



Love Pune ?
Live Pune !





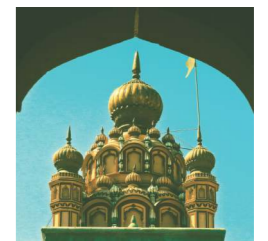
Ever wondered why we love Pune ?

Out of the countless reasons why we love Pune, some things top the list.

Being placed on a high altitude, the charming Climate of Pune and greens everywhere makes everyone fall in love with the city. The Culture of Pune makes everyone feel at home. Its all-encompassing characteristic balances fun with spirituality and laziness with enthusiasm... dissolving all differences and weaving people into a spirit of togetherness.

Another characteristic of Pune is their eye for details. Known for having a strong point of view, Pune has its roots in knowledge and detailing. Be it food, books, or art!

And now it can extend even to a living!





Live in the real Pune you love

Experience the wada design of Pune, or that perfect climate. Or take a dip in its culture, or spirituality. Or consider waking up amidst hills on one side and a game of badminton waiting for you on the other. Or then, just sit on the katta and sip some tea with your near and dear ones.

No, we're not taking you to different parts of Pune. It's all here. At Padmavati Hills. 2 & 3 BHK residences spread across 6.5 acres, for each one of you who loves Pune and wants to live in the real Pune.



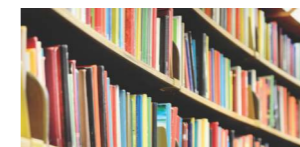
PADMAVATI HILLS



A perfect neighbourhood for a Puneri life

*H*ills, education, entertainment, art are all pillars of life in Pune. The neighbourhood of Padmavati Hills is showered with all. Hills on one side, plenty of educational institutions around, entertainment with a local flavor or choicest international destinations, and even theatre and art galleries to indulge in...

All put together, Padmavati Hills has a neighbourhood that creates a miniature Pune in its own embrace.





Pune enjoys a perfect climate, we enjoy a better one

A whiff of fresh air will welcome you at Padmavati Hills. In fact in many ways, it's even better than that of core Pune, because it's not just pollution-free but the altitude makes the temperature cooler than rest of the city.

In addition, we've ensured the development with minimal environmental damage and also planned the buildings to maximize wind-flow with funnel effects.

Welcome a living even better than perfect.

A high-angle, wide shot of a rooftop terrace at dusk. The terrace features a wooden deck, a large infinity pool with blue lighting, and a brick wall with a Buddha statue. The background shows a cityscape at night under a twilight sky. The text is overlaid on the right side of the image.

Avenues to relax are integral to a Pune living

We've woven this living with many tangible and intangible relaxing avenues. Because we know, that it makes a huge portion of love for Pune.

A gated community of like-minded people ensures the security of your assets, including your mind. The contribution of landscapes to relaxation is undeniable. We've thoughtfully chosen a number of plants, shrubs and a variety of flowers for their fragrances and colours to be planted here.

And a party lawn for planned events and those unplanned get-togethers.




Experience the wada culture, and the Pune Culture

Wadas were loved for their openness, and also for the coziness they brought. Capturing that essence, we, at Padmavati Hills, have a Central Garden Area with buildings on three sides.

Being the center of all activity, the central garden will have multiple avenues to get together. An amphitheatre, a senior citizens' park, kattas and more.

At the same time, indulgences for me-time will include an infinity pool, a clubhouse and a children's play area.



Art, literature or meditation, a Pune life is complete with all

High on spirituality quotient, Pune is visited by people from over 100 countries for the same. Likewise, Puneites are known for their love towards imagination, art and literature. Then how can Padmavati Hills be any different!

An Art House, a Literature Corner and a music area in the multi-purpose hall will make these a part of your everyday lives. And a meditation hall amidst a blanket of fragrant flowers will form the perfect place to relax your mind and soul.



If you love Pune, you love sports too

The world-renowned popular sport of badminton was founded in Pune. In fact, it was even called 'Poona' before. So one can imagine the love the city has for sports.

That is why, at Padmavati Hills, we have a multi-purpose court and a play field as well for open play. You never know, the next sport could be invented here!



The little things that make a big difference

A deep mala avenue:

We Puneites love the ambience of endless lamps lit on any occasion. But modern homes often don't provide a safe and comfortable place for it. At Padmavati Hills, you will be able to show your children this beauty right within the premises.

Optimum parking:

Pune doesn't just love its ride, and drive, but it's also possessive about it. And the only botheration with that is the parking issues. But not at Padmavati Hills. With optimum parking, you and your vehicles will be at peace.

3-side open apartments:

With such beautiful views, a 3-side open apartment is a blessing in itself. Pune's love for openness is catered to.

Large utility areas:

The dry balcony is equipped with enough space to fit your washing machine, clothes-drying area and a dish-washer too. So, all the space in your kitchen is just for you.

Wardrobe in niches:

Appropriate niches make it a perfect setting for wardrobes, thereby increasing your living space in your bedrooms.



Specifications, in tune with the times

FLOORING

Vitrified tiles

TOILETS

Fittings: Hindware or equivalent
Accessories: Jaguar or equivalent

ELECTRICAL FITTINGS

Modular switches
Provision for split AC In Master Bedroom
T.V. & Telephone point in Living Room &
Master Bedroom
Provision of wiring for Inverter

DOORS

Decorative main entrance door

WINDOWS

Three-track powder-coated aluminum
windows with grills

INTERNAL AND EXTERNAL FINISH

Internal: Putty & OBD paint
External: Cement paint

STRUCTURE

RCC structure designed as per IS standard

PARKING

Covered

Pune, you wouldn't ask for more

In addition to the beauty of the location, it has many unbeatable benefits that residents will enjoy. After all, getting most out of something is also a virtue of Pune.

- Just 5 min away from Kothrud
- Easy connectivity to the Mumbai-Pune Expressway
- 10 min drive to the music, theatre and art at Yashwantrao Chavan Natyagrah
- 3 min drive from Ryan International School and over half a dozen schools in close vicinity
- 20 min to reach Hinjawadi IT hub and companies like Infosys, KPIT, Tata Technologies, Wipro, etc.
- 10 min drive from Unique Multispecialty Hospital
- Choicest restaurants to eat or indulge are around



Architect:

Shri. Jaideep S Deshpande, Element5 Architectural Design Studio

Legal:

Shri. P. M. Khire, Shri. D. S. Gole & Shri. P. N. Vani

RCC Consultant:

P. S. Kulkarni & Associates

Electrical Consultant:

Veez Consultants & Designs Pvt. Ltd.

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PADMAVATI HILLS

Site Address:

Survey No. 76/1/B/Plot/No/38, Bawdhan Budruk, Pune -411021

www.padmavatihills.com

MahaRera Registration No.: P52100003566

<https://maharera.mahaonline.gov.in>



Corporate Address:

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