



Maha RERA Reg. No. : P52000012197
<https://maharera.mahaonline.gov.in>

A Project by

UDAAN
wings of desire


UDAAN
wings of desire
avenue

**START LIVING
YOUR DREAM**

Close to a Hill station
Next to a Railway station





Situated on the foothills of buzzing Matheran, Neral is the lesser known countryside, most popular for its railway station that connects Matheran to the city. Neral is the next big residential hub after Badlapur & Kalyan on the the same rail track. Udaan's aim is to bring quality lifestyle at affordable prices in this area. Neral has a hill station, a dam, a hydro-electric facility, trekking spots and abundant greenery. Neral is home to a strong workforce that commutes daily and Udaan Avenue is aimed at that very target segment, namely the low and middle income group looking for an affordable and decent lifestyle.



Udaan Avenue is the ideal destination to start a new life with a wise investment decision for a lifetime of happiness.

- Stilt + 4 Storeyed 4 building with lift
- 1 RK & 1 BHK Master Bedroom Flats
- Community of 170 Homes


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Your decision to settle at Udaan Avenue adds ease of living at an address surrounded by lush greeneries. The Natural terrace would play host to your very personal gatherings & social interactions.

- Elegant French Windows with Marble sills
- Designer bathrooms & toilet with full height artistic tiles
- Provision for Electronic Gadget point
- Earthquake-resistant structures
- Provision for inverter wiring in whole flat
- Premium quality sanitary & CP fittings
- Distemper paint in whole flat
- 24/7 Security



A Few more reasons to love your new home

- Power back-up for common areas & lifts
- Royal entrance gate with security cabin
- AC Clubhouse
- Fully Equipped AC Gymnasium
- Society Office
- Solar street lights
- Ample car parking
- CCTV camera surveillance
- Children Play area

Comfort & Luxury as Standard Affordable, Spacious, Comfort



1 BHK



1RK



Locational Advantages

- 2 minute walkable distance from Neral Railway Station
- 5 minutes from Kalyan-Karjat highway
- 12 minute travel time to Matheran Hill Station
- 20 mins. Drive to Mumbai-Pune Highway
- Just 40 minute drive to Navi Mumbai International Airport
- Just 40 mins. drive to proposed Nava Sheva-Sewri Trans-Harbour Link connecting Mumbai
- Degree Colleges, Schools, Hospitals, Playground, Banks and Markets in close proximity
- Just 10 minutes travel time to Panvel on the proposed Neral-Panvel Highway

Rail Connectivity

Badlapur	15 mins
Kalyan	35 mins
Thane	55 mins
Ghatkopar	70 mins
Dadar	80 mins
Mumbai CST	95 mins

Proposed Upcoming Mega Infrastructure Projects in Nearby Region



Navi Mumbai International Airport



Upcoming 4-lane outer road, Virar-Murbad-Karjat-Khopoli-Alibaug

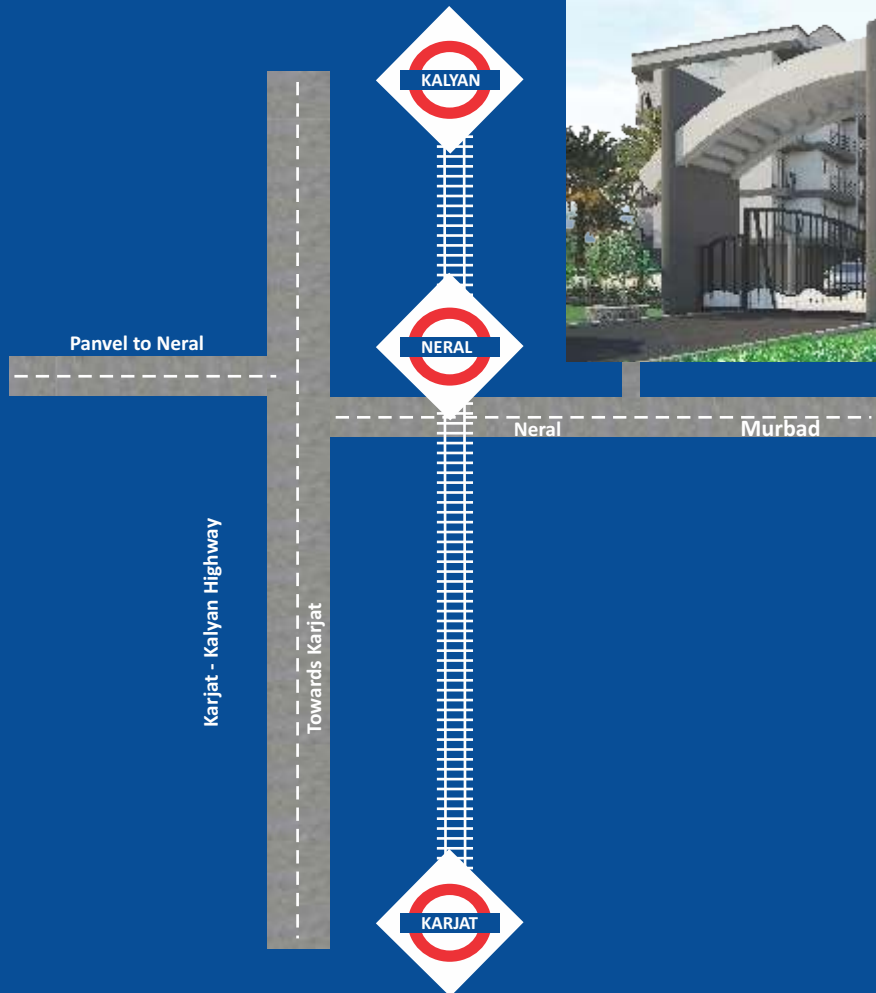


Proposed local train from Panvel to Karjat

Road Connectivity

Karjat Chowk	35 mins
Ambernath (MIDC)	45 mins
Mumbai-Pune Expressway	45 mins
Khopoli (MIDC)	48 mins
Bhiwandi	90 mins
Taloja (MIDC)	68 mins
Proposed Navi Mumbai Airport	65 mins
BKC	95 mins

* Travel time is approximate and can vary according to traffic & weather conditions.



Site : Survey no. 34/1B, Behind Nirman Nagari, Near Neral Station, Neral (E), Dist - Raigad
Call : 9930999897

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