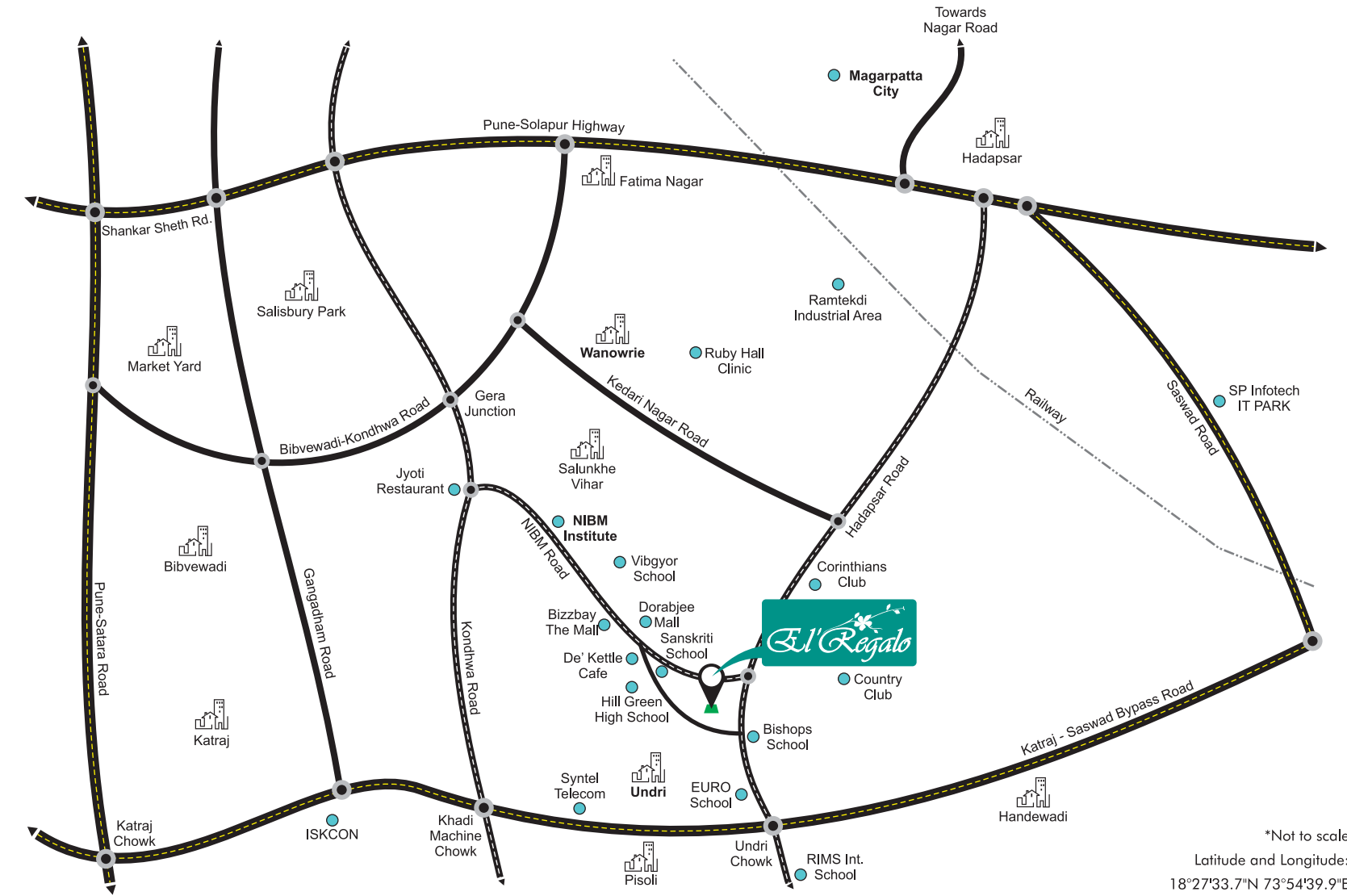


LOCATION MAP



*Not to scale
Latitude and Longitude:
18°27'33.7"N 73°54'39.9"E

CREDITS

Architect
Direction Next Design Studio

Legal Advisor
Dilip Athavale & Associates

RCC Consultant
Deltacom Structural Consultant



MAHA-RERA Registration
No.: P52100015370
Available at www.maharera.mahaonline.gov.in

El Regalo Is A Project Developed
By Mahesh Realtors



Site Address: S. No. 15, Opp. Bishops School, Undri, Pune - 411 060

Call: **94222 47155**

Email: sales@elregalo.in | www.elregalo.in

Disclaimer: The contents/ pictures/ images/ renderings/ maps are purely indicative in nature and are artist's conception and not actual depiction of the buildings/ landscapes etc. and shall not be considered as our offer/ promise/ commitment of any nature in respect of the project. The common areas that have been shown in any form whatsoever is/are for the entire building or phase of the Project and that the common areas will not be available on completion of the first phase of the Project or later phases. The common areas shall be available for the entire building and will be developed in a Phase-wise manner, over a period of time and will be completed and handed over after all phases are completed and we have no objection for the same. You are requested to contact our Sales Team to understand the current details regarding the project and only after thorough understanding about the same, make a decision to book the apartment/s in the project.

8 Pages Booklet
Version 1
Printed on: 11/09/2018



El Regalo
You Deserve It!

A Luxurious Collection of
2 BHK Homes

MAHA-RERA Regn. No.: P52100015370
Available at www.maharera.mahaonline.gov.in



*9th & 10th floor are proposed & to be sanctioned

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AMENITIES

CLUB HOUSE

- Party Lawn
- Gymnasium
- Community Hall
- Swimming Pool
- Carrom Board
- Chess

CHILDREN'S RECREATION

- Children's Play Area

OUTDOOR SPORTS

- Exercise Zone
- Jogging Track / Walkway

LANDSCAPE GARDEN

- Senior Citizen Sit Outs

AUTOMATION

- Power Backup For Common Utilities / Areas
- Provision For Inverter Point
- Automatic Hi-speed Elevator
- Entrance Lobby
- Boom Barrier On Entrance Gate
- Security Cabin

GREEN FEATURES

- Rain Water Harvesting
- Fire Fighting System
- Solar Water Connection In 1 Washroom

SPECIFICATIONS

STRUCTURE:

- Earthquake Resistant RCC Structure

WALL FINISH:

Masonry:

- 6" Thick Internal & External Walls
- Internal Walls With POP/ Gypsum Finish
- Sand Faced Plaster Externally

Paint:

- Internally OBD Paint
- Externally Weather Shield Acrylic Paint

Tiles:

- Dado Tiles In Toilets - Upto Lintel Level
- Dado Tiles in Kitchen - Above Kitchen Platform - Upto Lintel Level

FLOORING:

Living Room, Bedroom & Kitchen:

- 2'X2' Vitrified Tiles

Toilet & Terrace:

- Branded Antiskid Floor Tiles

DOORS:

Entrance Door:

- Laminated Flush Door
- Matt Finish Accessories & Fixtures

Bedroom:

- Both Side Laminated Flush Door

Toilets:

- Granite Frame With Both Sides Laminated Waterproof Flush Door

Terrace:

- Powder Coated M.S. Folding Door
- Stainless Steel Railing With Toughened Glass

WINDOWS:

- 3 Track Powder Coated Aluminium Sliding with Mosquito Mesh
- M.S. Window Grill & Granite Sill

KITCHEN:

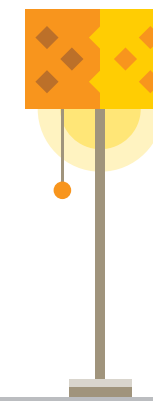
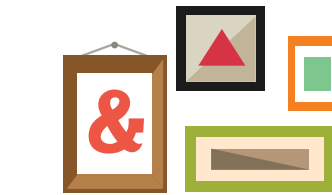
- Granite Platform With Branded Stainless Steel Sink
- Attached Dry Balcony
- Provision For Water Purifier

ELECTRICAL:

- Concealed Fire Retardant Low Smoke Copper Wires
- Circuit Breaker
- T.V. & Telephone Point In Living & Master Bedroom
- Modular Switches
- Split A.C. Provision In Master Bedroom
- Fridge & Mixer Point In Kitchen
- Provision For Exhaust Fan In Kitchen & Toilet
- Provision For Washing Machine Point In Dry Balcony

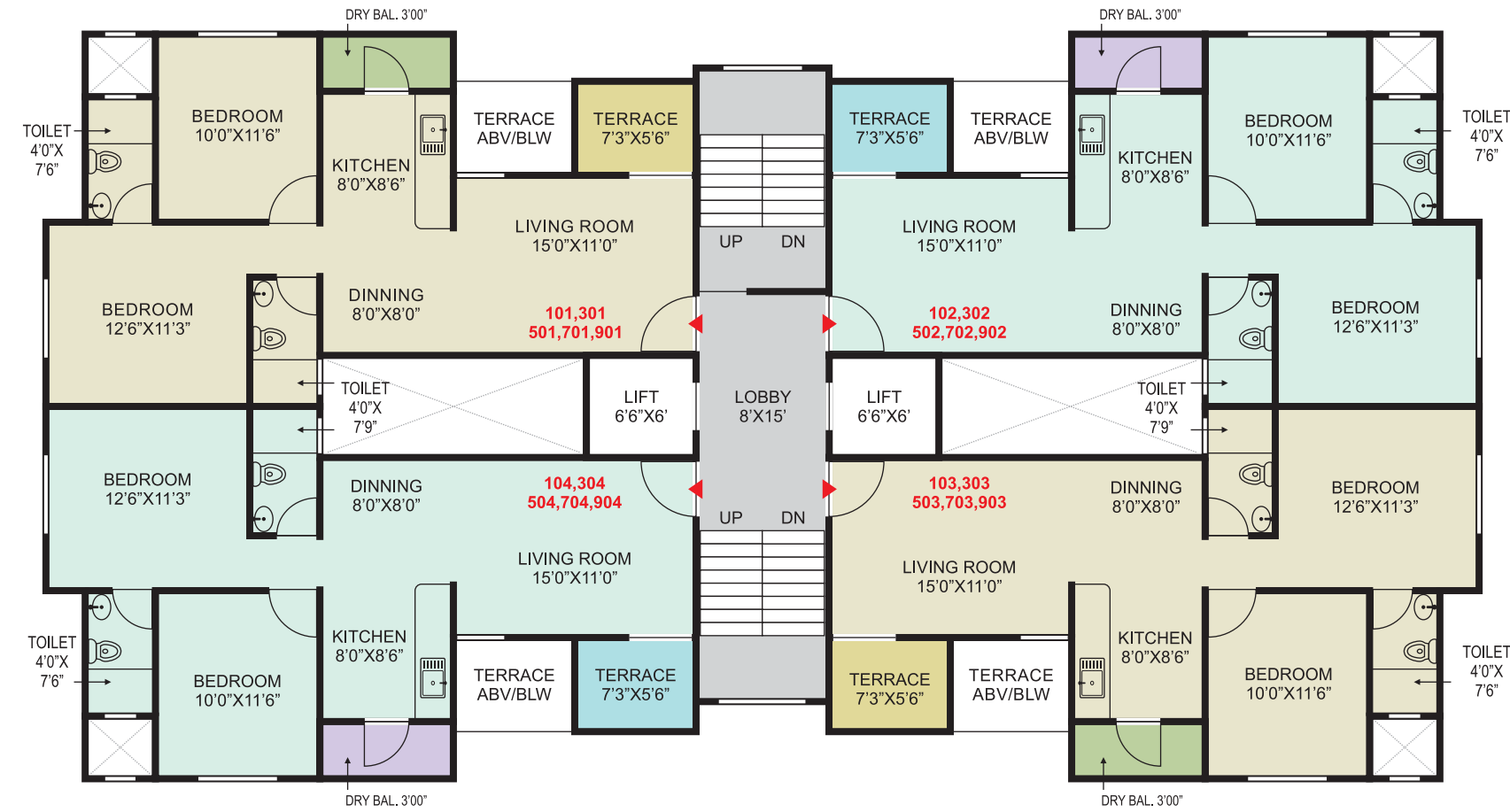
PLUMBING:

- Concealed Piping
- Sanitary & C.P. Fittings
- Provision For Geyser In Toilet
- Hot & Cold Mixers In Toilet





Typical 1st, 3rd, 5th, 7th & 9th Floor Plan

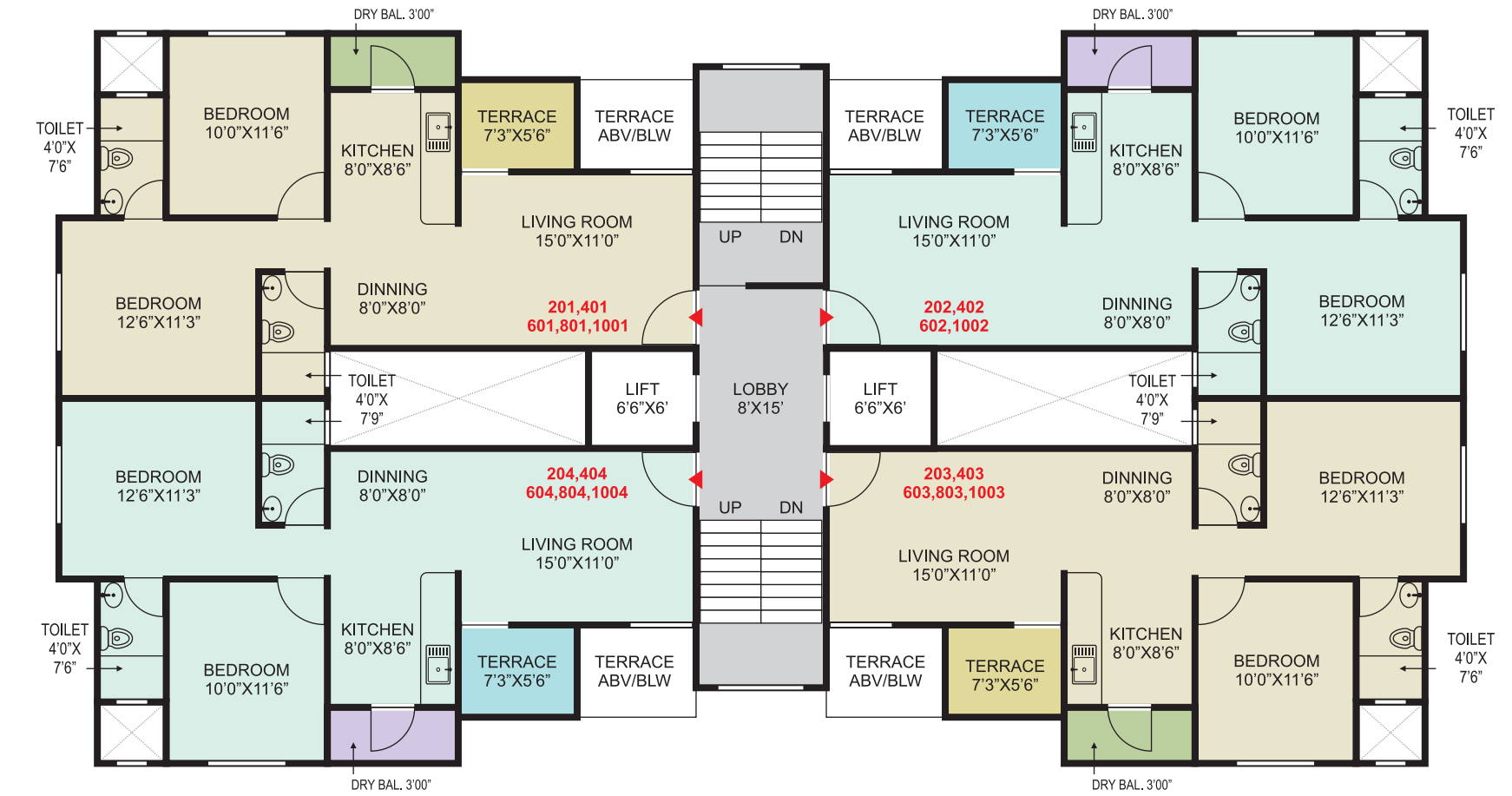


Area Statement in Sq.m

FLAT NO.	CARPET	BALCONY	TERRACE
101,301,501,701,901	54.25	9.60	4.18
102,302,502,702,902			
103,303,503,703,903			
104,304,504,704,904			



Typical 2nd, 4th, 6th, 8th & 10th Floor Plan



Area Statement in Sq.m

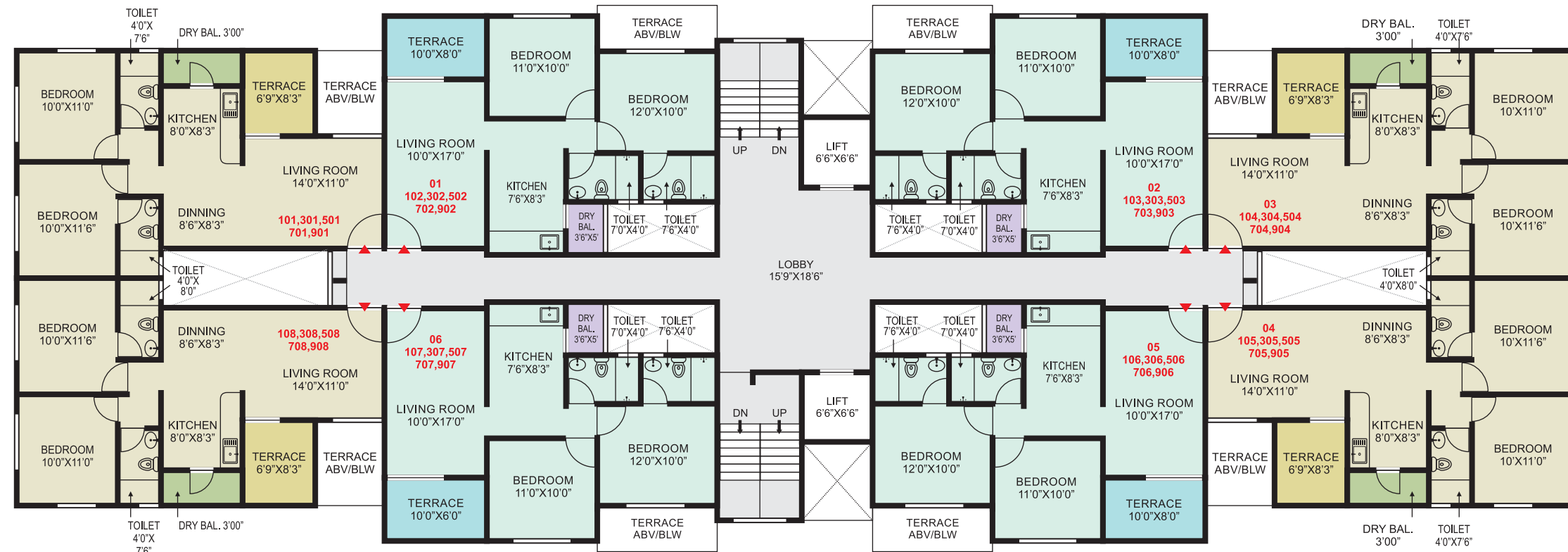
FLAT NO.	CARPET	BALCONY	TERRACE
201,401,601,801,1001	54.25	9.60	4.18
202,402,602, 1002			
203,403,603,803,1003			
204,404,604,804,1004			





BUILDING

Typical 1st, 3rd, 5th, 7th & 9th Floor Plan



Area Statement in Sq.m

FLAT NO.	CARPET	BAL.	BAL.	TERRACE
101,301,501,701,901, 104,304,504,704,904	43.47	17.33	02.75	05.17
105,305,505,705,905, 108,308,508,708,908				
102,302,502,702,902	54.75	03.88	01.85	06.31
103,303,503,703,903	58.08	00	01.85	06.31
106,306,506,706,906, 107,307,507,707,907				



BUILDING

Typical Ground, 2nd, 4th, 6th, 8th & 10th Floor Plan



Area Statement in Sq.m

FLAT NO.	CARPET	BAL.	BAL.	TERRACE
03,04, 201,401,601,801,1001, 204,404,604,804,1004	43.67	17.33	02.75	05.87
205,405,605,805,1005, 208,408,608,808,1008				
01, 202,402,602,802,1002	54.75	03.86	01.85	05.08
02,05,06, 203,403,603,803,1003	57.93	00	01.85	05.08
206,406,606, 1006, 207,407,607,807,1007				

