HARICO

DIVAAM

Life, beyond Expectation!

2 & 3 BHK LIFESTYLE RESIDENCES

SALES PRESENTER

For internal training purpose only, not to be distributed.

HARICO
A SENTOSA GROUP VENTURE

39 YAERS OF REAL ESTATE AND HOSPITALITY *Legacy* BUILT ON VISION, INTEGRITY & INNOVATION

1987
COMPLETED
48,000 SQ. FT.
THANE - DISTRICT
SATYAM COMPLEX

1990
SHIVDHAM COMPLEX
COMPLETED
2,52,500 SQ. FT.
THANE - DISTRICT

1992
COMPLETED
40,000 SQ. FT.
THANE - DISTRICT
SAMARPAM COMPLEX

1997
GULRAJ RESIDENCY
COMPLETED
60,000 SQ. FT.
KONDHWA

2009
COMPLETED
32,000 SQ. FT.
HADAPSAR
SENTOSA RESIDENCY

2011
SENTOSA PARADISE
COMPLETED
48,000 SQ. FT.
WAKAD

2012
COMPLETED
45,692 SQ. FT.
WAKAD
SENTOSA ELYSIUM

2014
SENTOSA PEARL
COMPLETED
61,486 SQ. FT.
WAKAD

2016
COMPLETED
2,10,000 SQ. FT.
THANE - DISTRICT
ROYAL PALMS

2017
SENTOSA PALM
COMPLETED
22,023 SQ. FT.
WAKAD

2
MAJOR MARKETS OF REAL ESTATE PUNE & MUMBAI

3
GENERATIONS OF VISIONARY LEADERSHIP

35
LAKH SQ. FT. DELIVERED TILL DATE

& Legacy Continues...

2017
COMPLETED
1,75,303 SQ. FT.
PUNAWALE
SENTOSA PRIDE PH 1

2018
REGENCY PLAZA
COMPLETED
2,12,922 SQ. FT.
THANE - DISTRICT

2019
COMPLETED
3,40,000 SQ. FT.
THANE - DISTRICT
AMI INFRA PINK CITY

2023
SENTOSA SERENE
COMPLETED
88,197 SQ. FT.
TATHAWADE

2023
NEARING POSSESSION
1,22,473 SQ. FT.
PUNAWALE
SENTOSA PRIDE PH 2

2025
SENTOSA EKAM
COMPLETED
1,09,742 SQ. FT.
PUNAWALE

2026
NEARING POSSESSION
1,54,800 SQ. FT.
PUNAWALE
SENTOSA PRIDE PH 3

2026
SENTOSA ELITE BUSINESS HUB
COMPLETED
56,586 SQ. FT.
WAKAD

2026
ONGOING
48,000 SQ. FT.
PUNAWALE
SENTOSA EDGE

2026
SENTOSA ERA
ONGOING
80,000 SQ. FT.
PRADHIKARAN MOSHI

Life, Beyond Expectation!



MASTER LAYOUT



TYPICAL FLOOR PLAN

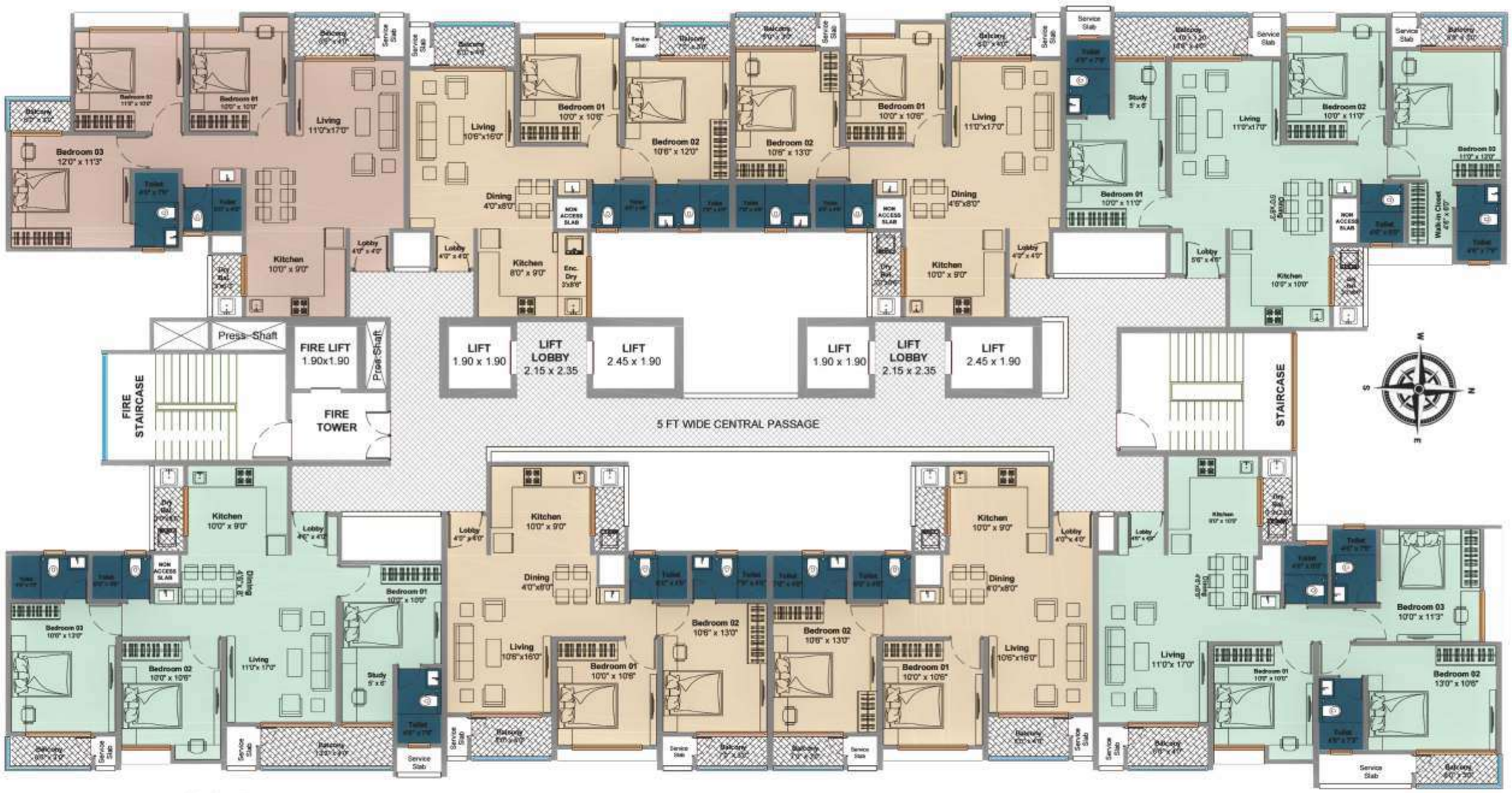
PODIUM THIS SIDE

3BHK Smart Series
204, 304, 404, 604, 704, 804, 1004,
1104, 1204, 1404, 1504, 1604, 1804, 1904,
2004, 2104, 2204, 2304, 2404
920 Sq Ft

2BHK Smart Series
203, 303, 403, 603, 703, 803, 1003,
1103, 1203, 1403, 1503, 1603, 1803, 1903,
2003, 2103, 2203, 2303, 2403
724 Sq Ft

2BHK PRIME SERIES
202, 302, 402, 602, 702, 802, 1002,
1102, 1202, 1402, 1502, 1602, 1802, 1902,
2002, 2102, 2202, 2302, 2402
792 Sq Ft

3BHK GRAND SERIES
201, 301, 401, 601, 701, 801, 1001,
1101, 1201, 1401, 1501, 1601, 1801, 1901,
2001, 2101, 2201, 2301, 2401
1065 Sq Ft



994 Sq Ft
205, 305, 405, 605, 705, 805, 1005,
1105, 1205, 1405, 1505, 1605, 1805, 1905,
2005, 2105, 2205, 2305, 2405
3BHK Prime Series

760 Sq Ft
206, 306, 406, 606, 706, 806, 1006,
1106, 1206, 1406, 1506, 1606, 1806, 1906,
2006, 2106, 2206, 2306, 2406
2BHK Comfort Series

760 Sq Ft
207, 307, 407, 607, 707, 807, 1007,
1107, 1207, 1407, 1507, 1607, 1807, 1907,
2007, 2107, 2207, 2307, 2407
2 BHK Comfort Series

983 Sq Ft
208, 308, 408, 608, 708, 808, 1008,
1108, 1208, 1408, 1508, 1608, 1808, 1908,
2008, 2108, 2208, 2308, 2408
3 BHK Comfort Series

Floors :2nd, 3rd, 4th, 6th, 7th. 8th, 10th, 11th, 12th, 14th, 15th. 16th. 18th. 19th, 20th, 22nd, 23rd, 24th

N

PODIUM LEVEL FLOOR PLAN

PODIUM THIS SIDE

3BHK Smart Series
Flat No 104
920 + 1033 Sq Ft
1953 Sq Ft

2BHK Smart Series
Flat No 103
724 + 292 Sq Ft
1016 Sq Ft

2BHK PRIME SERIES
Flat No 102
792 + 267 Sq Ft
1059 Sq Ft

2BHK GRAND SERIES
Flat No -101
851 + 365 Sq Ft
1216 Sq Ft

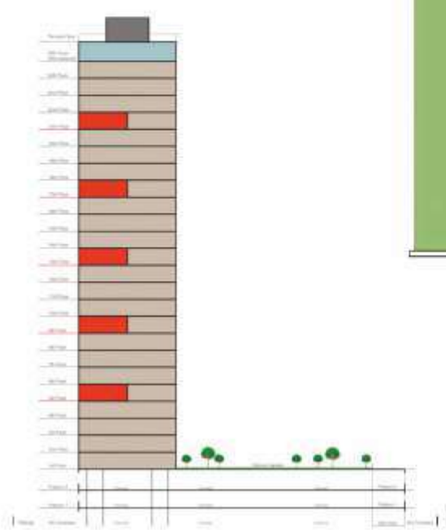


1720 Sq Ft
994 + 726 Sq Ft
FLat no 105
3BHK Prime Series

941 Sq Ft
760 + 181 Sq Ft
Flat No 106
2BHK Comfort Series

941 Sq Ft
760 + 181 Sq Ft
Flat No 107
2 BHK Comfort Series

1294 Sq Ft
983 + 311 Sq Ft
Flat No 108
3 BHK Comfort Series



Podium Level Villaments

N

REFUGE FLOOR PLAN

PODIUM THIS SIDE





Floors : 5th, 9th 13th, 17th & 21st

N

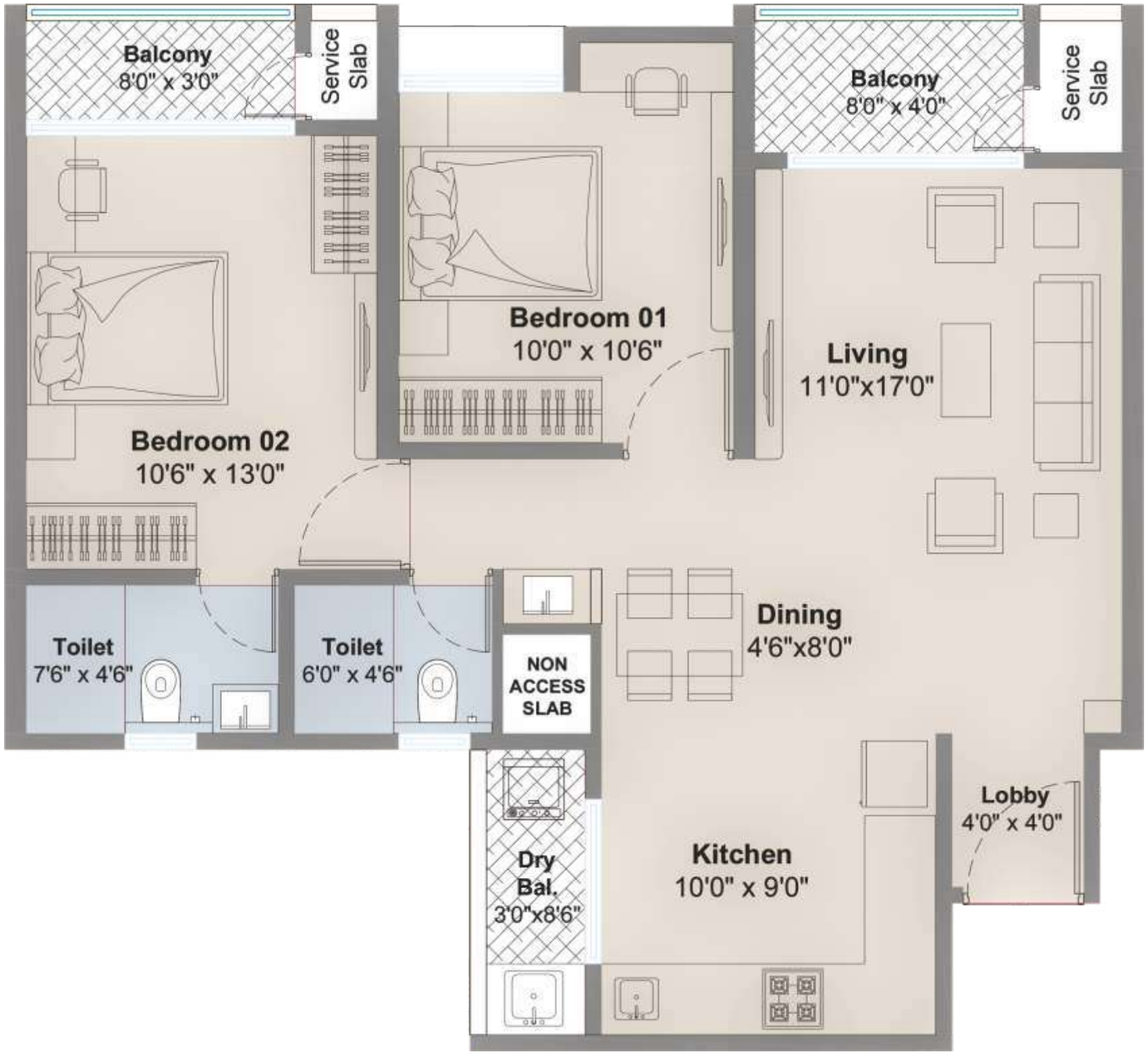
2BHK - SMART 724 SQ.FT



2BHK- COMFORT 760 SQ.FT.



2BHK - PRIME 791 SQ.FT



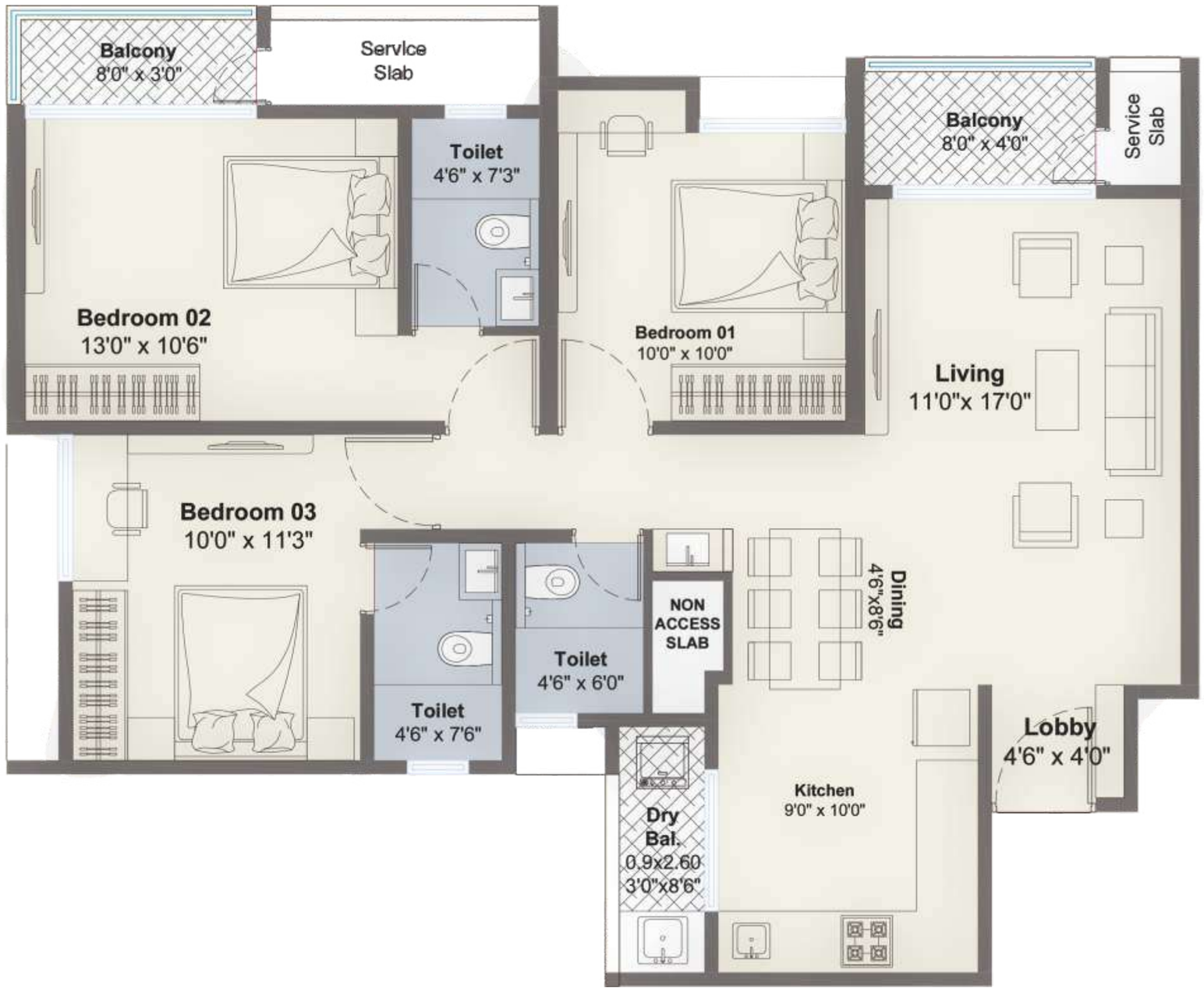
2BHK - GRAND 848 SQ.FT



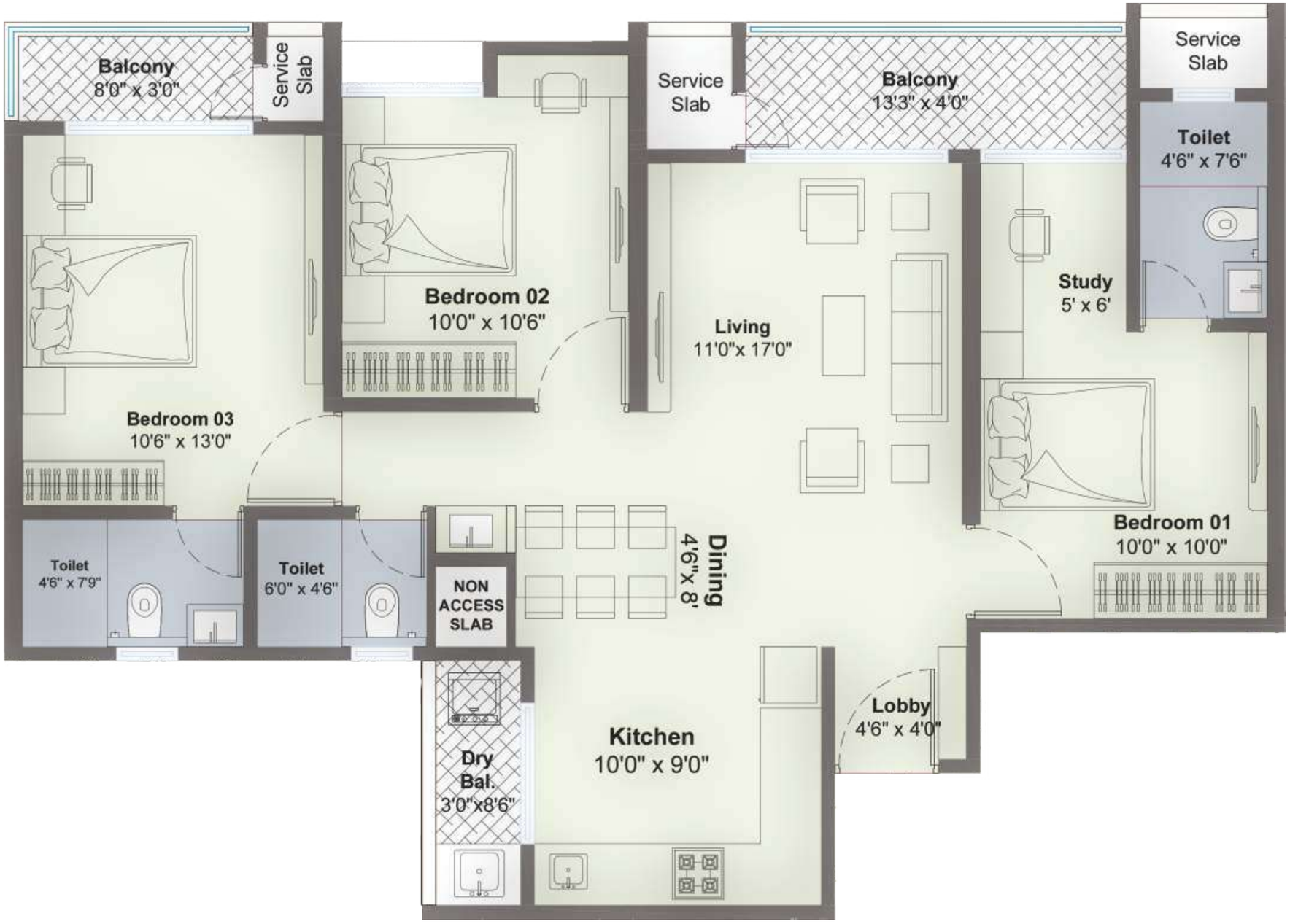
3BHK - SMART 920 SQ.FT



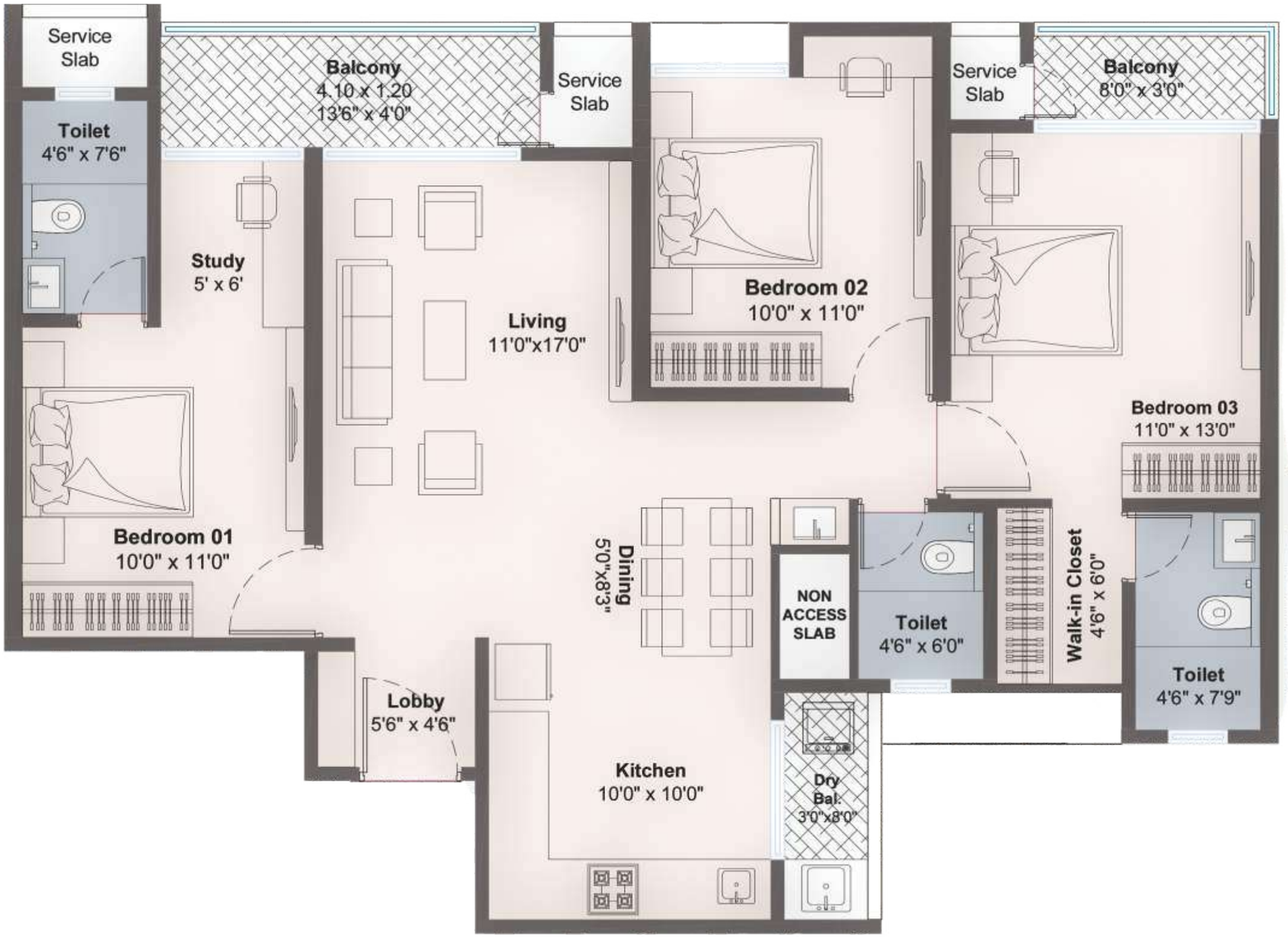
3BHK - COMFORT 983 SQ.FT



3BHK - PRIME 994 SQ.FT

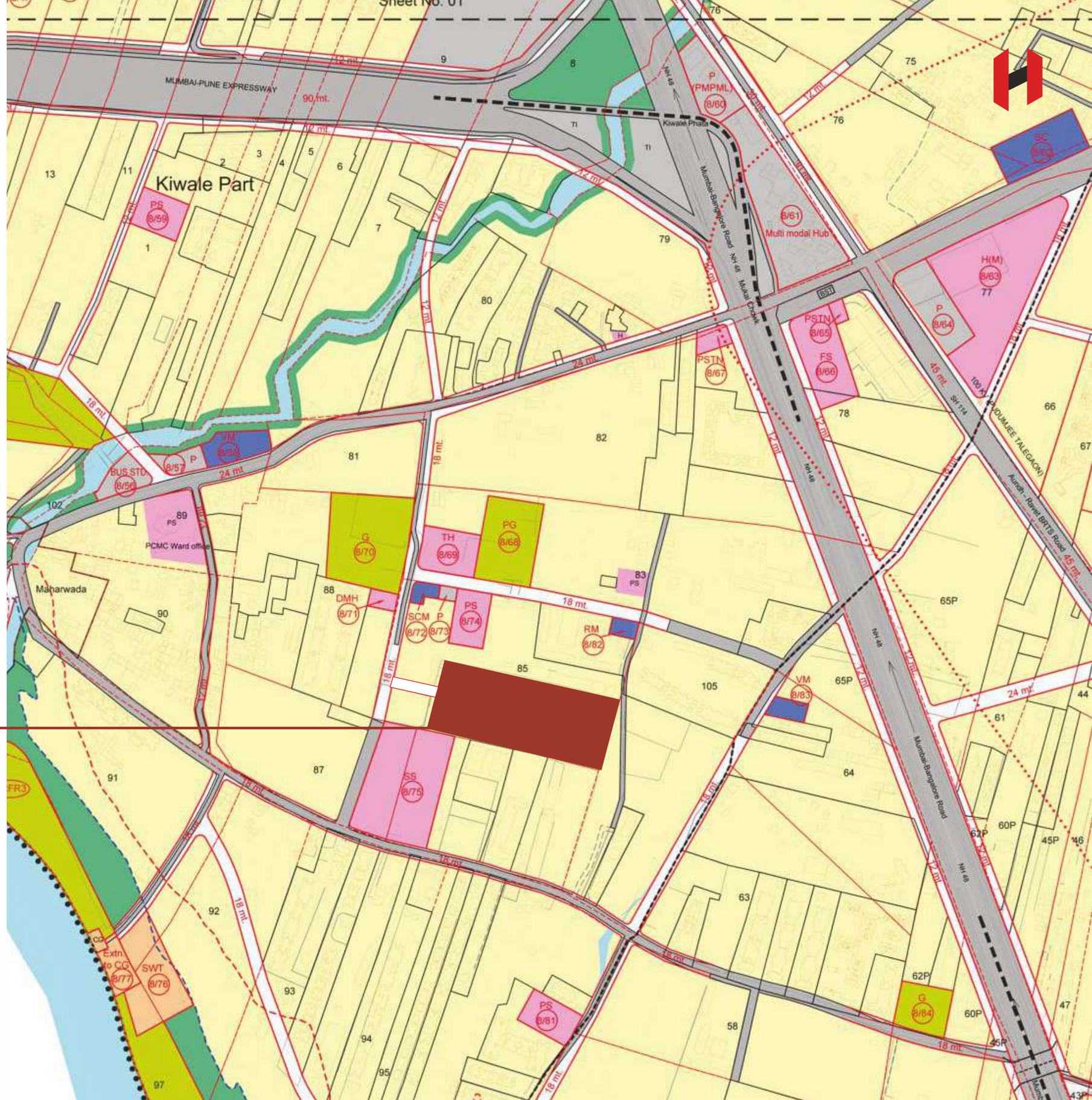


3BHK - GRAND 1065 SQ.FT

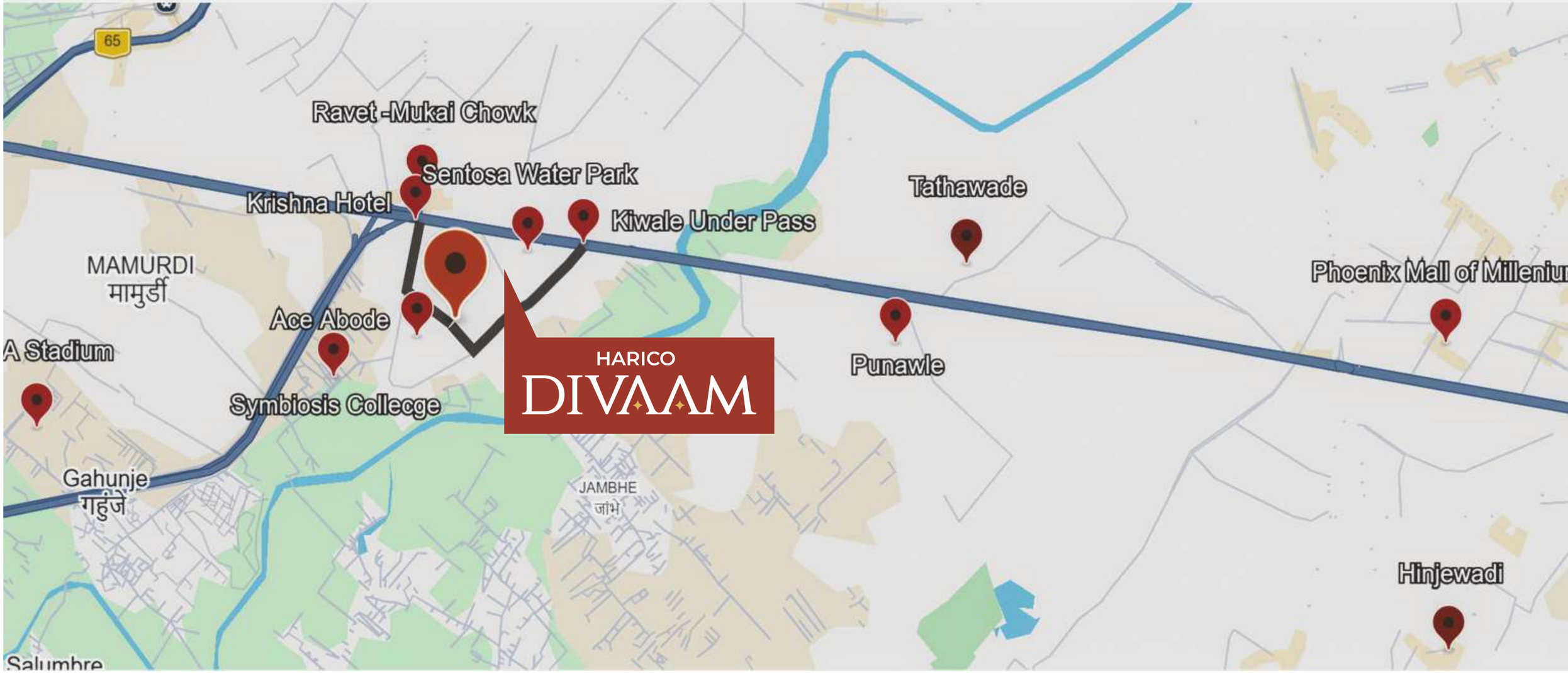


DP PLAN

HARICO
DIVAAM



LOCATION MAP



100+ LIFESTYLE AMENITIES

Water & Wellness

- Resort-inspired Swimming Pool
- Children's Splash & Water Play Pool
- Poolside Leisure Deck with Loungers
- Cabana-style Poolside Pergolas
- BBQ & Poolside Party Deck
- Poolside Celebration Lawn
- Signature Water Feature & Reflecting Pool
- Sacred Temple Pavilion
- Meditation & Mindfulness Deck
- Yoga & Holistic Wellness Lawn
- Zen-inspired Tranquillity Garden
- Therapeutic Reflexology Walkway
- Sensory & Aromatherapy Garden
- Silent Reading & Contemplation Lounge
- Digital Detox & Silence Zone
- Visiting Doctor & Health Consultation Room
- Physiotherapy & Elder Care Suite
- Fully Air-Conditioned Sky-level Gym
- Indoor Yoga & Stretching Studio

Sports & Entertainment

- Children's Play Zone (0-5 Years)
- Interactive Learning & Discovery Wall
- Creative Sand Play Zone
- Outdoor Storytelling & Activity Circle
- Multi-purpose Sports Court
- Professional Mini Cricket Turf
- Landscaped Jogging & Walking Track
- Outdoor Fitness & Training Stations
- Dedicated Pet Park
- Open-air Amphitheatre
- Festival Plaza for Cultural Celebrations
- Party & Celebration Lawn
- Gazebo & Pavilion Shaded Seating
- Weekend Pop-up Market Zone
- Outdoor Chess & Board Games Corner
- Premium Party Hall with DJ System
- Private Mini Theatre
- Indoor Games & Recreation Lounge
- Music, Dance & Hobby Studio
- Indoor Crèche & Day-care Facility

Premium Lifestyle

- 12 Premium Guest Suites (Hotel-style)
- Luxury Salon & Grooming Studio
- Wellness & Beauty Parlour
- Exclusive Residents' Sky Lounge
- Contemporary Co-working Space
- Wi-Fi Enabled Work & Study Zones
- Podcast & Content Creator Studio
- Community Kitchen & Cooking Studio
- Baking & Culinary Workshop Space
- Private Dining & Chef's Table Experience
- Sunrise Viewing Deck
- Sunset Viewing Deck
- Sky Observation Deck
- Concierge & Reception Desk
- App-based Amenity Management System
- Guarded School Bus Pick-up & Drop-off Bay
- Electric Vehicle (EV) Charging Points
- Curated Art & Sculpture Installations
- Vertical Green & Living Walls

AND MANY MORE...

SPECIFICATIONS

STRUCTURE
- Floor to floor height 9 ft 8 inches
- Earthquake - resistant RCC structure
- Modern, aesthetically crafted elevation design

CONSTRUCTION
- Hybrid Mivan + Block Construction for superior strength
- RCC external walls
- ACC block internal walls (as applicable)
- Premium gypsum finished internal walls

FLOORING
- Large-format vitrified tiles 600 x 1200 mm
- Anti-skid ceramic tiles in all bathrooms
- Anti-skid tiles (400 x 400 mm) in parking areas
- Glazed vitrified tiles 600 x 1200 mm in entrance lobby

DOORS & WINDOWS
- Designer main door with premium fittings
- Digital door lock (Europa or equivalent)
- Both side laminated bedroom and bathroom doors
- Laminate foil finished wooden door frames

GRILLS & RAILINGS
- MS safety grills with oil paint finish
- Glass railings for balconies

KITCHEN
- Artificial stone platform
- Water Purifier provision
- Glazed Dado tiles up to 2' above platform
- Exhaust fan provision

PLUMBING & SANITARY
- Designer dado tiles up to 8' in all bathrooms
- Anti-skid ceramic flooring
- Jaguar CP Sanitary Fittings
- Astral concealed UPVC plumbing lines
- Solar water heater point in master bathroom

ELECTRICAL
- Concealed copper wiring (Polycab)
- Modular switches - Schneider
- Adequate electrical points with MCB
- AC point provisions
- TV point in living room
- Central Wi-Fi router point
- Inverter provision for essential points

PAINTING
- Internal walls finished with tractor emulsion
- External surfaces with Apex weather proof paint
- External textured coating for crack resistance

WATER STORAGE
- Ample underground and overhead water storage capacity

Design, Beyond Ordinary!



OPEN SPACES





KID'S PLAY AREA

RESORT STYLE SWIMMING POOL





PODIUM VIEW

HARICO

DIVAAM

2 & 3 BHK LIFESTYLE RESIDENCES @ KIWALE

COST SHEET

UNIT TYPE	CARPET	PRICE RANGE (In Rs.)	
2BHK	724	64,50,000	66,50,000
	760	67,50,000	69,50,000
	792	69,90,000	71,90,000
2BHK Garden	851	74,00,000	76,00,000
	870	77,00,000	79,00,000
	926	81,50,000	83,50,000
	1031	90,00,000	92,00,000
3BHK	920	80,50,000	82,50,000
	983	86,00,000	88,00,000
	994	86,99,000	88,99,000
	1065	93,00,000	95,00,000
3BHK Garden	1139	99,00,000	1,01,00,000
	1357	1,19,00,000	1,21,00,000
	1437	1,26,00,000	1,28,00,000

TERMS AND CONDITIONS

1. Token Variants : Silver | Gold | Platinium
2. Token Amounts: **Silver : Rs.27,000/-, Gold: Rs.45,000/-, Platinium: Rs. 90,000/-**
3. Rera Possession date on or before DECEMBER 2030
4. All Above mentioned values are just Token registration amounts vaild for Launch day offer
5. All Payments can be made by Online Transfer / Cheque / Card on account details mentioned below.
6. Floor Rise Rs.15,000/- Per floor from 5th floor onwards
7. Garden & Amenities side facing Rs.1,00,000/- Extra
8. Silver & Gold Tokens Are fully refundable if Cancelled
9. Society maintenance will be charged Rs.5 per Sq. Ft. per month for 12 months at the time of possession
10. Legal Charges would be Rs.15,000/-

BOOKING TOKENS



BANK DETAILS

A/c Name	SENTOSA LANDMARKS
A/c No.	99908669559300
Bank Name	HDFC BANK LTD
Branch	NIGDI
IFSC Code	HDFC0000185

A PROJECT BY

HARICO
A SENTOSA GROUP VENTURE

CONTACT DETAILS

SALES	
EMAIL	sales@haricoestates.com
WEBSITE	www.haricoestates.com

Stage	Milestone Description	Percentage (%)
1	Booking Token	₹ 90,000
2	On Earnest Money (Booking)	5%
3	On Agreement Execution	10%
4	On Completion of Excavation	5%
5	On Completion of Plinth	10%
6	On Completion of Ground Slab	10%
7	On Completion of 2nd Slab	7%
8	On Completion of 4th Slab	5%
9	On Completion of 7th Slab	5%
10	On Completion of 10th Slab	3%
11	On Completion of 15th Slab	3%
12	On Completion of 20th Slab	3%
13	On Completion of 24th Slab	3%
14	On Completion of Brickwork / Blockwork of unit	8%
15	On Completion of Electric Conduit / Plaster of unit	5%
16	On Completion of Tiling / Flooring of unit	5%
17	On Completion of Plumbing / Sanitary of unit	5%
18	On Completion of Painting / Finishing of unit	3%
19	On Possession	5%
	TOTAL	100%

Home loans to be availed only theough our empanelled /listed Banking Partners

HARICO

DIVAAM

Site Address

S No 85, Behind SENTOSA RESORTS, near Metro Yard,
Kiwale, Ravet, Pune, Pimpri-Chinchwad 412101

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www.haricoestates.com

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