

REGENCY  
ASTRA

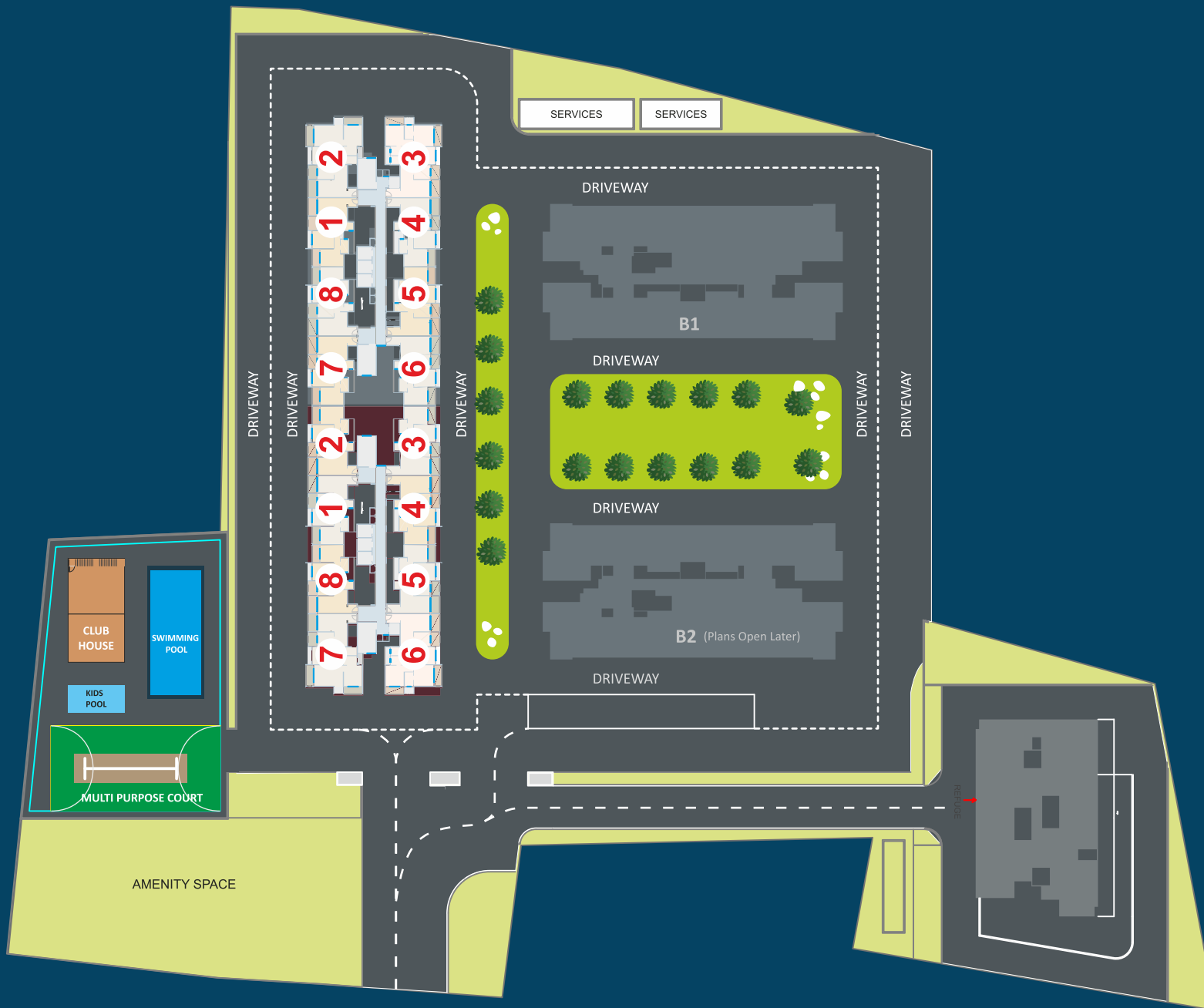
LIVE LIKE A STAR!

Baner, Pune





REGENCY  
**ASTRA**

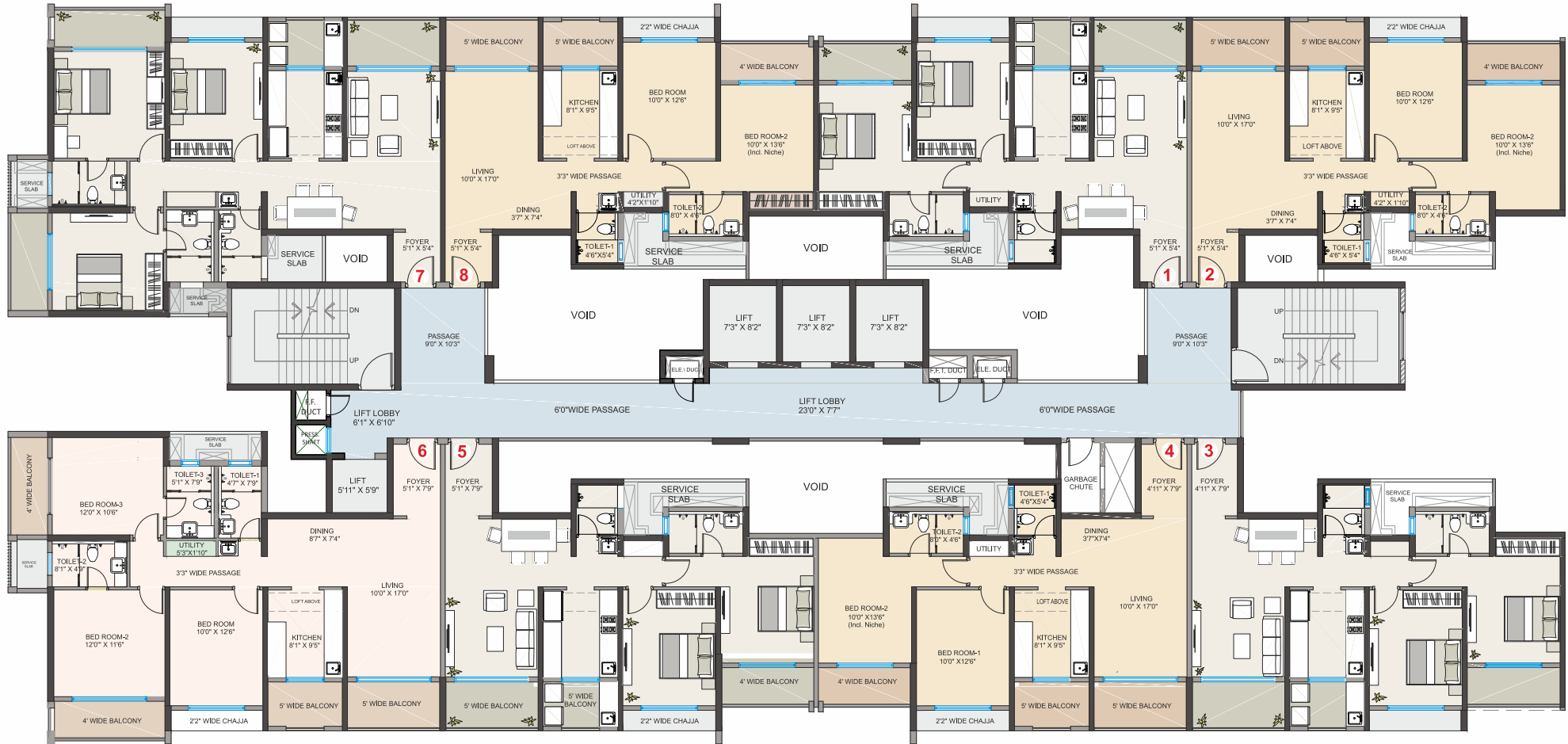


## 360°

All you want! A lifestyle that is designed around you! Be you a child, an adult, a senior citizen, a home maker or a working person ! Each one of you will find this home perfectly suited for the individual and for the family. All possible needs are taken care of and some more! Absolutely loaded, this is a campus that is future ready. Wide open spaces, premium amenities on various levels and spread out all over, tech secured and enabled, child friendly and much more!



## WEST VIEW



## EAST VIEW

A1

### 3 BHK - EAST VIEW

FLAT NO 3 BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
6	92.67	997.49	16.56	178.25	109.23	1175.74

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FLAT NO 3 BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
7	91.56	985.54	16.51	177.71	108.07	1163.25

### 2 BHK - EAST VIEW

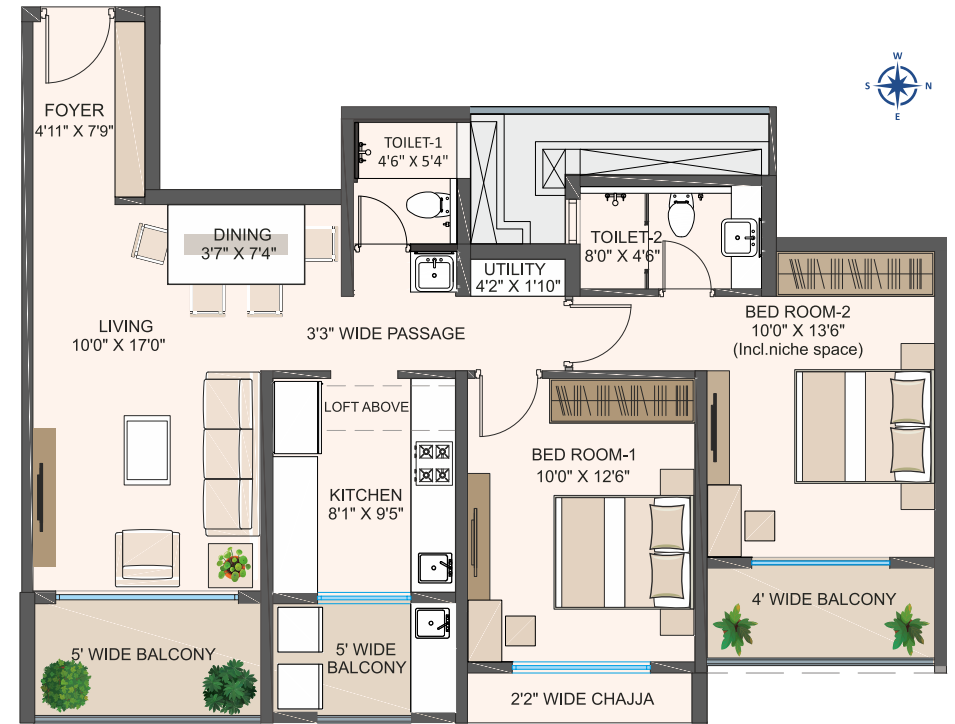
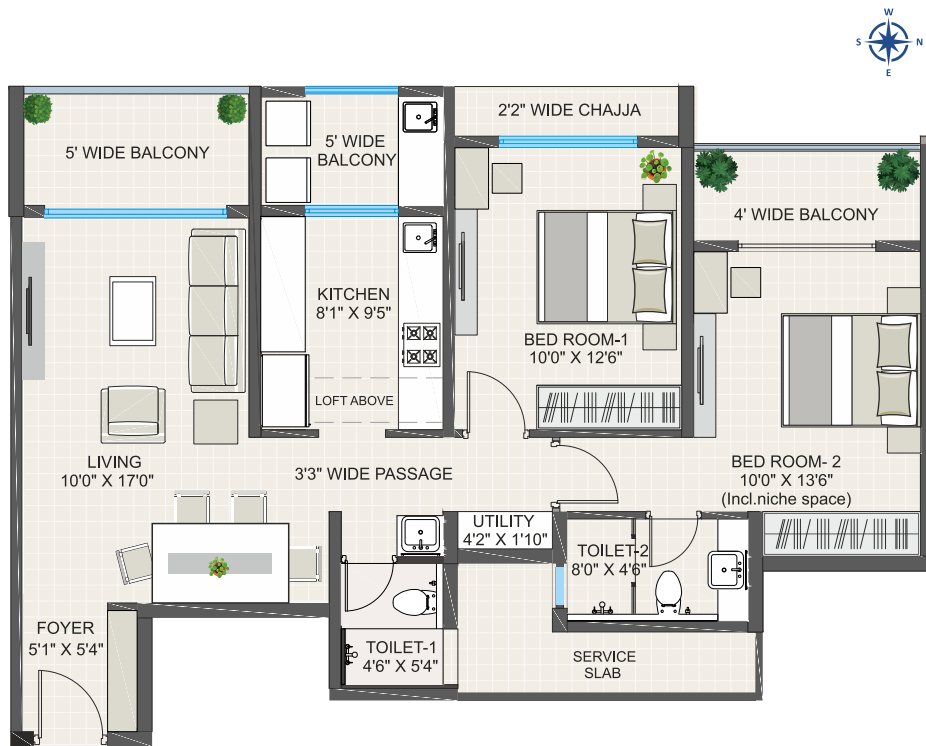
FLAT NO 2BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
3,4,5	69.13	744.1	11.99	129.05	81.12	873.15

### 2 BHK - WEST VIEW

FLAT NO 2BHK TYPE 1	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
1,2,8	68.13	733.34	11.98	128.95	80.11	862.29



## 2BHK - WEST VIEW

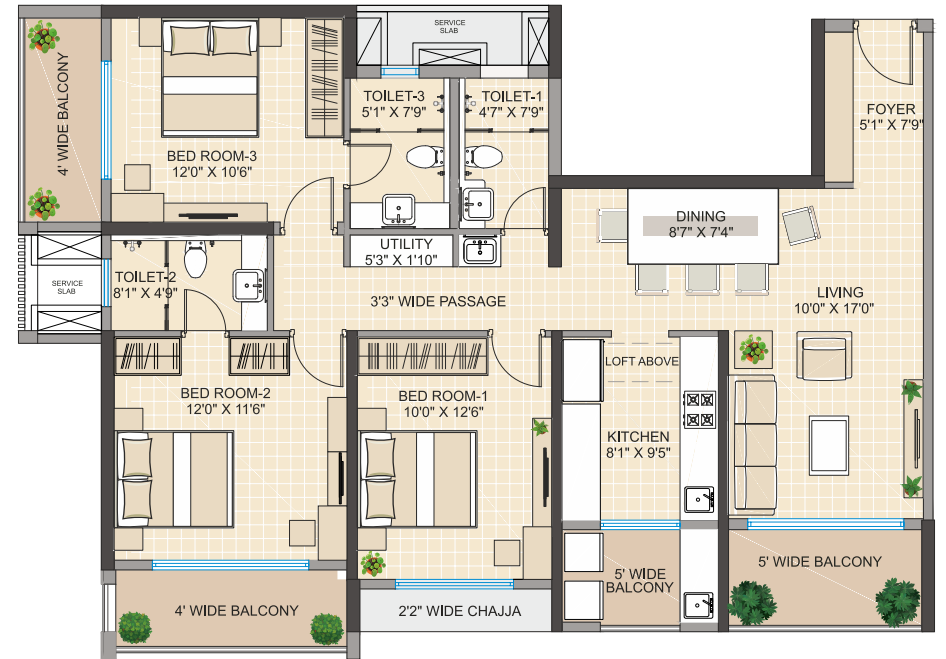
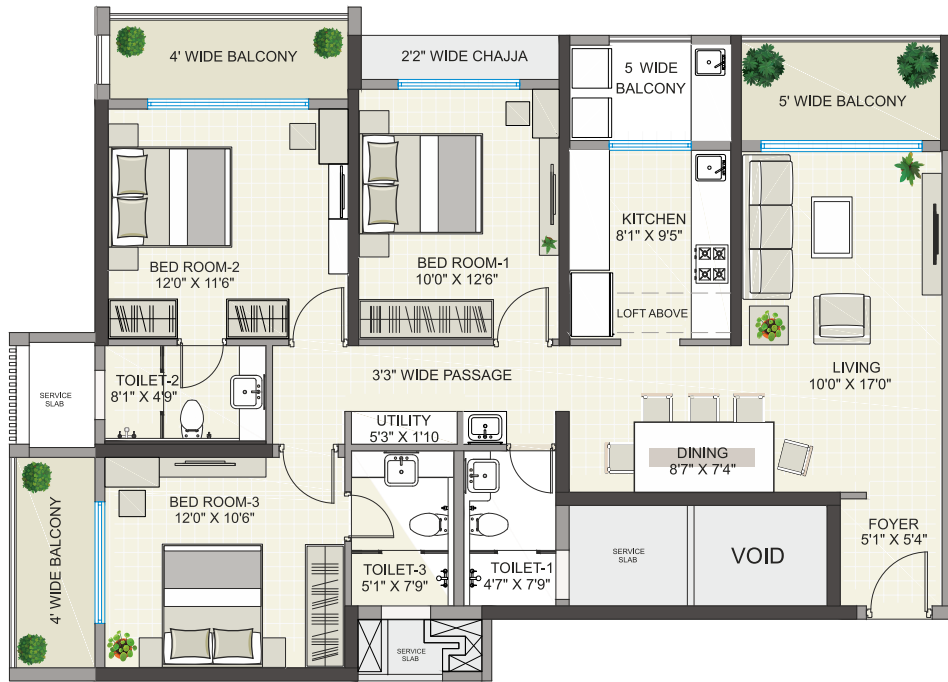


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6	92.67	997.49	16.56	178.25	109.23	1175.74



A2

**2 BHK - EAST VIEW**

FLAT NO 2BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
4,5,6	69.13	744.1	11.99	129.05	81.12	873.15

**2 BHK - WEST VIEW**

FLAT NO 2BHK TYPE 1	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
1,7,8	68.13	733.34	11.98	128.95	80.11	862.29

**3 BHK - EAST VIEW**

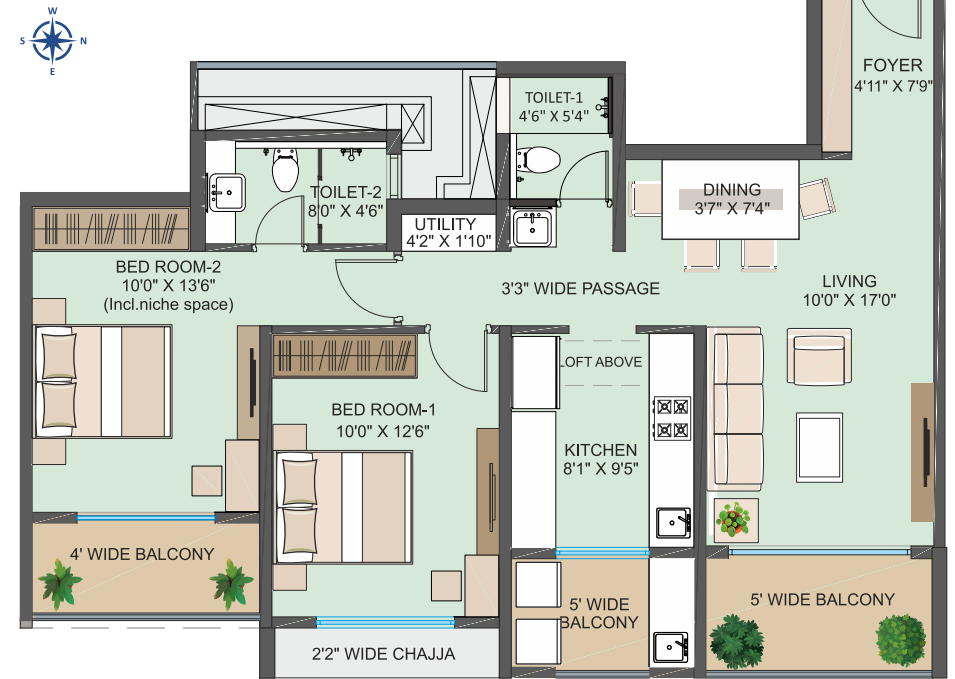
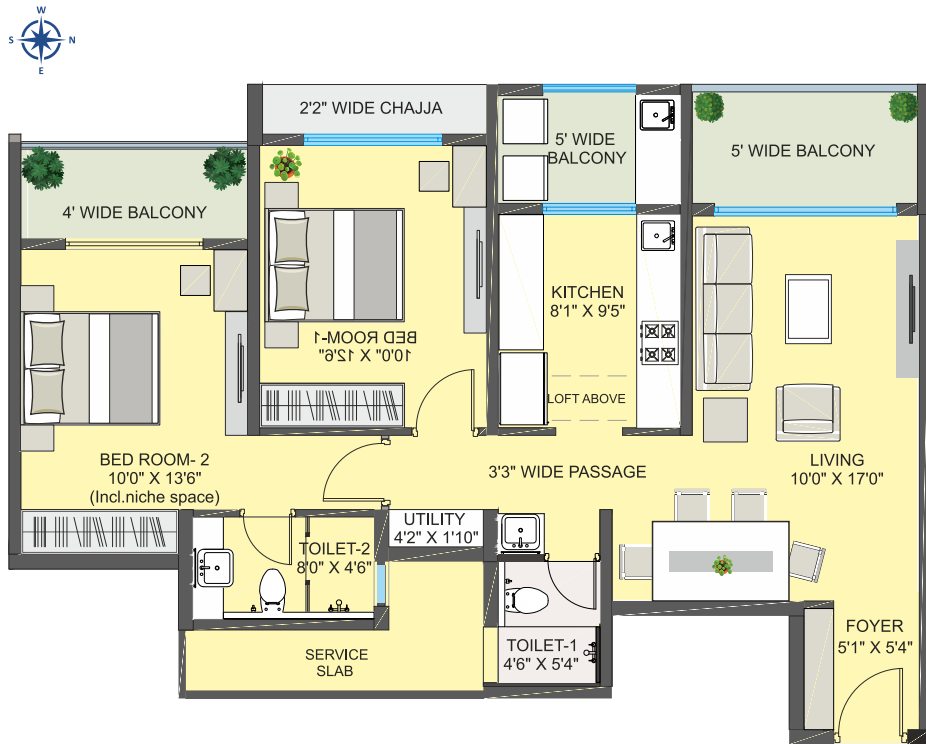
FLAT NO 3 BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
3	92.67	997.49	16.56	178.25	109.23	1175.74

**3 BHK - WEST VIEW**

FLAT NO 3 BHK TYPE 2	RERA CARPET AREA		BALCONY		TOTAL CARPET	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
2	91.56	985.54	16.51	177.71	108.07	1163.25



## 2BHK - WEST VIEW

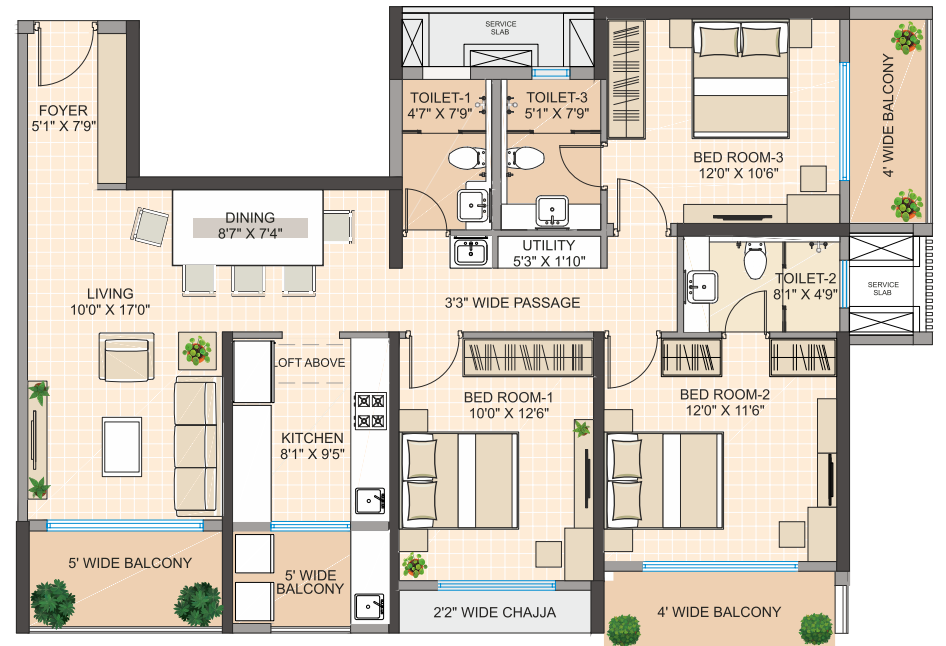
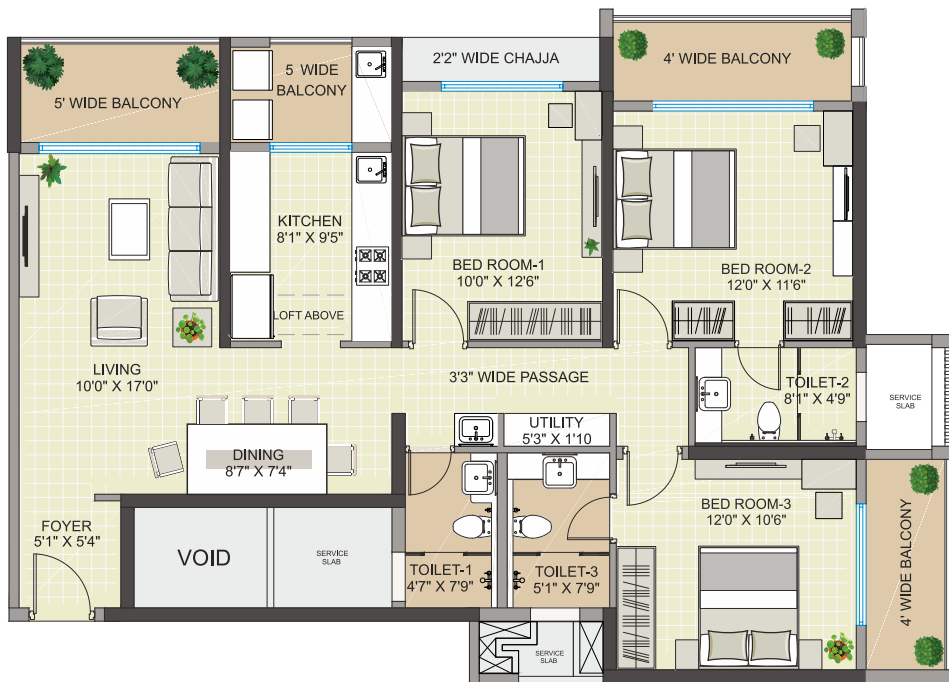


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	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
4,5,6	69.13	744.1	11.99	129.05	81.12	873.15

### 3 BHK - WEST VIEW



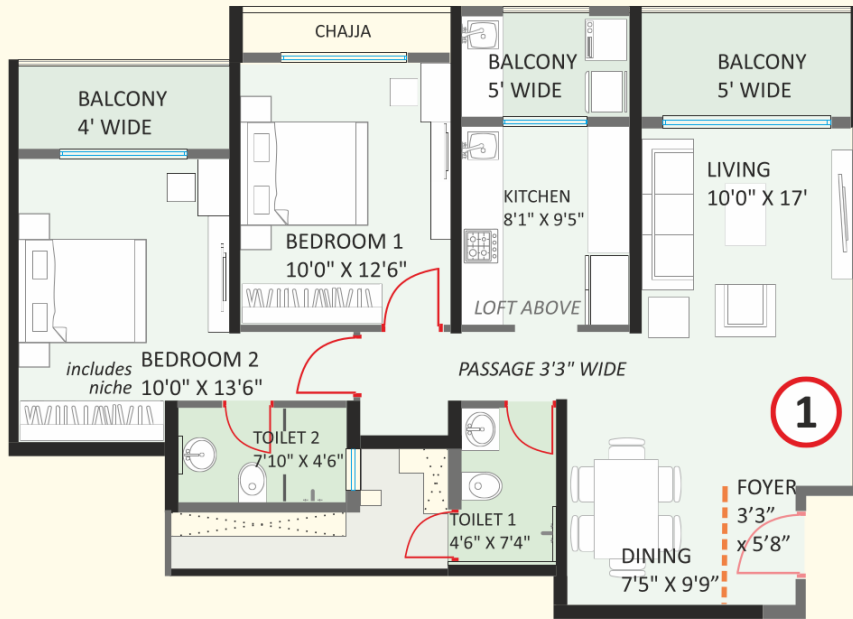
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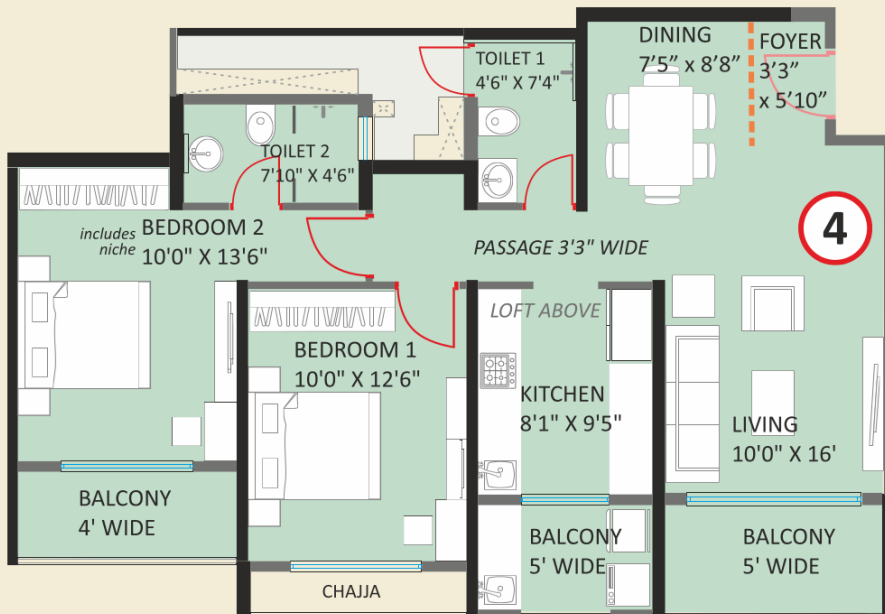
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	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
3	92.67	997.49	16.56	178.25	109.23	1175.74

# INDIVIDUAL FLOOR PLANS - 2 BHK

<b>2</b> BHK	RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.	SQ.FT.
	70.78	761.88	11.81	127.12	889.00



<b>2</b> BHK	RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.	SQ.FT.
	69.4	747.02	11.71	126.05	873.07



# TYPICAL FLOOR PLAN

# B1

## B1

**FLAT No 7 - 3BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
101.2	1089.32	16.11	173.41	1262.72

**FLAT No 8 - 2BHK**

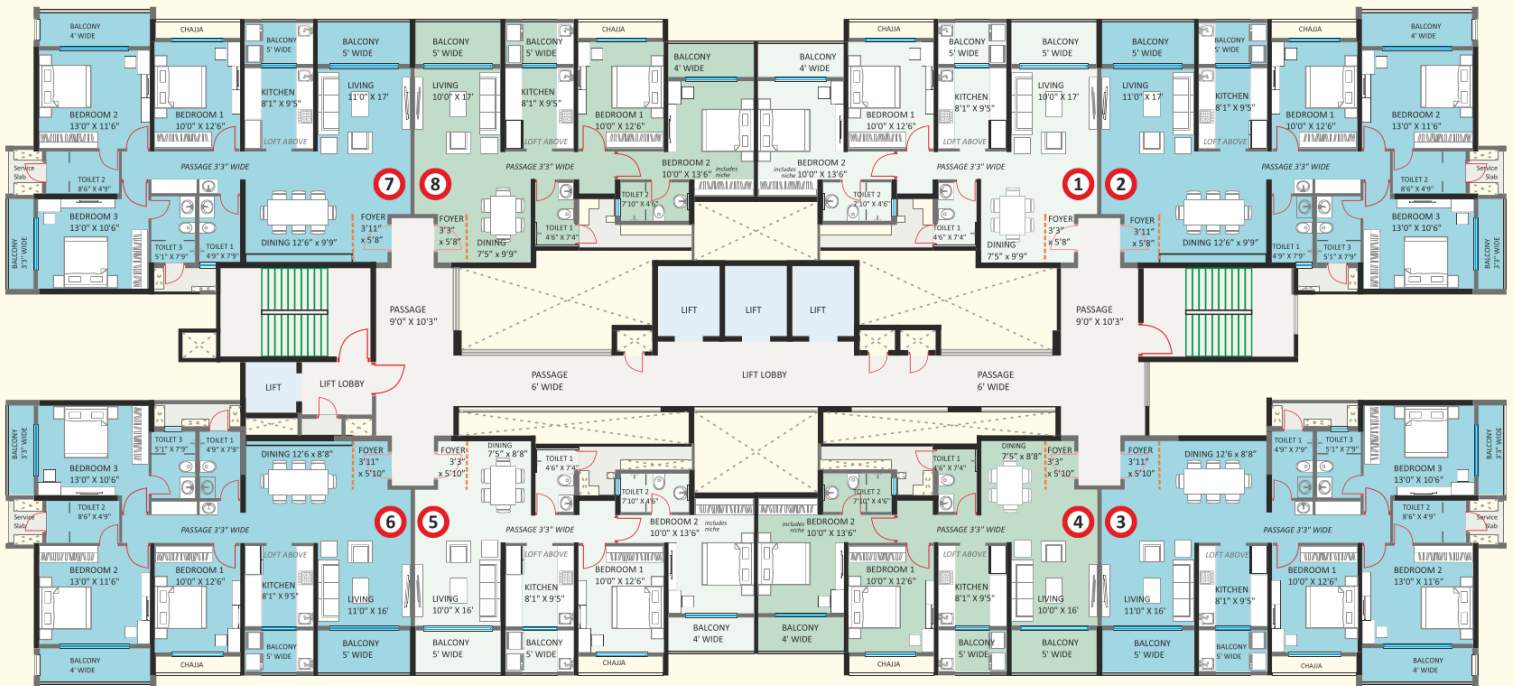
RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
70.78	761.88	11.81	127.12	889.00

**FLAT No 1 - 2BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
70.78	761.88	11.81	127.12	889.00

**FLAT No 2 - 3BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
100.2	1089.32	16.11	173.41	1262.72



**FLAT No 6 - 3BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
99.2	1067.79	16.11	173.41	1241.20

**FLAT No 5 - 2BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
69.4	747.02	11.71	126.05	873.07

**FLAT No 4 - 2BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
69.4	747.02	11.71	126.05	873.07

**FLAT No 3 - 3BHK**

RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
SQ. M	SQ. FT.	SQ. M	SQ. FT.	SQ. FT.
99.2	1067.79	16.11	173.41	1241.20

ZOOM INTO THE PLAN FOR DETAILS

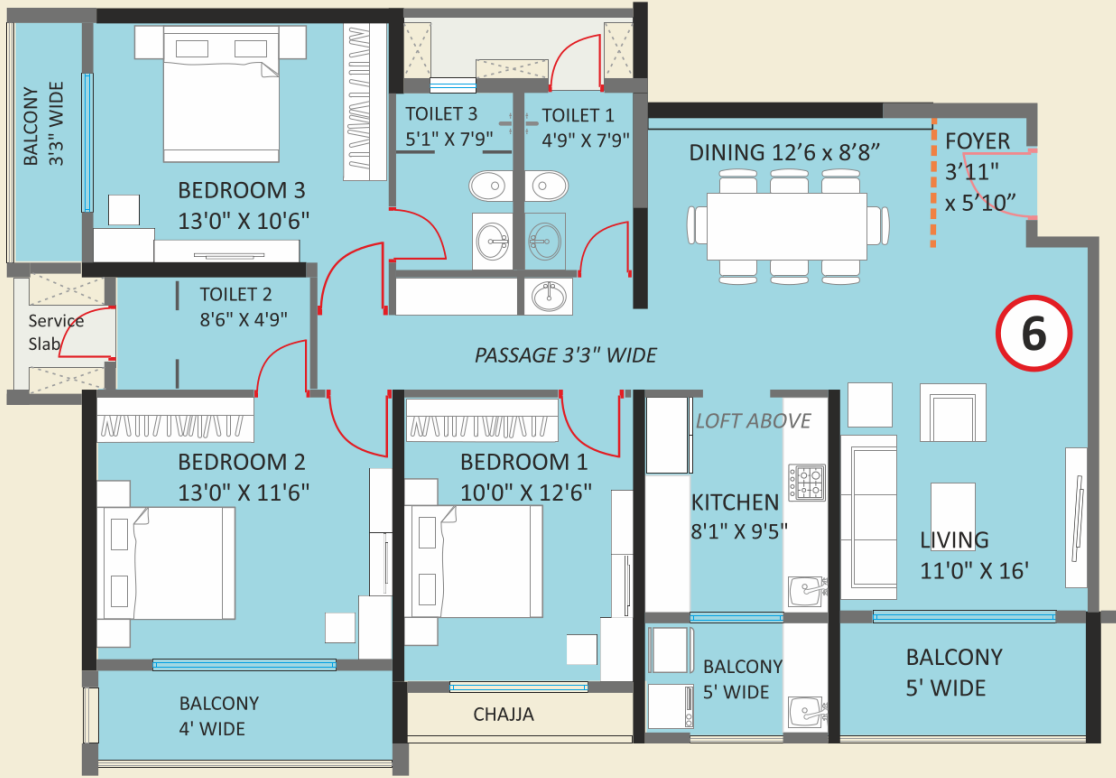


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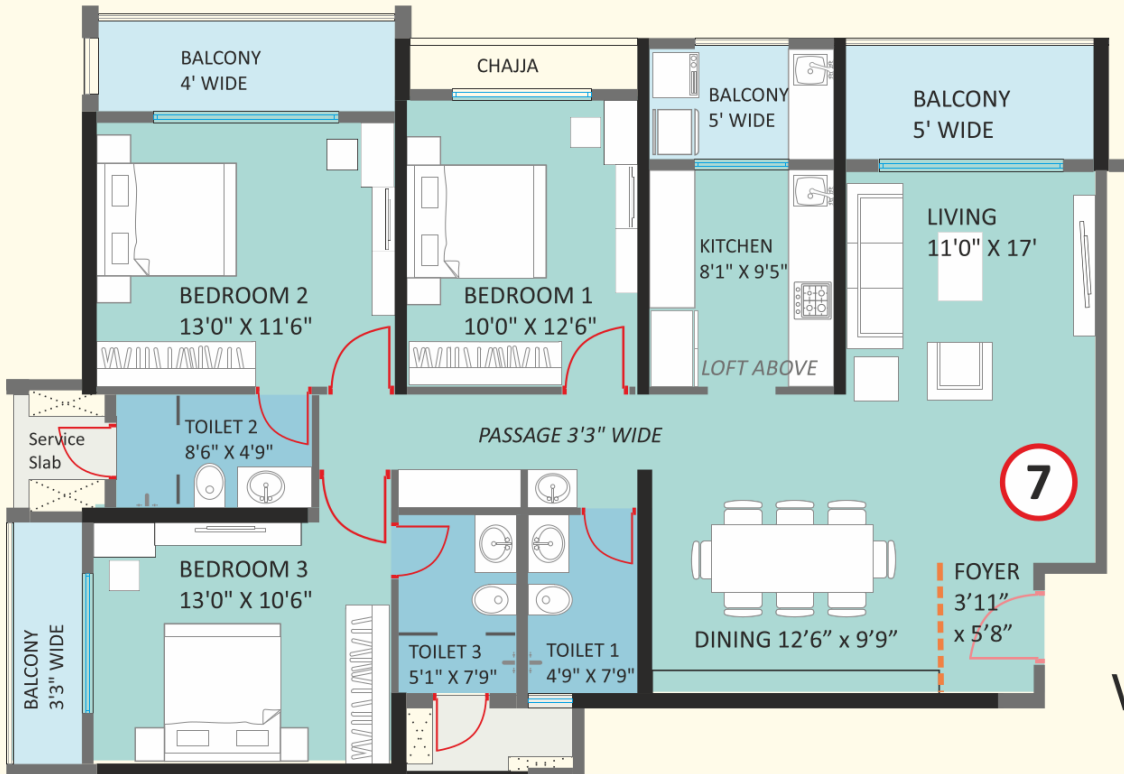


INDIVIDUAL FLOOR PLANS - 3 BHK

<b>3</b> BHK	RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.	SQ.FT.
	99.2	1067.79	16.11	173.41	1241.20



<b>3</b> BHK	RERA CARPET AREA		BALCONY		TOTAL CARPET AREA
	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.	SQ.FT.
	101.2	1089.32	16.11	173.41	1262.72















Space Design

God is in the detail !  
Every Regency home is  
a triumph of design  
thinking and attention  
to the requirements of



## GRAND AMENITIES

-  SWIMMING POOL
-  MULTIPURPOSE COURT
-  DROP OFF POINT
-  KIDS POOL
-  ORGANIC WASTE CONVERTER
-  CHILDREN PLAY AREA
-  PODIUM GARDENS
-  GYMNASIUM
-  ICONIC CLUB HOUSE
-  GRAND ENTRANCE



### LIVING

- Intelligently designed residences with vastu compliant layout
- Entrance lobby with space for console, shoe rack, storage etc.
- L- shape living dining for real convenience
- Pre - installed TV unit points, low height charging points, USB
- Maximum height living sliding WIN - DOOR system
- Plug points for festive lights
- Kids' proof railings in your unwind deck

### KITCHEN

- Supremely thought through parallel platform to form the perfect cooking triangle Δ
- Dual SINK laid out to make your dishes journey smooth
- Planned Electrical points for mixer, microwave, toaster etc.
- Dry balcony utility area - an extension of your daily chores For laundry, dishes and cleaning material storage

### PASSAGE

- Ease of access and enhanced privacy
- Wifi Router & Inverter provision with points.
- VASTU Compliant EAST - WEST facing Utility niche for
- Pooja Room / Ironing counter & Bed sheet storage

### COMMON BEDROOM

- TV point and bedside USB, Charging points, Fan Point, A/c point.
- Planned study points with laptop charging point & light points
- Planned dresser area and 6ft wardrobe space along entry wall, Sliding WIN-DOOR- System with child proof height railing.

### COMMON BATHROOM

- Sanitary fitting Jaquar or equivalent.
- Dry and Wet area space segregation.
- Exhaust Fan and light point
- Anti skid tile for seniors' assistance
- Senior enable railing optional
- Hairdressing / shaving point in the bath,
- Provision for geysers

### MASTER BED - Privacy galore!

- En suite Bathroom
- Private deck with electricity point
- Planned 7ft wardrobe niche to utility minimum space
- AC Point TV Points
- Bedside charging point USBs
- Planned WFH desk
- Planned dresser with additional vertical storage space

## SPECIAL FEATURES



- Digital Lock for Main Door.



- Glass Partition in Master Bathroom.



- IP Enabled Video Door Phone.



- Mirrors above the counter basin.



- Water Purifier in Kitchen



- Fan and Tube Light in entire flat.



- Designer POP cornice in Living Room.



- USB points in Living and Master Bedroom.

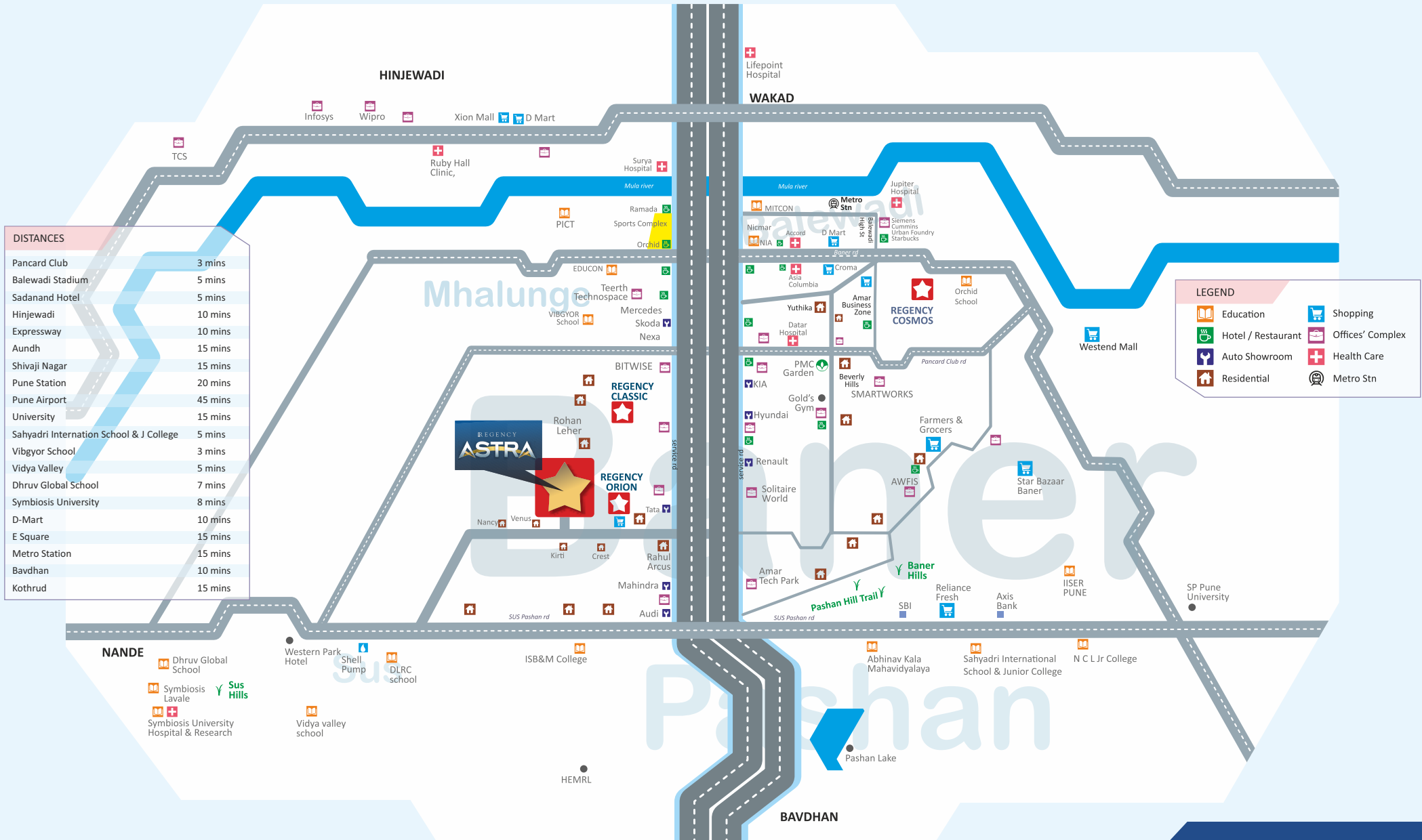
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DISTANCES	
Pancard Club	3 mins
Balewadi Stadium	5 mins
Sadanand Hotel	5 mins
Hinjewadi	10 mins
Expressway	10 mins
Aundh	15 mins
Shivaji Nagar	15 mins
Pune Station	20 mins
Pune Airport	45 mins
University	15 mins
Sahyadri Internation School & J College	5 mins
Vibgyor School	3 mins
Vidya Valley	5 mins
Dhruv Global School	7 mins
Symbiosis University	8 mins
D-Mart	10 mins
E Square	15 mins
Metro Station	15 mins
Bavdhan	10 mins
Kothrud	15 mins

**LEGEND**

Education	Shopping
Hotel / Restaurant	Offices' Complex
Auto Showroom	Health Care
Residential	Metro Stn



One of the most prolific developers in Maharashtra, Regency is a much trusted brand across Mumbai and Pune. The Regency group has always exceeded expectations and delivered pure delight to the customers. Regency has made it a brand feature to deliver Excellence.

**Mumbai**

Regency Ellanza  
Regency Tower  
Regency Crest  
Regency Icon  
Regency Antilia  
Regency Anantam  
Regency Sarvam

**Pune**

Regency Cosmos  
Regency Orion  
Regency Classic  
Regency Flower Valley  
Regency Green Valley  
Regency Meadows  
Regency Willows



Contact : 8888020020, 8552005050  
[www.regencygroup.co.in](http://www.regencygroup.co.in)