

THE NEW KOHINOOR OF TATHAWADE

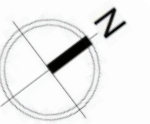
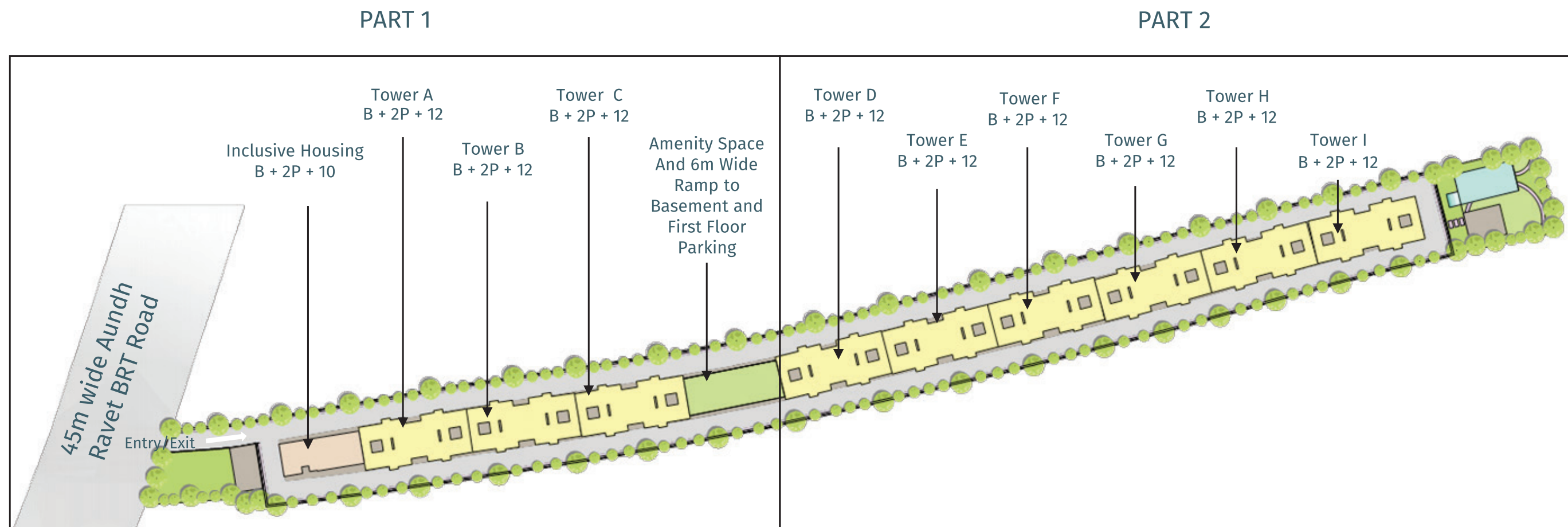
K KOHINOOR
SAPPHIRE 2

TATHAWADE | 2 BHK



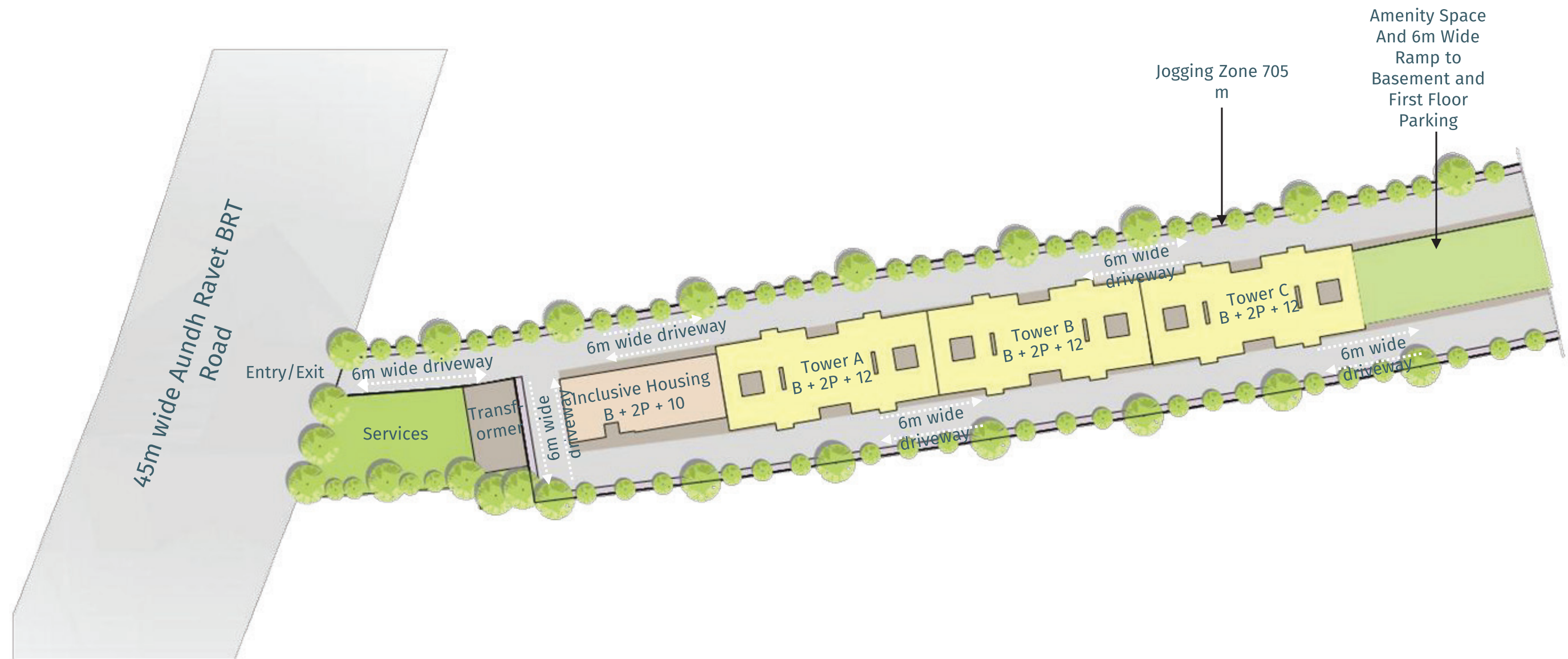
DESIGN LAYOUT

Master Layout



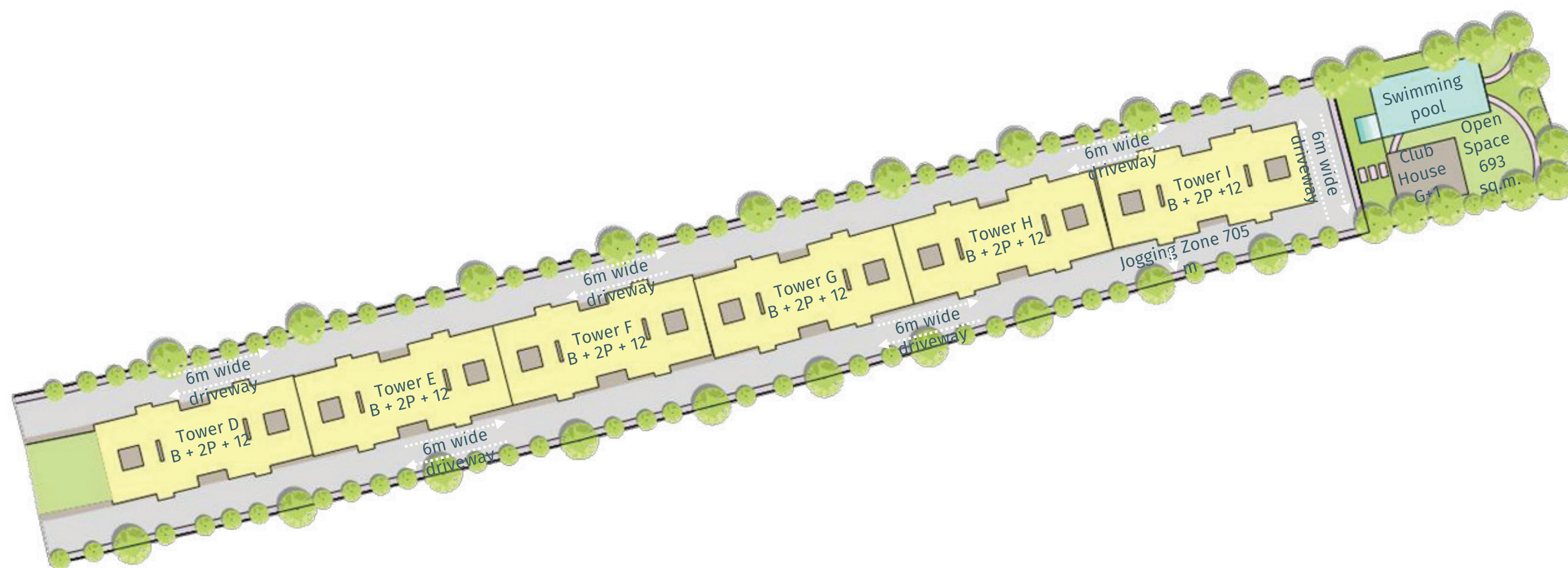
DESIGN LAYOUT

Master Layout Part 1



DESIGN LAYOUT

Master Layout Part 2



RERA FLOOR PLANS - TYPICAL FLOOR

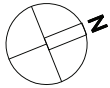
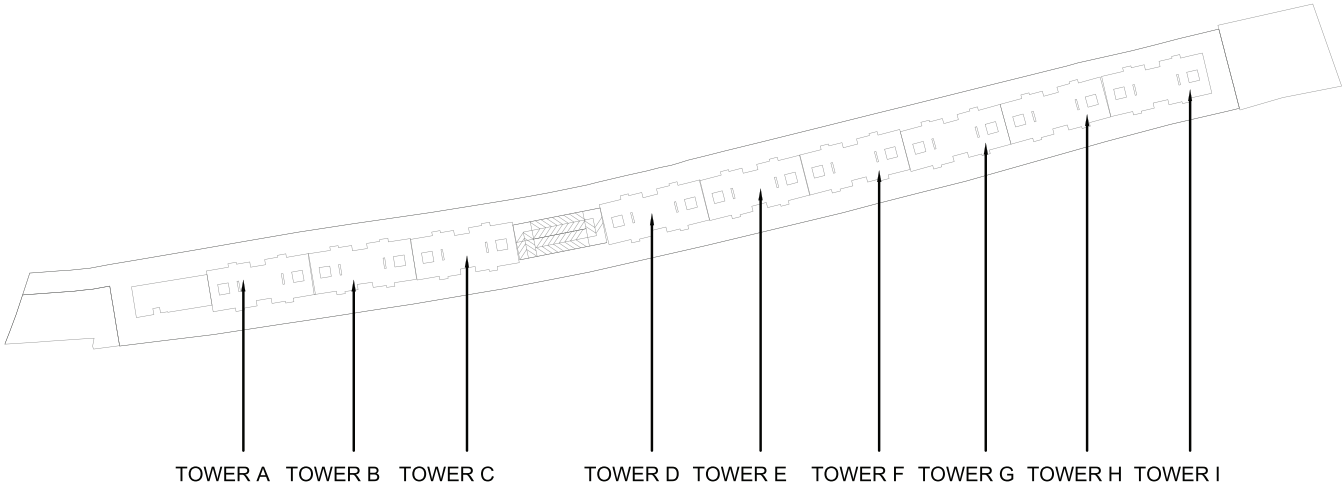


TYPICAL FLOOR PLAN
TOWER A - I

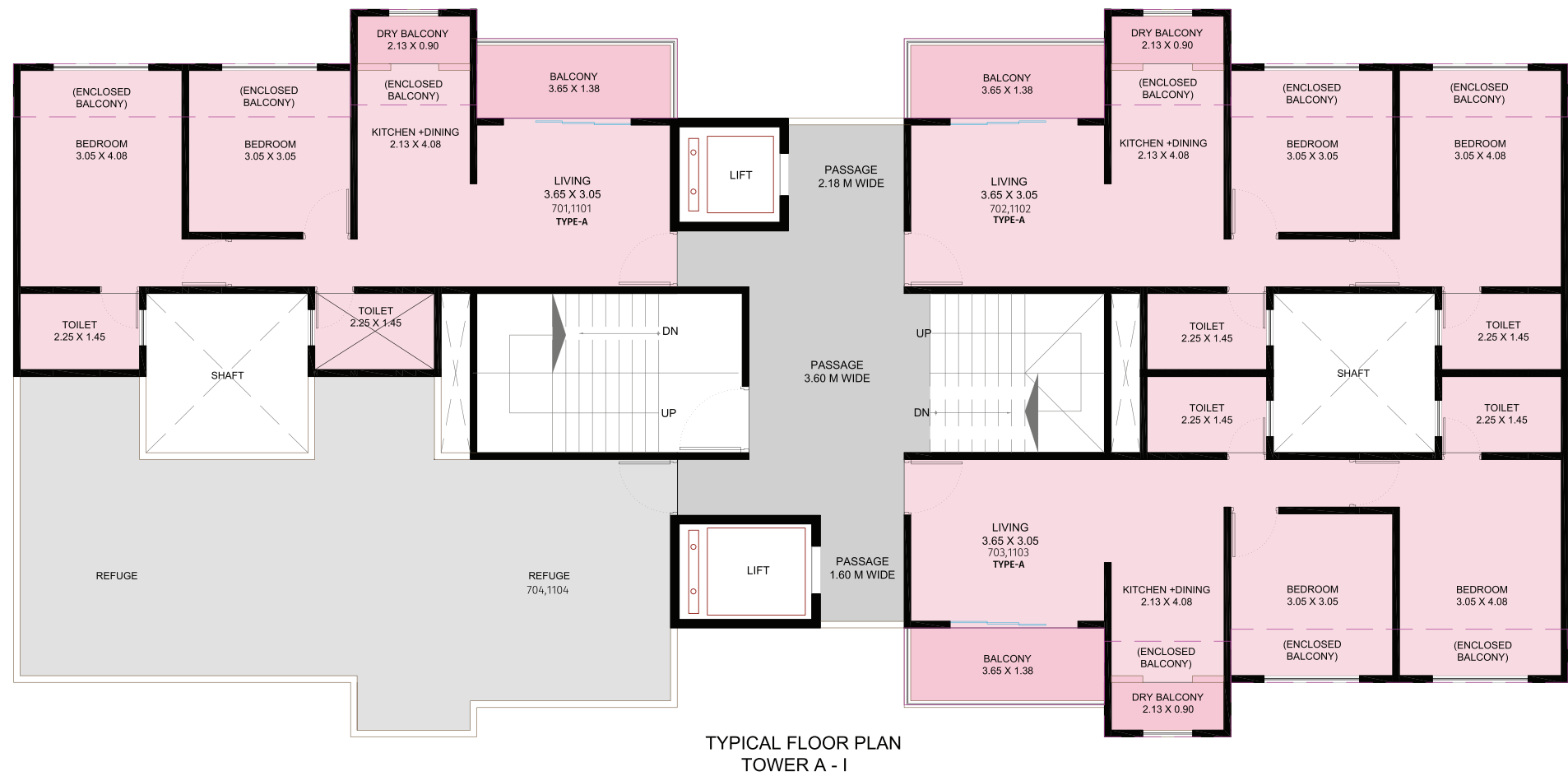
TYPE	CARPET AREA		ENCLOSED BALCONY		BALCONY (EXCLUSIVE)		TOTAL AREA	
	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.
TYPE-A 2BHK	46.83	504.07	9.09	97.84	5.01	53.92	60.93	655.85

NOTE :-

- 1) The carpet area of the Unit mentioned is the usable flat area, after excluding external walls, but including the area under internal partition walls, as defined in the Real Estate (Regulation and Development) Act.
As shown in circular no 4/2017 (MahaRera/Secy/File No.27/84/2017) of MahaRERA Dated: 14/06/2017.
- 2) For internal room dimensions written in sale plan is as per sanction plans.
- 3) Furniture shown in the sale plan are indicative and as per the design imagination of the Architect.



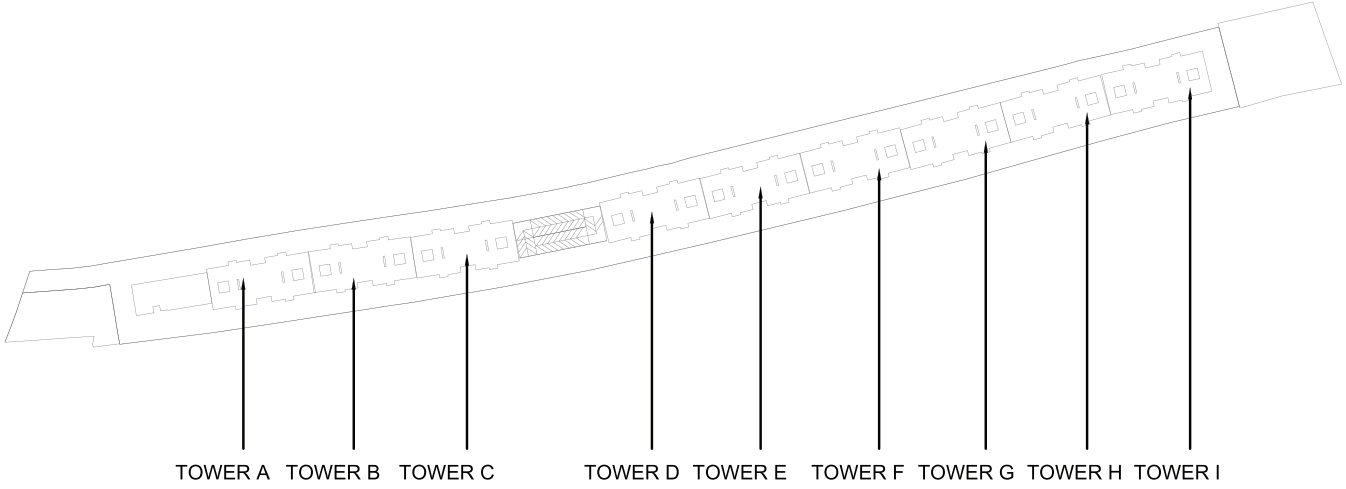
RERA FLOOR PLANS - REFUGE FLOOR



TYPE	CARPET AREA		ENCLOSED BALCONY		BALCONY (EXCLUSIVE)		TOTAL AREA	
	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.
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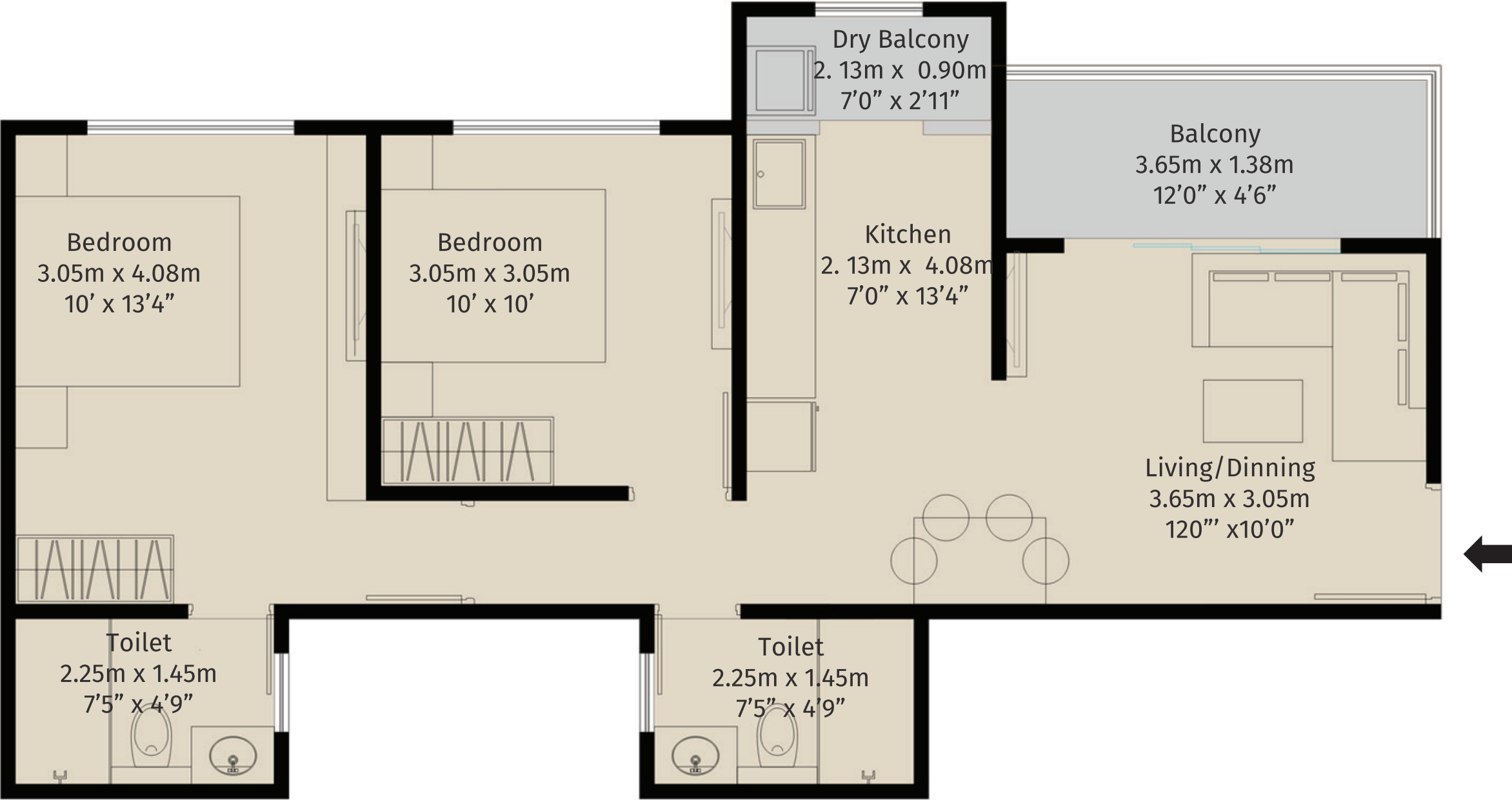
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UNIT PLANS

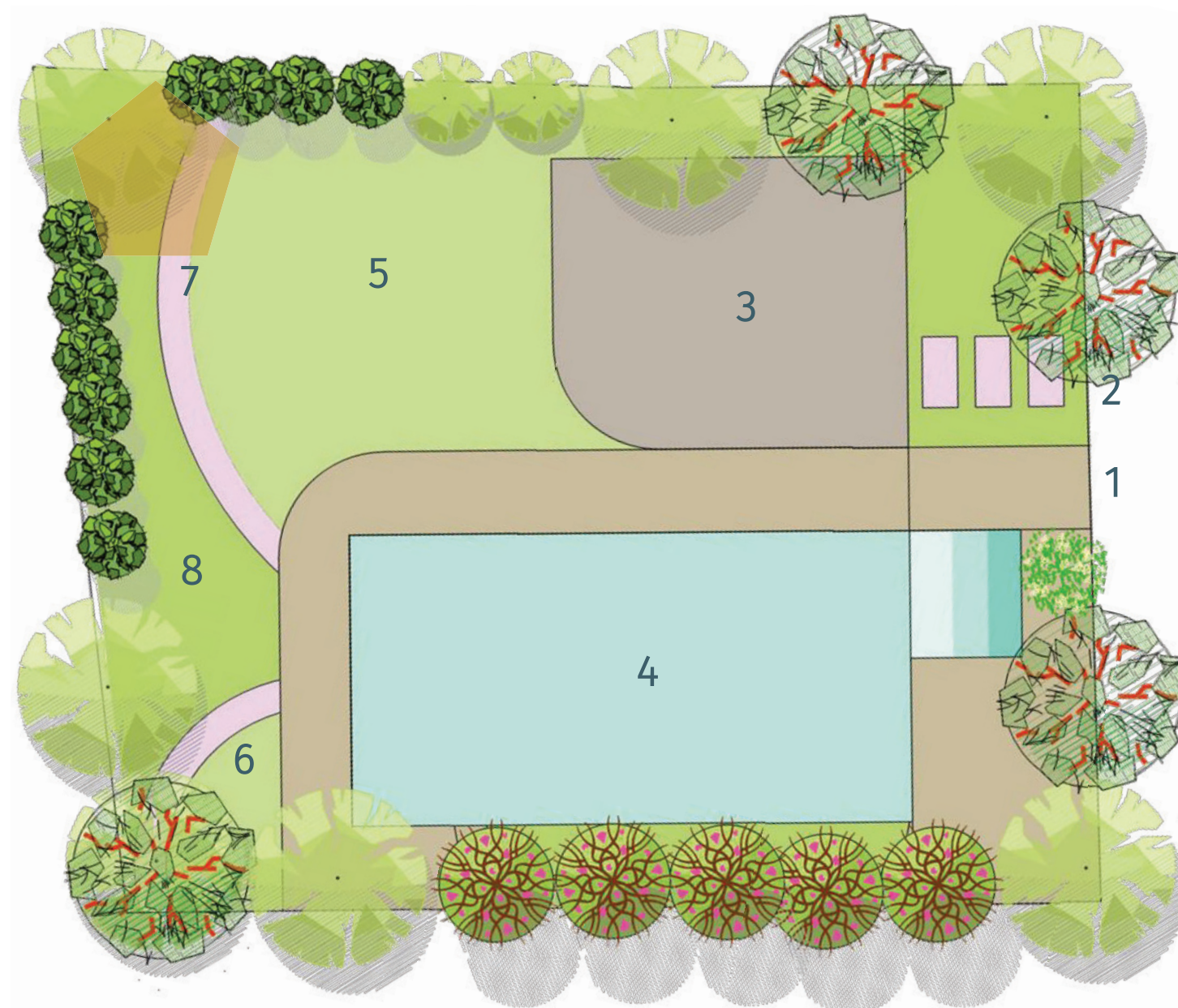
2 BHK Floor Plan



TYPE	CARPET AREA		ENCLOSED BALCONY		BALCONY (EXCLUSIVE)		TOTAL AREA	
	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.	Sqmt.	Sqft.
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Amenities and Landscape Area



* Note : Given Image is for reference

Club House:

- A) Multipurpose Hall
- B) Waiting Spaces
- C) Yoga Room
- D) Meditation Terrace

Open Spaces:

- A) Swimming pool
- B) Party Lawn
- C) Senior Citizen Sitting Space
- D) Kids Play Zone
- E) Walking area

Other Amenities:

- A) Indoor Games (Carrom and Cards Table)
- B) Toddlers Zone
- C) Gym Area

SPECIFICATIONS

WINDOWS & DOORS

- Three-track powder coated aluminum windows with mosquito nets
- MS Grill for living room, bedroom and kitchen windows
- Main door Plywood with laminate finish with S.S. Hinges
- Bedroom door Plywood with laminate finish with S.S. Hinges
- Toilet door Plywood with laminate finish with S.S. Hinges
- Provision for exhaust fan in toilets and kitchen

FLOORING

- Vitrified tiles for the entire apartment
- Ceramic Anti-Skid flooring for terraces and toilets
- Ceramic wall tiles in toilets

RAILING

- SS & Glass Railing for terrace

KITCHEN

- Black granite platform with Kadappa stand with SS sink Nirali / Franke equivalent make
- Height of kitchen dado above otta / platform

ELECTRIFICATION & CABLING

- Polycab Wires/ Finolex or Equivalent
- Telephone point in living room
- Generator backup for lifts and common areas

BATHROOM

- Concealed plumbing with chrome plated fittings
- Wall hung EWC units
- Concealed flush
- Hot and cold mixing units in toilets
- Cockroach trap
- Solar heated water supply in one bathroom
- Treated water supply for flush use

LIFTS

- 1 stretcher lift
- 1 passenger lift
- Auto rescue device

PAINT

- 2 coat of Acrylic premium emulsion paint for internal wall and ceiling
- External wall with textured paint
- Grills on satin finish oil paint

LOCATION MAP



The logo features a stylized white 'K' inside a black square, followed by the text 'KOHINOOR SAPHIRE 2' in white. Below this, a black horizontal bar contains the text 'TATHAWADE | 2 BHK' in white.

KOHINOOR SAPHIRE 2

TATHAWADE | 2 BHK

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