

anshul
KOSMĀS

1, 2 & 2½ BHK COSMOPOLITAN HOMES



Celebrate Life

AT MOSHI



Welcome to Moshi - the destination full of unparalleled future prospects in Pune. Nestled in the vicinity of Pimpri-Chinchwad and Chakan, one of the biggest industrial and automotive hubs in India. With ambitious expansion plans such as the new international airport and convention centre, Moshi is one of Pune's most lucrative property destinations. With good infrastructure and connectivity, well established educational institutes and schools; Moshi has all the essential elements to build the future you envision.

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COSMOPOLITAN HOMES

The Greek word 'Kosmas' means the cosmos, a harmonious, well-ordered entity. Anshul **KOSMAS** fulfills your dream for a peaceful cosmopolitan neighbourhood amidst the hustle-bustle of busy world. You will discover people from different walks of life and communities, all living in peace and happiness.

The thoughtfully planned communal amenities and recreations invite you to create your exclusive world with your family and new friends.

Celebrate the small joys and experience the journey of life together in the essence of your very own cosmos - your home.

It is the place to be... it is a whole new world... it is cosmopolitan...

It is Anshul **KOSMAS**



An Overview of Your
DREAM DESTINATION



Anshul **KOSMAS** is conveniently located and spread lavishly over 12 acres. Anshul **KOSMAS** Phase I consists of 4 towers that rise up to 12 floors. The project also has road facing commercial shops on the ground floor.

Anshul **KOSMAS** will ultimately be a mini township with attractive amenities complete with a proposed commercial block, service apartments and even a multiplex!

NEW APPROACH

Everlasting Values



The impressive contemporary Neo-Greek facade and architecture, creates a classic landmark. The simplified layouts are tailored to maximise space utilisation and to suit the needs of the modern Indian family. Large Windows symbolise a sophisticated healthy lifestyle with maximum natural light and air ventilation allowing you to breathe in Moshi's pleasant climate.

Anshul **KOSMAS** personifies think big by retaining the everlasting values.

It is grand yet sustainable.

It lets you experience the grandeur you aspire for!

SAFETY & SERVICES

Dedicated to your wellbeing

The health and safety of you and your dear ones is our top most priority at Anshul **KOSMAS**.

We shower a whole lot of safety amenities and services that also aim towards creating green homes. Designed with sustainable features like rain-water harvesting tank, provision for solar water heaters and energy saving lights, Anshul **KOSMAS** defines complete wellness.



DEFINE A NEW LIFESTYLE

Customised Amenities

LANDSCAPED AREAS

- Party lawn with stage
- Amphi theatre
- Multiplay court
- Temple
- Children play area
- Toddler's play area
- Outdoor fitness area
- Reflexology path
- Herb garden
- Activity hut
- Reading area with pergolas
- News paper katta
- Senior citizen plaza with tree paar
- Barbeque with bonfire area
- Evening hang out areas
- Shrub beds
- Ramp for handicapped people
- Trellis & pergolas

CLUB HOUSE

- Multi purpose hall
- Gymnasium with changing rooms
- Card / Carrom / Chess room
- Waiting lounge
- Society office
- Open terrace



conceptual bird-eye view

AMENITIES

- 24X7 security with intercom system for each flat
- Grand entrance gate with security cabin
- Attractive entrance lobby
- Internal concrete roads
- Paving block walkways
- Two lifts for each building
- Provision for inverter in each flat
- Common toilets for drivers & domestics

SERVICES

- Common UGWT
- Rain water harvesting tank
- OHWT to each building
- Sewage treatment plant
- Energy saving lights for common areas
- Genset back-up for lifts & common areas
- Organic waste converter
- Provision for solar water heater

A RECIPE FOR HAPPINESS

Quality Assured Specifications



STRUCTURE

RCC framed earthquake resistant structure

6" internal & external walls in eco-friendly light-weight blocks

External double coat plaster

Internal gypsum finish

ELECTRICAL FITTINGS

Concealed wiring & modular switches

Miniature circuit breaker

Adequate electrical points in all room

T.V. & Telephone point in living room

Provision for exhaust in all toilets & kitchen

Single phase meter

FLOORING

24" x 24" vitrified tile flooring and skirting

Anti-skid tile flooring in toilets & attached terrace

TERRACES

M.S. Railing for safety

3-track powder coated aluminium sliding doors

DOORS

Attractive laminated main entrance door

Internal flush doors

Waterproof flush doors to toilets

WINDOWS

3-track powder coated aluminium sliding windows

Safety grills & mosquito mesh

Granite sills for all windows

Low sill windows

KITCHEN

Black granite kitchen platform with stainless steel sink

Decorative dado tiles above platform up to lintel level

Dado tiles in dry balcony & dry terrace

Dry terrace with provision for washing machine (inlet and outlet)

TOILETS

Concealed branded fittings with hot & cold mixers

Commode with flush tank

Provision for geyser in each bathroom

Designer dado tiles up to lintel level

Granite door frames

PAINT

Internal oil bond distemper paint

External walls, balconies & terraces with apex / weatherproof paint

STEP BY STEP
The Roadmap to Happiness

Moshi MIDC	2 km.
Bhosari MIDC	7 km.
Chakan MIDC	5 km.
Nashik Phata	10 km.
Talwade IT Park	9 km.
PCMC Office	9 km.
Big Bazaar	8 km.



conceptual perspective view

A glimpse of our
ON-GOING PROJECTS

Anshul
Kanvas
Wagholi

9 buildings
12 storeyed
1, 1½ & 2 bhk apartments
900 flats

Anshul
Lilika
Katraj

stand-alone building
4 storeyed
1, 2 & 2½ bhk apartments
16 flats

Anshul
Eva
Bavdhan

4 buildings
11 storeyed
2, 2½ & 3 bhk spacious apartments
288 flats

Anshul
Casa
Wakad

11 buildings
8 storeyed
2 & 3 bhk designer homes
308 flats

Anshul
Athena
Wadgaonsheri

2 buildings
10 storeyed
2 & 3 bhk apartments
76 flats

Anshul
Sara
Baner

3 buildings
8 storeyed
2, 2½ & 3 bhk apartments
140 flats

Anshul
Rhea
Wadgaonsheri

4 buildings
10 storeyed
1, 1½ & 2 bhk apartments
190 flats

Anshul
Celista
Balewadi

4 buildings
9 storeyed
2 & 3 bhk apartments
144 flats

Anshul
Ela
Moshi

6 buildings
7 storeyed
1 & 2 bhk apartments
336 flats

Anshul
Ira
Kalyaninagar

stand-alone building
7 storeyed
2 & 3 bhk apartments
19 flats

Anshul
Valencia
Navi Mumbai

2 buildings
16 storeyed
1, 2 & 2½ bhk apartments
180 flats

Anshul
Ceto
Kalyaninagar

6 buildings
7 storeyed
1 & 2 bhk apartments
98 flats

UP-COMING PROJECT
LOCATIONS

Prabhat Road

Wakad

Tathawade

Ghotawade

Kalyaninagar

Wadgaonsheri

Kharadi

Wagholi

Uruli Kanchan

Washind

Shahapur

Shrirampur

Transforming Dreams to

HAPPY HOMES



16

Years of
Experience

6000

Satisfied
customers

17

Completed
landmarks

Anshul Realities Pvt. Ltd. (Anshul Group), a renowned name across the property space of Pune, Ahmednagar, Navi Mumbai and Thane District, is one of the rare entities that has significantly contributed towards enhancing the quality of city skyline through the right mix of residential and state-of-the-art commercial spaces. Over a period of time, the upbeat projects by Anshul Group have showcased an element of professionalism and immaculate finesse.

Working together with Bhosale Realty, a promising organisation, Anshul Bhosale Realty is a forward looking enterprise with a commitment to deliver excellence. With an absolute customer centric approach and assured reliability, it strives for large scale infrastructural development of urban spaces. Anshul Group is going strong with up-coming projects ranging from lifestyle apartments at Tathawade, luxurious and signature apartments at Wakad and Kalyaninagar, compact and budget homes at Kharadi, self-sufficient residential projects at Wagholi, Uruli Kanchan, Wadgaonsheri, Ghotawade, Washind, Shahapur, Shrirampur etc.; to commercial projects at Prabhat Road.

Anshul Group is one-of-its-kind real estate organisation which is Green inclined, and which fulfills the Green commitment through its construction and development practices.

* Disclaimer: The contents in this brochure are purely conceptual and have no legal binding on us. Developers reserve the right to amend the layout, plans, number of floors, number of flats, elevation, colour scheme, specifications and amenities etc. without informing the buyers or owners.

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KOSMÁS

A PROJECT BY ANSHUL BHOSALE REALTY

1, 2 & 2½ BHK COSMOPOLITAN HOMES

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SASTE PATIL

