

## OUR COMPLETED PROJECTS

- Sheetal Heights - Mumbai
- Sheetal Apartments - Vapi, Gujarat
- Solitaire - Dhanori, Pune
- Fortune Mirador - Baner, Pune
- Orchid - Bhairavnagar, Dhanori, Pune
- Iris - Vidyanagar, Tingare Nagar, Pune
- Sai paradise Kalas, - Vishrantwadi, Pune
- Evershine homes - Pimple Saudagar, Aundh, Pune

## OUR ONGOING PROJECTS

- Fortune 108 - Wakad, Pune
- Ganga Acropolis - Baner, Sus, Pune
- Fortune Ekantika - Malavli, Lonavala
- Chesterfield - Dhanori, Pune.



### PROJECT BY KALYANEE FORTUNE PROPERTIES

Corporate Office - 3AA, Edena, 3rd Floor, 97, Maharshi Karve Road,  
Marine Lines, Mumbai – 400 020



#### Office

2-F & 2-E-B, 2nd Floor, B Wing, Gulmohar  
Apartments, 2420, Gen. Thimayya Road,  
East Street, Camp, Pune - 411 001  
[www.kalyaneeconstructions.com](http://www.kalyaneeconstructions.com)



BUILDING LINKS OF TRUST

An ISO 9001:2008 Certified Company

#### Office

24, Swojas Complex "B" Building,  
Parihar Chowk, Aundh,  
Pune - 411 007  
[www.fortunegroups.co.in](http://www.fortunegroups.co.in)

**Sales & Site:** Kalash, Gat No. 449, 604 & 605, Kasar Amboli, Pirangut, Pune.

**Mob. No.:** 88802 00900 / 97641 88388

**www.kalashhome.com | Email:** [kalashhomes@gmail.com](mailto:kalashhomes@gmail.com)

## CREDITS

- R.C.C Consultants: Structure Vision
- Architecture: Cubix Architects
- Landscape Designer & Consultant: Mahesh Chinchalkar

Disclaimers : This brochure is indicative. The developers reserve the right to amend the layouts, plans, number of floors, specifications, amenities, elevation, colour scheme, etc, without prior notice.



kalash  
auspicious homes

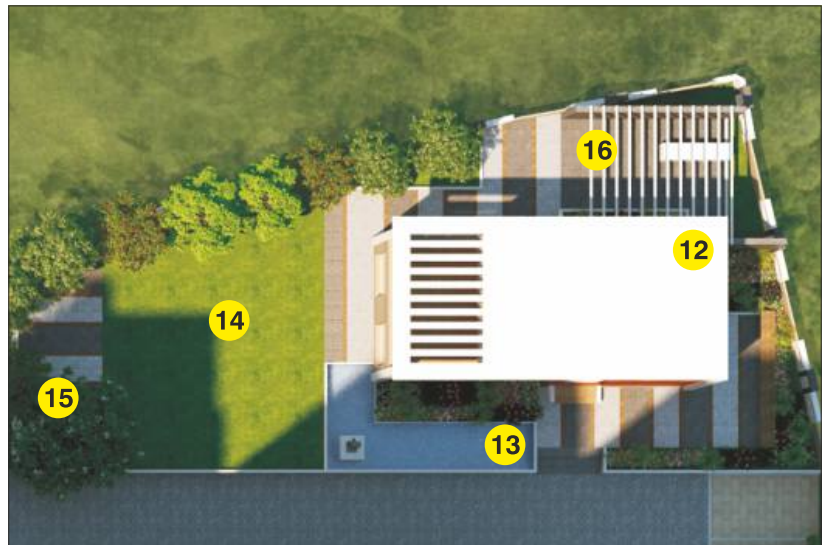
== STAY AT OUR UNIQUE ==  
**CO-CULTURE HOMES**











# Amenities

- 1 Walking / Jogging Track
- 2 Tri-cycle Track
- 3 Mount Garden
- 4 Children's Play Areas With Toddler's Park & Sandpit
- 5 Cabana With Sitting Area
- 6 Mini Open-air Amphitheatre
- 7 Temple\*
- 8 Net Cricket Pitch
- 9 Skating Play Court.
- 10 Multipurpose Mini Play Court For Basket Ball / Volley Ball / Outdoor Batminton, Etc.
- 11 Senior Citizen's Sitout Corners
- 12 Designer Clubhouse With Gymnasium / Pool Table / Carrom / Yoga / Meditation / Space.
- 13 Water Body With Sculpture\*
- 14 Party Lawns With Stage
- 15 Mini Open Theatre With Projector & Screen.
- 16 Buffet With Preparation Counter
- 17 Waiting Area For School Children Near Entrance Gate (Pick-up & Drop Point Area)
- 18 Attractive Entrance Gate & Security Cabin
- 19 Grand Entrance Plaza
- 20 Ample Covered And Open Car Parking
- 21 Internal Concrete / Tar / Paved Roads

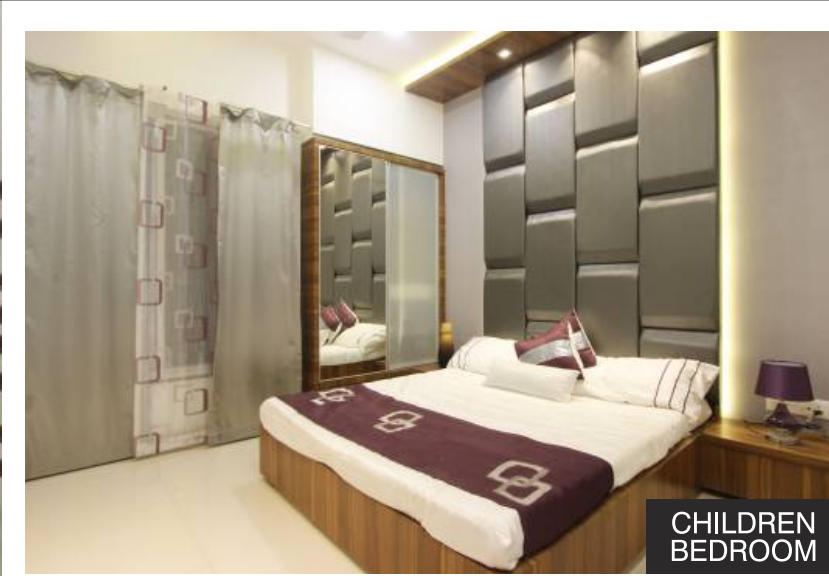
## Other amenities

- Fire fighting system
- Rain water harvesting
- Solar water system
- Sewage treatment plant

# Actual Sample Flat Ready



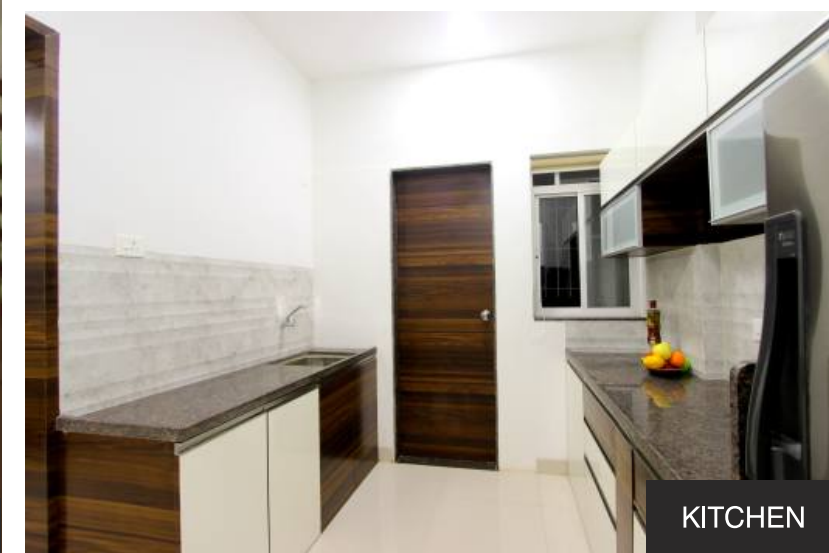
LIVING ROOM



CHILDREN  
BEDROOM



MASTER  
BEDROOM



KITCHEN



# Let standards speak for themselves

## Structure

- RCC framed structure with 5"/6" thick walls.
- Lift for each building with back-up.

## Doors & Windows

- All doors & door frames with good quality fittings
- Main door & bedroom doors with laminate
- Toilet doors with laminate and granite/marble/ G.I. doorframes
- Sliding door for all attached terraces
- Powder coated aluminum sliding windows with mosquito net and marble sill
- Oil painted MS safety grills for windows
- Main door with night latch
- Bedroom doors & Toilet doors with cylindrical lock

## Electrical & Wiring

- Concealed copper wiring with premium quality modular switches
- TV & Telephone points in living & master bedroom
- A/C point in master bedroom
- Provision for inverter
- Miniature leakage circuit breaker (MCB)/earth leakage circuit breaker (ECB)

## Wall Finishes & Paints

- External walls: Eco-friendly bricks/blocks with sand faced plaster with cement paint/acrylic paint
- Internal plaster: Gypsum/P.O.P smooth finish/neeru sanla plaster & oil bound distemper with roller finish

## Kitchen

- Marble / Granite kitchen platform with stainless steel sink and glazed tiles dado upto 2' height.
- Light points for microwave / mixer grinder on the platform
- Provision for Aqua Guard (water purifier) & exhaust fan point

## Toilets

- Designer toilets with antiskid ceramic flooring
- Cera / Jaguar or equivalent CP fittings with good quality designer sanitary ware
- Wall tiles up to 7' height
- Powder coated aluminum louvers with frosted glass and provision for exhaust fan
- Concealed plumbing with hot & cold water arrangement and provision for boiler
- Marble / Granite window sill for all windows & toilets
- Provision for exhaust fan point in each toilet

## Flooring

- Vitrified tiles for the entire flat
- Anti-skid tiles for terraces & toilets

## Convenience & Comfort

- Adequate electrical points
- TV & Telephone points in living & master bedroom
- A/C point in master bedroom
- Antirust letter boxes and name plates



# A WING

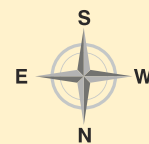
## ODD FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpent Area	Terrace Carpet	Salable (sq.ft)
101/301/501/701/901	2 BHK	633.00	60.00	935.00
102/302/502/702/902	1 BHK	432.00	40.00	635.00
103/303/503/703/903	1 BHK	432.00	40.00	635.00
104/304/504/704/904	1 BHK	436.00	40.00	645.00

Flat No.	Flat Type	Carpent Area	Terrace Carpet	Salable (sq.ft)
105/305/505/705/905	1 BHK	436.00	40.00	645.00
106/306/506/706/906	2 BHK	583.00	89.00	905.00
107/307/507/707/907	2 BHK	583.00	89.00	905.00
108/308/508/708/908	2 BHK	633.00	60.00	935.00



# A WING

## EVEN FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpent Area	Terrace Carpet	Salable (sq.ft)
201/401/601/1001	2 BHK	633.00	60.00	935.00
202/402/602/1002	1 BHK	432.00	40.00	635.00
203/403/603/1003	1 BHK	432.00	40.00	635.00
204/404/604/1004	1 BHK	436.00	40.00	645.00

Flat No.	Flat Type	Carpent Area	Terrace Carpet	Salable (sq.ft)
205/405/605/1005	1 BHK	436.00	40.00	645.00
206/406/606/1006	2 BHK	584.00	65.00	875.00
207/407/607/1007	2 BHK	584.00	65.00	875.00
208/408/608/1008	2 BHK	633.00	60.00	935.00



# A WING

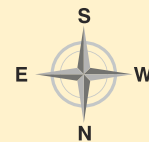
## EIGHTH FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
801	2 BHK	633.00	60.00	935.00
802	1 BHK	432.00	40.00	635.00
803	1 BHK	432.00	40.00	635.00
804	1 BHK	436.00	40.00	645.00

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
805	1 BHK	436.00	40.00	645.00
806	2 BHK	584.00	65.00	875.00
807	1 BHK	469.00	65.00	720.00
808	2 BHK	633.00	60.00	935.00



# B WING

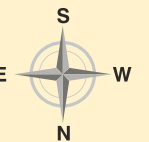
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Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
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103/303/503/703/903	1 BHK	432.00	40.00	635.00
104/304/504/704/904	1 BHK	436.00	40.00	645.00

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
105/305/505/705/905	1 BHK	436.00	40.00	645.00
106/306/506/706/906	2 BHK	583.00	89.00	905.00
107/307/507/707/907	2 BHK	583.00	89.00	905.00
108/308/508/708/908	2 BHK	633.00	60.00	935.00



# B WING

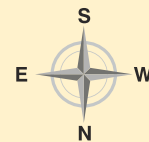
## EVEN FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
201/401/601/1001	2 BHK	633.00	60.00	935.00
202/402/602/1002	1 BHK	432.00	40.00	635.00
203/403/603/1003	1 BHK	432.00	40.00	635.00
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206/406/606/1006	2 BHK	584.00	65.00	875.00
207/407/607/1007	2 BHK	584.00	65.00	875.00
208/408/608/1008	2 BHK	633.00	60.00	935.00



# B WING

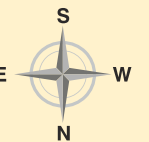
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803	1 BHK	432.00	40.00	635.00
804	1 BHK	436.00	40.00	645.00

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
805	1 BHK	436.00	40.00	645.00
806	2 BHK	584.00	65.00	875.00
807	1 BHK	469.00	65.00	720.00
808	2 BHK	633.00	60.00	935.00



# C WING

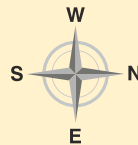
## ODD FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
101/301/501/701/901	2 BHK	619.00	60.00	915.00
102/302/502/702/902	1 BHK	421.00	40.00	620.00
103/303/503/703/903	1 BHK	421.00	40.00	620.00
104/304/504/704/904	2 BHK	619.00	60.00	915.00

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
105/305/505/705/905	2 BHK	619.00	60.00	915.00
106/306/506/706/906	2 BHK	577.00	89.00	900.00
107/307/507/707/907	2 BHK	577.00	89.00	900.00
108/308/508/708/908	2 BHK	619.00	60.00	915.00



# C WING

## EVEN FLOOR PLAN



### Area Statement

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
201/401/601/1001	2 BHK	619.00	60.00	915.00
202/402/602/1002	1 BHK	421.00	40.00	620.00
203/403/603/1003	1 BHK	421.00	40.00	620.00
204/404/604/1004	2 BHK	619.00	60.00	915.00

Flat No.	Flat Type	Carpet Area	Terrace Carpet	Salable (sq.ft)
205/405/605/1005	2 BHK	619.00	60.00	915.00
206/406/606/1006	2 BHK	578.00	65.00	870.00
207/407/607/1007	2 BHK	578.00	65.00	870.00
208/408/608/1008	2 BHK	619.00	60.00	915.00



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805	2 BHK	619.00	60.00	915.00
806	2 BHK	578.00	65.00	870.00
807	1 BHK	464.00	65.00	715.00
808	2 BHK	619.00	60.00	915.00



### 1 BHK



### 2 BHK

