

Welcome

# PARKLANE URBANJOY

PHASE II


Here, the
#RealJoy awaits you!

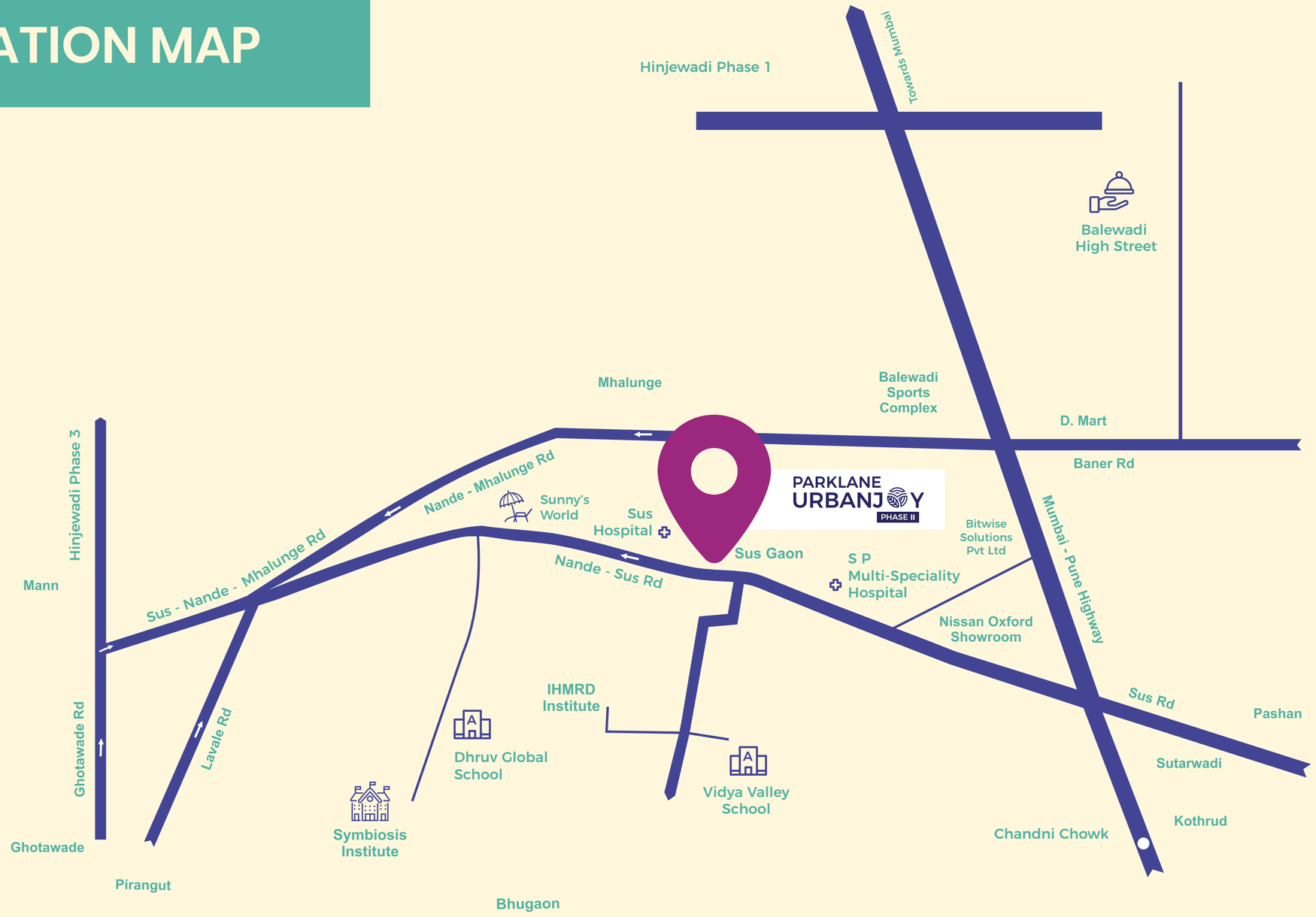
# Know Your

# Developers

PORWAL
DEVELOPERS

ANAND
PROPERTIES

# LOCATION MAP





# Education

- Symbiosis – 5 Mins
- Vibgyor School – 7 Mins
- Vidya Valley School – 5 Mins
- Dhruv Global School - 5 Mins
- Orchid School – 10 Mins
- Flames University – 15 Mins
- Indira College – 15 Mins



# Hospitals

- Sus Hospital – 2 Mins
- Jupiter Hospital – 10 Mins
- Life Line Hospital – 10 Mins
- Chellaram Hospital – 15 Mins



# Shopping

- D’Mart – 7 Mins
- Dorabjee’s – 10 Mins
- ABZ Shopping Center – 10 Mins
- Pheonix Market City
  – Wakad (Upcoming) – 20 Mins



# Liesure

- Sunny’s WorldBalewadi Sports Complex – 5 Mins
- Balewadi Sports Complex – 7 Mins
- Balewadi High Street – 10 Mins
- Oxford Golf Course – 10 Mins

# MASTER LAYOUT

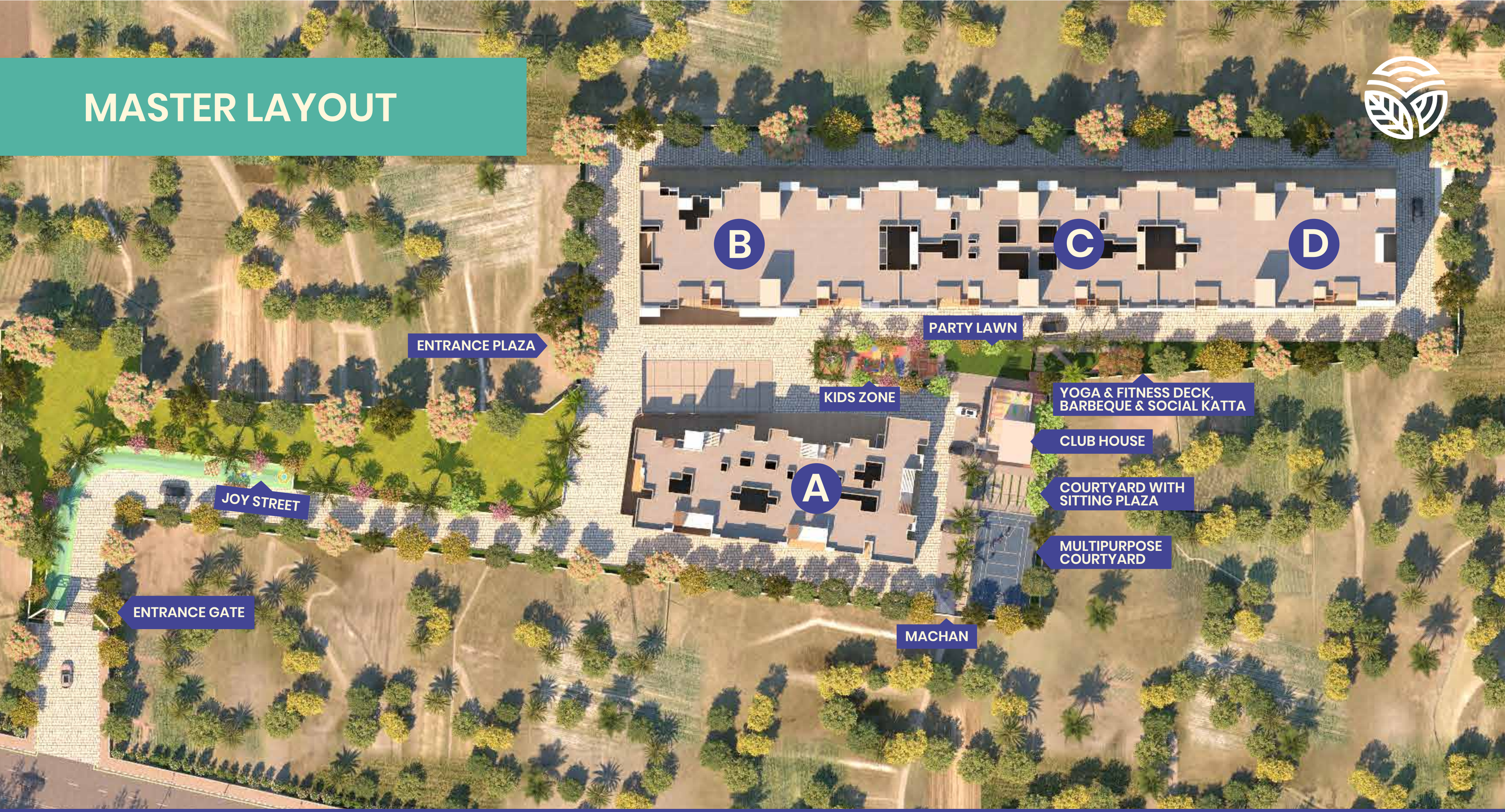



Image contains details as per final proposed layout as per PMC UDCPR. Current phase as per MAHARERA registration only & rest is not committed.

THE #REALJOY LIES IN

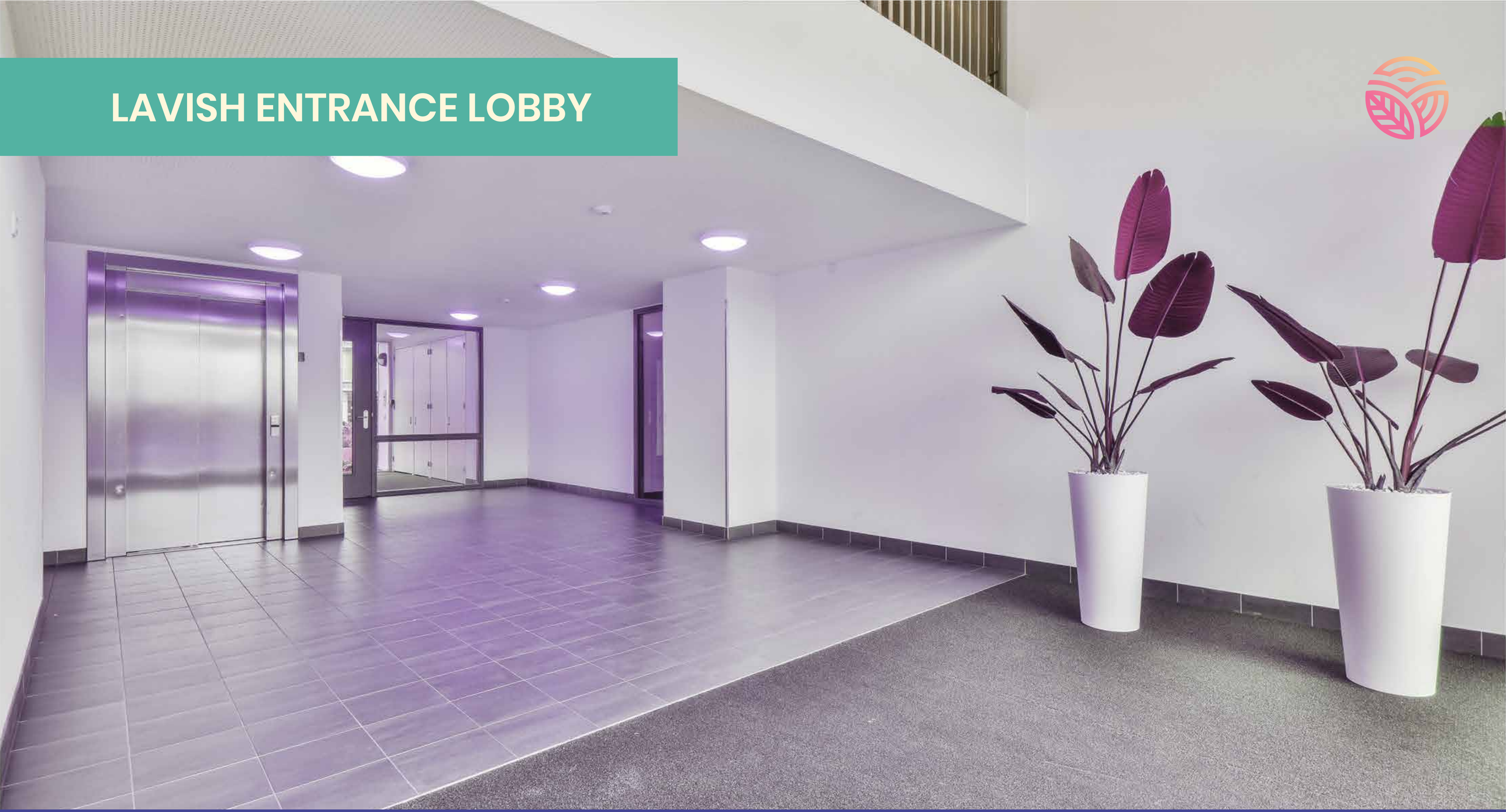
# Active Living

| | | | |
|---|---|---|---|
| Multipurpose Court | Cardio Gym | Children's Play Area | Gazebo |
| Seating Plaza | Machan | Multipurpose Hall | Water Feature |
| Wooden Deck | Senior Citizen Zone | Entrance Plaza | Courtyard |
| Party Lawn | Club House | Yoga And Fitness | Barbeque Pit |

THE #REALJOY OF

# Luxury & Creme Living

# LAVISH ENTRANCE LOBBY



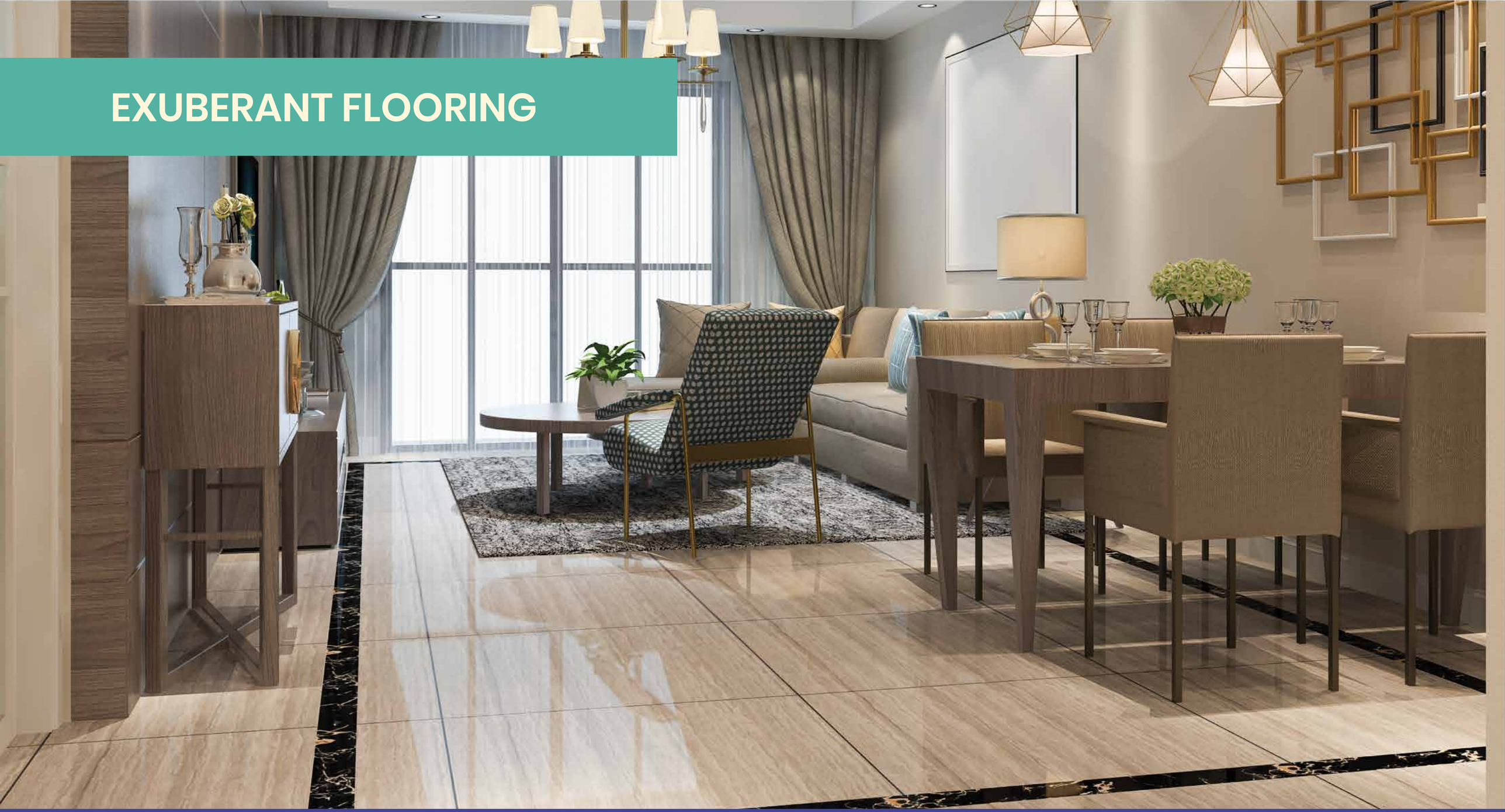
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# SMART DIGITAL DOOR LOCK



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# EXUBERANT FLOORING



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# SEMI GLASS RAILING



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# ELEVATORS




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# AMPLE OF LIGHTING



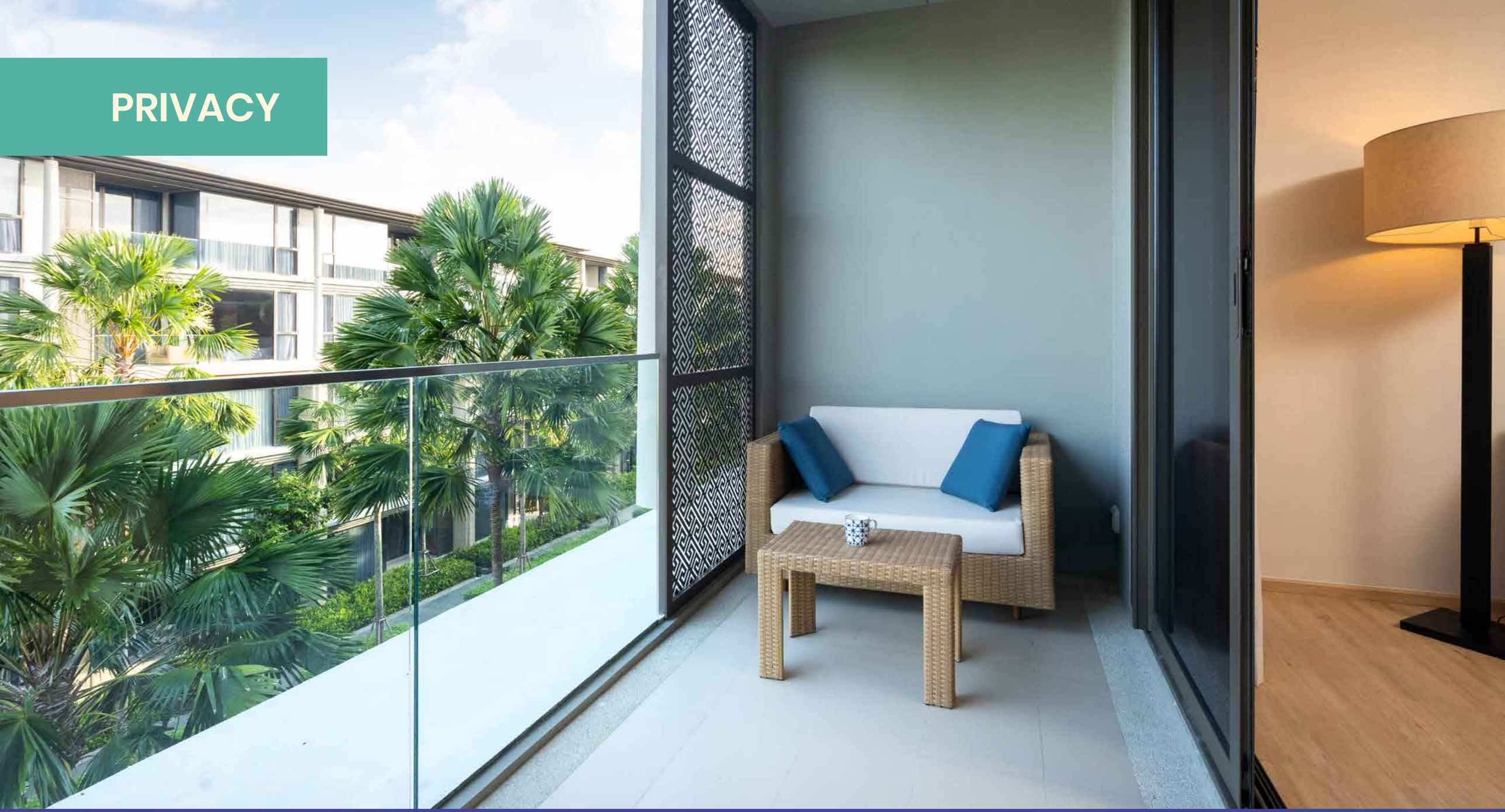
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# SUPER SPACIOUS HOMES



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# PRIVACY



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# AMPLE OF PARKING



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# Bigger Spaces

# FLOOR PLAN – B WING - 4TH TO 14TH

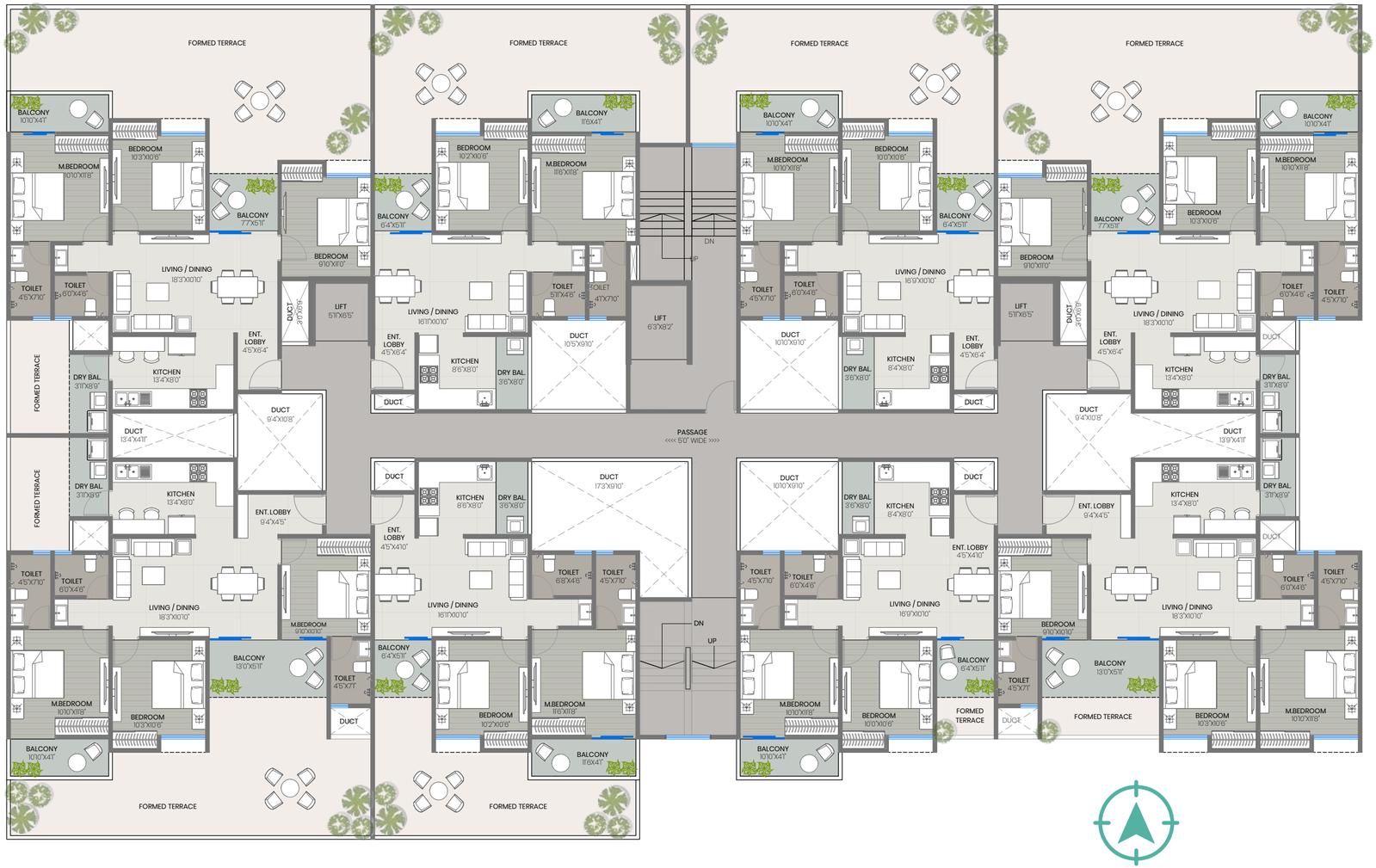



## AREA STRUCTURE

| | |
|---|---|
| 3 BHK JOY | 940 SQ. FT |
| 2 BHK JOY | 757 SQ. FT |
| 2 BHK JOY | 745 SQ. FT |
| 3 BHK JOY | 940 SQ. FT |
| 3 BHK Aspire | 978 SQ. FT |
| 2 BHK JOY | 738 SQ. FT |
| 2 BHK JOY | 759 SQ. FT |
| 3 BHK Aspire+ | 1019 SQ. FT |

- Refuge units proposed for 7th & 12th floor wing B
- Floor Plan is cosidered as per final sanction
- Service as per the MEP plan are subject to changes
- RCC columns & beams positionshall be as per consultant plans within the units
- Architectual fitures/projection and formed terrace not a part of RERA Carpet.

# FLOOR PLAN – B WING - 1ST FLOOR




## AREA STRUCTURE

| | |
|---|---|
| 3 BHK JOY | 940 SQ. FT |
| 2 BHK JOY | 757 SQ. FT |
| 2 BHK JOY | 745 SQ. FT |
| 3 BHK JOY | 940 SQ. FT |
| 3 BHK Aspire | 978 SQ. FT |
| 2 BHK JOY | 738 SQ. FT |
| 2 BHK JOY | 759 SQ. FT |
| 3 BHK Aspire+ | 1019 SQ. FT |

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SINGLE UNIT PLAN

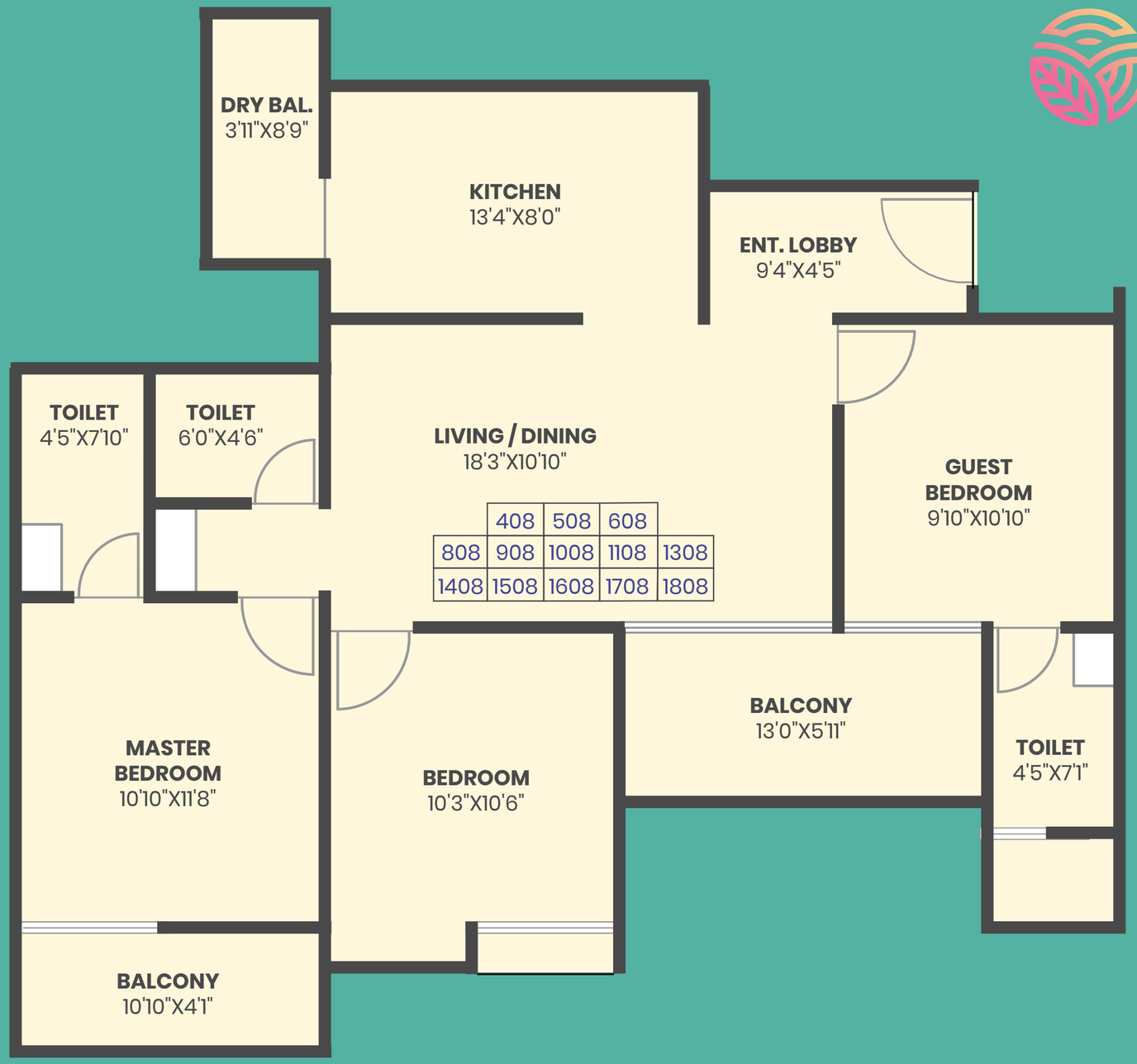
# 3 BHK ASPIRE+

1019 SQ. FT

## HIGHLIGHTS

1. Spacious living
2. Largest Kitchen
3. Shared living balcony with guest room
4. Master bedroom with sitout

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- Floor Plan is cosidered as per final sanction
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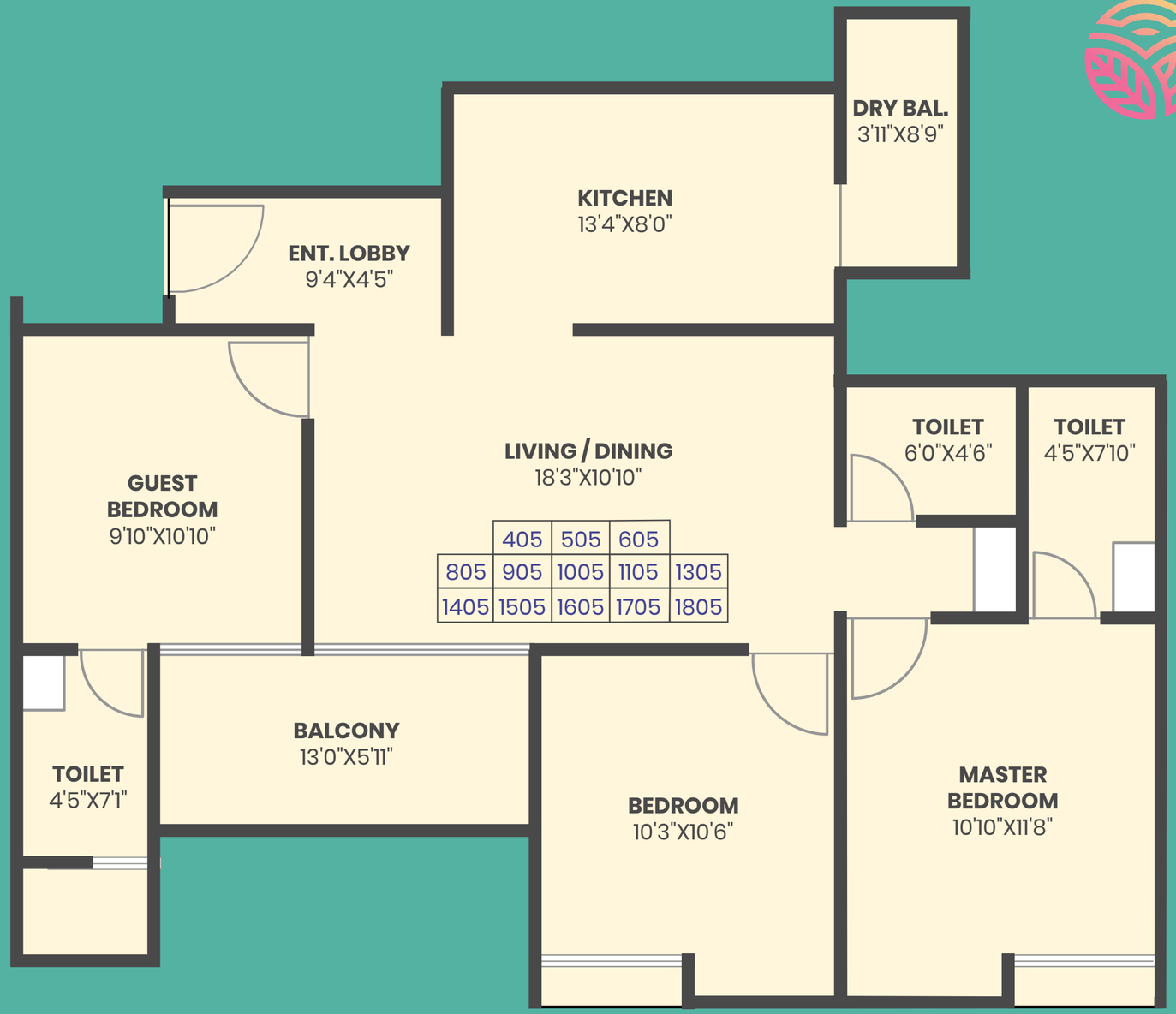
# SINGLE UNIT PLAN

# 3 BHK ASPIRE

978 SQ. FT

## HIGHLIGHTS

1. Spacious living
2. Largest Kitchen
3. Shared living balcony with guest room




- Refuge units proposed for 7th & 12th floor wing B
- Floor Plan is cosidered as per final sanction
- Service as per the MEP plan are subject to changes
- RCC columns & beams position shall be as per consultant plans within the units

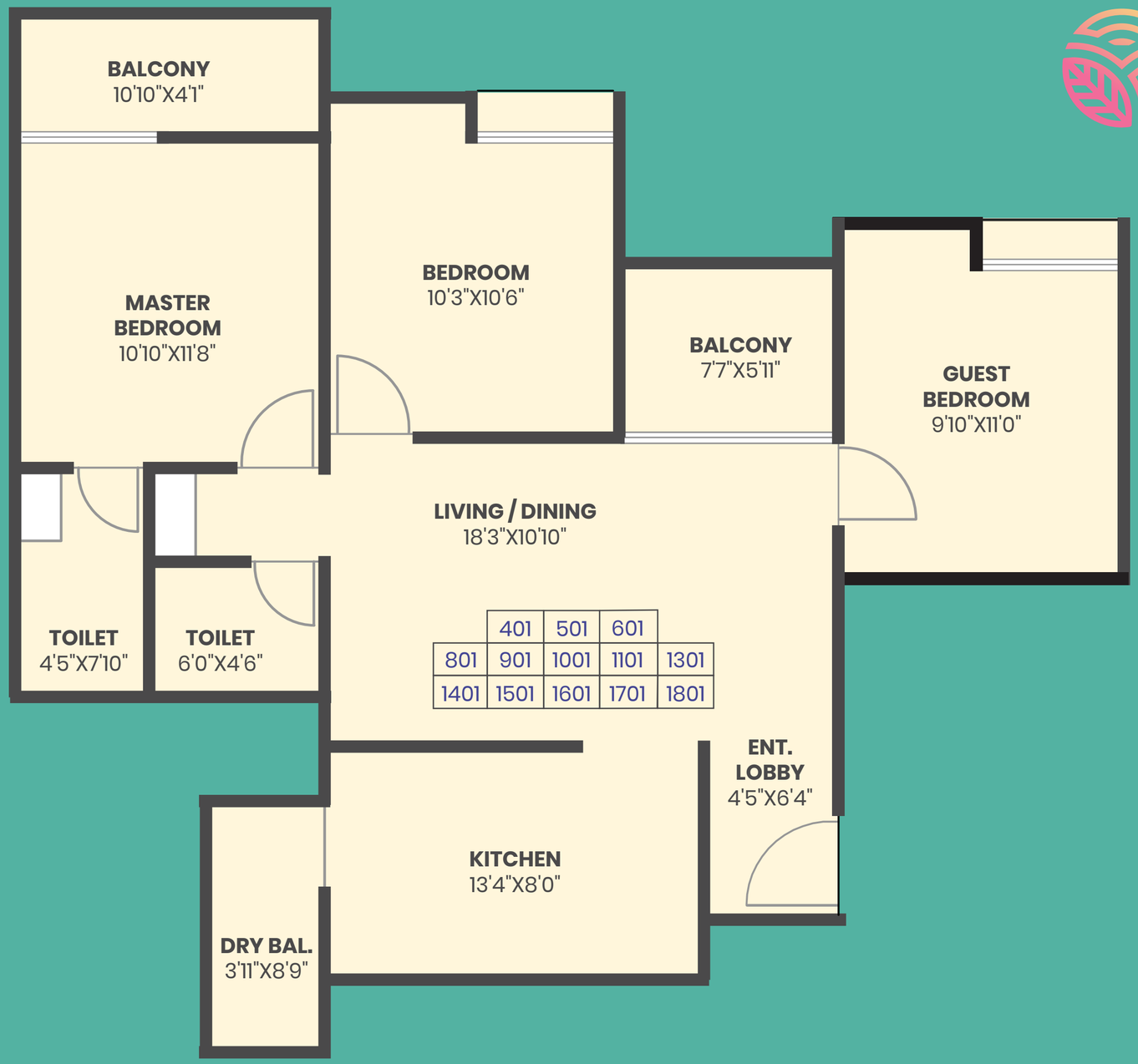
# SINGLE UNIT PLAN

# 3 BHK JOY

940 SQ. FT

## HIGHLIGHTS

1. Spacious living
2. Largest Kitchen
3. Master bedroom with sitout




- Refuge units proposed for 7th & 12th floor wing B
- Floor Plan is cosidered as per final sanction
- Service as per the MEP plan are subject to changes
- RCC columns & beams position shall be as per consultant plans within the units

SINGLE UNIT PLAN

# 2 BHK JOY

738 - 759 SQ. FT

## HIGHLIGHTS

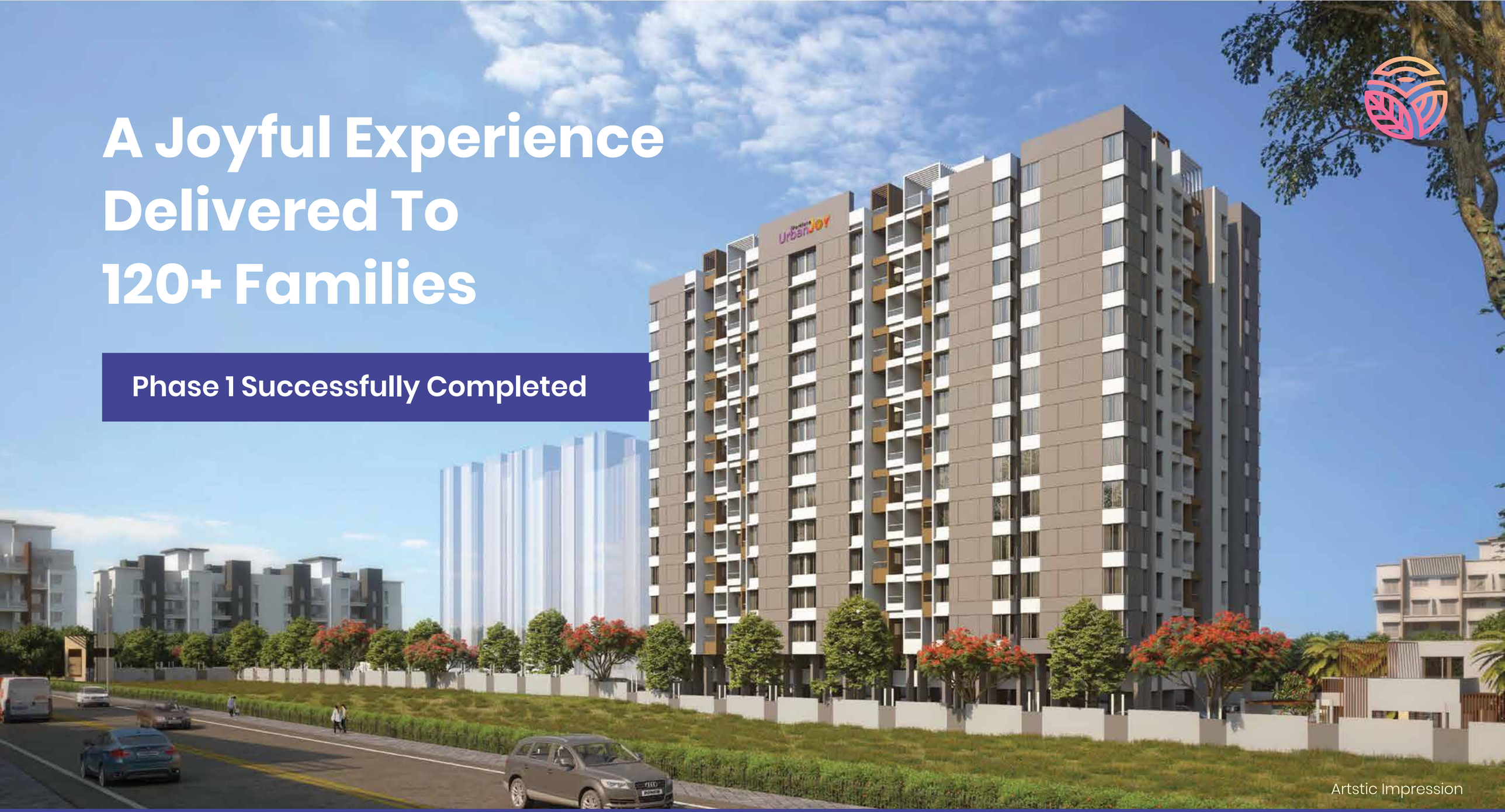
1. Spacious living
2. Master bedroom with sitout
3. No wastage in carpet area

- Refuge units proposed for 7th & 12th floor wing B
- Floor Plan is cosidered as per final sanction
- Service as per the MEP plan are subject to changes
- RCC columns & beams position shall be as per consultant plans within the units



# A Joyful Experience Delivered To 120+ Families

**Phase 1 Successfully Completed**




Artstic Impression

THE #RealJoy LIES IN

# Mutual Successes

# EARLY BIRD PRICE

| Type | Size | Price (All Inc.) |
|---|---|---|
| 2 BHK JOY | 738 - 759 | 61 to 63L |
| 3 BHK JOY | 940 | 78L |
| 3 BHK Aspire | 978 | 81L |
| 3 BHK Aspire+ | 1019 | 84.5L |

## Additional Directors discount for first 50 bookings

# REWARD PROGRAMME

| No of Bookings | Reward |
|---|---|
| Up to 3 Bookings | 2.5% |
| Up to 9 Bookings | 3.0% |
| 10th Booking Onwards | 3.5% |

## Valid up to Dec 2022



# EXECUTIVE BONUS

| Type of Bookings | Reward |
| --- | --- |
| Booking Incentive | ₹5000 |
| Spot Booking | ₹9000 |



# TERMS & CONDITIONS

- T &C as per management CP policy
- Incentive includes GST
- Stages with non-retrospective effect
- CP and lead Registration mandetory

# We request your support to make Parklane Urbanjoy a success in West Pune.

For marketing creative support,
kindly contact our marketing co-ordinator

+91 77220 28822

# Thank You

Sus - Baner

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For internal management review, not for circulation.

PORWAL
DEVELOPERS

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