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IT'S NOT A HOME
IT'S AN **ATTITUDE**



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MINIMALISM IS AN ATTITUDE.
STYLE IS AN ATTITUDE.
BEING DIFFERENT IS AN ATTITUDE.
UN-BELONGING IS AN ATTITUDE.

SO IS A HOME.

IT'S NOT MERELY A PLACE TO STAY.

IT'S AN **ATTITUDE.**

OF WHAT YOU CHOOSE AND WHO YOU ARE.



OWN AN **ATTITUDE**

Presenting Presidio, homes that are not a mere reflection, but your attitude itself. The 1BHK designer duplexes branded Thumbnail, the 3 & 4 BHK duplexes designed like bungalows, as well as the 2 and 3 BHK apartments are designed for those who don't belong to run-of-the-mill. Being copyrighted, the 1BHK duplexes go a step further in promising its exclusivity. The space planning, the efficiency in design, the redefined style makes a statement for your attitude.

Spread across an expanse of 3 acres at the most prestigious location of Hadapsar with blue chip IT & Corporate headquarters on one side, and premium neighbourhoods on the other, it is packed with grace and class.





India's first Copyrighted
1 BHK designer duplexes

AN ATTITUDE

LIKE NEVER-BEFORE

Our copyrighted 1BHK designer duplexes go beyond the concept of a home. They are an attitude. They are about design, about exclusivity, about undoing excessiveness, about appropriateness. Nothing less than your attitude itself.

Homes with lavish terraces. The appropriateness of a 1BHK, the style and privacy of a duplex. A one-of-a-kind concept in real estate. And copyrighted to remain so.

For those who know the exclusivity of owning an attitude.

THE THOUGHT BEHIND THUMBNAIL

Essentially three spaces complete our lifestyle... the kitchen, the living and the bedroom. Each given complete justice in Thumbnail - with floor to roof height, with style, with exclusiveness. And representing it all in its identity. Look at the logo like it's your house, or like it's your attitude. After all, it's your Thumbnail.



FEATURES AS EXCLUSIVE AS **THE HOMES**

STUNNING TWO LEVEL FLOOR-TO-ROOF GLASS FACADE

These designer duplexes have a spectacular 'floor to roof' glass facade. It makes your home highly energy efficient with ample day light and refreshing breeze reaching every corner in abundance. Plenty natural light, open blue skies, interaction with stars... right from inside your house.

TWO LAVISH TERRACES

Lavish terraces attached to your living and bedroom, designed and placed to offer maximum view and unmatched privacy. And there are beautifully landscaped corners, adding exuberance to those leisurely moments at home.

GRANDER LENGTH-WIDTH EQUATIONS

Unlike conventional projects, Thumbnail offers you greater height along with the standard 'length-width equations'. These are one-of-its-kind homes designed to offer you maximum volume and greater expanse.

PRIVATE AND PEACEFUL SPACES

These duplexes promise privacy and peace. Step inside and witness every space having its own space. Be it living, dining, kitchen, lobbies or bedroom, every corner of your home is designed to offer you optimum utility and maximum individuality.





1 BHK DUPLEX : CUT SECTION

1 BHK
ATTITUDE
THAT WILL FLOOR YOU



3 BHK Duplex

LET YOUR **ATTITUDE**
MAKE A STATEMENT.
3 & 4 BHK DUPLEXES

Introduced on popular demand, welcome the 3 & 4 BHK duplexes at Presidio. The attitude of a bungalow, the minimalism of a duplex. The grandness of a magnanimous house, the delight of being perfectly planned. Water bodies in one of the many terraces, generously sized areas... Every space is crafted around your lifestyle needs. Not exaggerated, not overdone, just making a statement qualifying your attitude.

4 BHK Duplex





3 & 4 BHK DUPLEX FEATURES DETAILED TO BE **EXCLUSIVE**

DOUBLE HEIGHT DUPLEX LIVING

The duplexes come with the safety and security of staying in a society, while showering the luxuries of staying in a bungalow. The double height to your duplex is just the beginning of this experience.

RARE FEATURE OF A FAMILY ROOM ON THE UPPER FLOOR

Homes are essentially for the family. Handled with thoughtfulness, at Prithvi Presidio the special family room only gives your family the most awaited attention and space. Get closer with undisturbed time together in your family space.

3 & 4 BHK

LUXURY TO COMPLIMENT
YOUR **ATTITUDE**



3 BHK DUPLEX : CUT SECTION



4 BHK DUPLEX : CUT SECTION



2 & 3 BHK RESIDENCES STYLE MEETS **ATTITUDE**

Homes designed with an attitude that spells style and elegance. Thoughtfully crafted, sensibly laid-out, rightfully designated spaces, sized generously yet appropriately, these 2 & 3 BHK residences offer a refined sense of elegance... Not loud, not excessive, only precisely planned to perfection. After all, it had to be aligned to your attitude.

COMPLIMENTING YOUR ATTITUDE

TWO GENEROUSLY SIZED TERRACES

Two spacious terraces welcome a free flowing breeze and natural light into your home and enliven your spaces. There is a provision for landscaping and planting ornamental trees to create spectacular settings.

SUPERIOR SPECIFICATIONS

Being all about spelling your attitude, homes at Presidio come with superior aesthetics and finesse. International standard fittings and quality accessories add elegance to your spaces. It's not just a visual treat for guests but a statement of your taste.

2 & 3 BHK

SPELL
ATTITUDE WITH SPACE



2 BHK APARTMENTS : CUT SECTION



3 BHK APARTMENTS : CUT SECTION



BELONGING TO A LIFESTYLE OF **ATTITUDE**

AMENITIES • Paved roads with landscaped footpaths • Essential shopping • Swimming pool with club house • Well equipped gymnasium • Two level ample parking • Piped cooking gas • Garbage chute • Automatic lifts with power backup • Power backup for common areas • Digital security • Rain water harvesting • Solar water heating system • Textured exterior with Apex paint





STYLE INSIDE,
ATTITUDE EVERYWHERE

SPECIFICATIONS • Landscaping & Tree planting • Street lighting • Community buildings • Treatment & disposal of sewage & sullage water • Solid waste management & disposal • Water conservation, Rain water harvesting • Fire protection & Fire safety requirements • Automatic lifts with power backup • Aggregate area of recreational open space • Internal roads & footpaths • Swimming pool with club house with gym equipments • Sewerage (Chamber, Lines, Septic Tank, STP) • Energy Management • Textured exterior finish with premium paint • Electrical meter room, Sub - station, Receiving Station • Water supply • Open parking • Storm water drains • Piped cooking gas

FLAWLESS PLANNING. FLAWLESS **ATTITUDE.**

Presidio symbolizes Prithvi Edifice's commitment to meticulous planning and futuristic approach. Welcome exceptional privacy and optimum views.

- The recreational facilities are strategically located
- A beautiful landscape makes way for the grand entrance lobby
- Well-constructed, wide internal roads
- Ample space between two buildings to enhance ventilation and natural light in every house
- The impressive structure makes it a unique lifestyle benchmark in the vicinity



OUR PROMINENT NEIGHBOURHOOD

Prithvi Presidio is amidst some of the most sought after places for work, entertainment, conveniences and even the glamour quotient.

It is located right within the premises of IBM, TCS and Suzlon along with many other blue chip companies around. Reliable hospitals, notable schools and colleges are in very close vicinity. Pune's most colossal and happening shopping destinations like the Amanora Town Center, Phoenix Market City, In-orbit, Seasons mall are just a few minutes away. Strategically located, this project is only a short drive from the airport. In addition to these many practical benefits, it also has the attitude of premium neighbourhood areas like Koregaon Park, Kalyani Nagar, Camp and Race Course.



- City's Major Landmarks
- Schools & Colleges
- IT & Corporate Hub/ Residential
- Hospitals
- Entertainment Avenues



Map not to scale.



AN **ATTITUDE** THAT CRAVES FOR NEW CREATIONS

Established in 1994, Prithvi Edifice is growing with pace in the Real Estate & Infrastructure arena. With over 2,04,000 sq.ft. of developments across residential, commercial and infrastructural domains, it is creating hallmarks of new creations in Pune, and allied regions of Maharashtra.

Our real estate projects are known for strikingly innovative designs, meticulous planning, benchmark standards, unmatched value and flawless execution. And our turnkey infrastructural projects including roads, dams, tunnels and canals across Maharashtra are known for their impeccable quality.

Prithvi Edifice is poised to create a niche for itself under the dynamic leadership of Mr. Abhay Kele. He is a visionary with over two decades of experience in land sourcing, planning, engineering and construction. A man of details, he is determined to make Prithvi the most prolific company in this sector.

Prithvi Edifice is a young, dynamic, organized company communicating with the attitude of people through their creations.