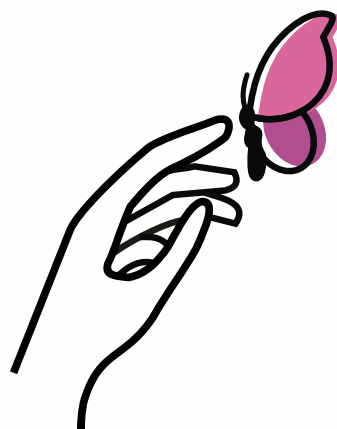


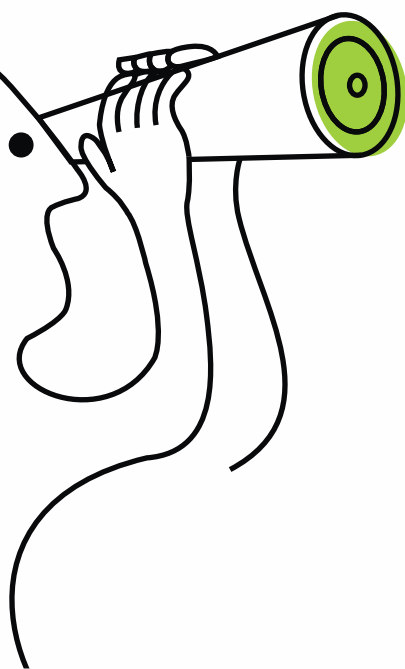
GANGA
FLORENTINA

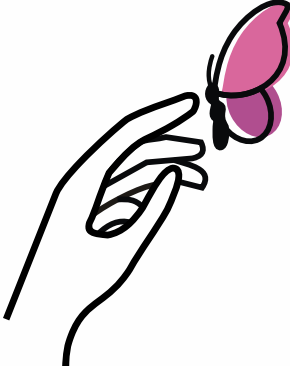
Balmy Homes





CONNECT TO A
REFRESHING VIEW
OF
SUCCESS



A minimalist line drawing of a hand holding a pink butterfly. The hand is simple, with black outlines, and the butterfly is a solid pink color with black outlines.

GANGA FLORENTINA

Balmy Homes

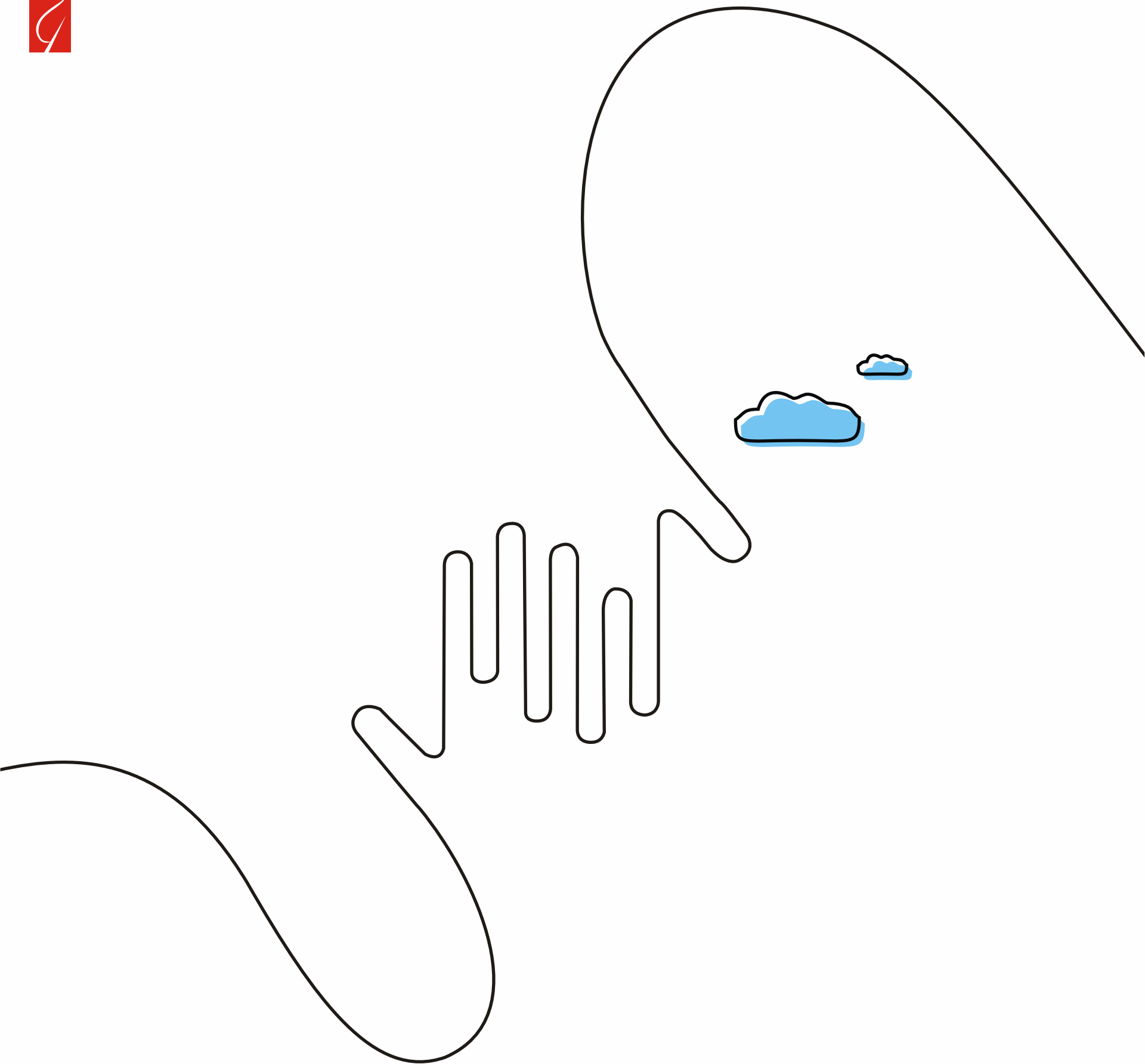
Challenge the conventional;

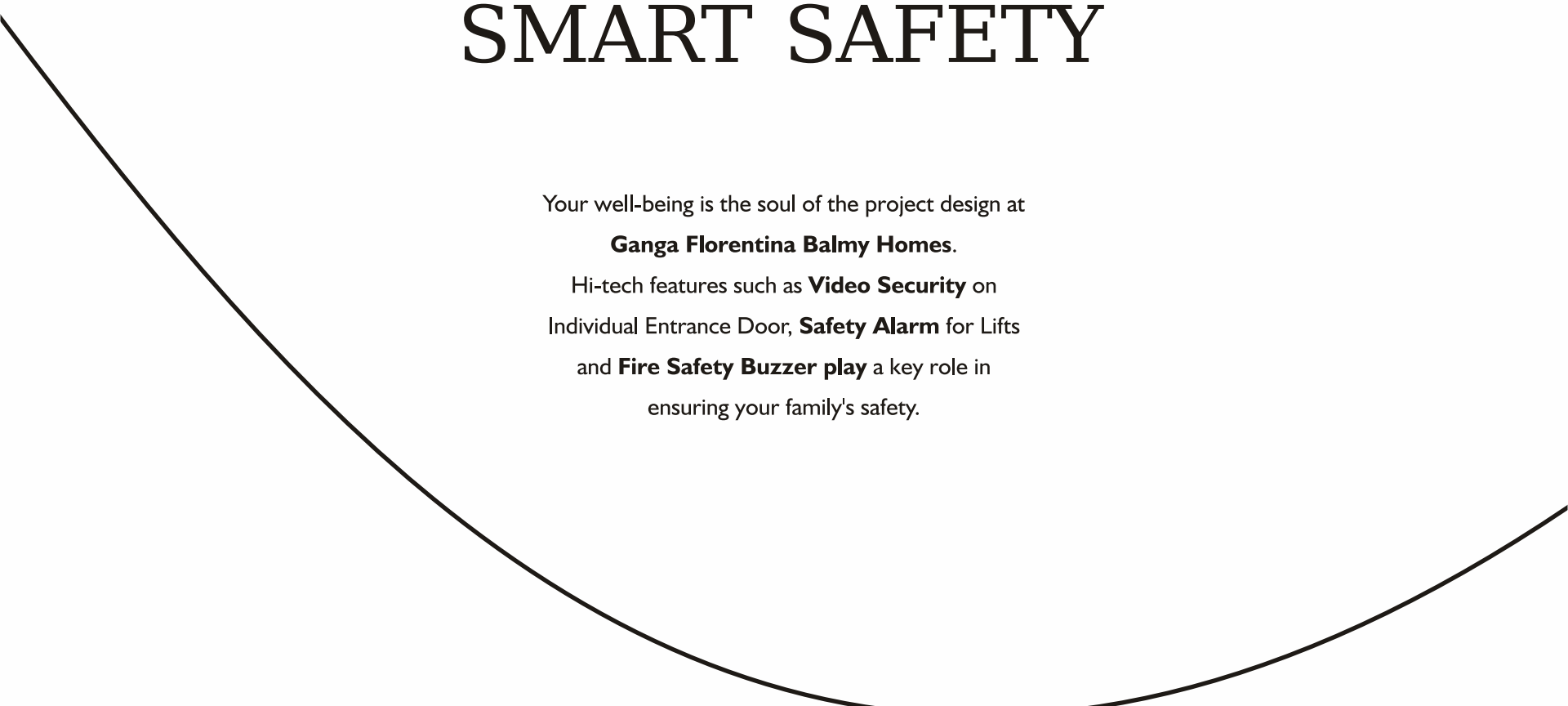
Raise the bar;

Elevate the experience;

Reinvent your existence;

Live life to its fullest!



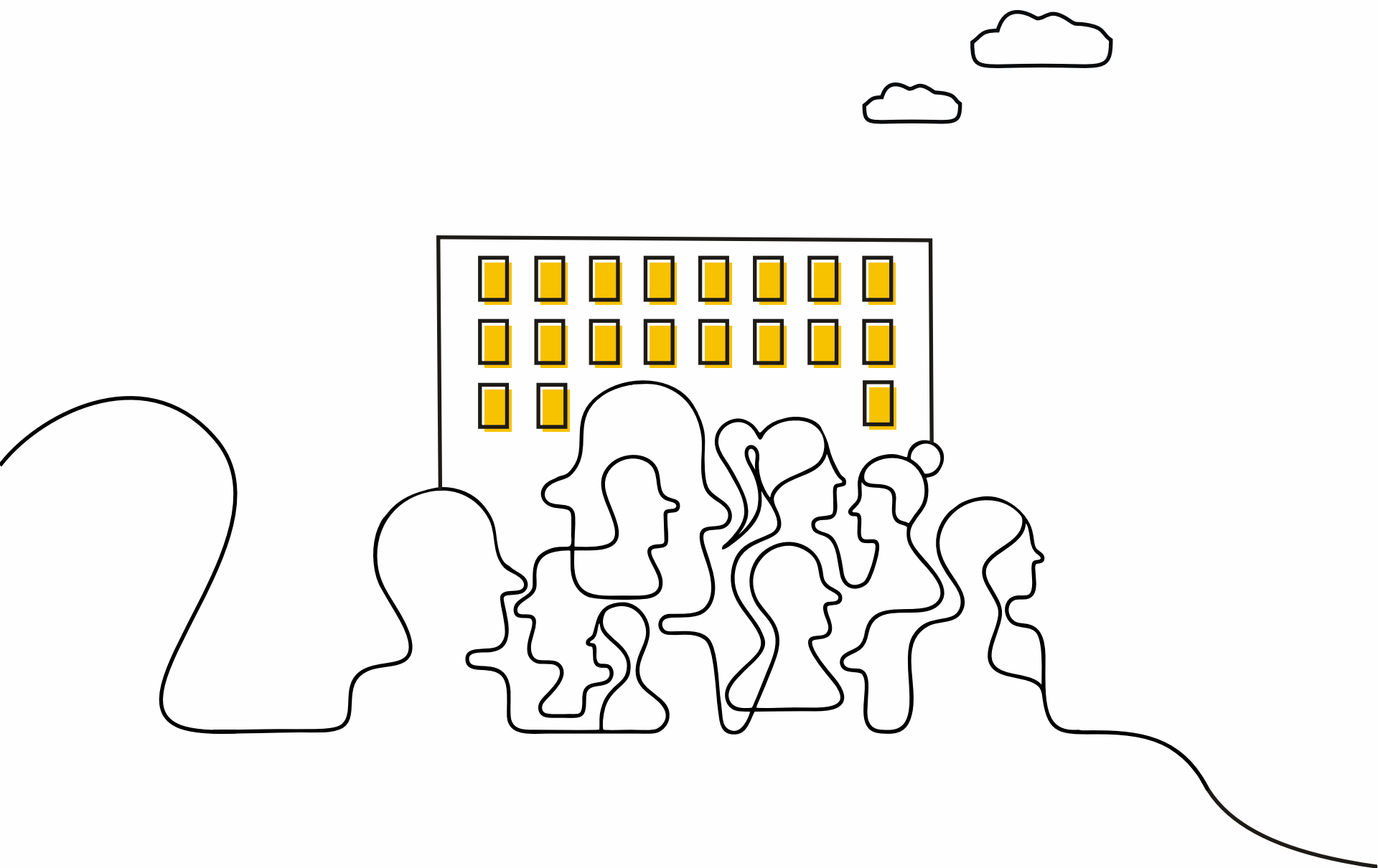


CONNECT TO SMART SAFETY

Your well-being is the soul of the project design at

Ganga Florentina Balmy Homes.

Hi-tech features such as **Video Security** on
Individual Entrance Door, **Safety Alarm** for Lifts
and **Fire Safety Buzzer play** a key role in
ensuring your family's safety.



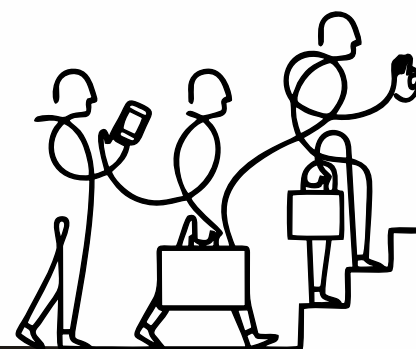


CONNECT TO A LIVELY & LIKABLE COMMUNITY

Join the community of **160 happy families** who have
found fulfillment.

**Amenities such as the Club House, Yoga Room,
Sports Court and Party Lawn promote socializing.**

And you will soon be part of a wonderful community of
elite home owners.

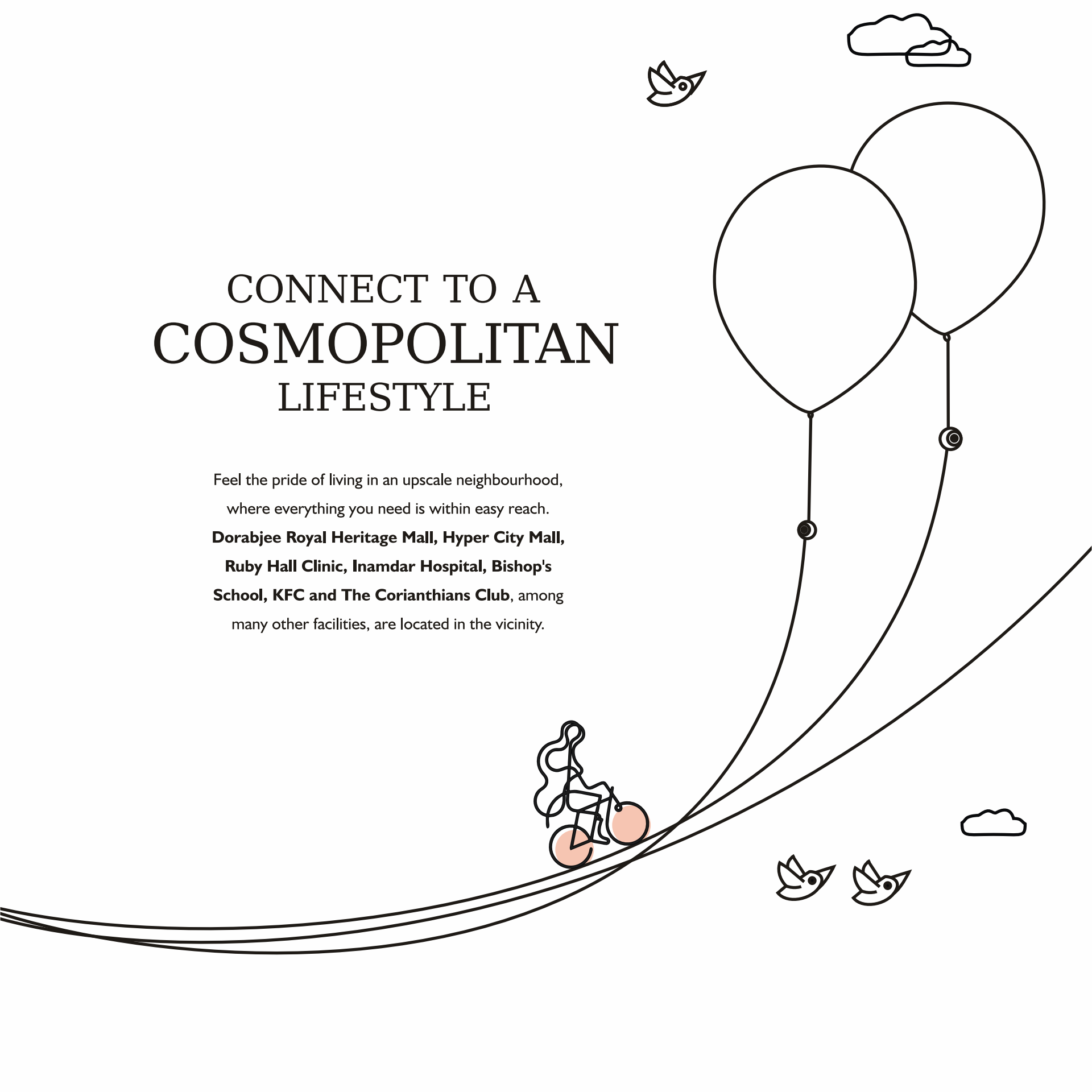




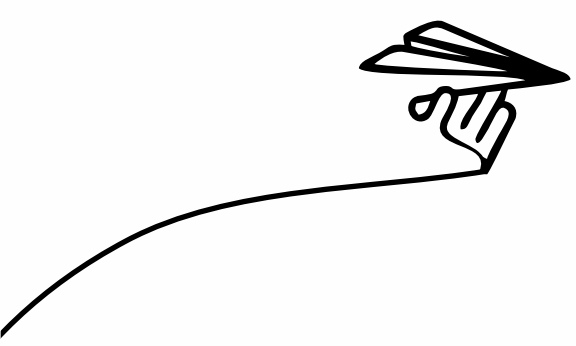
CONNECT TO A COSMOPOLITAN LIFESTYLE

Feel the pride of living in an upscale neighbourhood,
where everything you need is within easy reach.

**Dorabjee Royal Heritage Mall, Hyper City Mall,
Ruby Hall Clinic, Inamdar Hospital, Bishop's
School, KFC and The Corinthians Club,** among
many other facilities, are located in the vicinity.







CONNECT TO AN ABUNDANCE OF AMENITIES

There is never a dull moment at

Ganga Florentina Balmy Homes!

Get your daily dose of wellness at the Yoga Room and
Sauna. Play out a good game at the Multipurpose
Sports Cluster. Celebrate in style at the well-
maintained Party Lawn and head to the Club House for
some quality leisure time.



FIND IT ONLY HERE..!

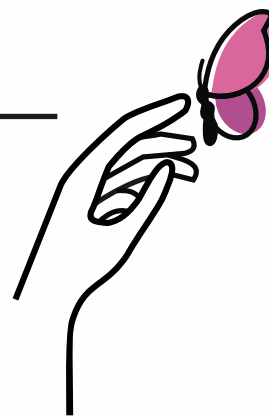
35% open space

Resort-like charming ambiance

Ample privacy; heartwarming tranquility

Forest view with no-development zone towards South

Cricket & soccer ground for youngsters





Zaheer Khan's
Fine Dine



Lulla
Nagar
Chowk



PNG
Gold



Bibwewadi - Kondhwa Road



Noble
Hospital



Relience Mart



RIMS International
School



Jyoti
Pure Veg



NIBM Post Office Road



NIBM

Kondhwa Road



NIBM Road



Dorabjee's



Serra International
School



KFC



Inox





oy Hall Clinic

Mohammad Wadi Road



Anandwan



Masjid



Church



GANGA FLORENTINA

Balmey Homes



VIBGYOR
High School



Delhi Public
School



The Corinthians
Resort & Club



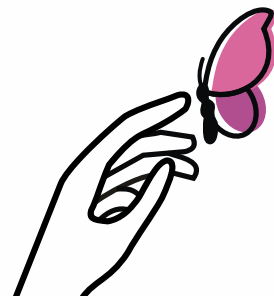
Sanskriti
School



Axis
Bank



Hadapsar Road



GANGA
FLORENTINA
Balmey Homes



LANDMARKS

Rims World School, Undri

Bishop's School, Undri

Vibgyor School, N I B M Undri

Serra, NIBM Undri

Delhi Public School, Undri



EDUCATION

Ruby Hall Clinic

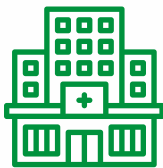
Inamdar Hospital

Satyanand Hospital

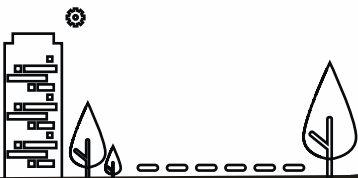
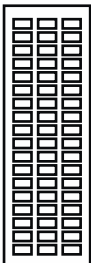
Noble Hospital, Kondhwa

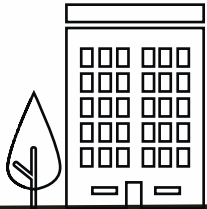
Multi-speciality Health Care Center

Prakriti Ayurvedic Hospital



HEALTHCARE





Dorabjee Royal Heritage Mall

Hypercity

Reliance Mart

Amanora Mall

INOX

FAME



SHOPPING

The Corinthians Club

Tutto Bene Delicatessen, NIBM Road

Mc Donald, Wanowarie

China Grill, Wanowarie

KFC, Kondhwa

Jyoti Restaurant



RESTAURANT'S





CONNECT TO
SENSIBLE AND
SPACIOUS
HOMES







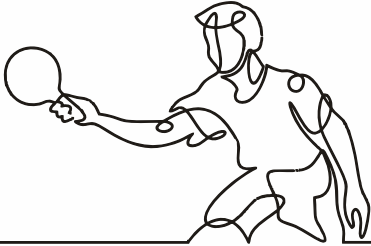




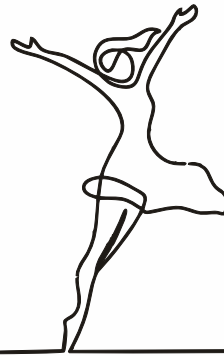




AMENITIES



Squash/Racquetball
Court



Dance/Music
Room



Indoor Games
Room



Practice Cricket
Full-Pitch Court



Outdoor Yoga
Area



Cross Training
Area

+ *Other Modern Games*



FLAT AMENITIES

- UV Water Purifier in kitchen.
- LED lights in each room and toilets.
- Ceiling Fans in living area & bedrooms.
- Exhaust fan in kitchen & toilets.
- Solar Heated Water System for Master Bathroom.

COMMON AMENITIES

- Anti termite treatment in parking.
- Fire Fighting System for Building.
- Power back-up for Common Services.
- Designer Entrance Lobby.
- Letter box & name Plate for each flat.
- Garbage Chute with waste disposal system.
- Internal concrete road of tremix and combination of paving blocks.
- Sewage Treatment Plant & treated water use for flushing & gardening purpose.
- Wiring provision for DTH/Broadband connectivity in all flats at single location.

LAYOUT AMENITIES

- Entrance gate with Security Watchman Cabin & Compound wall.
- Clubhouse having well equipped gymnasium, Steam bath and Jacuzzi.
- Multipurpose court for basket ball and Tennis.
- Children's soft play area.
- Landscape gardens.
- Senior Citizens sit out.
- Power efficient automatic water pumping system(Hydronumatic)
- Underground water tank having separate compartment for Drinking, Utility water & Fire water.
- Overhead water tank having separate compartment for Drinking, Utility water, Flushing water & Fire water.



SPECIFICATIONS



R.C.C., BRICK WORK & PLASTER

- Earthquake resistant R.C.C. frame structure.
- External & Internal Brick / AAC block Masonry.
- Internal Plaster of Paris / Gypsum plaster finish.
- External Sand Face Plaster.



FLOORING

- Vitrified flooring in Living Room, Kitchen & Bedrooms.
- Anti-skid ceramic flooring in toilets & terraces.



KITCHEN

- Granite Kitchen Otta with stainless steel sink.
- Ceramic dado tiles up to lintel level over kitchen otta.
- Separate connection for drinking water & wash water.
- Dry Balcony with provision for washing machine inlet & outlet.



DOORS

- Main entrance door with lock and name plate.
- Ply wood, wooden or equivalent door frames for bedrooms.
- Marble/Granite door frames for toilets.
- Both sides Laminate finish Internal Flush Doors.
- Mortise lock for main entrance door, cylindrical/round locks for all other doors.
- Powder Coated Aluminium Sliding door with Mosquito Net for terrace opening.



WINDOWS & RAILINGS

- Powder Coated Aluminum sliding Windows with Mosquito Net.
- MS Railing for Terrace.



TOILETS

- Ceramic dado tiles up to lintel level.
- Glass partition for Shower Space in Master Bathroom.
- Wall Hung Commode for all toilets with flush valve & health faucet.
- All sanitary fittings of Hindware/Cera/Equivalent make & quality.
- All CP Fittings of Jaquar/Hindware /Equivalent make and quality.
- CPVC Concealed Plumbing. Hot & Cold Mixer for shower.
- Control Valve for all toilets.
- Provision for Geyser inlet, outlet and power point in all toilets.



ELECTRIFICATION

- Concealed copper wiring with MCB.
- Telephone connection provision in living room.
- Provision of AC points in all bedrooms.
- Bluetooth/remote operated Automation switch plate for living room.



PAINTING

- Water based emulsion paints (Plastic Paint) for internal walls.
- Apex paint on external wall.



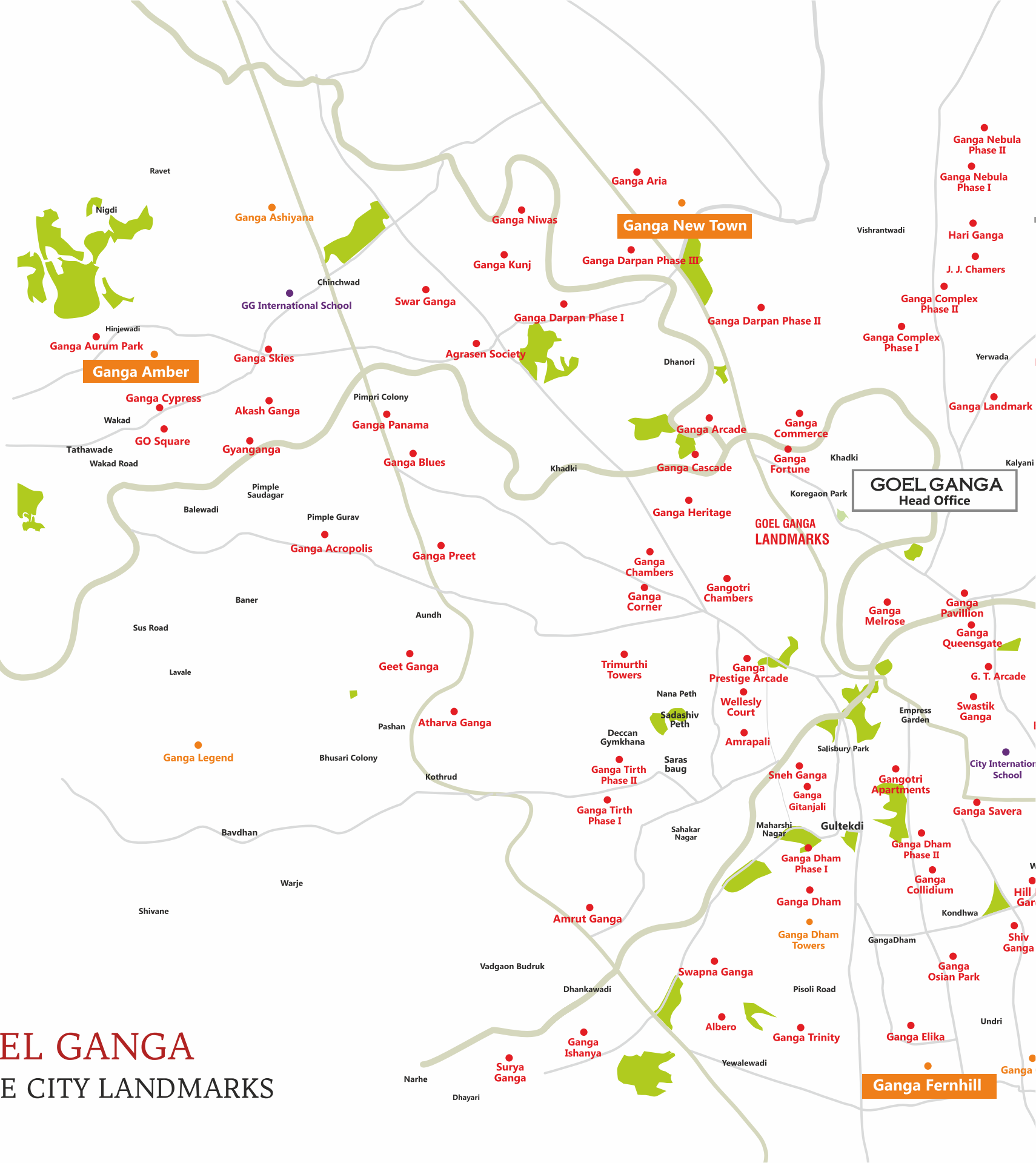
LIFT

- Passenger and stretcher lifts of Branded Make for each building with Generator backup.



SAFETY

- Fire Alarm System.
- Safety alarm for all lifts.
- Video Security on Individual Entrance Door.



GOEL GANGA
PUNE CITY LANDMARKS



CONSTRUCTED



40 million
Sq.Ft. Area

OVER



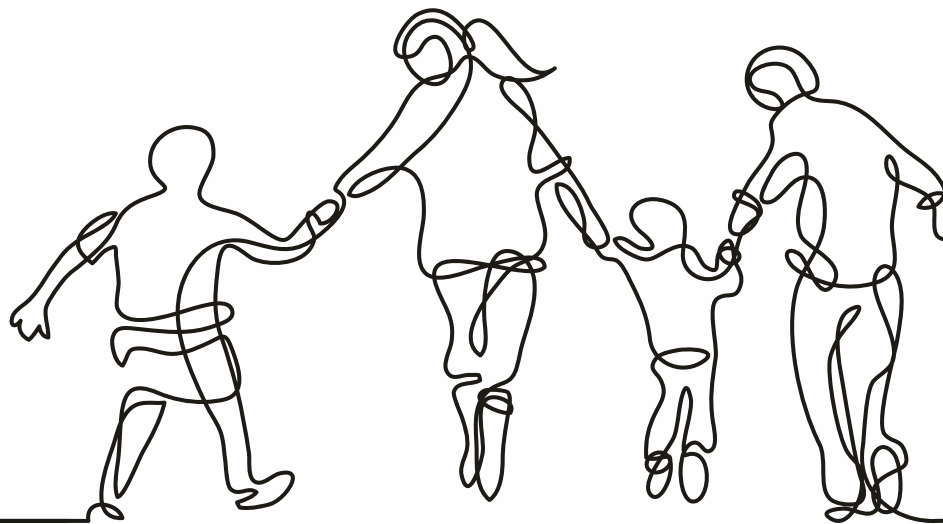
20,000
Happy Homes

COMPLETED



80+
Projects

- Ongoing Projects
- Completed Projects
- Other Ventures



 **GOEL GANGA**
DEVELOPMENTS
www.goelganga.in

SITE ADDRESS: Ganga Florentina, S.No. 36(P) & 28(P)
Mohammedwadi Rd, Mohammed Wadi, Pune, 411028.
CALL: +91 98605 77777 | **EMAIL:** ask@goelganga.in | **WEB:** www.goelganga.in

Project Partner

