

A legendary landmark,

Inspired

By British Architecture

A project by :
Arun Sheth & Co.

About Company —

Mr. Arun Sheth's positive aspiration since his early years & with a strong will for a construction company, he started his own company 'Arun Sheth & Co' in the year 1981.

Initially Arun Sheth & Co. started with small projects. The motive of the company was to craft buyers dream home by understanding & fulfilling the expectations of the person. Arun Sheth & Co since day the company has started also worked with perseverance, maintaining high standards in Quality Construction work following timely delivery. We have achieved this by appointing highly qualified professionals, Engineers & other staff members.

From 1981 till today our company has steadily grown as a well-known construction company. Our company has achieved this as we always strive hard to strengthen the pillars of professionalism by constantly adding, adopting & learning new techniques, new systems, and setting new goals.

Adopting New systems, setting goals & achieving them as planned is one of the main aspects for sheer growth every year in Arun Sheth & co.

This has also helped increasing Arun Sheth & Co. profitability with credibility every year. While building homes Arun Sheth & Co has always focused on building true relations as well.

Arun Sheth & co has completed building more than 3 million sq. ft area in Residential & Commercial sector. Arun Sheth & co. has been constructing individual residential projects, residential townships & Commercial spaces.

The Company is known for following the commitment, timely possession of the home, Transparency in transactions, Business etiquette, Reliability & Honesty.

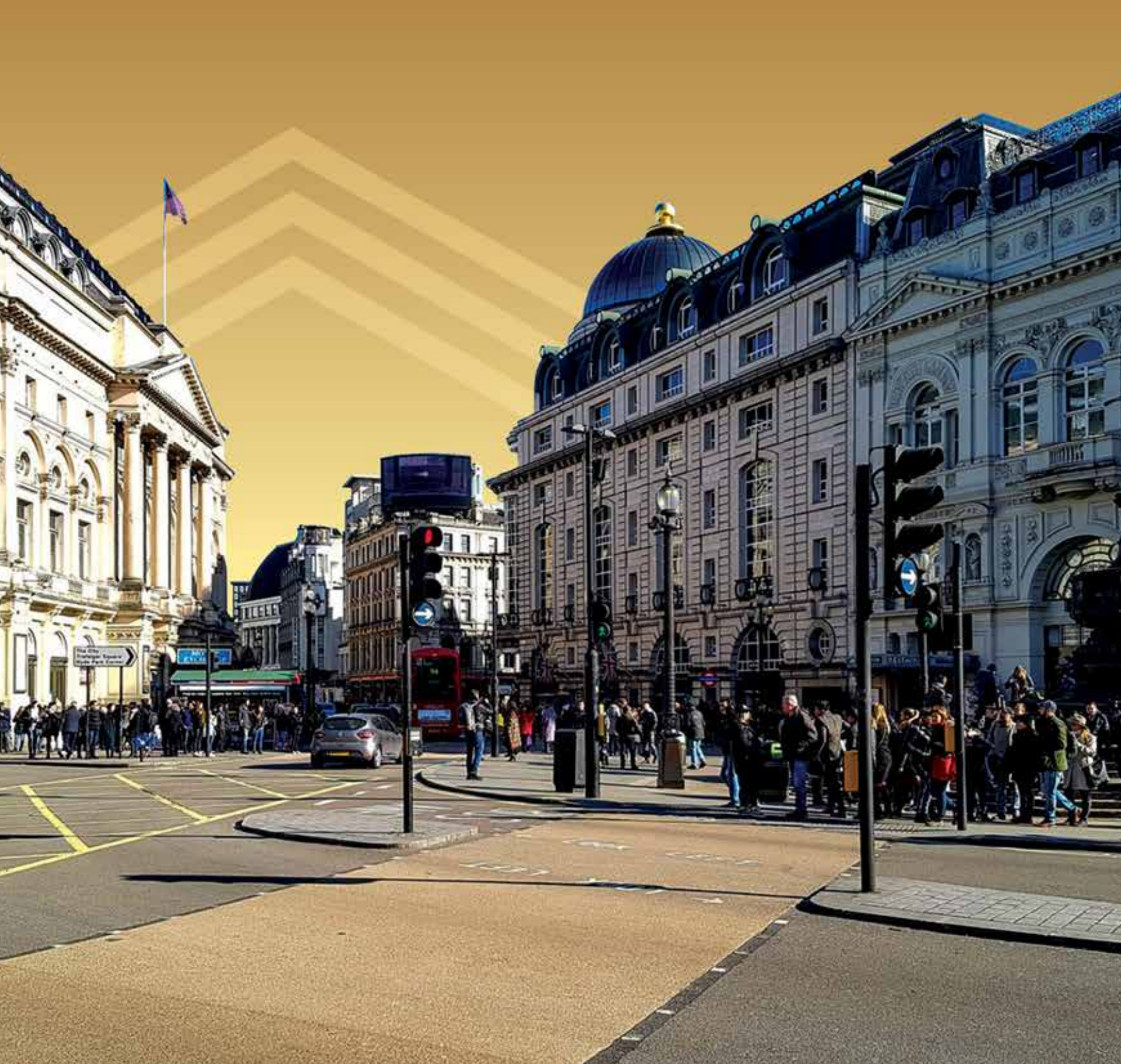
We deeply believe in strong business bonding with each & every client in best possible way.

In this path of building homes with building relationships, we always created our strong roots by having support from Structural consultant, MEP consultants, Electrical Consultants, Architects, Legal and Financial consultants, Bankers, Suppliers to Government & semi-Govt agencies. Arun Sheth & Co is expanding every day with valuable support & suggestions from our customers.

Arun Sheth & Co. is pledged & will always be committed to deliver the best residential / commercial / corporate spaces in near future to cater to your need & expectation.



Arun Sheth & Co.™



A project — Inspired By British Architecture.

British architecture has a rich history consisting a combination of architectural styles dating from hundreds of years back. These architectural structures are known for their distinctive styles and close ties to the surrounding landscapes. British architecture is inspired by various styles, such as Gothic, Georgian, Victorian, brick and stone construction, and garden landscapes. These architectural styles are ornate consisting of features such as arches, ribbed vaults, cornice bands, and brackets. The project Anika Piccadilly is inspired by this age-old, vintage architectural style. Which will let you delve into the anecdotes of medieval architectural craftsmanship while offering all the comfortability of the modern world.



A man in a dark suit stands on a concrete ledge, looking out over a city skyline at sunset. The sky is a mix of orange, yellow, and blue. The city below is silhouetted against the bright light. The man's shadow is cast on the ledge he is standing on.

**ANIKA
PICCADILLY**
PUNAWALE, PUNE

Presenting Anika Piccadilly, an exclusive 2 BHK Project inspired by contemporary British Architecture.

Anika Piccadilly, one of the biggest projects in Punawale, is spread across almost 7 acres land and is truly a landmark in the making.

Anika Piccadilly is a well-planned community of fully automated 2 BHK homes with a host of people-centric amenities. These well-crafted Apartments come with an upscale lifestyle.

Anika Piccadilly is at a prime location at Punawale, providing unmatched connectivity to all the important landmarks such as Pune Mumbai expressway, Hinjewadi, Pimpri Chinchwad etc

A proposed direct connecting road to Hinjewadi will further improve the link and reduce travel time





High Life.... High Hopes

Anika Piccadilly offers you an impeccable
lifestyle filled with higher aspirations & dreams



ANIKA
PICCADILLY

A
PROJECT BY
ARUN SHETH & CO.

The Lifestyle you lead
**Defines your
Personality.**





Applying thought. Redefining luxury.

We have created spaces inside and around the building considering clients needs so your every single day is peaceful & filled with happiness.

We have provided a dedicated children's play area, badminton, basketball, tennis courts, swimming pool, gymnasium, skating rink apart from open green spaces.

To add to your peace of mind, there is a dedicated Day care for the toddlers as well.





Innocence
is in the air.—





Pamper
yourself
in the company
of the best. —



The true
Essence
of life—





Automated
Homes



Club
House



Children's
Play Area



Podium
Garden



Party
Lawns



Pavilion with
Covered
Seating



Open
Amphitheater
with Stage



Herbs
Garden



Barbeque
Area with
Seating



Pavilion for
Meditation



Guest
Bedrooms



Jogging
Track



Basketball
Court



Recreational
Hall



Full Height
French
Windows



Dedicated
Work From
Home Spaces



Gym



Childcare
Center



Toddlers
PlayArea



Video Door
Phone



Seating Area
Along the
Jogging Track



Floor Games form
Adults-Bowling &
Mini Golf



Flower
Garden



Swimming pool,
Baby pool with
Water Spout Wall



Skating
Rink



Grass
Jointed
Paving



Acupressure
Path



Boundary
Plantation



Tennis
Court

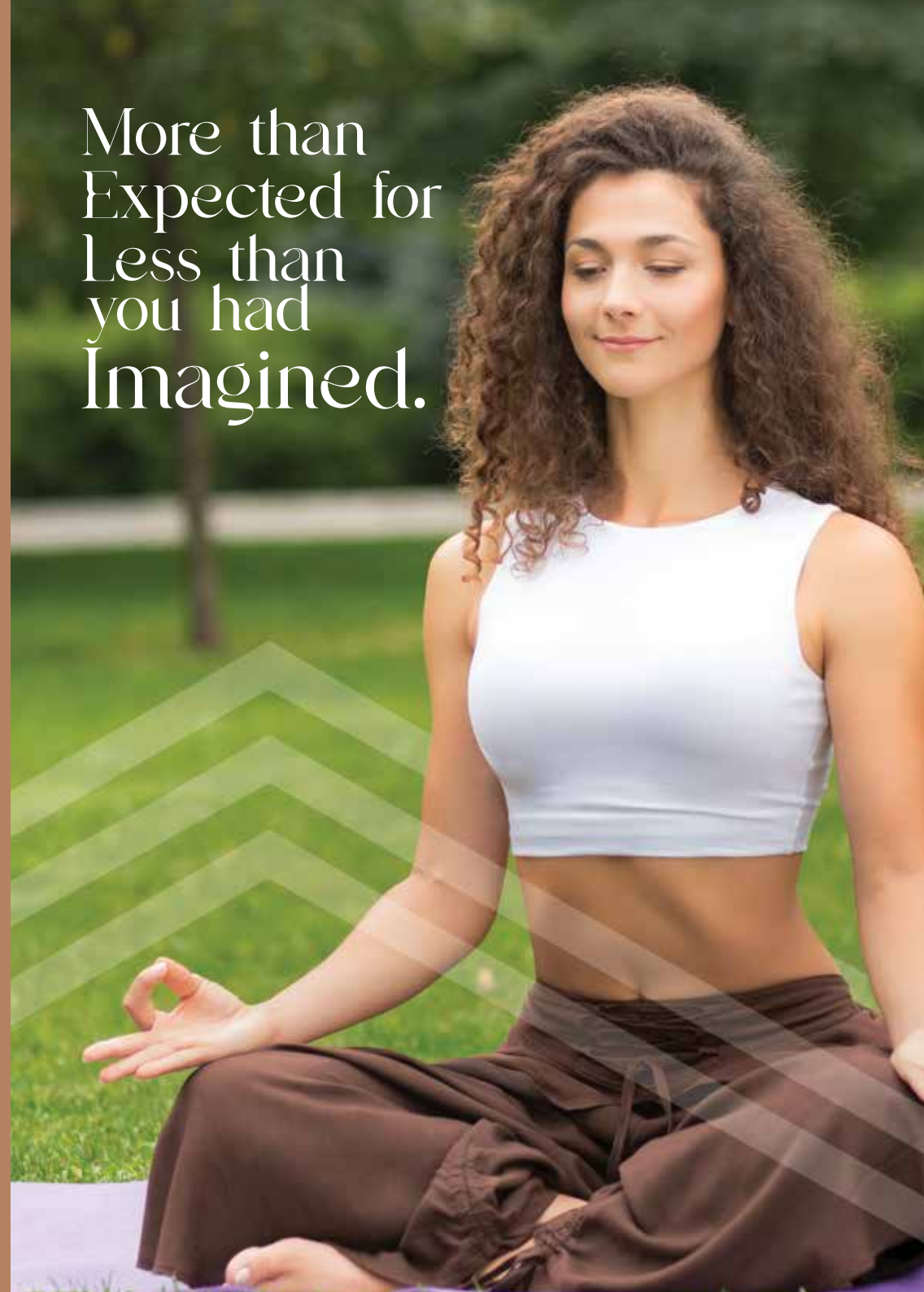


Sensory
Activity Area



Sandpit
Area

More than
Expected for
Less than
you had
Imagined.





FLOORING AND TILES

- Vitrified tiles - 2x4 ft in Living room, Bedroom, Kitchen
- Anti skid floor and dado tiles in washroom (till lintel level), dry terrace, and terraces
- Digital/double polished vitrified tiles for Lobby and Entrance Porch
- Dry balcony and terrace wooden finish
- 600x1200 or 800x800-Double Charged or GVT or Digital



DOORS

- Both side laminated entrance doors
- Wooden/Ply frame on Main and Bedroom doors
- Brass/Stainless steel finishing accessories fittings
- Main door with Digital Lock and eye piece, pvc magnet
- Steel Gray or similar granite frame for All washroom doors
- Europa or similar locks in Dorset
- Decorative name plate at the main door
- PVC/internal flush doors for bathroom and bedrooms/FRP doors



WINDOWS

- 2 or 3 Track Anodized or Powder Coated aluminium sliding window with granite sill
- MS safety railing
- Full height French windows



WALLS

- AAC Block Work: 6" thick external walls and 5" internal walls
- Gypsum Finish Internal Plaster
- Double coat sand faced plaster externally
- Passage-gypsum finish



PAINT

- Oil bound distemper for internal walls
- Apex paint for external wall
- Damp proof paint



KITCHEN

- Granite top platform or similar
- Stainless steel sink
- Cera/Jaquar/Equivalent CP Fittings
- Glazed dado tiles above kitchen platform up to lintel level
- Electrical points for all the basic amenities
- Washing machine plumbing & electrical points at Dry Balcony



ELECTRICAL

- Provision for TV, Telephone point
- Provision for Water purifier
- CCTV at Entrance Porch
- Wi-Fi cable point centrally located
- Provision of exhaust fan in kitchen and all bathrooms
- Provision for AC points only in Master bedroom and Living room
- Modular switches Legrand or similar
- Concealed fire retardant low smoke copper wire
- Circuit breaker
- 5 Amp charging point on Terrace



STRUCTURE

- R.C.C Framed structure
- Earthquake Resistance design and framed



PLUMBING

- Concealed piping
- Cera/Jaquar/Equivalent CP and sanitary fittings
- Geyser provision in all the bathrooms

Automated Homes





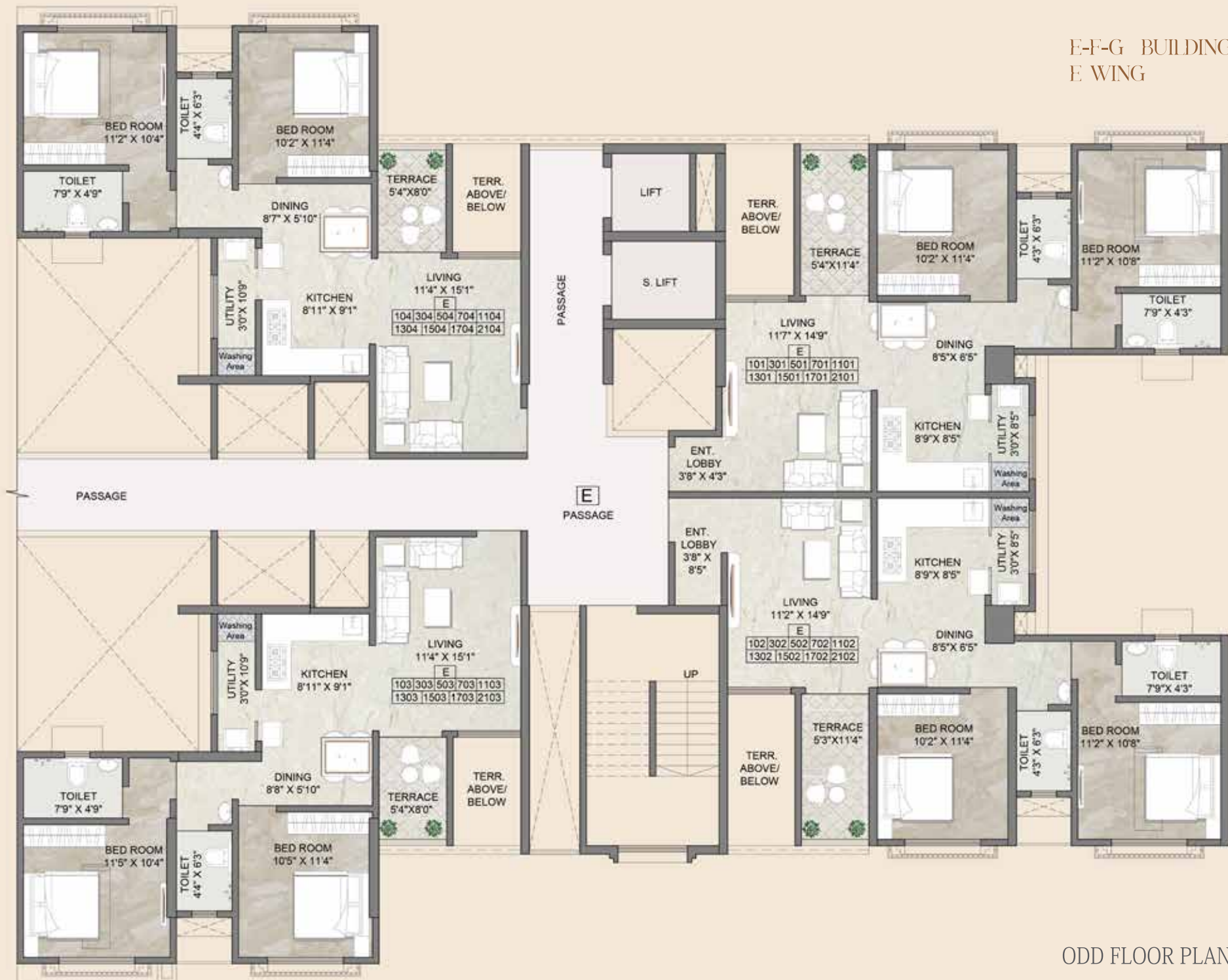
E-F-G BUILDING
E WING



EVEN FLOOR PLAN



E-F-G BUILDING
E WING



ODD FLOOR PLAN



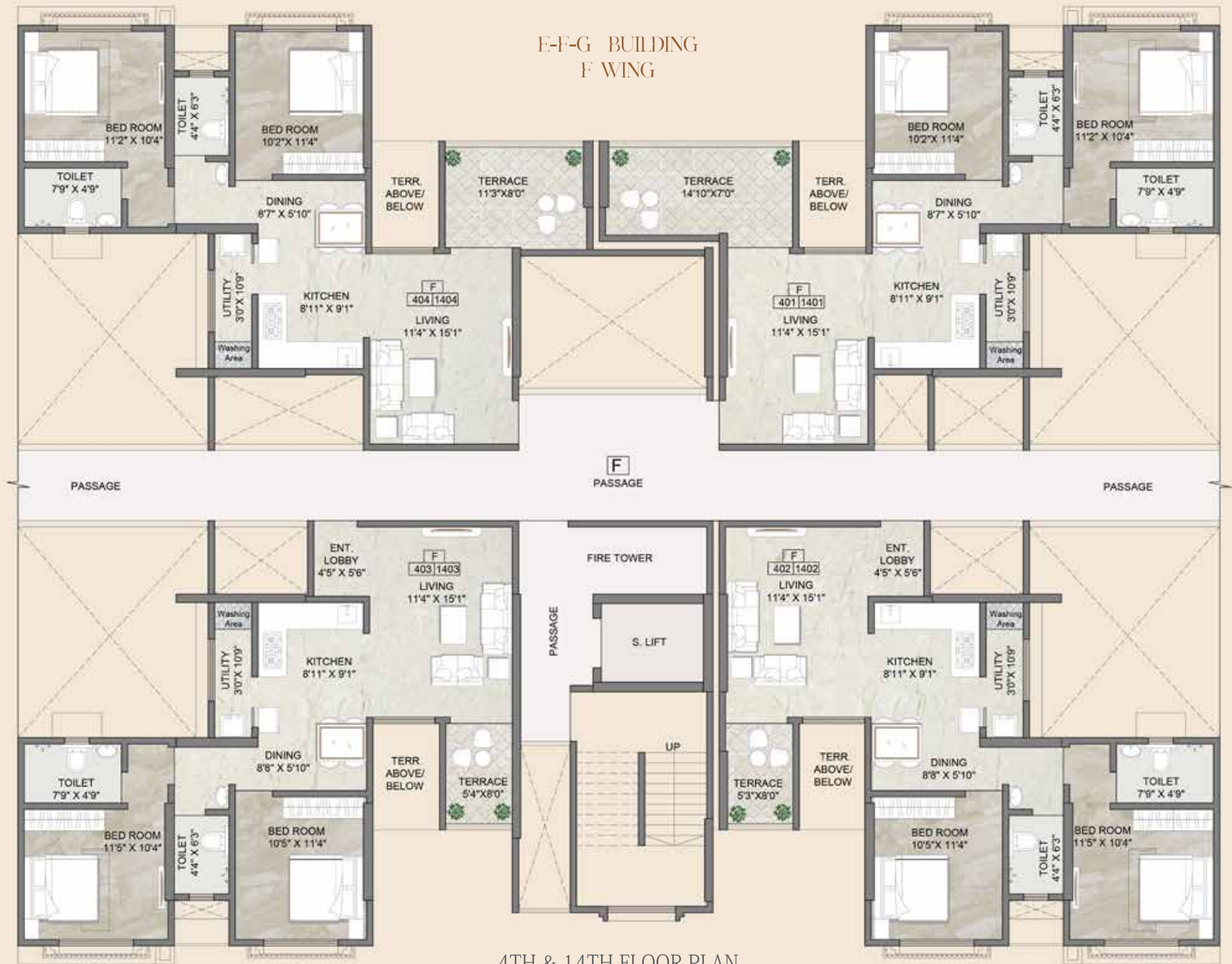
E-F-G BUILDING F WING



ODD FLOOR PLAN



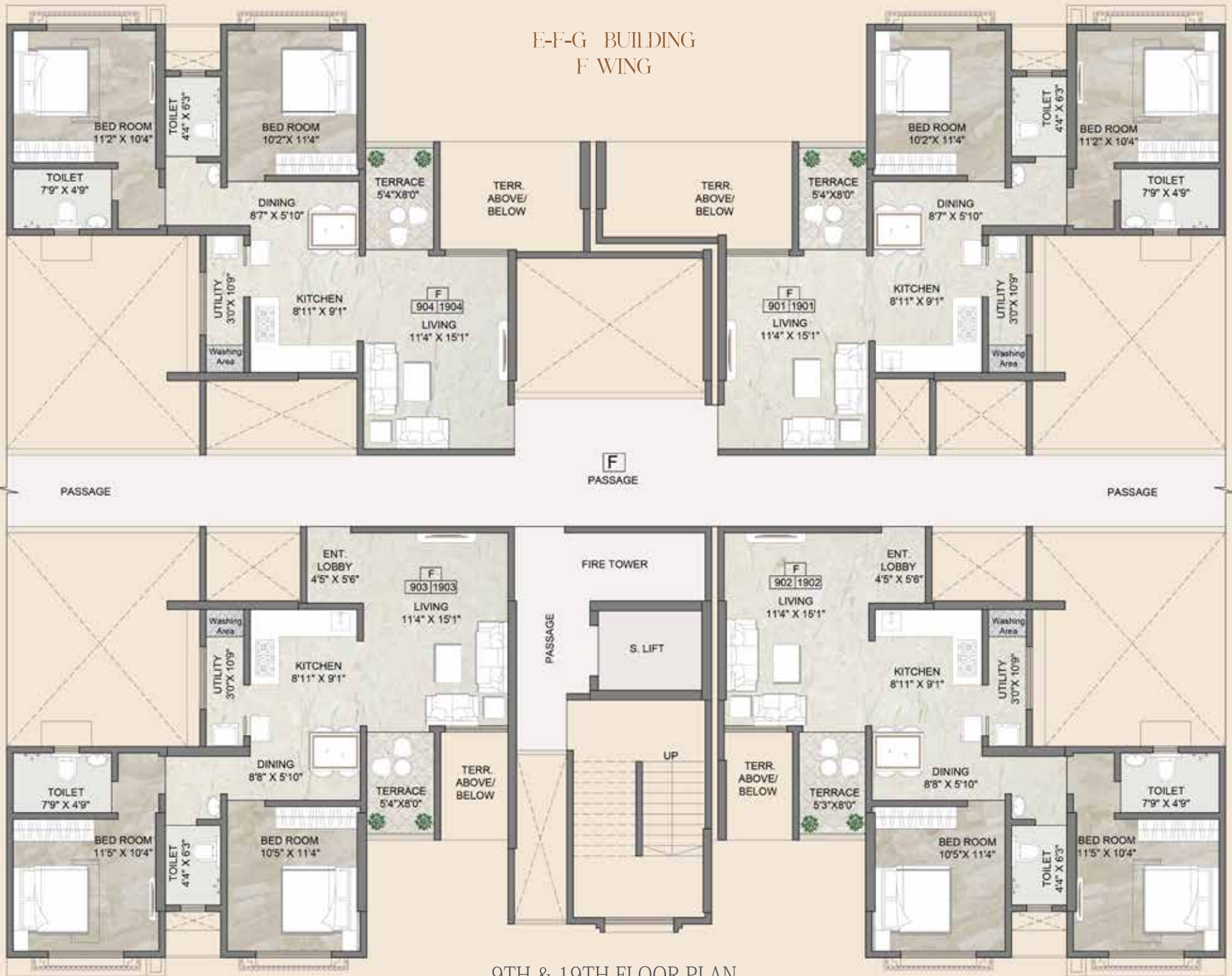
E-F-G BUILDING F WING



4TH & 14TH FLOOR PLAN

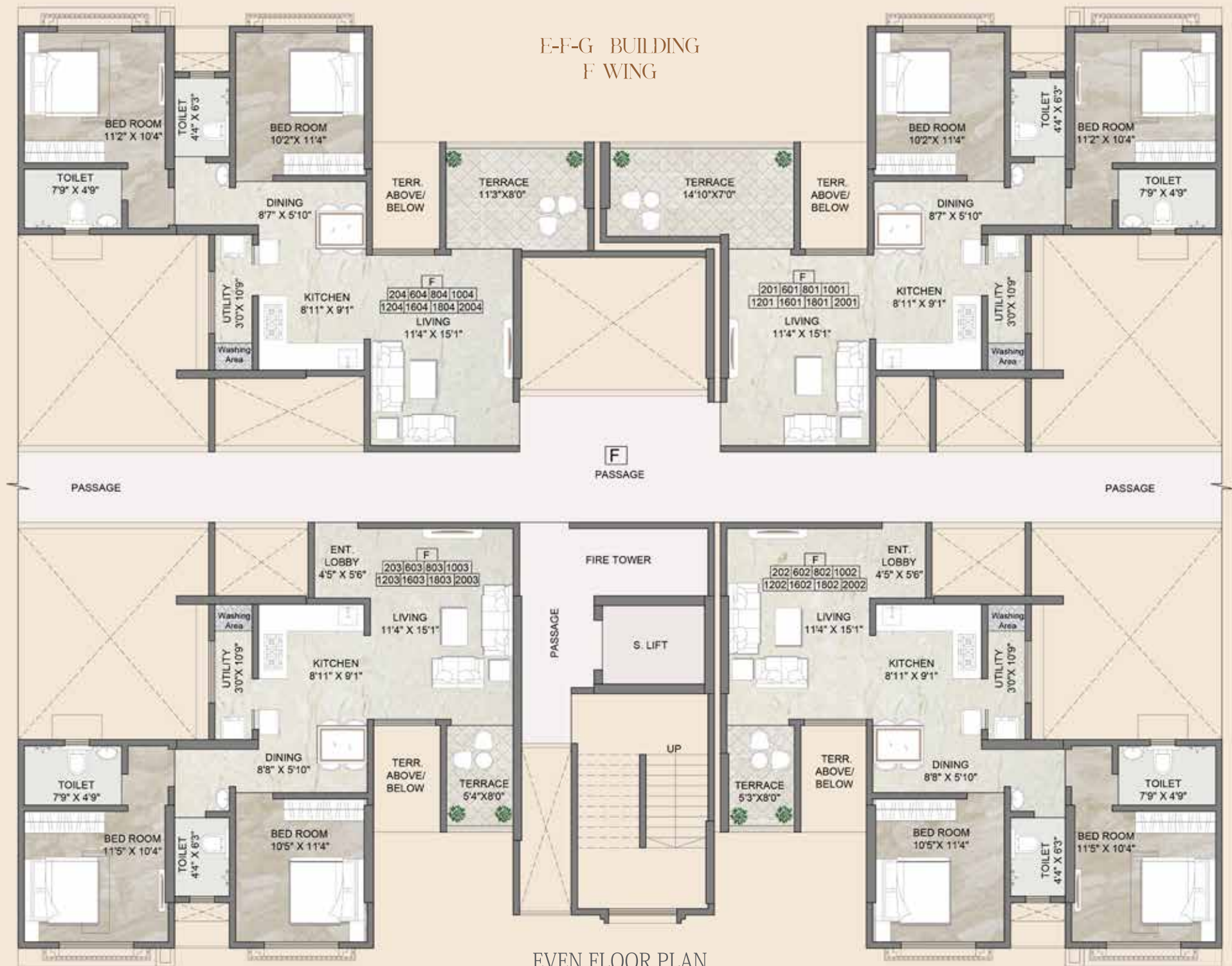


E-F-G BUILDING
F WING





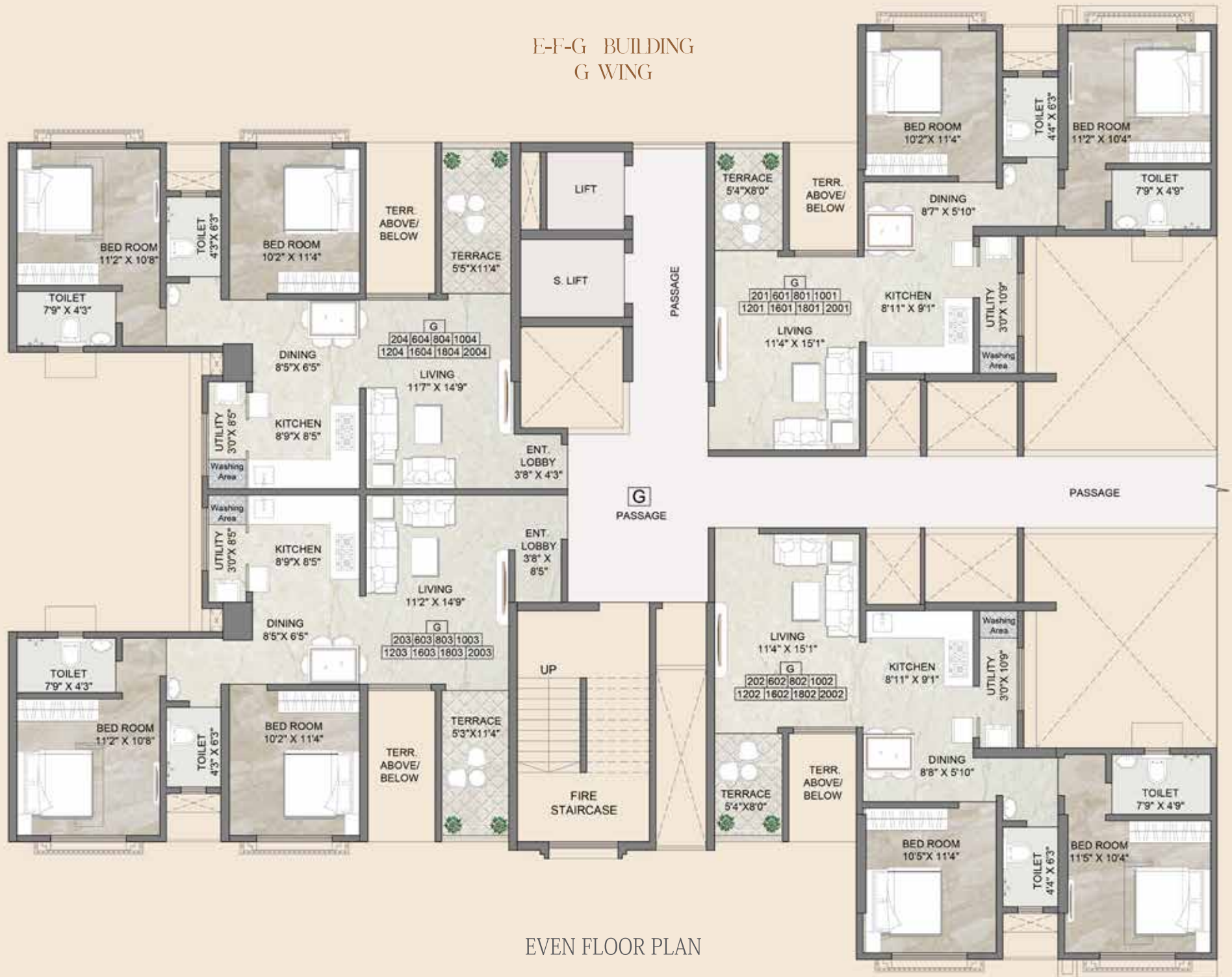
E-F-G BUILDING F WING



EVEN FLOOR PLAN



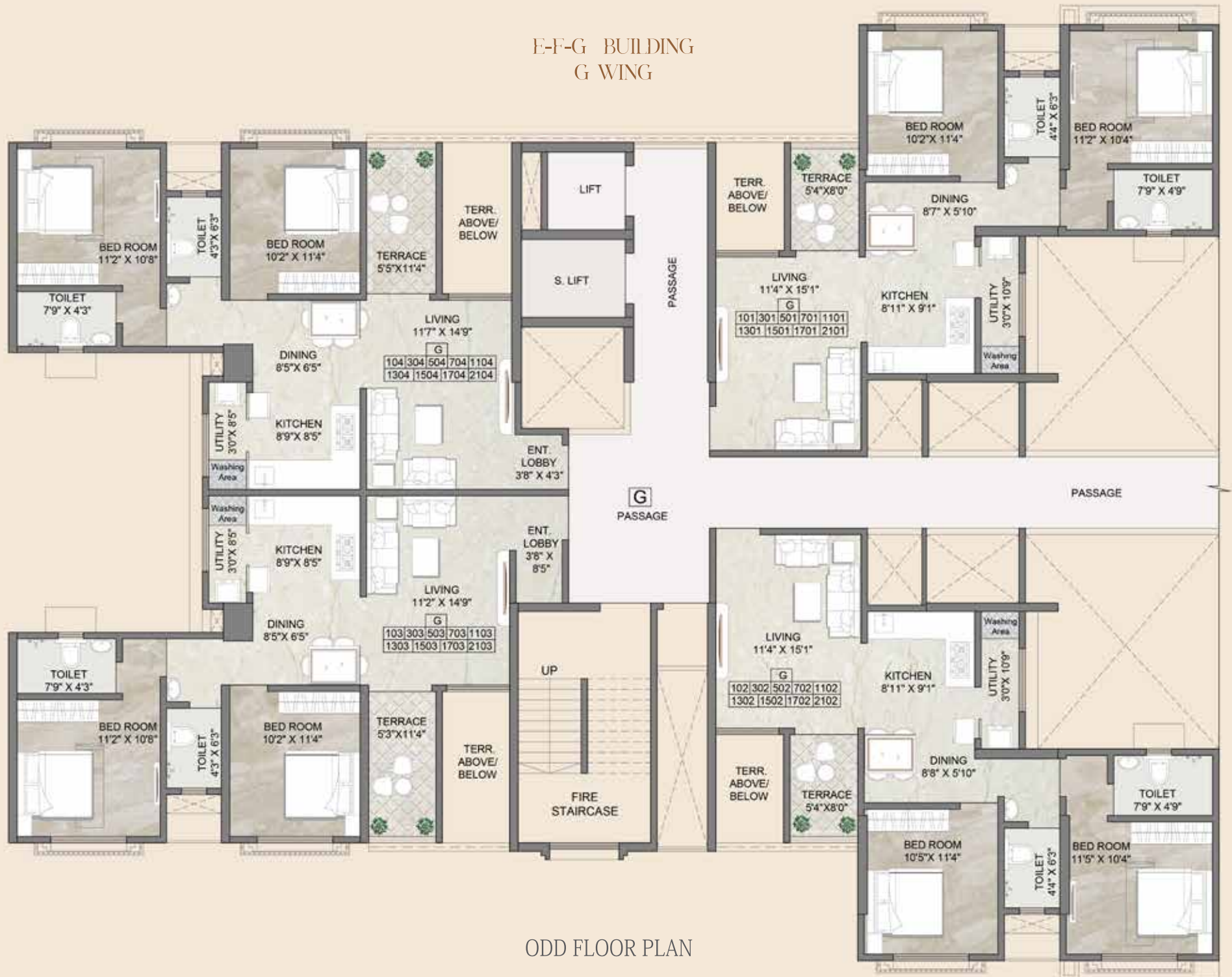
E-F-G BUILDING G WING



EVEN FLOOR PLAN



E-F-G BUILDING G WING



ODD FLOOR PLAN



E-F-G BUILDING



TYPICAL EVEN FLOOR PLAN (E-F-G BUILDING)



Completed Projects

1	Harinarayan Smruti Sadashiv Peth	2	Vasavi Apartment Sadashiv Peth	3	Krishna Kunj Subhashnagar, Tilak Road	4	Alok Heights Sadashiv Peth
5	Dattatray Smruti Shaniwar Peth	6	Sitaram Apartment Narayan Peth	7	Shridhar Apartment Narayan Peth	8	Patwardhan Gadh Ganesh Peth
9	155/1 Ganesh Peth	10	Jeevan Heights Ganesh Peth	11	Alok Co-Op. Society Navi Peth, Dandekar Bridge	12	Ketki Co-Op. Society Navi Peth, Dandekar Bridge
13	Anupama Co-Op Soc Navi Peth	14	Amrapali Co-Op Soc Parvati, Plot No. 3	15	Alok Nagari B- Building Kasba Peth	16	Alok Nagari C-Building Kasba Peth
17	Alok Nagari D-Building Kasba Peth	18	Alok Nagari E-Building Kasba Peth	19	Alok Nagari F-Building Kasba Peth	20	Alok Nagari G- Building Kasba Peth
21	Anupama Heights Mangalwar Peth	22	Amrapali Society Aryaneshwar Society	23	Kailash Gultekadi	24	Opp. Bopodi Fugewadi
25	Anupam Nagari Bopodi	26	Shri Alok Nagari Nigdi	27	Shri Alok Nagari Warje	28	Pitamber Heights Shilavihar Clny, Paud Phata
29	Anay Apartments Guruwar Peth	30	Jeevan Heights Rambaug Colony	31	State Bank Of India Karve road	32	Alok Heights Padmachhaya Soc, Kharadi
33	Sanskriti Kaspate Vasti, Wakad	34	Anika Ecclesia Pisoli, Pune	35	Balaji Paradise Dhayari	36	Anika Heights Sadashiv Peth
37	Anika Apartments Padmachhaya Society, Kharadi	38	Anika Enclave S.No. 40/4, Bhoirwadi, Hinjewadi,	39	Sanskriti Arcade S. No. 228 Kaspate Vasti, Wakad.	40	Anika Arcade S. No. 32/5K, Pisoli
41	Anika Mangalam S. No. 67/1/2/1 Katra	42	Anika Regalia Mukundnagar	43	Anika LaxmiNivas Mukund nagar		

Beyond Comparision

Rest assured, you are at the right place if you wish to buy a home in west Pune.

Nothing comes close to a home at Anika Picadilly when it comes to location,

offerings, space, connectivity and value.



EDUCATION CENTRES AROUND

Euphoric Kids	03 Min
Pcmc Primary School Punawala	24 Min
Bright Future Academy	05 Min
Foster Kids	02 Min
Adhira International School.....	04 Min
Podar Jumbo Kids Punawala	07 Min
Cambridge International School.....	10 Min

HOTEL

Hotel Malgudi Bites	11 Min
Maa Bhuvneshwari	05 Min
Udapi Hotel	03 Min
Hotel Purnabramha	07 Min
Guru Prasad Hotal	07 Min

MALL & ENTERTAINMENT

Sai Millenium	04 Min
18 Latitude Mall	07 Min
Quality Stationers And Mini Market ...	05 Min
Elpro City Square Mall	17 Min
Phoenix Market City Wakad	13 Min

HOSPITAL

Apex Dental Clinic	08 Min
Punawale Multispeciality	04 Min
Aditi Multispeciality Hospital	10 Min
Nulife Speciality Clinic	05 Min
Sacchidanand Clinic	06 Min
Pulse Hospital	08 Min
Mauli Polyclinic- Punawale	03 Min
Life Care Multispecility Hospital	08 Min

PARK

PCMC Garden	13 Min
Mauli Garden	16 Min
Raghu Mauli Garden	17 Min
Life Republic Urban Park	12 Min
Bapu Palaskar Udyan	18 Min
Padmalaya Park	10 Min



Arun Sheth & Co.™



MAHA RERA NO.
P52100049940
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