



PHASE - II

होय कोथरुडच!

एक विश्वास. एक अनुभव











Actual Image



Phase II

## The best of urban comfort with Kothrud's convenience

Living in a modern township with like-minded people is truly a comfort in today's times. But to compromise your convenience of living in a prime locality like Kothrud will never be worth any comfort or luxury. That's why, we have brought to you the best of metro lifestyle right in the heart of Kothrud.

Ved Vihar Phase 2 brings to you all the luxuries of ample greenery, open spaces, and community living, while keeping you close to the place where your heart is. The most premium project which offers world-class 2, 3 & 4 BHK residences with top-notch interiors, along with ready to use amenities for an indulgent lifestyle.



# होय कोथरुडच!

# LIVE THE METRO LIFE IN PRIME KOTHRUD

At Ved Vihar Phase 2,  
you will be living in the city's  
most prime residential  
neighborhood while  
enjoying the best of  
Pune's metro lifestyle.



Pune's finest  
social infrastructure



Employment hubs in the vicinity



Upcoming  
metro connectivity







# A MODERN UPGRADE TO THE GOOD OLD KOTHRUD LIFESTYLE

Whether it's a game of table  
tennis or a casual hangout,  
engage in experiences  
that instantly become  
the talk of the town.



**20+** Amenities

—  
Apread across  
**1.5** acres





Actual Image





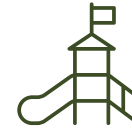
Clubhouse  
with Sit-outs



A Multipurpose  
Hall with a Stage



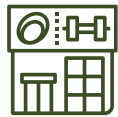
Party Lawn



Children's Play Area  
with Play Equipment



Senior Citizen's Plaza  
with Seating



Well Equipped  
Gymnasium



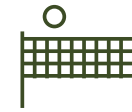
Gazebo  
with Seating



Swimming  
Pool



Toddler's Pool



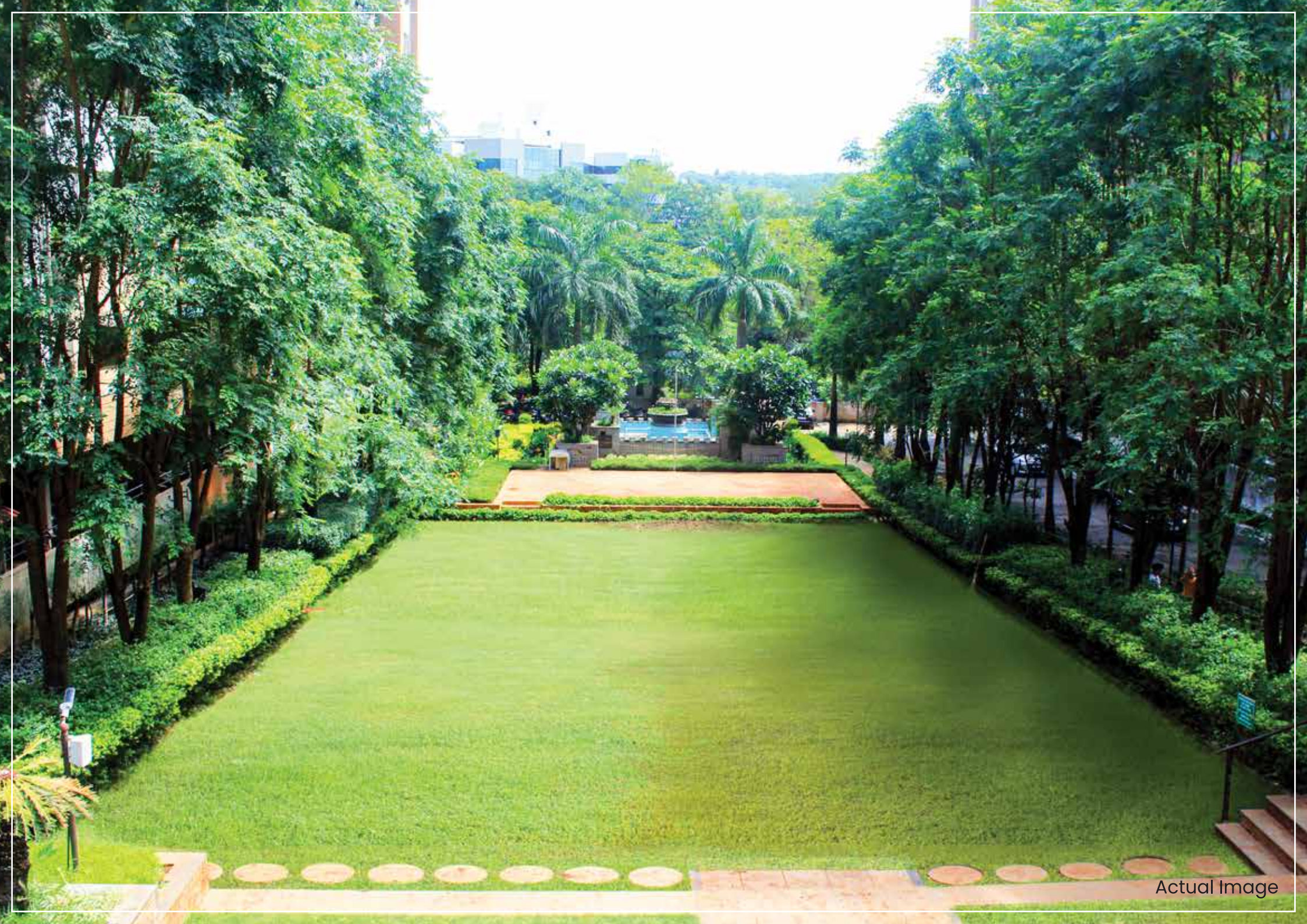
Practice  
Volleyball Court





Actual Image





Actual Image



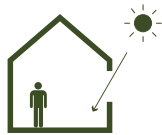


Image for representation purpose only



# SMART PLANNING, ELEGANT DESIGNING.

At Ved Vihar, you get to enjoy intelligent interior designs along with the lavish spaciousness of Kothrud's classic homes.



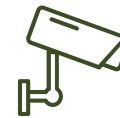
Masterfully-planned  
for ample sunlight



Top-notch sanitary  
& kitchen fittings



Thoughtfully-designed  
layouts



Advanced home  
security specifications

# SPECIFICATIONS



## FLOOR FINISHES

- Living / Dining / Bedrooms /Kitchen - Vitrified Tiles
- Terrace, Toilets & Dry Balcony - Antiskid Tiles



## KITCHEN

- Granite Kitchen Platform
- Kitchen Platform - Tile dado 2' above



## DOORS

- Main Door - Both side Laminated designer flush Door
- Other Doors - Both side Laminated flush Door
- Attached Terrace Doors - Anodized aluminum
- Sliding doors with Mosquito mesh.



## WINDOWS

- Sliding Windows - Anodized Aluminum Sliding windows with mosquito mesh
- Windows sills - Granite Windows sills



## CP & SANITARY FITTINGS

- CP Fitting - Standard Fitting
- Sanitary Fittings - Standard Fitting
- Toilets - Tile dado up to lintel level



## WALL FINISH

- Internal - Gypsum plaster with paint
- External walls - Double coat plaster with paint



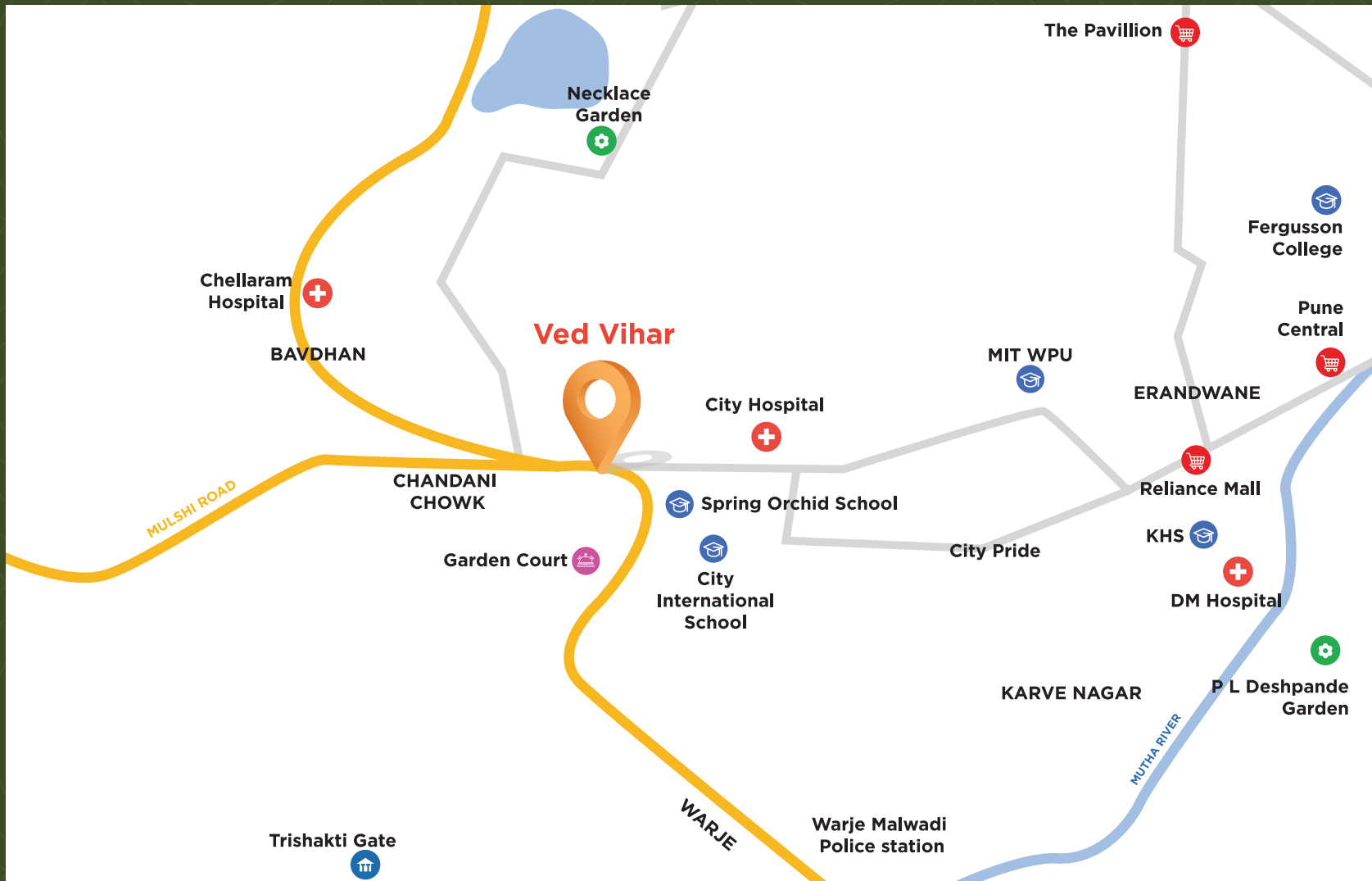
## ELECTRICAL

- Internal - Gypsum switches - Modular switches of standard make
- TV - Points in living area & all bedrooms
- AC Provisions - in all Bedrooms plaster with paint
- External walls - Double coat plaster with paint





# LOCATION MAP



Map not to scale



# A WELL-CONNECTED LIFESTYLE AMIDST KOTHRUD

With a well-developed social infrastructure and an abundance of leisure destinations, life at Kothrud never ceases to pamper you. This is where convenience meets comfort.



## ESSENTIALS

- Reliance Mall 10 mins
- Pune Central 15 mins
- The Pavillion 20 mins



## LEISURE

- Garden Court 2 mins
- Orchid Pune 12 mins
- P L Deshpande Garden 15 mins
- JW Marriot 15 mins



## EDUCATIONAL INSTITUTES

- Spring Orchid School 5 mins
- City International School 7 mins
- MIT WPU Pune 15 mins
- Dr. Kalmadi Shamarao High School & Jr. College 15 mins
- Fergusson College 20 mins



## MEDICAL CARE

- Chellaram Hospital 5 mins
- Sahyadri Hospital 10 mins
- Deenanath Mangeshkar Hospital 15 mins



Started in 2016, after years of hard work, passion and dedication, by Mr. Rohan Kishor Pate, Rohan Pate Constructions LLP in itself is a brand identity; promising the values & culture that has been followed for decades. Contributing it's business ideas and successful plans to more than 30 successful projects under the umbrella brand of Amit Enterprises, Rohan Pate Constructions then decided to come up with their debut project namely Ved Vihar in the heart of Kothrud, Pune. Under the vision, directions and guidance of Rohan Pate, the group has successfully launched its debut project and soon will be establishing more such marks of creation across the city.

POWERED BY



Amit Enterprises Housing Limited (AEHL) formed in 1983 has successfully completed over 70 projects and provided better lifestyles to their customers. The business was started by Shri Govindrao alias Appasaheb Pate (Wani). The group has successfully endeavoured in the fraternity of real estate with various commercial and residential projects in the locations of Pune and Nasik under the astute leadership of Mr. Kishor Govind Pate and Mr. Rohan Pate.





Phase II



POWERED BY



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MAHARERA REG. NO: BUILDING 4: P52100012713 <https://maharera.mahaonline.gov.in/>

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