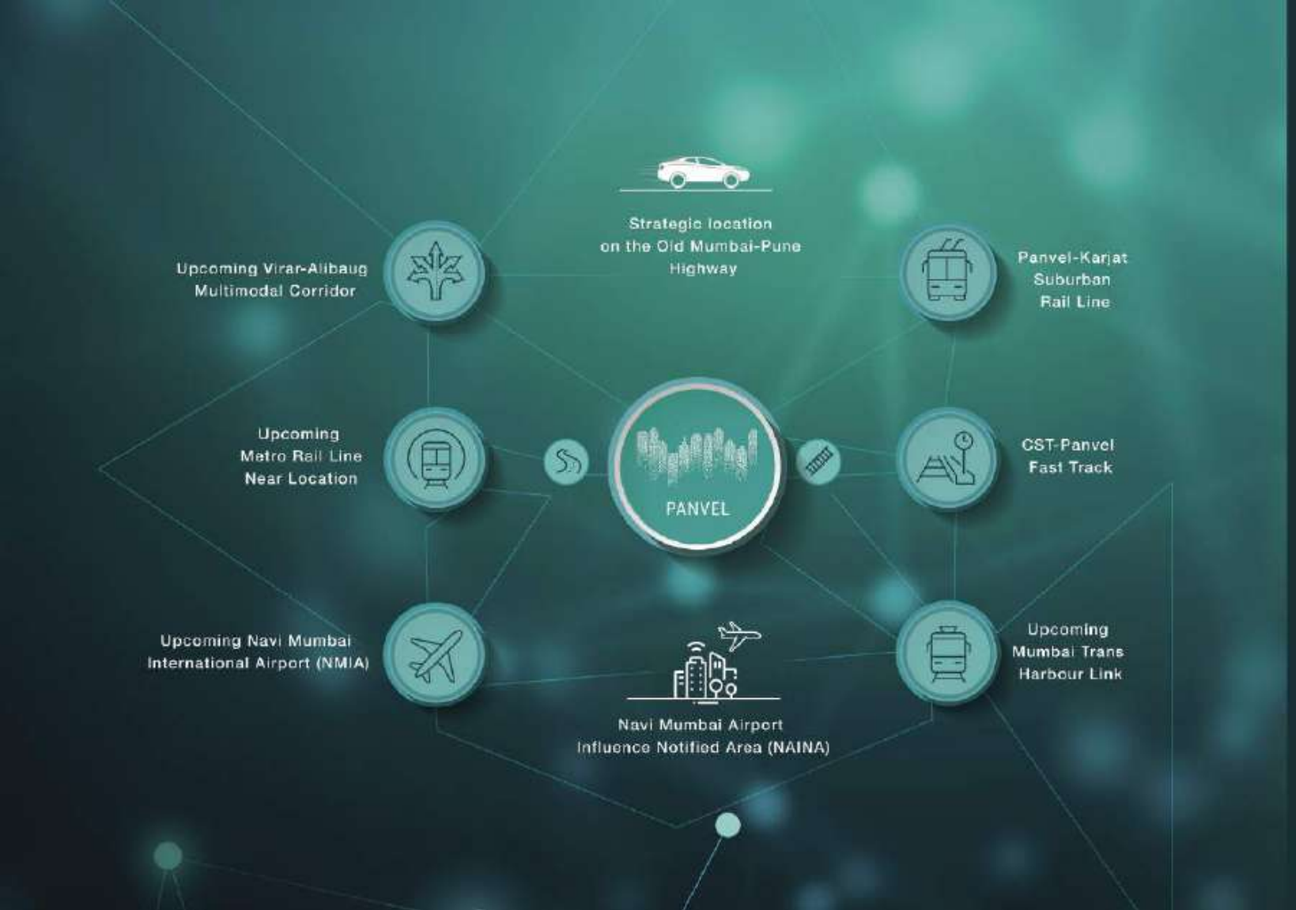
UTSAV CITY

PANVEL

• Ek shubh shuruvat, Zindagi ki ! •


Ab zindagi mein honge
anginat khushiyon ke pal!




# WHY PANVEL?

Panvel is one the fastest developing suburb of Navi-Mumbai and will be seeing a lot of infrastructural growth in the coming years making it the pivot point of growth making it the most fertile market for investors and customers who are seeking financial growth in minimum time. Panvel also offers accessibility into Mumbai City and outside it with ease with upcoming infrastructural development plans for connectivity laid out by the government, it's geographic location offers clean and fresh air owing to its proximity to nature which makes it truly a dream location for residents who wish to settle down in this part of the city.

TRANSPORT NODES WITHIN 10 MINS

Mumbai-Pune Expressway | Panvel Railway Station

**EDUCATIONAL INSTITUTIONS WITHIN 15-20 MINS**

St. Wilfred's School | Delhi Public School | DAV Public School | St. Wilfred's College of Arts & Commerce
Chhatrapati Shivaji Maharaj Institute of Technology | Pillai Engineering College | Amity University
Kalsekar Engineering College | SM More Management College | DPS School

**HOSPITALS WITHIN 10 MINS**

MGM Hospital | Lifeline Hospital

**MALLS AND ADVENTURE PARKS WITHIN 20-30 MINS**

Orion Mall | K Mall | Kharghar Golf Course | Adlabs Imagica

**IMPORTANT HUBS WITHIN 10-15 MINS**

Upcoming Navi Mumbai International Airport | Palaspe Phata | Panvel Railway Station




TODAY
GLOBAL DEVELOPERS
TODAY'S PROMISE, TOMORROW'S REALITY

PRESENTS

# UTSAV CITY

## PANVEL

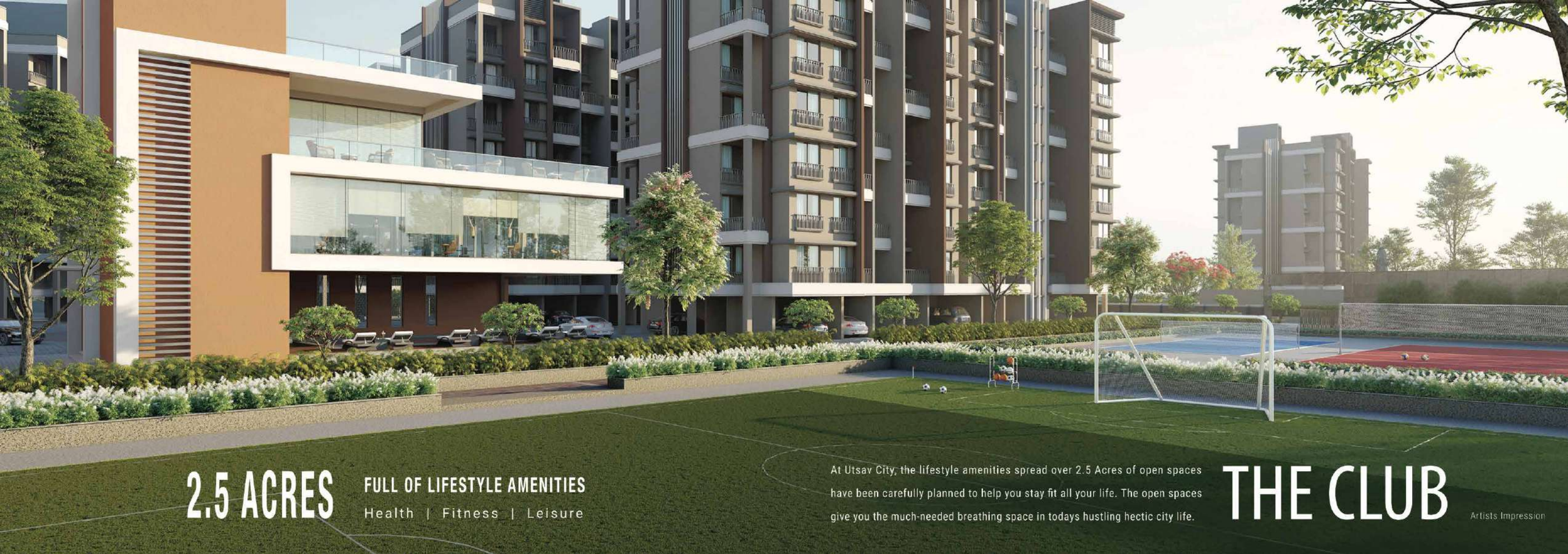
1&2 BHK FLATS | 10 ACRES TOWNSHIP | 2.5 ACRES OF AMENITIES

3.5KM FROM PANVEL STATION | 20 LIFESTYLE AMENITIES

# UTSAV CITY

PANVEL

AERIEL VIEW



# 2.5 ACRES

## FULL OF LIFESTYLE AMENITIES

Health | Fitness | Leisure

At Utsav City, the lifestyle amenities spread over 2.5 Acres of open spaces have been carefully planned to help you stay fit all your life. The open spaces give you the much-needed breathing space in todays hustling hectic city life.

# THE CLUB

Artists Impression


SWIMMING POOL


BOX CRICKET


KIDS PLAY AREA


JOGGING TRACK


AMPHI THEATRE SEATING

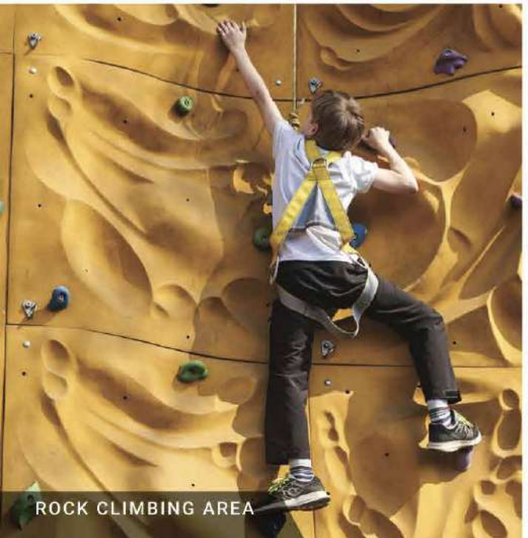

VOLLEY BALL COURT


BASKETBALL HOOP


SAND-PIT PLAY AREA


BADMINTON COURT


OUTDOOR AND INDOOR GYMNASIUM


ROCK CLIMBING AREA


SWING AREA


CLUB HOUSE


TEMPLE


PATTERNED LAWN WITH SEATING


PARTY HALL


SENIOR CITIZEN SITOUTS


ENTRANCE PLAZA



# SMARTLY DESIGNED COMMON AMENITIES FOR LOWER MAINTENANCE!



## GARBAGE MANAGEMENT PLANT

The 'Internal Garbage Management Plant' helps in processing the organic waste and converting it into manure which can be used to maintain the trees and gardens within the project and the excess manure could be sold off. This helps in reducing the garden maintenance bill what's more it also provides additional income to the society which can be used for common expenses further reduction of maintenance bills for the society.



## RAIN WATER HARVESTING PLANT

The rain water harvesting plants through out the project help in collecting the rain water, this could be used for flush tanks. Thus reducing the wastage of potable water as it helps in further reducing the water bill thus resulting in low maintenance bills. Grass pavers around parking spaces help in swelling the water table for increased water harvesting.



## THOUGHTFUL LANDSCAPING

Meticulously planned landscapes that involve a majority of indigenous trees, in which 50% would be fruit bearing, 30 % would be flowering as well as bird nesting trees, and 20% would be decorative trees. Tree Plantations help in reducing the ambient temperatures through out the project which makes life breathable and facilitates a pleasant atmosphere.



## SOLAR ELECTRICITY AND LED LIGHTING

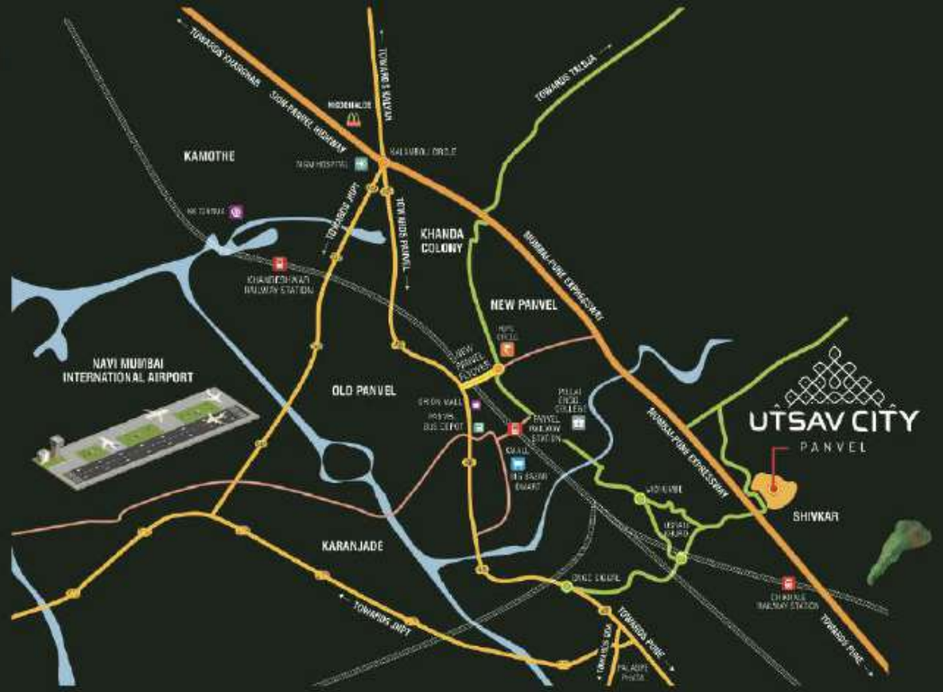
At Utsav City Solar Electricity panels and LED Lighting are part of the infrastructure planning which helps in illuminating common areas which results in a reduced electricity bill.



## WATER CONSERVATION

Each flat comes with taps that regulate the flow of water, thereby reducing the water bill for the society.

## LOCATION MAP




## CONNECTIVITY

- Panvel (17 Track) Railway Station And Bus Stand - 3.5kms
- Panvel Bus Depot - 4.5kms
- Upcoming International Airport - 8kms
- Proposed Metro And Mono Railway Stations in Striking Distance
- Proposed 27 Meter Naina Dp Road Till Lonavala - 200 Meters
- JNPT Port And Proposed Sewri-Nhava Sea Link - 30 Mins
- Banks, Super Speciality Hospitals, Educational Institutions - Within 5 Kms
- Malls, Multiplexes And Markets - 5 Min
- Kharghar Central Park, Golf Course And ISKON Temple - 25 Mins
- Matheran Hill Station - 30 Mins
- Bangalore - Goa And Mumbai - Pune Highway - 5 Mins



GANESHAM, ULWE



PARADISE, ULWE



ORIANA, KARANJADE



GENESIS, ULWE



'Most Promising Builder'

Award By Times Of India Group



TODAY GLOBAL DEVELOPERS

TODAY'S PROMISE, TOMORROW'S REALITY

## WE KNOW NAVI MUMBAI

- More than 13 years of experience in Navi Mumbai Real Estate Market.
- Delivered more than 30 projects; 2200 Happy families associated with Today Global.
- Currently 10 Lakh sq ft under construction.
- 30 Lakh sq ft, 5000 Homes to be Delivered in next 5 years in Navi Mumbai.
- Upcoming Township in Kharghar and Panvel.



IMPERIA, ULWE



GRAND VISTA, ULWE



BLISS, KARANJADE



CALLISTO, ULWE



# UTSAV CITY

PANVEL




UTSAV CITY

PANVEL

# 1 BHK

Sample Unit Plan




UTSAV CITY

PANVEL

## 2 BHK

Sample Unit Plan

A PROJECT BY

TODAY
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TODAY'S PROMISE, TOMORROW'S REALITY

Utsav City Phase I *Maharera No. - P52000016710 | Utsav City Phase II *Maharera No. - P52000018102

Utsav City Phase III *Maharera No. - P52000019069 | WEBSITE : https://maharera.mahaonline.gov.in

Corporate Office: Today Global Developers, Shelton Cubix, 605, Plot no. 87, Sec-15, CBD Belapur | Call: 022-2757 5700

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