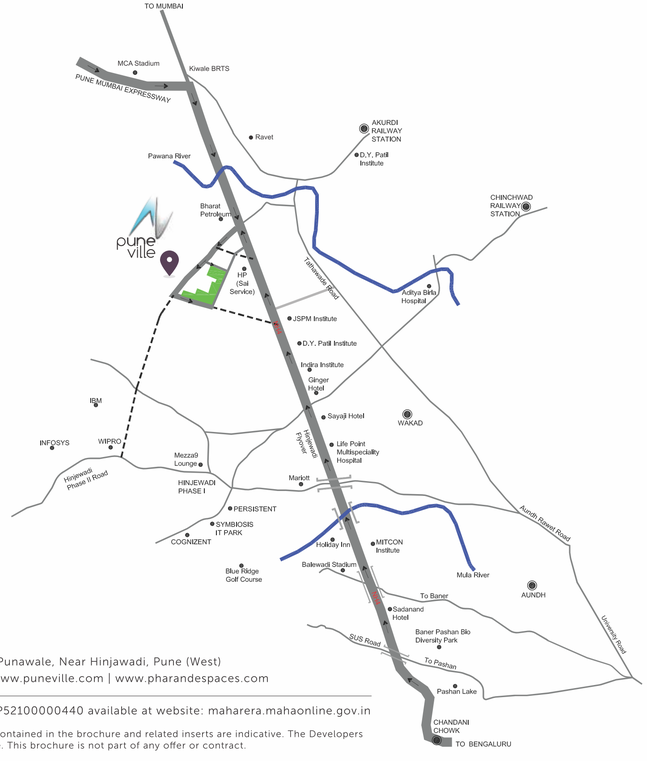
	From Source Point to Site	Time Taken (Mins)
Airport	Lohegaon	55 mins
Stations	Akurdi Railway Station Chinchwad Railway Station Pune Railway Station	15 mins 25 mins 45 mins
Hospitals	Aditya Birla Hospital Life Point Multi Speciality Hospital	20 mins 10 mins
Hotels	Ginger Hotel, Wakad Sayaji Hotel, Wakad Holiday Inn	10 mins 10 mins 10 mins
Stadiums	MCA Stadium, Pune The Shree Shiv Chhatrapati Sports Complex Stadium (Balewadi)	15 mins 15 mins

LEGEND

- MUMBAI BENGALURU HIGHWAY
- EXISTING ROAD
- PROPOSED D.P. ROAD
- RIVER



PHARANDE SPACES

Site: Off Pune Mumbai Highway, Punawale, Near Hinjawadi, Pune (West)
Call: 1800-3002-5072 | Website:www.puneville.com | www.pharandespaces.com

MahaRERA Registration No.: Phase I: P52100000441 & Phase II: P52100000440 available at website: maharera.mahaonline.gov.in

DISCLAIMER: This brochure depicts an imaginary concept. The information contained in the brochure and related inserts are indicative. The Developers reserve the right to modify or cancel any plan or amenity, without any notice. This brochure is not part of any offer or contract.

pune ville
THE GLOBAL FUTURE OF PUNE

Your Puneville family awaits

An ultra-premium project that brings you closer to your neighbours and family, in the lap of luxury

COMMUNITY LIVING
AT ITS FINEST

What goes into the making of a community? A community is a place for like-minded people to thrive and prosper together. A community is where children can roam and play freely without their parents having to worry about their safety. A community is where friends and relatives get together in the evening, enjoy the well-planned recreational zones and the relaxing green spaces.

Puneville by Pharande Spaces has been designed not just as a township, but as a tribute to community living and togetherness.

With 60% open spaces, Puneville offers a green living experience like no other. Designed by Aedas, one of the world's leading architectural firms, Puneville is crafted to provide the right work-life balance with thoughtfully planned amenities for everyone.

So, go on a leisurely stroll amongst the community and you will find compatible neighbours that resonate with your ethos and enjoy your company.



*Artistic Impression

Nothing like it...
Puneville Unlimited

Where families come closer

And neighbours become friends

Where you stay connected

And roam without a worry

Where you unwind

In the lap of nature and luxury

Where every corner is a piece-of-art

Crafted to perfection

At Puneville, experience life like never before

Discover togetherness, bliss, nature, craftsmanship, rejuvenation, fun...

UNLIMITED

WHERE HAPPINESS ABOUNDS & LAUGHTER RESOUNDS



*Representational Image

At Puneville, every experience is made more fabulous by a host of conveniences that are only possible in a large-scale township such as Puneville. From vehicle-free walkway to world-class rejuvenating facilities, Puneville delivers on the promise of creating a global lifestyle.

Puneville is the place where your children can experience the joys of nature without compromising on the city life. From exceptional sports-oriented amenities to unique spaces that are designed keeping the elder residents in mind, Puneville offers everyone in the family, unlimited ways to enjoy life to the fullest.

Find your paradise

Puneville brings to you spacious 2 & 3 RLK homes
that offer you everything that you wished for

A HOME THAT'S LIKE A DREAM COME TRUE

The Puneville Township by Pharande Spaces has crafted beautiful niche homes that will house the aspirations and dreams of your family. The 2 & 3 RLK homes have been made spacious to provide the perfect balance of privacy as well as togetherness under one fabulous roof. With premium fittings and fixtures, well planned architecture, these homes are designed to match the standards of excellence.

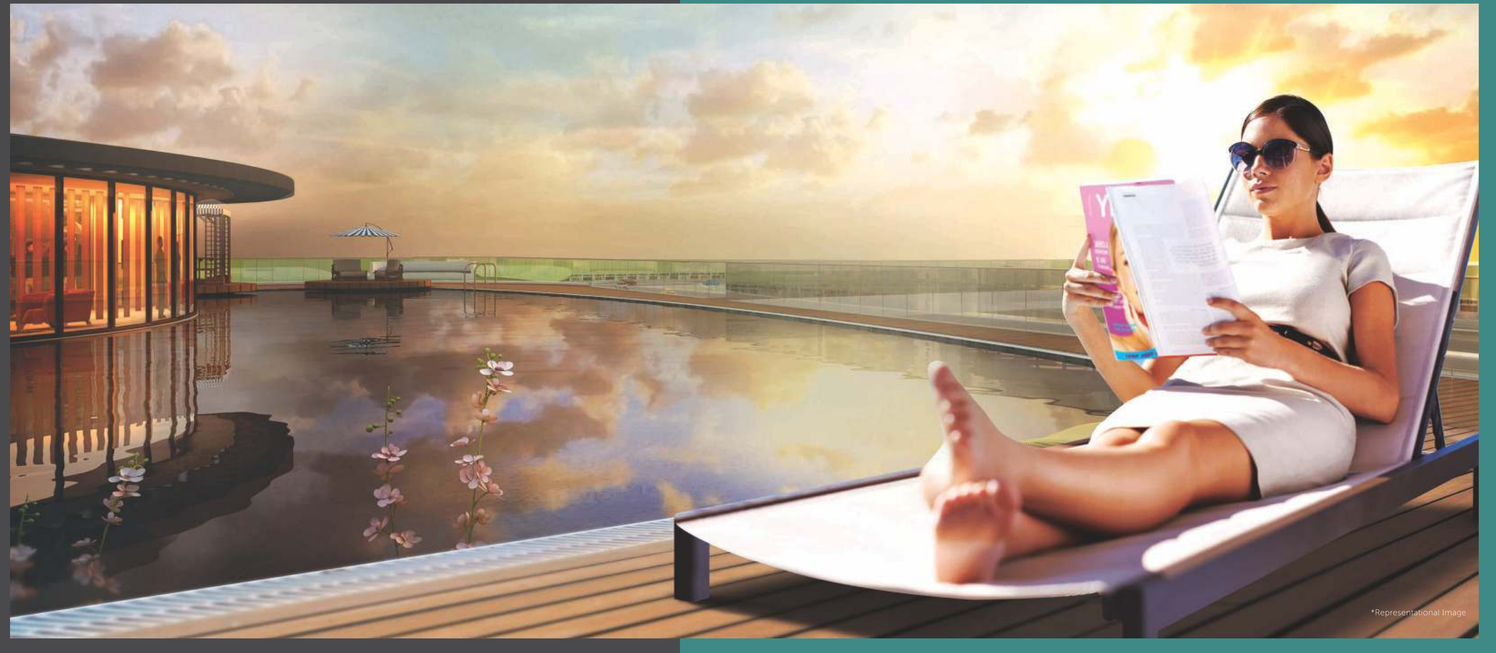


*Actual Sample Flat Photo

Experience bliss

Come experience a vast stretch of greenery,
mesmerising scenery and a host of luxurious amenities

A HOME... CRAFTED WITH CARE



*Representational Image

Puneville is a top-of-the line residential project comprising of 16 towers, each with 22 storeys of uniquely crafted living spaces. Soaring over 75 meters into the sky, Puneville ensures that more than 60% of the plots have open spaces for residents to enjoy the charms of nature.

Its unique walkway circumnavigates the residential towers at the second level, bringing families closer. Bridges also lead from this walkway to the central green area above the club and the central children's play zone to ensure the safety of your loved ones from any vehicular traffic in Puneville.

The township also offers many other luxury features, including separate Olympic-sized, lagoon-shaped swimming pools for every cluster of buildings, landscaped gardens, tennis courts, jogging tracks and much more.

Stay connected Stay happy

Situated just 5 minutes off the Pune-Mumbai
Expressway Bypass, Puneville keeps you close to all the things that you love.

LIVE IN THE HEART OF DEVELOPMENT

Puneville is just 5 minutes off the Pune-Mumbai Expressway Bypass at Punawale, near Hinjawadi. It has easy access to Aundh, the University Circle, the industrial belts of Pimpri-Chinchwad, Chakan and Talegaon as well as fast and easy connectivity to Lonavala and Mumbai via the Expressway.

The area around Punawale, the location of this project, has rapidly developed into a major educational hub, with schools, colleges, and post-graduate institutes within a 5 kilometre radius. Once of the finest hospitals in the country, the Aditya Birla Hospital is also located nearby. The sports and cricket stadiums, at Bibvewadi and Gahunje respectively, are also a stone's throw away from Puneville



Artistic Impression

There's luxury in every detail

Specifications

- Earthquake resistant RCC structure, conforming to IS 1893-1984 & IS 456 2000 with Pune City in Zone 3

Internal & External Plumbing:

- CPVC pipes - Concealed plumbing
- UPVC pipes - External plumbing
- SWR pipes - Internal & External plumbing
- SWR fittings - Internal & External plumbing

Toilet & Terrace Waterproofing:

- Toilet waterproofing
- Terrace waterproofing

CP Fittings:

- Exclusive CP fittings
  (Phase 1: Body Jet; Phase 2: Nil)

Electrification & Cabling:

- Concealed copper wiring (FRLS) and exclusive quality switches in entire flat
- Telephone and t.v. points in living room and master bedroom
- Generator backup for lifts, staircase and parking

Doors:

- Exclusive quality flush door shutter for main door, bedroom and toilet doors
- Decorative fittings for doors

Windows:

- Powder coated aluminum sliding windows
- MS Grills from inside for living, bedroom & kitchens

Flooring & Dado:

- Vitrified flooring for entire flat & anti-skid ceramic flooring for terraces, dry terraces, bath and toilets
- Decorative tiles dado for bathrooms, dry balconies

Railing:

- Terrace railing with toughen glass with SS round pipe

Kitchen:

- White marble kitchen platform (3 BHK Phase-1)
- Granite kitchen platform (2 BHK Phase-1 & 2)
- Stainless steel sink
- Decorative tile dado over kitchen platform

Toilets:

- Exclusive sanitary ware

Fire Fighting:

- Sprinklers of fire fighting in hall, dining, kitchen and bed- rooms
- Fire extinguisher

Parking:

- Provision for inverter in each flat
- AC point provision in hall & bedrooms
- Centralised dish for entertainment

Painting:

- Good quality acrylic emulsion paints internally to walls and ceilings & texture with exterior acrylic emulsion paint for external walls

Water Supply:

- Solar water heating systems for hot water

Lifts:

- Two lifts for each building, a Japanese brand of elevators which adheres to quality and believes in innovation with microprocessor controlled PMGM high speed lifts 2 m/s with ARD, V3F Drive and anti-nuisance feature with intercom feature.

Entrance Lobbies:

- Well designed and decorated finish entrance lobbies with attractive ambience and easy accessibility for senior citizens

STP:

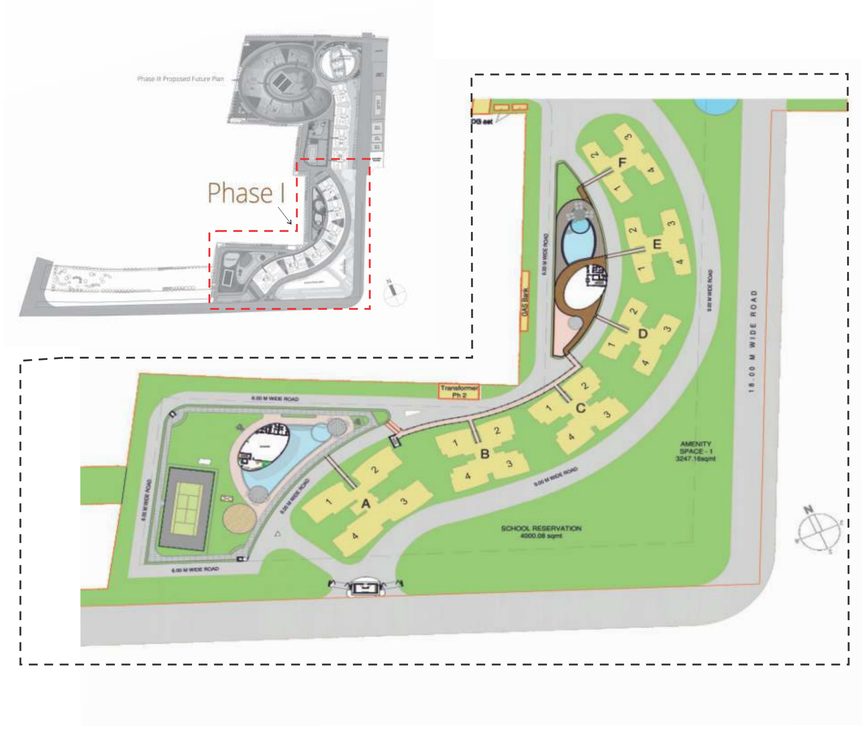
Sewage treatment by the latest MBBR technology

External Amenities

- Club House with following amenities :
- Cafeteria / Business Centre
- Indoor Games
- Community Hall
- Gymnasium
- Senior Citizen Sitting Area
- Tennis Court
- Well Designed Swimming Pool
- Walkway at a height of 22 feet from ground level, connecting all residential towers to the Central Common Amenities
- Well Designed Main Entrance Gate with Security Cabin
- Exquisite landscaping with water bodies
- Separate podium area for car parking

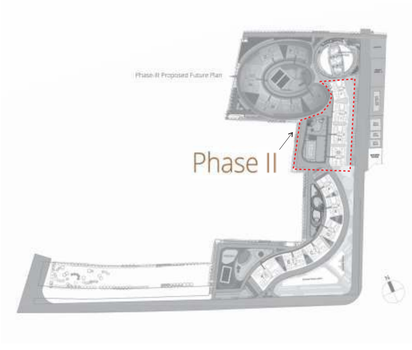
Podium 1

AREA	SQMT
Green Spaces	1371.48
Hard Space	453.48
Joggers Track	618.55
Club House	312.19
Swimming Pool	351.17
Pool Deck	353.84
Kiosk	100.53
Tennis Court	673.05
Kids Play Area	147.41
Total Area	4381.7



Podium 2

AREA	SQMT
Green Spaces	1337.57
Hard Space	136.12
Joggers Track	539.42
Club House	245.84
Swimming Pool	335.58
Pool Deck	401.47
Kiosk	76.38
Tennis Court	673.05
Kids Play Area	122.91
Total Area	**3868.34**





Come, live unlimited
at Puneville


*Artistic Impression