

LAUNCHING



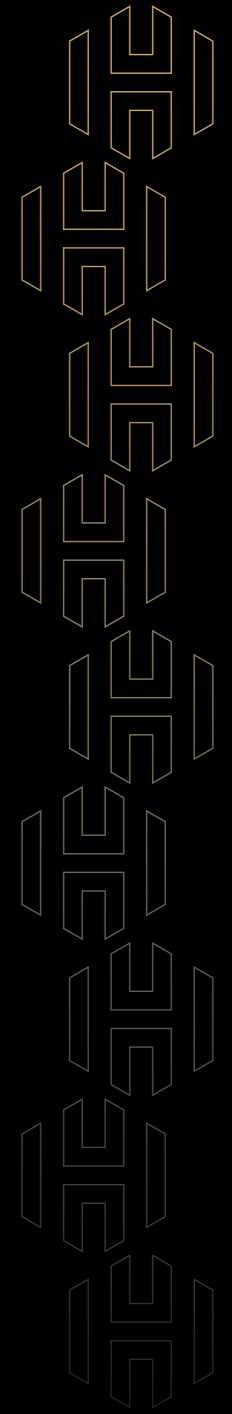
# THE HALLMARK

BY BUILDSTRONG





THE  
SIGNATURE  
GEM OF  
CHARHOLI





# FROM VISION TO REALITY, FROM PROMISE TO LEGACY.

Before a legacy is born, a bold idea takes root.  
*The Next Big Thing* is a campaign that captured  
the attention of Pune's real estate ecosystem.  
But now, evolution takes center stage.

The narrative unfolds into something far more  
refined, far more iconic.

*Welcome to the story that redefines Charholi.*

# WHY THE NEXT BIG THING?

Progress begins with a vision, but greatness comes from leaving a mark. The Next Big Thing wasn't just a campaign. It was a mindset, a symbol of a pioneering spirit in Pune's emerging landscape.

The green, poised, and powerfully connected Charholi is set to become the beacon for forward-looking living.



# THE POWERHOUSE OF PROGRESS

Charholi isn't just emerging it's leading. Located close to Pune's International Airport and surrounded by some of the city's most upcoming growth corridors, this destination enjoys future-ready connectivity and prime positioning in the **Green zone of North Pune**.

*This is the address for those who believe in buying ahead of the curve.*



# FUTURE-READY LINKS TO A BALANCED LIFE

- *Metro extension, PMT routes, and Arterial roads connect every major node.*
- *Proposed Charholi-Wagholi Road cuts down travel time.*
- *Close to Pune International Airport (10 kms)*
- *Seamless access to Koregaon Park, Kharadi, Magarpatta, and more.*



## KEY DISTANCE

### EDUCATIONAL INSTITUTES

- MIT College 05 KM
- RKL School 05 KM
- Radcliffe School 05 KM
- D. Y. Patil College & School 06 KM
- AIT College 08 KM

### IT HUBS

- Yerwada 14 KM
- Talwade IT Park 15 KM
- EON IT Park, Kharadi 16 KM
- Kalyani Nagar 18 KM
- Magarpatta IT Park 22 KM
- Hinjawadi IT Park 25 KM

### HOSPITALS

- Deokar hospital 750 M
- K K CARE Hospital 04 KM
- Anand Multispecialty Hospital 05 KM
- Orchid Speciality Hospital 08 KM

### SHOPPING & ENTERTAINMENT HUBS

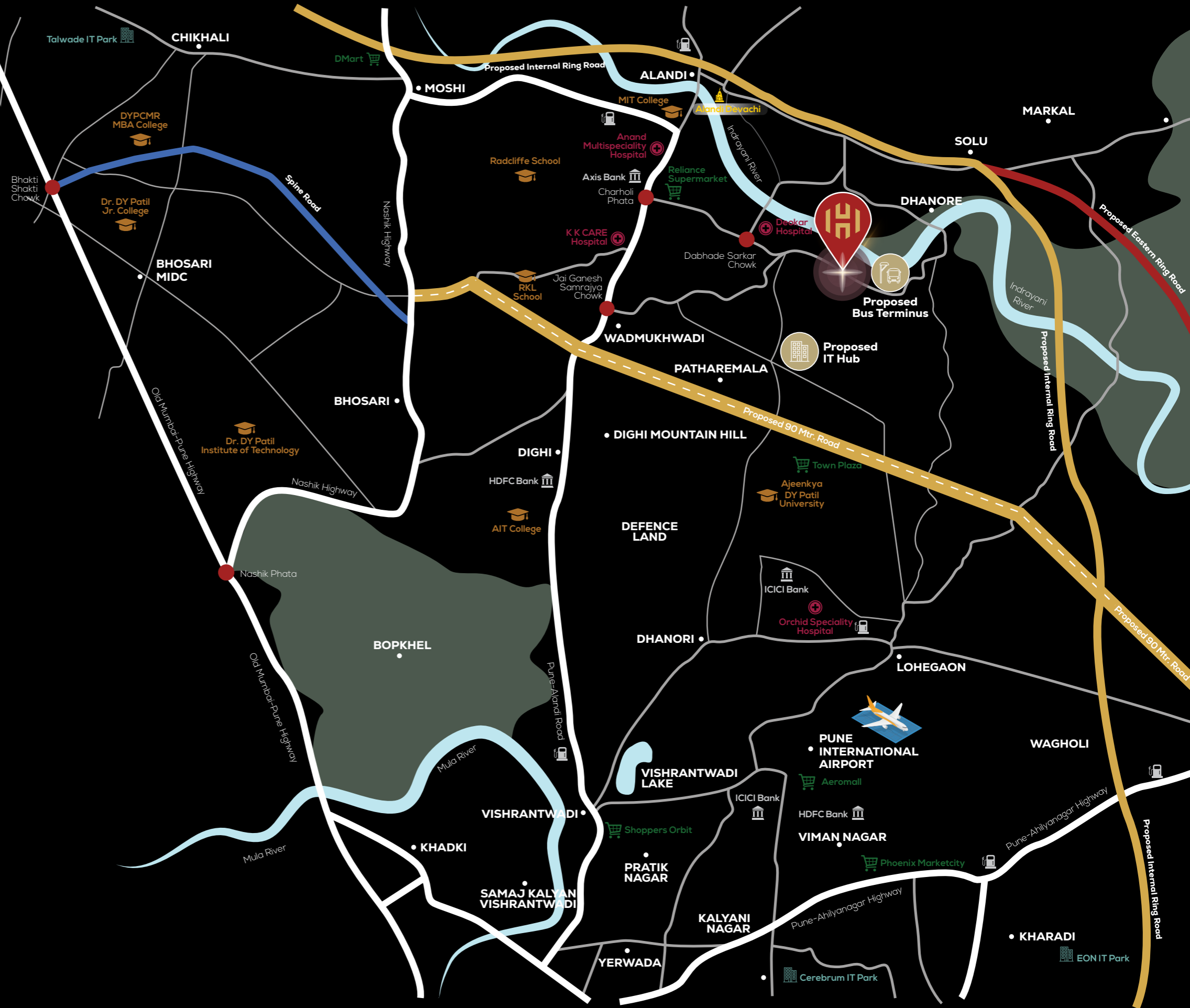
- Reliance Supermarket 04 KM
- Town Plaza 05 KM
- Aeromall 10 KM
- DMart 11 KM
- Phoenix Marketcity 14 KM

### CONNECTIVITY

- Alandi 05 KM
- Nashik Highway 09 KM
- Vishrantwadi 10 KM
- Pune International Airport 10 KM
- Viman Nagar 12 KM
- Wagholi 14 KM
- Koregaon Park 17 KM
- Pune Railway Station 20 KM
- Mumbai Pune Expressway 20 KM

### FUTURE CONNECTIVITY

- 90-Meter Road
- Internal Ring Road
- IT Hub
- Bus Terminus



# A NEW BENCHMARK RISES

After the resounding success of  
*Passcode: The Next Big Thing*,  
Buildstrong's bold vision now takes on an  
identity as rare as the address itself.

*From a movement with momentum*

*From momentum to meaning*

*The evolution is complete*





Artistic Impression



# THE HALLMARK

BY BUILDSTRONG

## WHERE LEGACY BEGINS

The Hallmark is not just a name it's a standard.  
Crafted with rare finesse, this project symbolises luxury redefined.



LUXURY AND  
SPACIOUS RESIDENCES



ICONIC  
ELEVATION



ELITE  
NEIGHBOURHOOD

*IT'S NOT JUST A RESIDENCE: IT'S A REPUTATION.*





# THE HALLMARK OF ARCHITECTURAL GRANDEUR


An architectural marvel anchored by grand double-height lobbies, The Hallmark introduces a design vision this neighborhood has never seen.

- *Iconic Multi-Tower Layout with 4 Residences per floor*
- *Premium Elevation & Design*
- *Luxurious clubhouse*
- *Ample Open Area*





# THE HALLMARK OF SIGNATURE LIVING



Every square foot is planned to breathe, from the sunlit living room to the grand balconies and kitchen layouts that echo refined taste. These are homes where space feels like a privilege.



10 ft. floor-to-ceiling height for grandeur and openness



Cross-ventilated plans ensuring air and light in every room



East-west orientation and vastu compliance



Balconies & bedrooms overlooking green spaces and amenities



Best-in-class interior features and finishes

*Crafted for those who view living not as a need,  
but as a refined experience.*



# EXPANSIVE, AIRY, AND SUNLIT WITH PANORAMIC WINDOWS

Designed to maximise natural light and openness, creating an inviting ambience for both relaxation and entertainment.



**KING-SIZED,  
WELL-VENTILATED, AND  
OVERLOOKING GREENERY**

Spacious and serene, each bedroom offers peace, privacy, and refreshing green views to wake up to.



GRAND, PRIVATE  
OUTDOOR ESCAPES  
WITH SKYLINE VIEWS

Thoughtfully designed for lounging or quiet reflection, these balconies extend your living space into the outdoors.

# MODULAR, ERGONOMIC, AND MADE FOR MODERN GOURMET LIVING

Efficiently laid out with premium fixtures, these kitchens are built to meet the needs of both everyday meals and special occasions.

# THOUGHTFULLY DESIGNED TO COMPLEMENT A LIFE OF REFINEMENT

Every bathroom is finished with premium global fittings and elegant surfaces. From sleek fixtures to ambient lighting and well-planned layouts, these spaces blend functionality with indulgence - creating a serene and sophisticated environment for your everyday rituals.



# THE HALLMARK OF CURATED LIVING

Experience amenities crafted  
for every age group and  
every lifestyle.



THE HIGH-LIFE  
STARTS HERE.



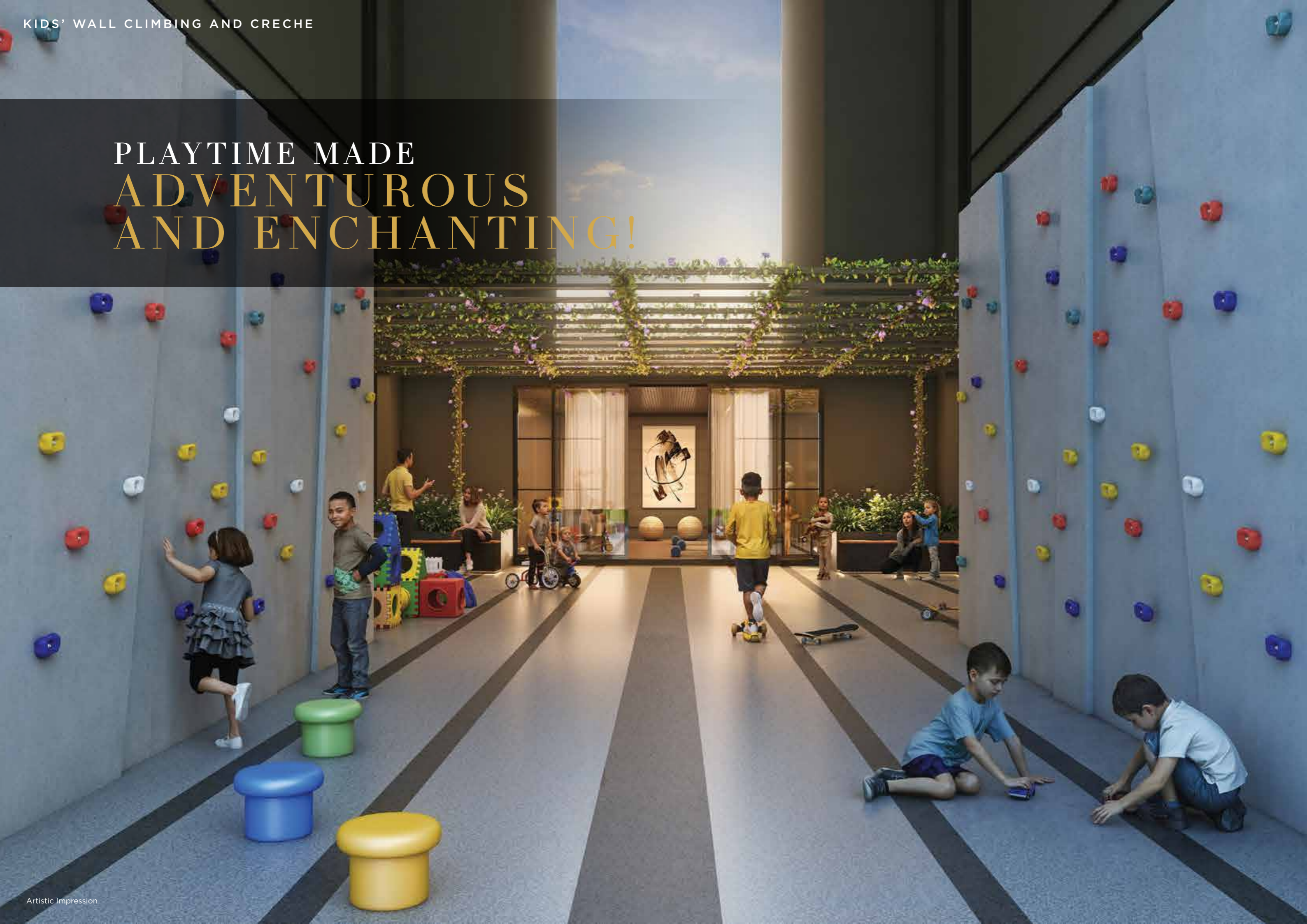
THE PATH  
TO AN  
ENRICHING  
LIFE!

MULTIPURPOSE COURT AND KIDS' PLAY AREA

# ENERGISE YOUR DAY AWAY!



# PLAYTIME MADE ADVENTUROUS AND ENCHANTING!



# WALK TOWARDS GRANDEUR!



SWIMMING POOL

PLUNGE INTO THE  
DEPTHS OF  
GOODNESS!



# CHASE SPORTING GREATNESS!





# AMENITIES



## MINDFULNESS



Outdoor Exercise Station



Book Café



Green Pathways

## FITNESS & SPORTS



Swimming Pool



Gymnasium



Multipurpose Court

## CONVENIENCE



Double Heighted Stylish Entrance Lobbies



EV Charging Station



Co-Working Area

## RELAX



Palm Court



Amphitheatre Seating



Party Lawn

## FOR CHILDREN



Adventure Sports Area



Indoor Games



Kids' Play Area

Multipurpose Hall | Outdoor Gym | Adventure Play Court | Calisthenics Court  
Skating Rink | Teenage Court | Pilates Studio & Many More

Artistic Impression

# SPECIFICATIONS



## TILES

MAIN FLOORING  
Vitrified - 800 mm X 800 mm

BALCONY/TERRACE FLOOR  
Porcelain - 600 mm X 600 mm

KITCHEN WALL DADO  
Vitrified - 600 mm X 1200 mm

TOILET/BATHROOMS WALL DADO  
Vitrified - 600 mm X 1200 mm

TOILET/BATHROOMS FLOOR  
Porcelain - 600 mm X 600 mm

BASIN COUNTERS  
Vitrified



## CP FITTINGS & SANITARYWARE

KITCHEN SINK  
SS 304 1mm - 535 mm x 460 mm

SINK DRAIN  
PVC - 40 mm

KITCHEN & TOILET/BATHROOM CP  
Brass Body Chrome Plated

TOILET/BATHROOM SANITARYWARE  
Ceramic Vitreous



## DOORS & WINDOWS

MAIN & BEDROOM DOOR  
Both Sides Laminated Post-Forming Wooden Doors

TOILET & BATHROOM DOOR  
Wooden Finish FRP Door and Frame

WINDOW  
Windows and French Doors - Sliding Type - UPVC  
Bathroom Window Louvers/Shutters - UPVC



## SECURITY SYSTEM

VIDEO DOOR PHONE  
IP Based



## PAINTING & WALL FINISH

INTERIOR  
Emulsion

EXTERIOR  
Acrylic



## ELECTRICAL

INTERNAL WIRE  
Copper/LSPVC

DISTRIBUTION BOARD  
Metal

SWITCHES & SOCKETS  
Polycarbonate and Polyamide

CIRCUIT BREAKERS  
DMC



**BUILDSTRONG**

-Landmarks-  
Committed to creation

## BUILDSTRONG'S HALLMARK: TRUST, QUALITY & VISION

With 20+ years of experience and a proven track record, Buildstrong now makes its boldest move into ultra-luxury with 'The Hallmark'.

Backed by 2.5 million sq. ft. of future projects and some of India's most respected consultants.



## THE WORLD OF BUILDSTRONG LANDMARKS

OVER  
5 Projects | 1 Million sq.ft. | 1000 units  
Executed

OVER  
20 years  
of Experience

OVER  
2.5 Million sq.ft.  
Under Development



## THE HALLMARK BUILT BY THE BEST

### THE MINDS BEHIND TOMORROW'S MASTERPIECE

Excellence is a result of collaboration between visionaries. This project is brought to life by industry leaders - architects, designers, and planners who have crafted a legacy of innovation and precision. From globally inspired interiors to sustainable, future-ready structures, every detail reflects a commitment to perfection.

#### PRINCIPAL ARCHITECT

**Ar. Usha Rangarajan**

(35 years of Experience - Recipient of multiple awards)

Landscape Design Group

#### RCC STRUCTURAL DESIGNERS & CONSULTANTS

**Mr. G A Bhilare**

(40+ years of Experience)

G.A. Bhilare Consultants Pvt. Ltd.

#### LANDSCAPE ARCHITECT

**Mr. Vikas Labba**

(20+ years of Experience)

DesignTerra Landscape Consultants

#### PLUMBING CONSULTANT

**Mr. Rahul Sakore**

(25+ Years of Experience)

Pushkaraj Consultancy

# 3 BHK UNIT PLAN



CARPET AREA IN SQ. M.	BALCONY AREA IN SQ. M.	TOTAL CARPET AREA SQ. M.	TOTAL CARPET AREA SQ. FT.
96.43	12.74	109.17	1175

# 2 BHK UNIT PLAN



CARPET AREA IN SQ. M.	BALCONY AREA IN SQ. M.	TOTAL CARPET AREA SQ. M.	TOTAL CARPET AREA SQ. FT.
69.17	8.62	77.79	837

# 2 BHK UNIT PLAN



CARPET AREA IN SQ. M.	BALCONY AREA IN SQ. M.	TOTAL CARPET AREA SQ. M.	TOTAL CARPET AREA SQ. FT.
64.20	9.51	73.71	793



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-Landmarks-

Committed to creation

**Site Address:**

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Charholi Budruk, Pune, Maharashtra - 412105

**Corp. Office:**

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