



Location Map

NOT IN SCALE

ADVANTAGES YOU GET @ MIRAI

- Indira National School- 3.5 Km
- D.Y. Patil International University- 3.8 Km
- Akurdi Railway Station- 4.1 Km
- Phoenix Marketcity, Wakad- 4.9 Kms
- Mumbai Express Way- 5 Km
- Symbiosis Gahuje- 5 Km
- Aditya Birla Hospital- 6.4 Km
- E-square Hinjewadi- 6.8 Km
- MCA Cricket Stadium- 7.5 Km
- Hinjewadi IT Park- 9.8 Km
- Talawade MIDC- 12.5 Km
- Aundh-13 Km
- Pune University- 15.2 Km

MIRAI
2 & 3 BHK ADVANTAGE HOMES

Disclaimer : The materials contained in this brochure should not be considered an offer and are solely of an informational nature. The references, images, advertising or declarations made herein are informational only, and not to be interpreted in any other manner. The developer (Aurigaa Realtors and/or its affiliates and/or its subsidiaries) reserves the right to make any modifications to the materials, specifications, plans, designs and delivery of the residences advertised here without any prior notice. All of the specifications contained herein, including technical, promotional, related to images or of any other nature are the property of Aurigaa Realtors and/or its affiliates and/or its subsidiaries and such specifications may not be used by any person, including an individual entity without the prior written consent of Aurigaa Realtors and/or its affiliates and/or its subsidiaries.

Site Office:

S.No.10 (P), Pune Bangalore Highway, Punawale,
Pune, Maharashtra- 411033

Corporate Office:

S.No. 130, Roseland Residency, Pimple Saudagar, Pune,
Maharashtra- 411027

For enquiry:

🌐 www.advantagehomes.in, www.gkdevelopers.com
✉ info@advantagehomes.in
☎ +91 92260 19371, 78880 99446, 93079 09100



MAHARERA Reg.No.:P52100050306
<https://maharera.mahaonline.gov.in>

Powered by:





Artistic impression*

THE PERFECT **FUTURE**

We invite you to immerse yourself in a world of comfort and convenience, where every detail has been meticulously considered to offer the perfect living experience. Come discover your future in our community, where your aspirations are nurtured and your dreams are realized.

We've crafted your home so thoughtfully to maximize natural elements, ensuring fresh air and abundant sunlight at all times of the day. Experience the ideal blend of modern luxury and timeless elegance in our carefully crafted residences.

The Future is Calling!

ABOUT GK ASSOCIATES-

We understand the true meaning of luxury and work towards providing you with the same. 30 years of successful experience has taught us to improve continuously and never be complacent. We make sure every detail of what we build is not only of the highest quality but also serves every meticulous purpose.

Adding every detail with finesse, we design homes and workspaces that give you a true sense of belonging: Unique spaces, for unique people. We take special care to fulfill your expectations of complete convenience and satisfaction.

We also create premium IT and corporate spaces that enable high productivity and give you ample light and breathing space.

After all, it is all about comfort, liberty, freedom of convenience, and contentment.

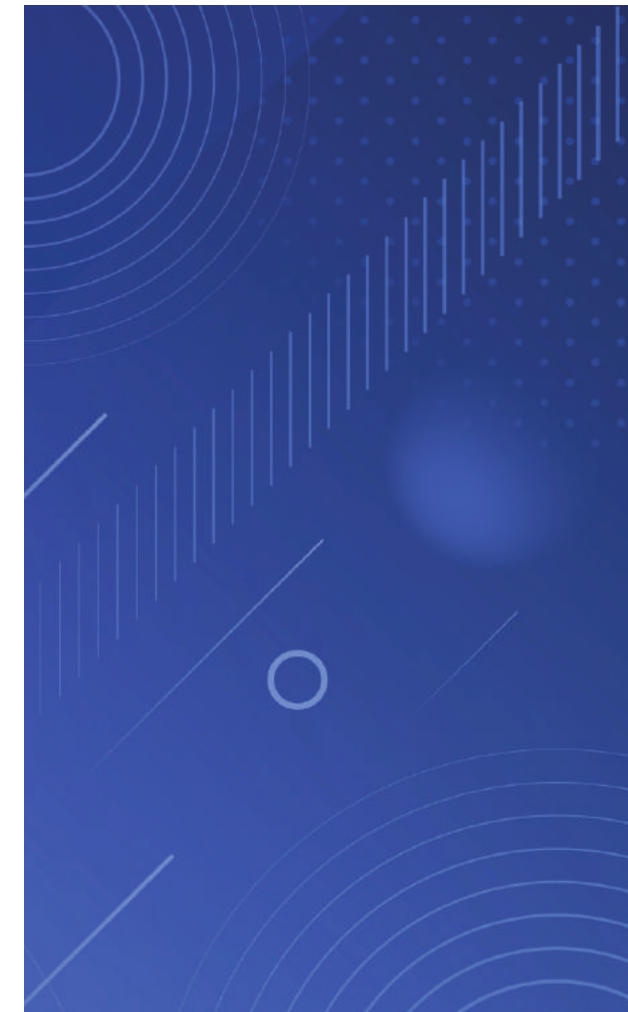
Luxury is not about expensive materials, but priceless creations.

**OWN A HOME WITH
LOADS OF**

ADVANTAGES!

Imagine yourself and your loved ones residing in a wonderful neighborhood in a highly regarded location, complete with nearby schools, retail centers, medical facilities, hotels, restaurants, and even a national highway.

When you purchase a home at Mirai, you also receive a host of incredible benefits inside and beyond the residence. We offer a unique chance to have your future family's needs in one location.



Artistic impression*



Artistic impression*

MASTER-PLANNED WITH YOUR FUTURE IN MIND

The buildings are uniquely designed in a (Plus “+”) shape where you can get the advantage of views, natural breeze and abundant daylight round the clock. Mirai’s location, size, and amenities ensure a bright future for your family. This dynamic master-planned community is created to exceed your expectations.

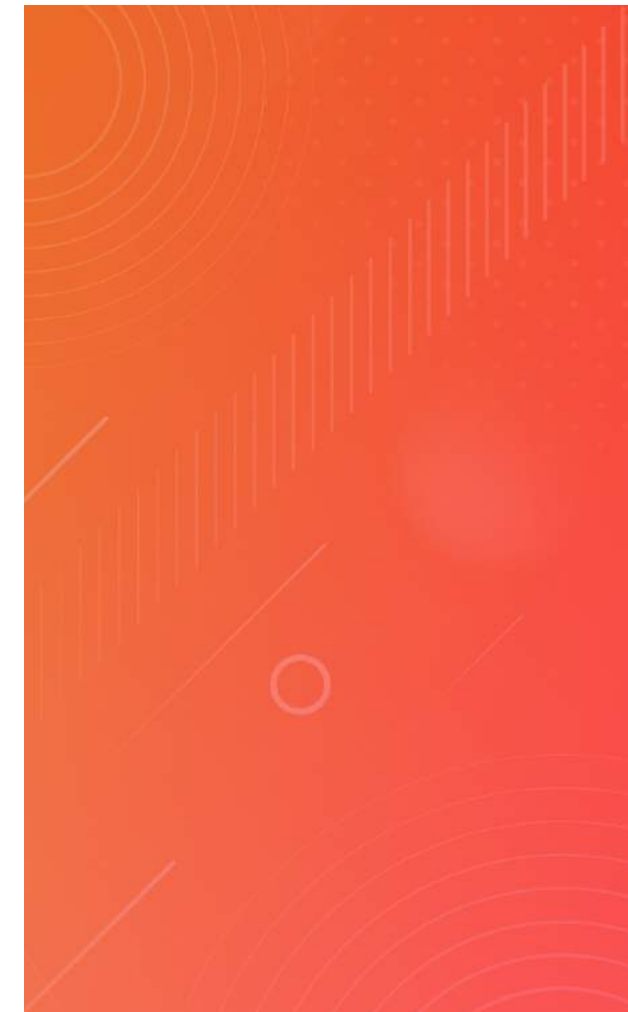
- AMENITIES:**
- A** Club House
 - B** Swimming Pool
 - C** Multipurpose Lawn
 - D** Kids' Play Area
 - E** Outdoor Gym
 - F** Multipurpose Court
 - G** Sandpit
 - H** Open Deck
 - I** Senior Citizen Pavilion
 - J** Jogging Track
 - K** Pergola Sit-Outs

ALL THE NECESSITIES FOR
YOUR IDEAL HOME IN

ONE PACKAGE!

The ideal family home combines privacy, style, and space. With a modern flare, plenty of space, and close proximity to all facilities, Mirai presents a luxurious living opportunity. Given how close it is to everything happening, the location offers a great deal of convenience.

Exclusive connectivity with the National Highway and BRTS route in close proximity makes Mirai a better choice. Life at Mirai comes in a wholesome package with an exciting future!



Artistic
impression*

LIFE AT MIRAI -
A GUIDE TO

MODERN LIVING

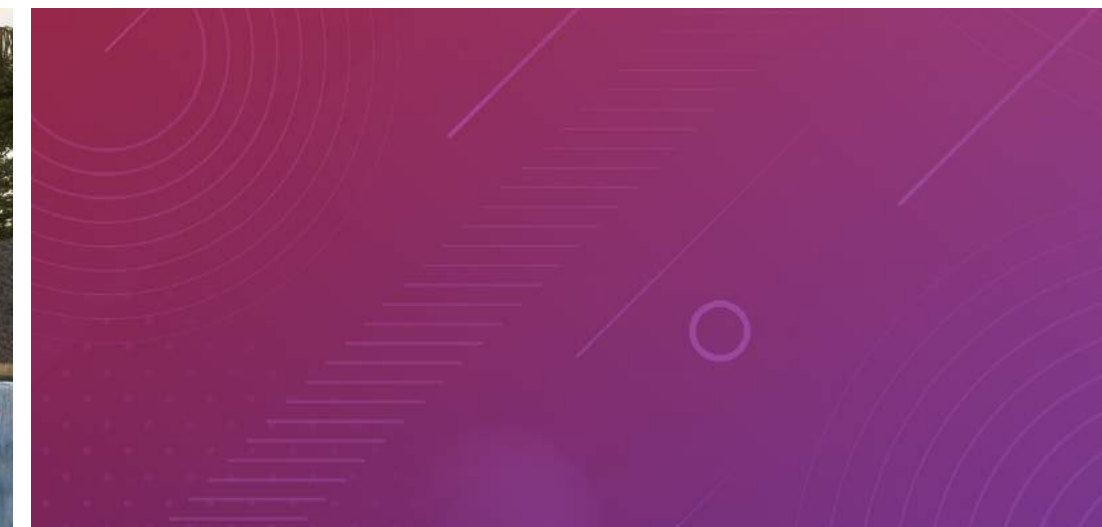
Welcome to our exceptional residential community, where luxurious amenities take center stage. Our state-of-the-art clubhouse, swimming pool, and manicured gardens offer an unmatched living experience. Enjoy games with friends or host a party on the lawn area. Come indulge in a life of comfort and sophistication, where every day feels like a vacation.

An enviable list of amenities:

- 01 Club House
- 02 Multipurpose Hall
- 03 Gymnasium
- 04 Multipurpose Lawn
- 05 Manicured Garden
- 06 Swimming Pool
- 07 Kids Pool
- 08 Open Deck
- 09 Meditation Pavilion
- 10 Kids Play Area
- 11 Sandpit
- 12 Outdoor Fitness Area
- 13 Pergola Seating
- 14 Multipurpose Court
- 15 Jogging Track
- 16 Senior Citizen Pavilion



Artistic impression*

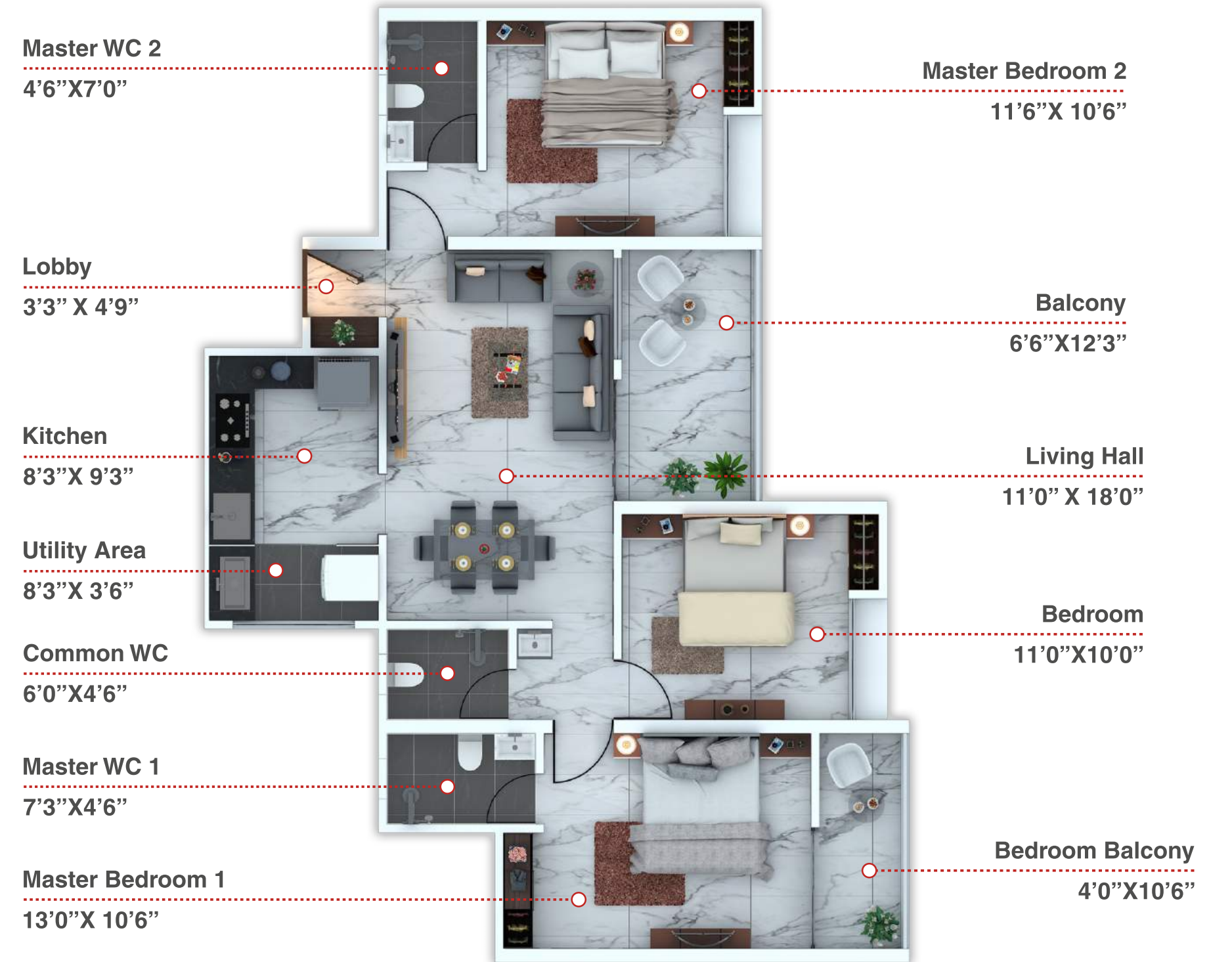


2BHK



Artistic impression*

3BHK



Artistic impression*

SPECIFICATIONS

STRUCTURE

- RCC frame structure

MASONRY

- External walls 4"/6"/8" thick brickwork or lightweight blocks or RCC walls
- Internal walls 4"/6"/8" thick brickwork or lightweight blocks or RCC walls

PLASTER SMOOTH

- Neeru / Gypsum finish plaster for internal walls
- Sand-faced cement plaster/only texture, for external walls

DOORS

- Decorative main entrance door with standard make fittings

WINDOWS

- Large windows for better air circulation, ventilation & view
- Powder coated 2 track or 3 track Aluminum sliding windows with tinted glass
- M.S. grills for safety and security
- Marble/Granite window sill top

FLOORING

- GVT/Vitrified tile flooring of standard make for the entire flat

BATHROOMS

- 600x600 GVT flooring tiles
- Designer glazed dado tiles upto Lintel Level
- Hindware / Jaquar or equivalent makes sanitary ware
- Provision of hot & cold mixer for all shower areas
- Provision for geyser point
- Solar heater connection for mixer unit in master bathroom for fixed timing

LIVING

- Designer POP false ceiling with spotlights

KITCHEN

- Marble / Granite kitchen platform
- Stainless steel sink
- Glazed tiles dado above platform up to lintel level
- Dry Balcony attached to kitchen with provision for Washing machine with water inlet and drain
- Provision for water purifier

ELECTRIFICATION

- Adequate concealed electrical points with standard wiring
- Telephone point and cable T.V. point in living room and master bedroom
- AC point in master bedroom
- Each flat with ELCB (Earth-Leakage Circuit Breaker) for electrical safety Inverter back-up for each flat
- Premium Modular Switches

PAINTING

- Internal Oil bond distemper paint in the entire flat
- External Acrylic weather proof paint for entire building

PLUMBING

- Concealed plumbing
- Jaquar / Hindware / equivalent fittings in bathroom, toilet and kitchen

LETTERBOX FOR EACH FLAT

VIDEO DOOR PHONE FOR EACH FLAT

GENERATOR BACKUP FOR COMMON AREAS

RAIN WATER HARVESTING





Artistic impression*

THE PERFECT **DESTINATION**

Whether you are a first-time home-buyer, an investor, or in search of a second home, Mirai is the perfect choice for your future. Backed by a 30-year legacy of trust and excellence, the makers of Mirai have meticulously planned every detail to provide you with the best possible experience.

Our team has carefully selected the perfect location, created thoughtful home plans, and designed every aspect of your residence with a user-centric approach. Mirai is not just a home, it's a community where you will find like-minded individuals who share your values and interests.

At Mirai, you will discover life beyond your expectations, where luxury and comfort blend seamlessly. Come and experience the future of living, where your dreams become a reality.

Mirai is the future!



Powered by:

