

EXPLORE LIFE AT HINJAWADI CENTRAL



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FAMVILLE
HINJAWADI CENTRAL (PH - 2)

PREMIUM 2 & 3 BHK HOMES



Representative Image

HINJAWADI CENTRAL: WHERE HOLISTIC LIFE REVOLVES AROUND FAMILIES

Have you ever wondered how your life would be without the daily traffic-packed hours? How would it feel if you could take out more time for your family every day? Pretty unreal, right? But not anymore! At Hinjawadi Central, you'll rediscover the true meaning of family time. Being in the heart of Hinjawadi, every family member will find comforting and joyful moments. Thanks to daily needs, workplaces, entertainment avenues, and shopping hubs that will revolve around families at Hinjawadi Central. So, if you have been missing out on quality family time, are fed up with hectic work commutes, or have stopped doing what you love, it's time to reclaim all this and more! Come to Hinjawadi Central and rediscover real family time.



Representative Image



KOHINOOR FAMVILLE: INDULGE IN FAMILY TIME, NOW FOREVER.

Why wait till weekends to enjoy quality time with family? Launching Kohinoor Famville, a family-centric residential marvel at Hinjawadi Central. Thought-through by Kohinoor Group, this fabulous project offers well-planned premium homes, unique lifestyle amenities, and comfortable living. Be it kids, seniors, or yourself, the one-of-their-kind amenities at Famville will ensure happiness for all. Everyone in the family will find their favourite spot in its premium and thoughtful homes. Come home to Kohinoor Famville and embrace a lifetime of family time!

k FAMVILLE
HINJAWADI CENTRAL (PH - 2)

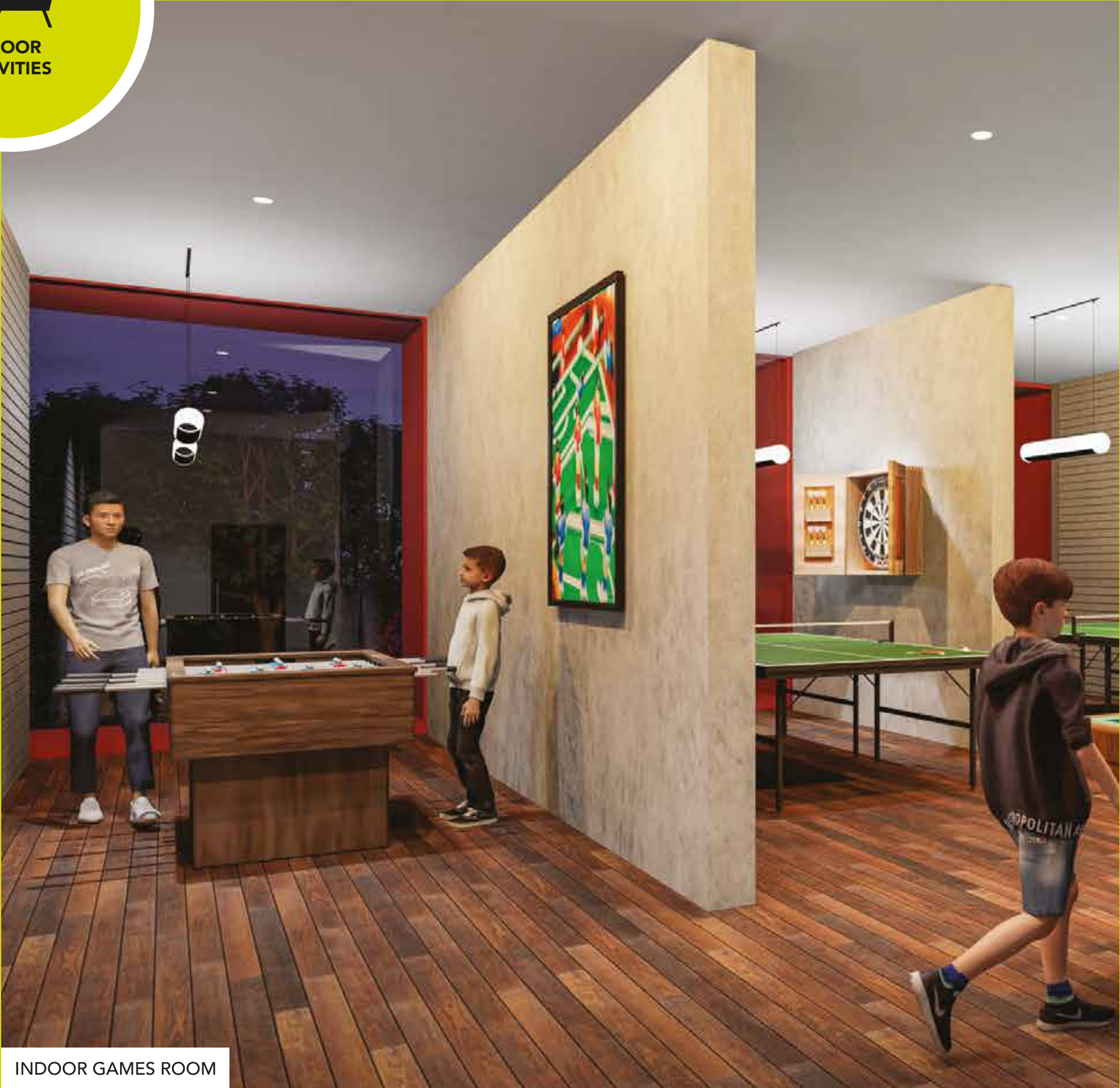




Representative Image

WHERE FAMILY TIME MEETS NATURE'S BEAUTY!

After a busy and tiring day, our mind always desires some relaxing moments. And to unwind, there's no better companion than nature. At Famville, the inner aura will be surprisingly breezier and more pleasing due to its uniquely designed nature-centric features like the Miyawaki Plantation, Zen Gardens, Neelmohar Plaza, and more. Moreover, nature is just a few steps away from Famville, as it is adorned by the beautiful backdrop of a lush hill. So, whether it's a trek with the kids or a family picnic, nature is ready to welcome you. Just step out of your home and enjoy a great time accompanied by the sweet songs of birds. Come to Famville; experience nature at its best!



INDOOR GAMES ROOM



MULTIPURPOSE HALL



OPEN
GREENS



KIDS' PLAY AREA



AMPHITHEATRE + STAGE



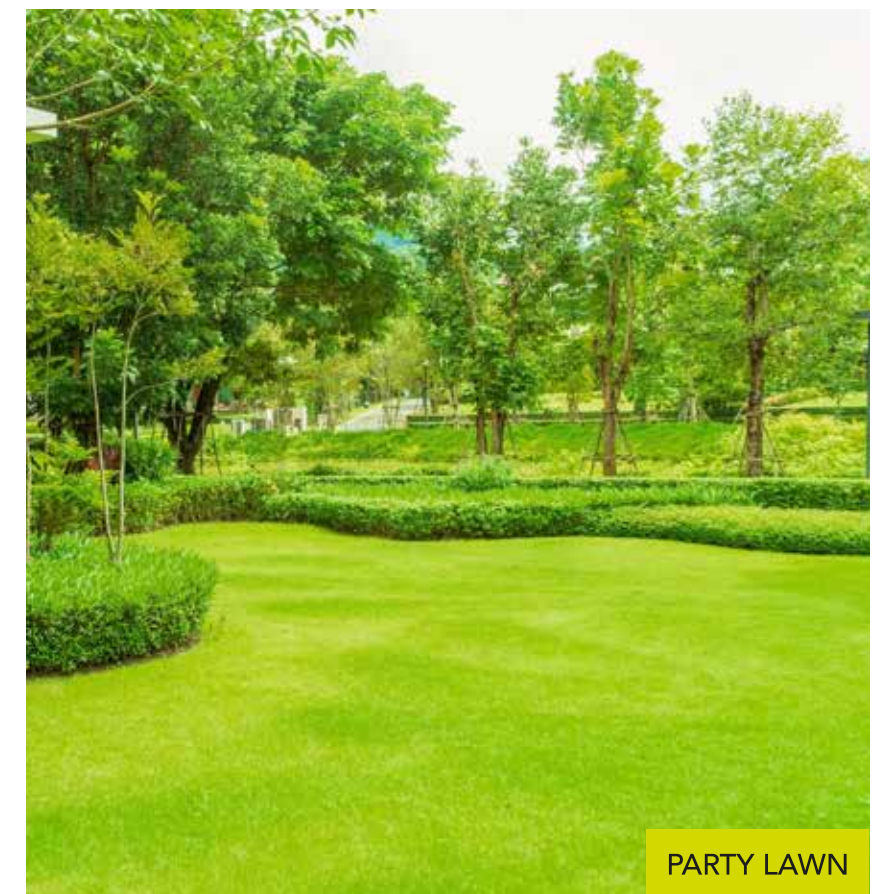
MIYAWAKI PLANTATION



ZEN GARDEN



BARBEQUE AREA



PARTY LAWN



FITNESS
SPORTS



INDOOR GYMNASIUM



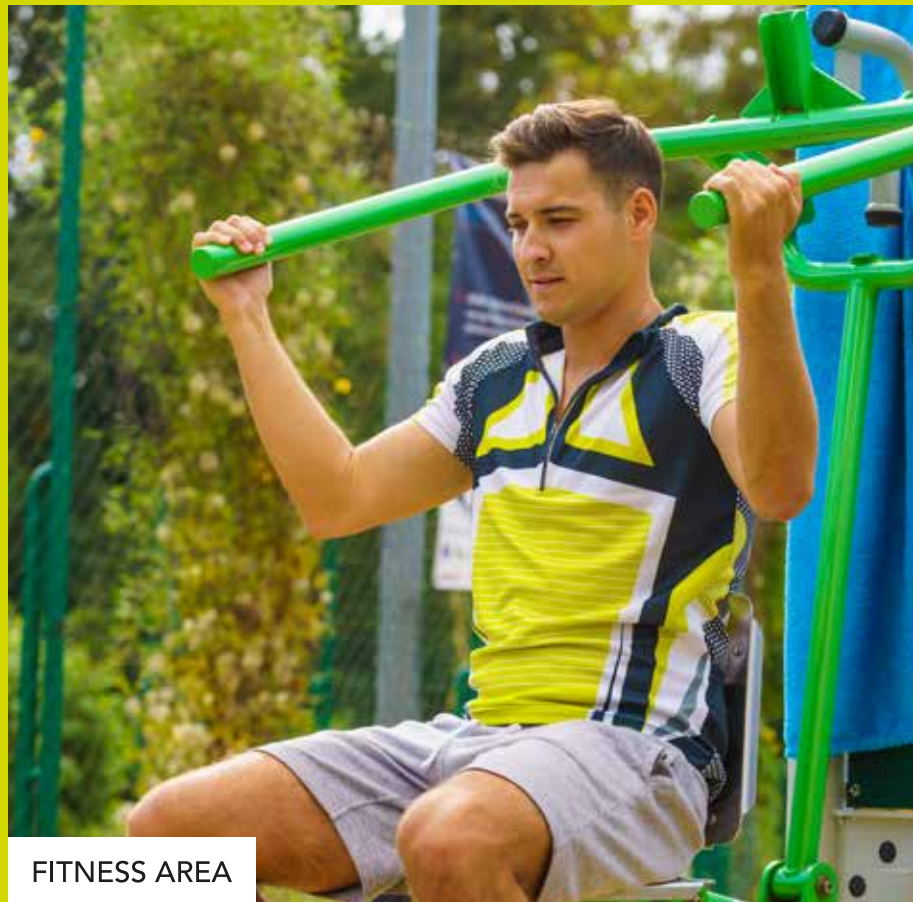
SWIMMING POOL



SKATING RINK



SQUASH COURT



FITNESS AREA



JOGGING TRACK



HOTFUT



Artistic Impression



Artistic Impression



Artistic Impression

AWE-INSPIRING AMENITIES

INDOOR ACTIVITIES:

- Multipurpose Hall
- Indoor Games Room

OPEN GREENS:

- Amphitheatre + Stage
- Party Lawn
- Barbeque Area
- Kids' Play Area

- Miyawaki Plantation
- Zen Garden

FITNESS SPORTS:

- Indoor Gymnasium
- Squash Court
- Hotfut
- Skating Rink

- Swimming Pool
- Fitness Area
- Jogging track

SPECIFICATIONS

STRUCTURE

- RCC framed conventional system
- AAC block work walls of 125 mm as per design

WINDOWS & DOORS

- Aluminium shutter grey anodized as per sample flat (3 track window with aluminium mosquito mesh) (Inside)
- MS Grill for bedrooms and kitchen windows from inside
- Main Door: flush door with night latch, S.S. hinges and door stopper
- Bedroom Door: flush door with cylindrical lock with S.S. hinges and door magnet
- Toilet flush door with cylindrical lock, S.S. hinges and PVC stopper
- Provision for exhaust fan in toilets and kitchen

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FLOORING

600 × 1200 – Kajaria/Varmora/Equivalent vitrified tiles for the entire apartment

Kitchen Tile

- Kitchen wall tile and digital tile - 600 mm × 1200 mm (Kajaria/Varmora/equivalent) dado tile
- Height of kitchen dado above otta / platform - 2 ft above otta

Terrace Tile

- Attach terrace – 150 mm × 600 mm (Kajaria/Varmora/Johnson/equivalent)
- Dry terrace – 300 mm × 300 mm (Kajaria/Varmora/Jahnsen/equivalent) ceramic tile

Common and Master Toilet

- 300 mm × 300 mm – (Kajaria/Varmora/equivalent) ceramic tiles on toilet floor
- 300 mm × 600 mm – (Kajaria/Varmora/equivalent) base tiles on toilet wall

Children's Toilet

- 300 mm × 300 mm – (Kajaria/Varmora/equivalent) ceramic tiles on toilet floor
- 600 mm × 300 mm – (Kajaria/Varmora/equivalent) base tiles on toilet wall

KITCHEN

- Premium black granite platform with SS sink (16"×18") - Franke/Nirali/Carysil/equivalent
- SS sink in dry terrace (18"×24") - Franke/Nirali/Carysil/equivalent

RAILING

- 1200 mm SS and glass railing including RCC band for terraces

ELECTRIFICATION & CABLING

- Wires - Polycab/Finolex/RR/equivalent
- Switches - Schindler Vivace/equivalent
- Telephone point in living room
- TV point in master bedroom and living room
- AC point in master bedroom
- Generator backup for lifts and common areas

BATHROOM

- Slung plumbing PP/HDPE
- CP fittings - Jaquar Lyric/equivalent
- Metropole flush valves - Jaquar Lyric/equivalent
- Sanitary ware - Jaquar/Cera
- Hot and cold mixing diverter in toilets
- Hot water supply in one master bedroom toilet through solar
- STP treated water supply for flush use

LIFTS

- Automatic elevators

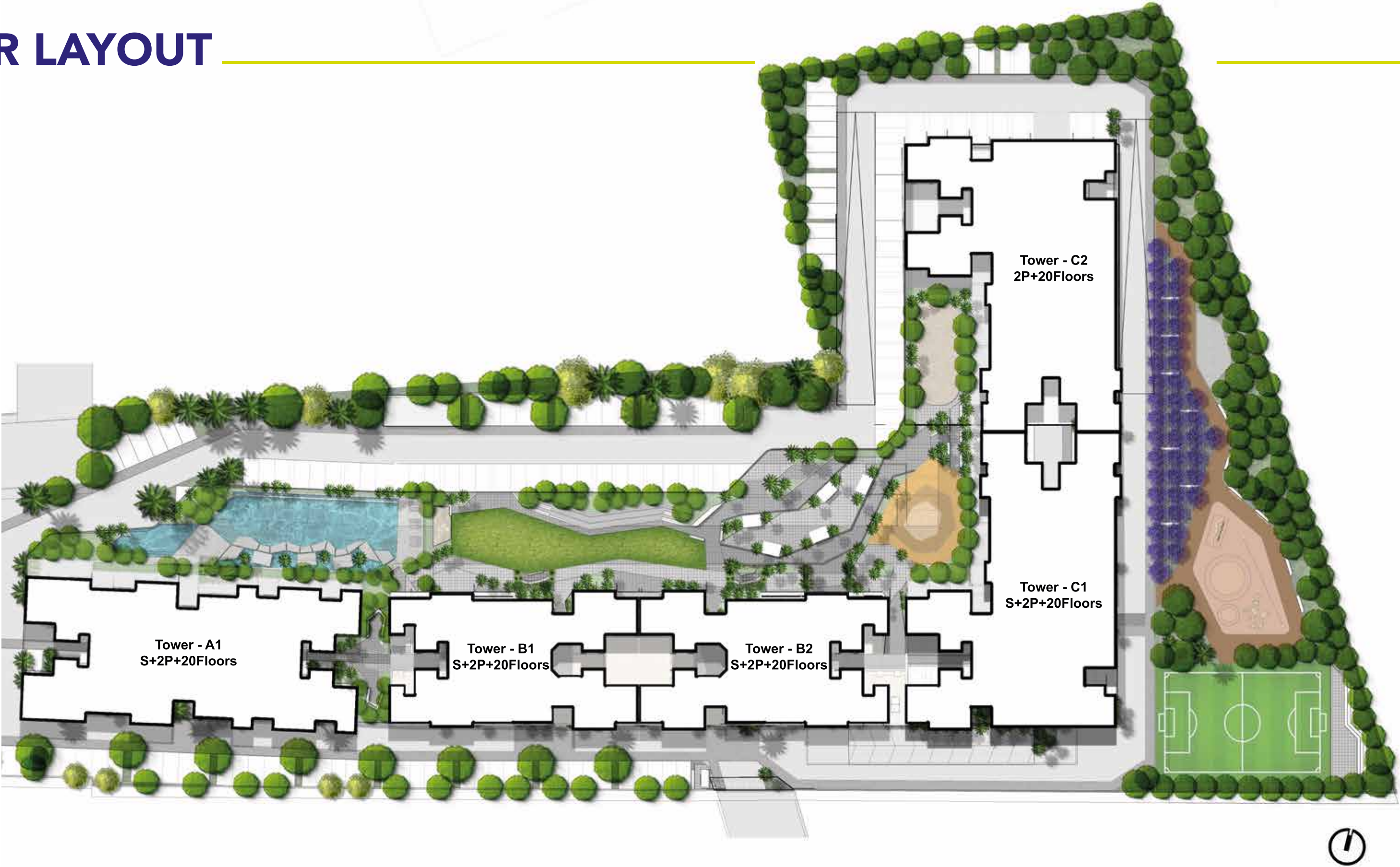
WALL FINISHES & PAINT

- Acrylic premium emulsion paint for wall & ceiling
- External wall with textured paint and weather shield with raincoat
- Grills on matt finish paint

SECURITY SYSTEM

- CCTV in common areas
- Entrance gate with security cabin at main gate

MASTER LAYOUT



KEY DISTANCES

WORKSPACES

- Embassy Quadron: 1 km
- Infosys: 1.2 km
- Tech Mahindra: 2.3 km
- TCS: 2.3 km
- Wipro: 5 km

SCHOOL

- Ryan International School: 260 mtr.
- Vibgyor School: 3.4 km
- Mercedes-Benz International School: 4.3 km
- Blue Ridge School: 4.8 km
- Euro School Wakad: 5.3 km
- Akshara International: 5.6 km

HEALTHCARE CENTRES

- Swami Samarth Hospital: 1.85 km
- Ayushree Hospital: 3.4 km
- CityCare Hospital: 6.3 km
- Surya Mother and Child Hospital: 6.4 km
- Sus Hospital: 6.5 km

SHOPPING DESTINATIONS

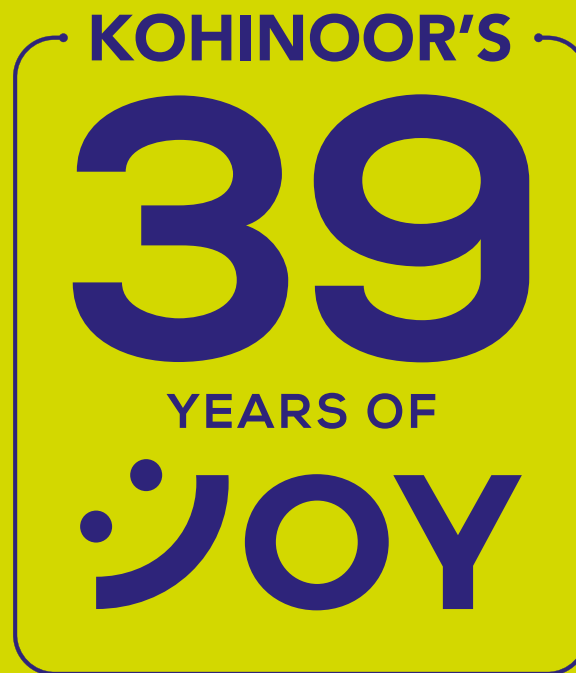
- Grand Highstreet: 3.07 km
- Reliance Smart: 4.7 km
- D-Mart Hinjawadi: 5 km
- Vision One Mall: 6.25 km
- Phoenix MarketCity: 6.4 km



LOCATION MAP

- Metro Route 3
Shivaji Nagar to Megapolis Circle
- Mumbai-Pune Highway
- Metro Stations





KOHINOOR GROUP: A LEGACY OF 39 YEARS

Kohinoor Group is a world-class real estate company, based in Pune. It is leading the change through its path-breaking commercial and residential endeavours across the city. Be it the introduction of globally recognized real-estate practices at work or collaboration with celebrated names in the business, the group has consistently pulled out all stops to bring developments that are truly a league apart. Through its Sada Sukhi Raho philosophy, Kohinoor Group has been delivering a shining future to its customers.

The group's success has been primarily driven by its dynamic Chairman & Managing Director, Mr. Krishnakumar Goyal. With him as the guiding light, the company is scaling greater heights with equal passion. While the real estate arm is its crown jewel, the Kohinoor Group has a diversified presence across manufacturing, logistics and services.

As the nation readies to script a multi-decade growth story, Kohinoor Group intends to play its part in building a 'Thriving India' and cater to a mix of startups, established companies, entrepreneurs, investors and a diverse set of homeseekers. While the 8 million sq.ft. of construction echoes a rich legacy, the 9 million sq. ft. under construction reflects its game-changing approach. With its core values, Kohinoor Group aspires to keep the momentum going and become the most trusted and dependable provider of real estate solutions.



THE FOUNDING PILLARS OF KOHINOOR

MR. KRISHNAKUMAR GOYAL

Chairman and Managing Director

From building the Kohinoor empire from its very roots to turning around the fortunes of the Cosmos Co-op. Bank, Krishnakumar Goyal is a man of many achievements. He is also passionate about giving back to the society via various social initiatives in education, culture, sports, literature, and arts. At Kohinoor he plays the role of guiding us with his key strategic inputs, vision, empathy, and professionalism.

MR. VINEET GOYAL

Joint Managing Director

Vineet has a proven ability to develop and strengthen management teams for better profitability and efficiency. Spearheading the operations, sales and business expansion verticals, his dynamic leadership is cementing Kohinoor's presence as a professional entity with a growing footprint in real estate. A trendsetter in the industry, Vineet's dynamism and passion is a source of inspiration for every member of the Kohinoor team.

MR. RAJESH GOYAL

Joint Managing Director

Rajesh has always displayed natural leadership qualities. Complementing B-school learnings with the invaluable mentoring by his illustrious father, he has ably marshalled Kohinoor's resources. He provides astute leadership to the portfolios of land acquisition and trading, finance, liaisoning, and warehousing. Always looking for the next big challenge, Rajesh invests his energies in property aggregation and developing income-generating assets.



THE 5 SOLID PILLARS OF 'SADA SUKHI RAHO'

The eternal blessing of 'Sada Sukhi Raho' has been at the core of everything that we undertake. Because each brick that we lay and every square foot we build, makes us responsible towards our residents, partners, and society at large.

Which is why our residential projects come with 5 key pillars that ensure a happier tomorrow for everyone. We pride ourselves on creating so many smiles and we owe you a happy ever after, beginning from the first site visit to final possession of your home, and even after that.



Branded
Homes



Secure
Living



Sustainable
Living



Maintenance
Team

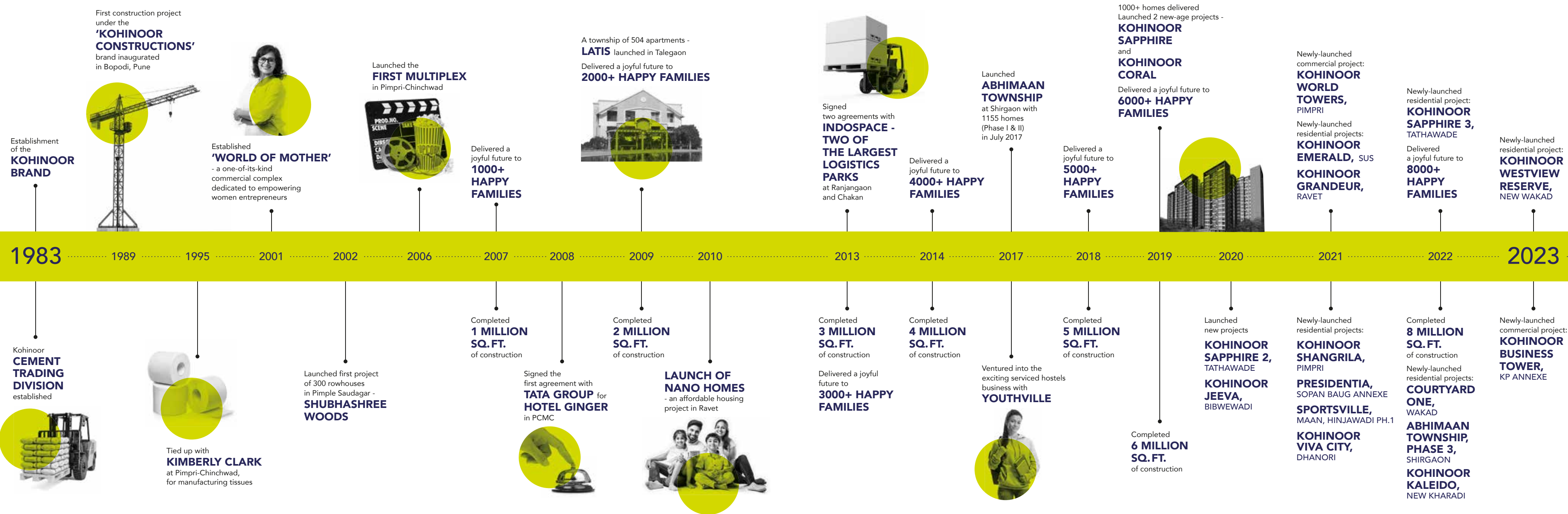


Healthy
Lifestyles

THE 'SADA SUKHI RAHO' TEAM



Our Sada Sukhi Raho philosophy is an amalgamation of a deep understanding of customer pain-points and years of creating delightful experiences. We have a dedicated 25-member post-sales customer satisfaction team which helps customers solve any query or problem related to a Kohinoor property. Armed with the robust back-end of a call centre and a ticketing system against every query, we've resolved numerous concerns for customers across all residential and commercial projects - even months after getting final possession. In short, Sada Sukhi Raho is not a tagline; it's a mantra that we live by, so that you get a peaceful and secure happy ever after for life.



1983 1989 1995 2001 2002 2006 2007 2008 2009 2010 2013 2014 2017 2018 2019 2020 2021 2022 2023

Kohinoor
**CEMENT
TRADING
DIVISION**
established

Tied up with
KIMBERLY CLARK
at Pimpri-Chinchwad,
for manufacturing tissues

Launched first project
of 300 rowhouses
in Pimple Saudagar -
**SHUBHASHREE
WOODS**

Signed the
first agreement with
TATA GROUP for
HOTEL GINGER
in PCMC

**LAUNCH OF
NANO HOMES**
- an affordable housing
project in Ravet

Delivered a joyful
future to
**3000+ HAPPY
FAMILIES**

Ventured into the
exciting serviced hostels
business with
YOUTHVILLE

Completed
**6 MILLION
SQ. FT.**
of construction

Newly-launched
residential projects:
**KOHINOOR
SHANGRILA,**
PIMPRI
PRESIDENTIA,
SOPAN BAUG ANNEXE
SPORTSVILLE,
MAAN, HINJAWADI PH.1
**KOHINOOR
VIVA CITY,**
DHANORI

Completed
**8 MILLION
SQ. FT.**
of construction
Newly-launched
residential projects:
**COURTYARD
ONE,**
WAKAD
**ABHIMAAN
TOWNSHIP,
PHASE 3,**
SHIRGAON
**KOHINOOR
KALEIDO,**
NEW KHARADI

Newly-launched
commercial project:
**KOHINOOR
BUSINESS
TOWER,**
KP ANNEXE

*Data as of February 2023



THE PULSE OF PUNE'S HAPPIEST FAMILIES

As a homebuyer you always seek a brand that delivers what it promises. Since inception, Kohinoor has always believed that there will be two distinct types of residential projects in Pune - regular homes and Kohinoor Homes. A Kohinoor home by definition will offer residences that are beyond comparison in quality, design and value. Which means, you can expect everything to be best-in-class in a Kohinoor home. Choose one today; build a Sada Sukhi future for generations.

OUR RESIDENTIAL PROJECTS

Sq. ft. Constructed Till Now - **7 MILLION SQ. FT.** | Sq. ft. Under Construction - **7.1 MILLION SQ. FT.**

COMPLETED PROJECTS:

- | | | |
|---|--|--|
| <ul style="list-style-type: none"> • Kohinoor Shangrila - Phase 1, Pimpri • Kohinoor Vyona, Pimpri • Kohinoor Latis, Talegaon • Kohinoor Falcon, Pashan-Sus Road • Kohinoor Corner, Bopodi • Kohinoor High Point, Model Colony • S3 Lifestyle, Pimple Saudagar • Princess Villa, Bhosari • Air Castle, Ravet | <ul style="list-style-type: none"> • Kohinoor Tower, Pimpri • Kohinoor Grandeur, Ravet • Kohinoor Nano Homes, Ravet • Kohinoor Classy Marvel, Bopodi • Kohinoor Tinsel County, Hinjawadi • Shubhashree, Akurdi • Saheel Fortune Park, Moshi • Vineet Residency, Akurdi • Abhimaan Township Ph.1 & 2, Shirgaon | <ul style="list-style-type: none"> • Saheel Elegance, Pimpri • Saheel Calysta, Wakad • Shubhashree Phase 3, Akurdi • Shubhashree Woods, Pimple Saudagar • Kohinoor Reina, Kondhwa • Kohinoor Sapphire 1, Tathawade • Tinsel Town, Hinjawadi Phase 2 • Saheel Residency, Thergaon |
|---|--|--|

UNDER CONSTRUCTION PROJECTS:

- | | | |
|--|---|--|
| <ul style="list-style-type: none"> • Kohinoor Coral, Hinjawadi Phase 3 • Kohinoor Jeeva, Bibvewadi • Kohinoor Shangrila - Phase 2, Pimpri • Sportsville by Kohinoor, Maan, Hinjawadi Ph 1 • Kohinoor Kaleido, New Kharadi | <ul style="list-style-type: none"> • Kohinoor Sapphire 2, Tathawade • Kohinoor Grandeur - Tower D, Ravet • Kohinoor Viva City, Dhanori • Kohinoor Sapphire 3, Tathawade • Kohinoor Westview Reserve, New Wakad | <ul style="list-style-type: none"> • Abhimaan Township, Phase 3 • Kohinoor Emerald, Sus • Kohinoor Presidentia, Sopan Baug Annexe • Courtyard One, Wakad |
|--|---|--|