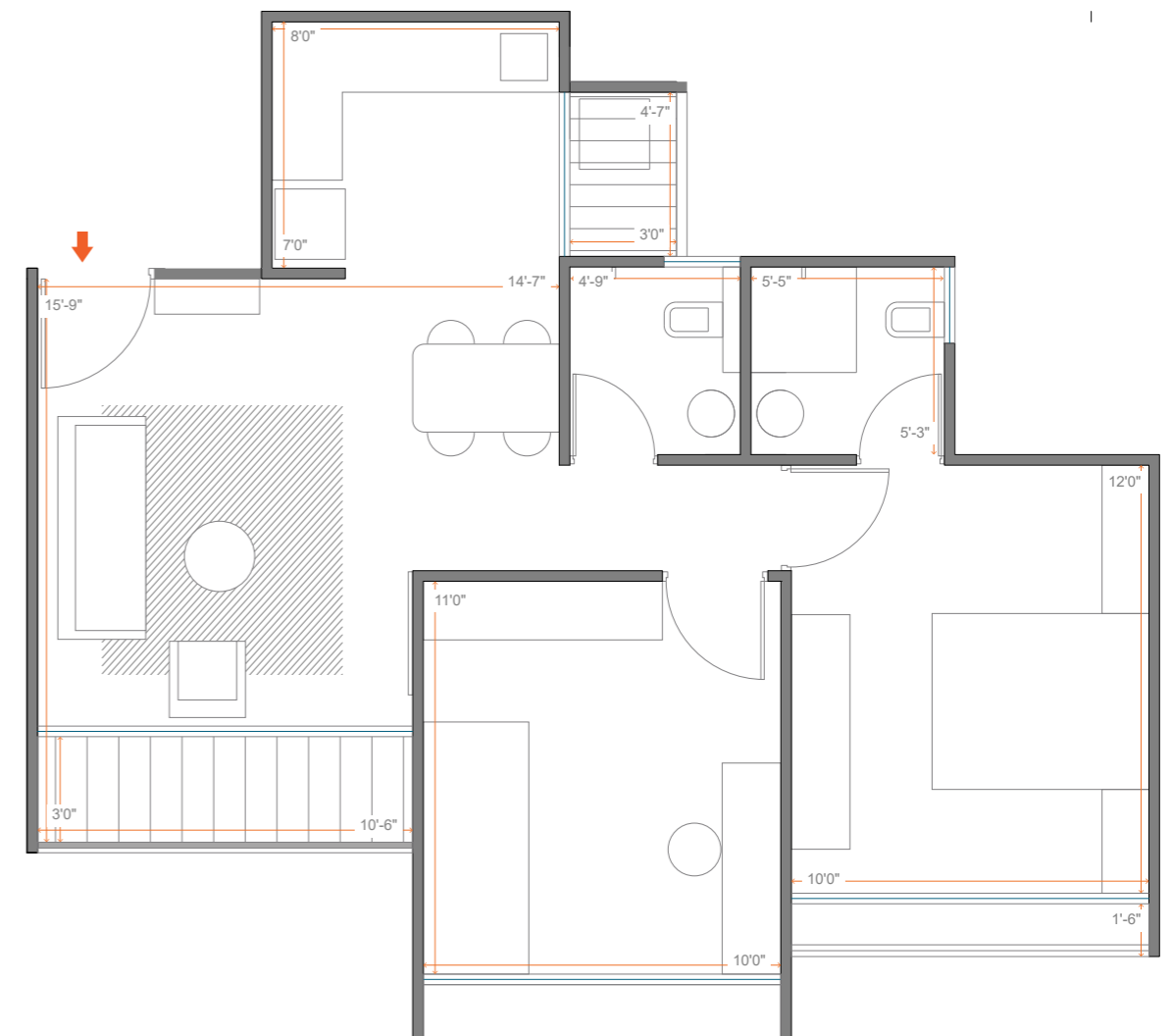
## 2 BEDROOM

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# DIMENSION PLAN



## 2 BEDROOM



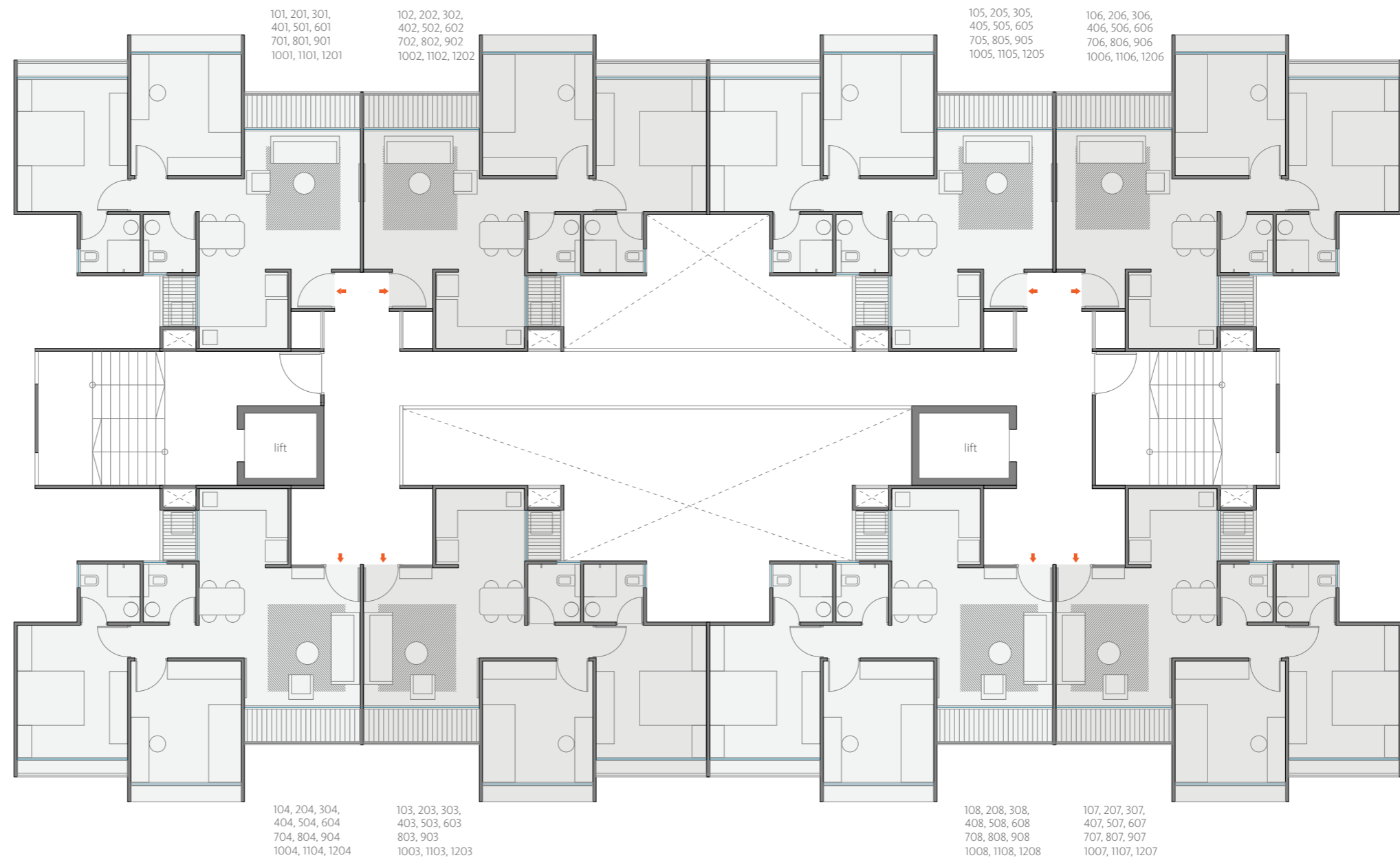
## 824 L

Product Code 824 L : Usable Area 588 sq.ft  
Usable area = Carpet area\* + Balcony + Dry Balcony  
588 sq.ft (54.66 sq.mt) = 544 sq.ft (50.51 sq.mt) + 31 sq.ft (2.88 sq.mt) + 14 sq.ft (1.27 sq.mt)  
\*Includes Carpet Area as per RERA & permissible enclosed balcony if any.

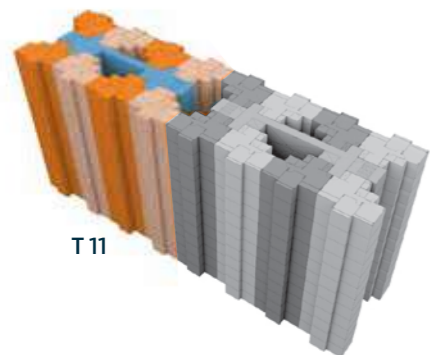
# TOWER 11

1<sup>st</sup> to 12<sup>th</sup> Typical Floor Plan

Paud Road Side



NDA Forest Side



T 11





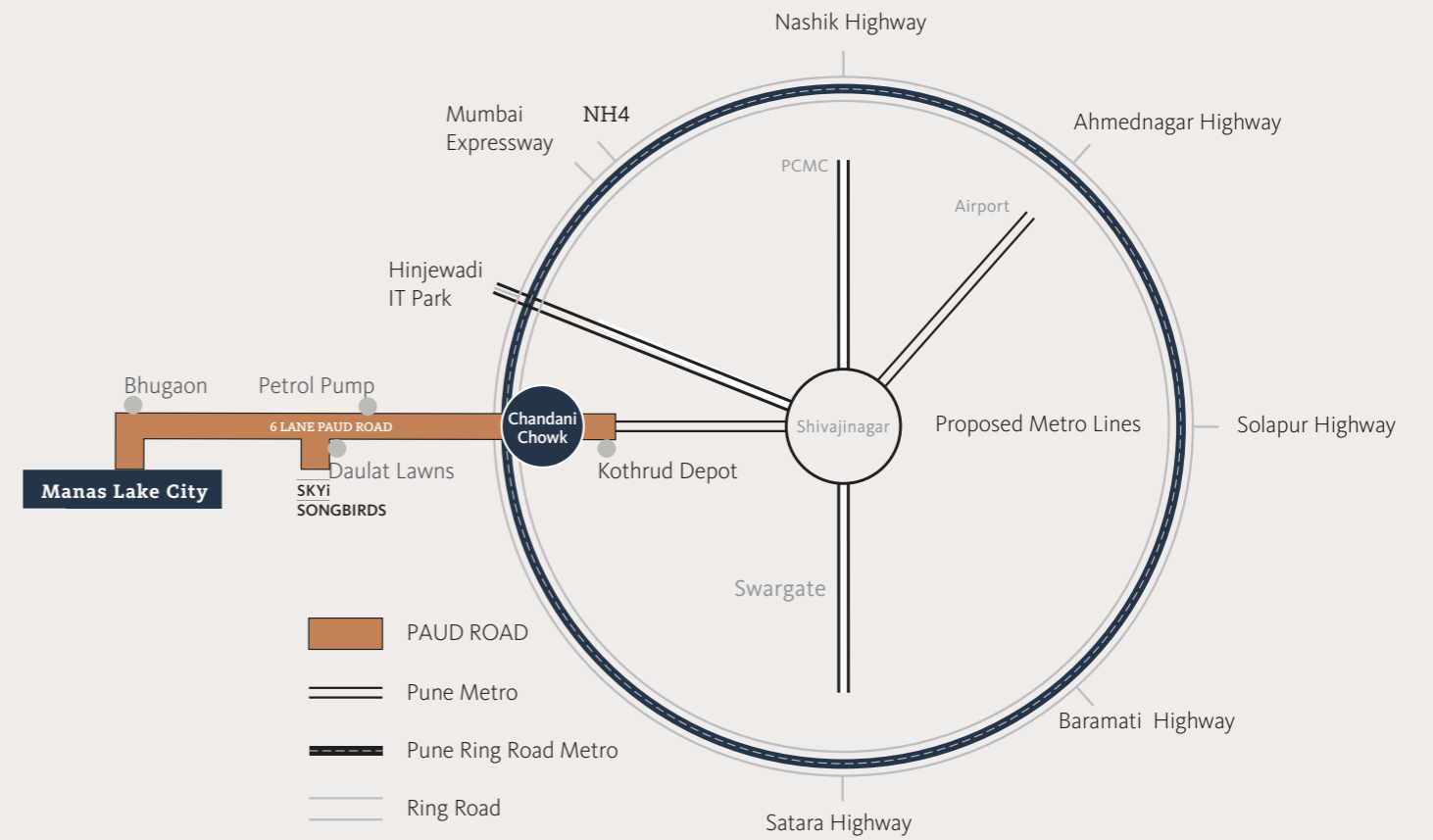
# LOCATION & CONNECTIVITY

*The Grand Towers at Manas Lake City are well connected and strategically located on Paud Road.*

*The Grand Towers are an integral part of the Manas Lake City township, spread over approximately 90 acres and is located on Paud Road, just 10 minutes from Kothrud and Bavdhan. Manas Lake City is surrounded by the Sahyadri mountains and the NDA Forest and is gifted with great natural beauty and a serene ambience.*

The perfect mix for a perfect home. It enjoys excellent connectivity and is strategically located next to the National highway and is just 5 minutes from the Pune Ring Road. It is easily accessible by the Pune Metro which starts at Chandani Chowk.

Manas Lake City has nearly 150 shops on campus and is in close proximity to hospitals, restaurants, schools and colleges.

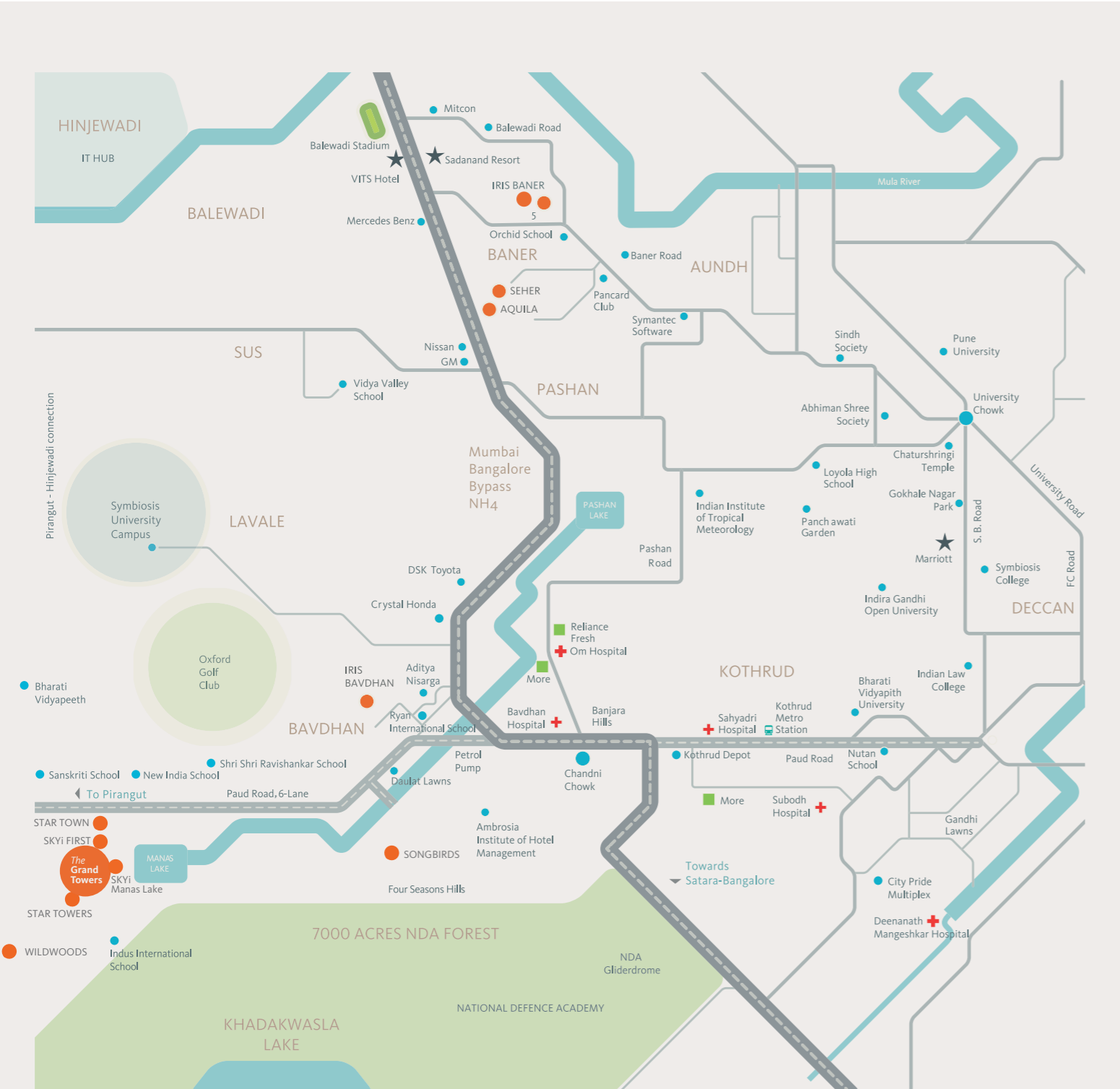


Mode of Transport	Start	11 MIN*	20 MIN*	25 MIN*	45 MIN*
<b>PUNE METRO</b>	Kothrud	Deccan	Shivajinagar	Swargate	Airport
<b>BUS</b>	The Grand Towers	Chandani Chowk	Kothrud	Deccan	Shivajinagar
<b>WALK</b>	The Grand Towers	Central Garden	SKYi Star Tower Shops	SKYi Manas Lake Shops	Manas Lake

\* All timings are indicative and not actual.

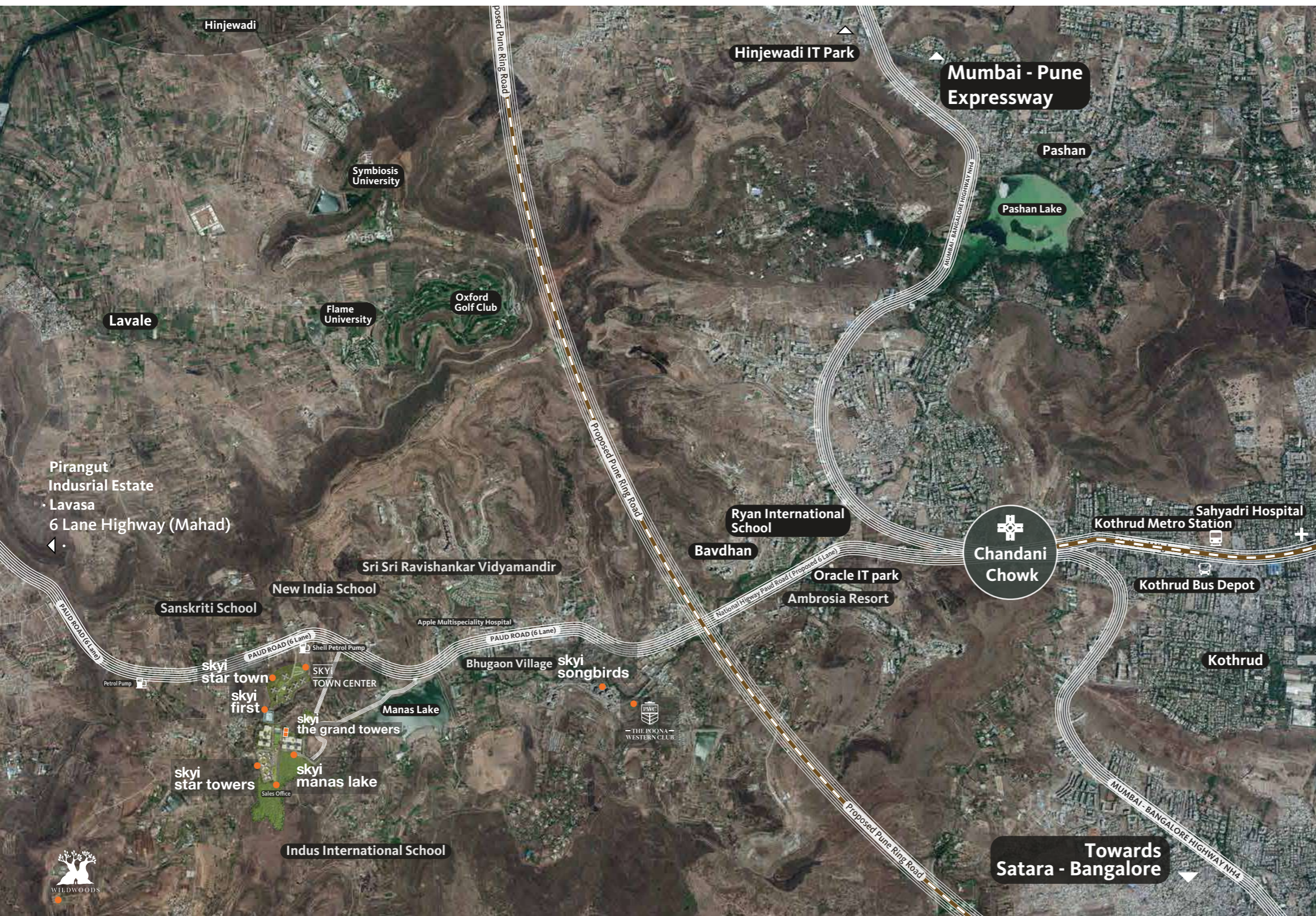
# YOU DON'T NEED TO TRAVEL MILES TO GO EVERYWHERE.

At *The Grand Towers*, we aim to bring you a peaceful and tranquil lifestyle without the hassles of worrying about everyday life. For this reason, we have ensured that most daily necessities are provided in the neighbourhood of the project itself.








- 🍴 Restaurants**
  - Domino's
  - Café Coffee Day
  - Ambrosia
  - Trikaya
  - Subway
  - Banjara Hills
  - Up & Above
  - Club Oasis
  - Viva Inn
  - Garden Court
  - Manas Resort
  - Apache Club
  - McDonald's
- 🎓 Schools/ Institutes**
  - Ryan International School
  - Indus International School
  - Sanskriti School
  - Bavdhan Primary School
  - Ambrosia Institute of Hotel Management
  - Flame University
  - Symbiosis International University
  - Sri Sri Ravishankar School
  - Bharati Vidyapeeth
- 🛒 Retail**
  - More
  - Big Bazaar
  - Reliance Fresh
  - Petrol Pump
- 🏥 Hospitals**
  - Sahyadri Hospital
  - Deenanath Mangeshkar Hospital
  - Bavdhan Hospital
  - Om Hospital
- 🏦 Banks & ATM**
  - Union Bank
  - Bank Of Maharashtra
  - SBI
  - Cosmos Co-Operative Bank
  - ICICI
  - HDFC
- 🏃 Sports & Recreation**
  - Oxford Golf Course & Country Club
  - Corianthan Club (Proposed)
  - Shri Shiv Chhatrapati Sports City (CWG Sports Complex)
  - Abs Gym
  - City Pride Multiplex
- 🚗 Automobile**
  - Honda Crystal
  - Toyota DSK
  - Nissan Oxford
  - Audi
  - Mercedes Benz

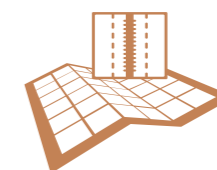
# SATELLITE MAP



**skyi**  
manas lake  
city

-  5 Min. from National Highway
-  5 Min. from proposed Pune Ring Road with Metro at it's center
-  10 Min. from Chandani Chowk & 10 Lane National Highway
-  10 Min. from Kothrud Metro Station
-  20 Min. from Sahyadri Hospital

## MAPS



- Pune Ring Road & Metro Routes
- New National Highway
- Bhugaon By-Pass Highway

To know more about the current & future advantage of SKYi Manas Lake Location ask our team to show you the maps.



Scan for  
Location Video





**Residential & commercial  
developments**

Founded in 2004 in Pune, SKYi is an award-winning developer with over four million square feet of thoughtfully designed homes and commercial spaces delivered. The SKYi portfolio covers the gamut of spaces from premium residences, luxurious penthouses, showrooms and offices.

**400+**

Employees

**150+**

Engineers

**130** lakh sq.ft

**70 L**  
Delivered

**20 L**  
Process

**40 L**  
Planned

**500+**

Acres of  
Land Parcel

**10000**

Homes  
Built

**6800**

Homes  
Delivered

**Member of**

---

**CREDAI**

Pune

**MBVA**

Member

**Rewards  
& recognition**

---

**The Best Residential Project**

Awarded by CNBC AWAAZ

**CRISIL 5 Star Rated**

Rated Realty Project

**Top 100 India's Project**

by Realty Plus

**Indian Green Building Council (IGBC)**

Platinum Rated

**Financial Partners**

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ICICI Ventures

HDFC

TATA Capital

Motilal Oswal

Avenue Partners

Aditya Birla Housing Finance

# SKYi PORTFOLIO

2003



**NILAY  
Aundh**

Nilay at Aundh is an award-winning project spread over 5 acres. Residences built with the philosophy of "no common walls".

COMPLETED

2008



**AQUILA  
Baner**

Aquila at Baner is a complex of 18 townhouses covering 60,000 sq.ft. of developed land. Each Aquila home is a 3 bedroom split-level townhouse with a beautiful central courtyard inside the home.

COMPLETED

2010



**IRIS  
Baner**

Iris at Baner is a residential complex covering 1,30,000 sq.ft. of developed area. Every Iris home is spacious, well ventilated and well lit.

COMPLETED

2011



**SEHER TOWERS  
Baner**

Seher Towers at Baner offers luxurious extra large 4 bedroom residences. Each bespoke home is spread over 4200 sq. ft.

COMPLETED

2012



**FIVE  
Baner**

Residential tower of 9 exclusive ultra-luxurious, fully-automated 4 bedroom residences. Each home with an area of 3300 sq.ft. is centrally air-conditioned, comes with a spa pool, best-in-class kitchen appliances, a Bose 5.1 Surround System and much more.

COMPLETED

2014



**IRIS  
Bavdhan**

Iris at Bavdhan is a residential complex of 100 premium apartments spread over an area of over 2 acres.

COMPLETED

2016



**SONGBIRDS  
Paud Road**

A nature-loving community near Bhugaon. Spread over 45 acres, the community boasts of 70% open spaces, with 7000 acre NDA Forest on one side and Ram nadi on the other. Home to over 2000+ happy families, it includes premium and luxury residences.

PHASED COMPLETION

2017



**STAR TOWERS  
Paud Road**

STAR Towers on Paud Road, is a residential project offering Zero Wastage Homes. The project is located just 10 mins from Bavdhan, on Paud Road.

COMPLETED

2018



**MANAS LAKE  
Paud Road**

Manas Lake is a thoughtfully designed township spread over 90 acres on Paud Road. It is just 10 minutes from Bavdhan offering premium residences. It is a CRISIL 5 Star Rated and Indian GreenBuilding Council Platinum Certified project.

PHASED COMPLETION

2018



**STAR TOWN  
Paud Road**

Star Town is built with a unique design principle of growhouse. Nature + house = growhouse. Each home is equipped with green balconies for a personal garden. Zero wastage homes for everyday comfort.

COMPLETED

2021



**LIGHTHOUSE  
Karve Road**

Premium workspaces located on main DP Road, near Nal Stop, Pune. Lighthouse by SKYi offers a mixed portfolio of Office & Retail spaces with a strong service infrastructure.

COMPLETED

2022



**STAR CITY  
Dhayari**

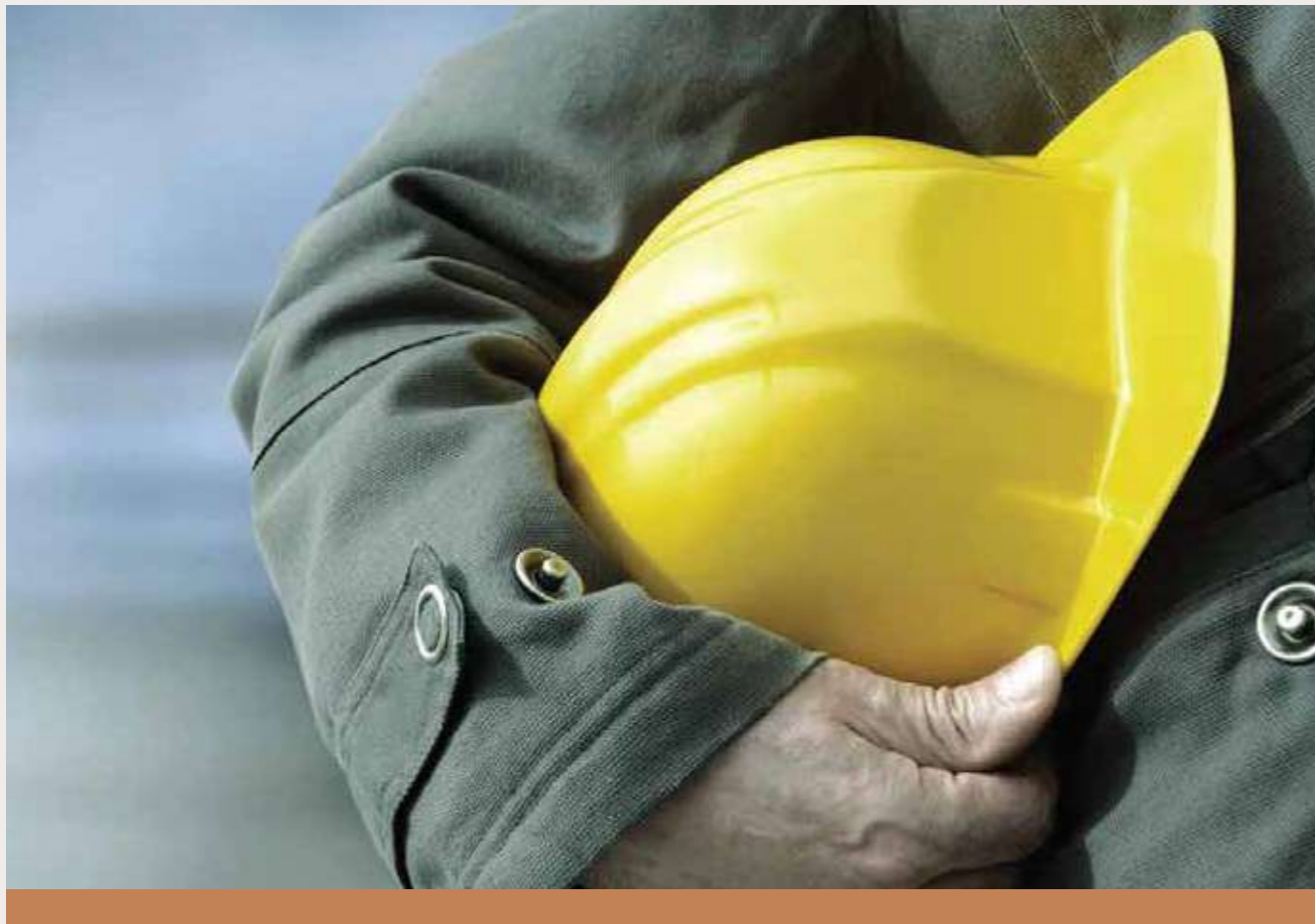
Spread across 20 acres, Star City provides modern living amenities to its residents with premium homes. Strategically located, overlooking Sinhadag and well-connected to Pune's ever-growing infrastructure, this well-planned community with 70% open spaces is close to both nature and the city.

PHASED COMPLETION

# QUALITY STANDARDS

Quality, at SKYi, isn't a destination, it's a starting point. Which is why we don't look to merely conform to exacting standards; we're out to exceed them. When you walk past the door of a home here and say to yourself "Ah! That's nice", that right there isn't just an expression of how you feel, but a validation of all that we've done to make you feel that way.

The look of the floor you walk upon. The faucet you turn sideways every morning. The walls. The paint on those walls. Even something as little as a floor drain that doesn't hurt you when you walk over it. It should all make our stance on thoughtful design ring resoundingly true.



# LEGAL STATUS & PROJECT APPROVALS

We will be happy to organise a meeting with our legal team & take you through all our documents, permissions & approvals.

Our team will give you detailed information about the following :

- Bank Association
- Title Certificate
- Commencement Certificate
- NA Order
- Environmental Clearance
- Water Permission
- Forest NOC
- Fire NOC
- Certification CREDAI
- MahaRERA Registration No.

SKYi believes in complete transparency and credits trust and honest practices with its decade long legacy. Real estate being a high investment sector requires a lot of care and research before investment. Quite often real estate projects land in statutory trouble. This raises one too many questions, in the customer's mind regarding the legitimacy of the project and the integrity of the developers.

At SKYi we understand this concern and have addressed all qualms in the form of this legal docket. This docket collates and presents all legal documents related to this project and expounds on its importance and legal ramifications. Legally speaking reinforces our commitment to you.



## LEGALLY SPEAKING

Ask our team on site to take you through "Legally Speaking" Brochure & latest updates

 Ask our team for a print brochure

# FACT FILE

## GREEN DESIGN

- Rain Water Harvesting along with Recharge Pits
- Water Treatment Plant
- Sun Path Analysis for higher LUX
- Wind Pattern Analysis for better ventilation
- Over 200 Indigenous Trees
- Top Soil Retention
- CFL/ LED in common areas

## SAFETY AND SECURITY

- Gated Community
- Seismic Resistant Design
- CCTV Cameras
- Safe 'No Climb' grill design for balcony

## LIVING

- Elegant Main Door
- Flooring 2' X 2' Soluble Salt Vitrified Tiles
- Internal Walls With Smooth Finish
- TV And Telephone Points
- Sufficient Light Points
- Attached Covered Balcony

## BEDROOM

- 2' X 2' Soluble Salt Vitrified Tiles In All Bedrooms
- AC Point
- Aluminium Windows With Mosquito Mesh
- Safety Grills For Windows
- Internal Walls With Smooth Finish

## FEATURES

- Impressive Main Entrance and Lobbies
- Sufficient lighting for parking, lobbies and passages
- Power back-up for essential common facilities
- Provisions for Inverter
- Provisions for Internet
- Provisions for DTH Sat. Cable
- Branded Elevators with power back-up for one
- Sufficient electrical points

## AMENITIES

- Club House
- Gymnasium
- Community Hall
- Yoga Terrace
- Games Room
- Children's Play Area
- Amphitheatre
- Senior Citizen Sitout
- Party Lawn
- Retail & Convenience Stores

## KITCHEN

- Black Granite Kitchen Platform  
With Stainless Steel Sink
- 2' X 2' Soluble Salt Vitrified Tiles
- Kitchen Dado Up To 2 Ft. Height  
Above The Platform
- Power Points For Refrigerator, Water Purifier

## BATHROOM AND UTILITIES

- Design For Multi-functional Use
- Dado Tiles Upto 7 Ft.
- Jaquar (Or Equivalent) CP And Sanitary Fittings
- Hot And Cold Mixer With Overhead Shower
- Pest Prevention Trap
- Dedicated Utility Space For Washing Machine,  
Clothes Drying Line etc.
- Power Point For Washing Machine

# TERMS AND CONDITIONS

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The floor plan shown here is indicative, measurements are prior to application of finishes & same are subject to minor variation. The Actual floor plan of a particular unit could be mirror image of floor plan shown here which may have different orientation, openings & the same is subject to offsets created by structural elements such as elevation-al/facade features, columns & beams etc. Allottee must check the actual floor plan of the unit he/she is intending to buy and the same is available at project sales office.

The furniture/Kitchen/Bathroom layout & accessories shown in the plan are only for the purposes of illustrating/indicating a possible furniture layout & the same is not a part of standard offering. Design, planning, further developments in surroundings areas etc. shown is tentative, subject to modifications on account of any change in plans, permissions and final approval

of the respective authorities.

None of the objects/representations mentioned herein constitute a legally binding agreement or representation. Energgia SKYi Ventures LLP does not take responsibility that may arise from any information given in this brochure. It may please be noted that the contractual rights and obligations between the Purchaser and Energgia SKYi Ventures LLP shall absolutely be governed by the agreement for Sale and other ancillary deeds and documents, as may be executed, between them and/or any third parties. The Purchaser is requested to appraise himself about the detailed description about the project, the unit purchaser is intending to purchase, terms and conditions contained therein with the help of an independent legal and tax advisor before making a purchase decision. It may further be noted that the pricing of the flats/units quoted by Energgia SKYi Ventures LLP does not include the costs of furniture, floor coverings, curtains, mirrors, wall hangings, light fittings, furnishings etc. as depicted in brochure and/or otherwise. The brands and make of the material used in the flats/ units are indicative and the material actually used may be of equivalent make & quality as per availability at the relevant point of time.

Purchaser is required to verify all the details, including but not limited to area, amenities, services, terms of sales and payments and other relevant terms independently with the sales team and from the contents of agreement to sale prior to concluding any decision for buying any unit(s) in any of the said projects. It is the responsibility of the Purchaser to evaluate the accuracy, completeness and usefulness of any data, opinions, advice, services or other information provided herein or by the distributor(s) hereof. All information contained herein is distributed with the understanding that the authors, publishers, and distributors, assume no liability whatsoever in connection with its use.

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### **The Grand Towers**

10 min straight drive from Chandani Chowk on Paud Road. Turn Left at Manas Resorts.

### **Corporate Office**

Energgia SKYi Group,  
SKYi Songbirds, Behind  
Daulat Lawns, Bhugaon.  
Pune - 412 115

### **Sales Office**

Gatt No. 218, Manas Lake,  
Paud Road, Bhukum.  
Pune - 412 115



### **SKYi MANAS LAKE MahaRERA Registration No.**

PHASE I P52100000449  
PHASE II P52100000513  
PHASE III P52100000514  
PHASE V P52100025845  
PHASE VIII P52100052033



[skyi.com](http://skyi.com)

