

CHANDRAHAS

A Project By Gangotree Homes





OVERVIEW

'**Chandrahas**' brings in yet another classic addition to **Gangotree's redevelopment gamut** of luxury abodes, accommodating best-in-class resident spaces for Pune-kars! Largely spacious and inhabiting a proficiently designed architecture, it imbibes all the necessary specifications for an opulent living! Standing amidst Pune's most popular and bustling locales, **F.C. Road** & the surrounding area, also considered as the commercial nucleus, '**Chandrahas**' occupies a very strategic location for an ideal comfort routine! It provides convenient accessibility to a large variety of consumers' market as well as premier educational institutions like Fergusson College, Modern College, etc. to take advantage of!

With state-of-the-art amenities and a premium operating infrastructure, this forms a contemporary residential hub in its true sense! The ease of the location, bundled with our quality standards followed diligently, we bring in the latest amenities and features to make your homes a living delight!





CHANDRAHAS

3 BHK PREMIUM HOMES

 MAHA RERA NO. P52100031769



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LANDMARK



AMENITIES

- Solar PV panels. • Top Terrace Garden. • Branded Lifts. • Attractive Entrance Lobby.
- Under Ground Water Tank. • Over Head Water Tank with Auto Level Controller.
- Bore well with submersible pump. • CCTV at Entrance lobby and gates.
- Solar Water Heating System. • Rain Water Harvesting provisions. • Fire Fighting System.
- Vermi Compost pits / mechanical composter. • Security Cabin. • Common toilet in parking.





SPECIFICATIONS

Structure :

- Earth Quake Resistant RCC Frame Structure with Anti termite treatment up to plinth level.
- Brick / AAC Block Work – Internal 4" thick & External 5"/6" thick. External Sand Faced Plaster.
- Gypsum wall punning internal finish.

Flooring / Tiling :

- Vitrified Tiles Flooring of size 800 X 800, for rooms.
- Laminated wooden flooring in Master Bedrooms.
- Antiskid ceramic tiles in bathrooms, balconies/ terrace and dry balcony area.
- Skirting in all rooms.

Kitchen :

- Kitchen Platform in Granite & Glazed Tiles Dado Up to full height with Stainless Steel Sink.
- Provision for exhaust fan and for water purifier.

Toilets :

- Sanitary fittings and CP fittings of Jaguar Make or equivalent.
- Granite Framed water proof flush doors for all bathrooms with both side laminate.
- Plumbing fixtures of Jaguar Florentine series.
- Windows with Provision for Exhaust Fan.

Doors / Windows :

- Super quality UPVC, with mosquito mesh .
- MS Powder coated French doors for balcony / terraces .
- Decorative Entrance Door with Laminated / Veneer finish flush door.
- MS Grills to all window, granite for all window sills.
- Wooden finish Safety Doors to all flats.

Electrical :

- Concealed Electrical Wiring in Polycab make wires with Legrand make Modular Switches.
- Adequate electrical points in all flats.
- Internet, TV points and telephone connections in living room and all bedrooms.
- Video door phones with Intercom.

Paints :

- Internal Finish – Low VOC Paint.
- External Finishes – Acrylic paint.
- Oil paint to MS grills / doors / railings / gates etc.








IGBC GREEN BUILDING PROJECT






INDOOR ENVIRONMENT QUALITY

-  Low VOC Paints
-  Maximum Daylight Design
-  Fresh Air Ventilation
-  Exhaust Systems

WATER EFFICIENCY

-  Rain Water Harvesting
-  Water Efficient Fixtures
-  Water Metering
-  Automised Irrigation System





ENERGY EFFICIENCY

-  Solar Water Heating
-  Energy Efficient Luminaries
-  Roof Insulation
-  Motion Sensors
-  Renewable Energy Generation

MATERIAL & RESOURCES

-  Waste Segregation
-  Organic Waste Management
-  Recycled Construction Material
-  Local Materials

SITE PLANNING

-  Reuse Of Top Soil
-  Solar Reflective Paint On Podium
-  Solar Reflective Tiles On Roof
-  Electric Charging Facility For Vehicles



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D'Almeida



TYPE 1 : 3 BHK

TOTAL CARPET : Sq. Mtr. 104.93 | Sq. Ft. 1130



TYPE 2 : 3 BHK

TOTAL CARPET : Sq. Mtr. 94.77 | Sq. Ft. 1020





FLOOR PLAN



9.0m wide road





CHANDRAHAS

 MAHA RERA NO. P52100031769

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