



Akruti

2 BHK LUXURIOUS APARTMENTS

A NEW MEANING OF
BEING EXCLUSIVE

Small & Special

Lanke Birje Associates has proven its credentials as a leading construction entity by the virtue of over 12 successful projects in the rapidly growing vicinity of PUNE & PCMC. Good designs complemented by finest construction quality, transparent dealings and timely delivery are the core strengths of Lanke Birje Associates to become a reputed name for numerous customers.

The latest offering '**Akruti**' by Lanke Birje Associates is once again a small but ideal project of just ten exclusive and lavishly appointed 2 BHK Residences in a beautiful locality of Viveknagar, Akurdi in PCMC. Despite being very near to old Mumbai Pune highway and just a stone's throw away distance, the surrounding is quiet and serene, hence very much away from the traffic and rush.

Being very small, Akruti has the distinct advantage of exclusivity meant for only 10 families to make it a perfect world. The pre-thought provision of lavish amenities and facilities for every flat ensures maximum benefits for the flat holder.

Akruti

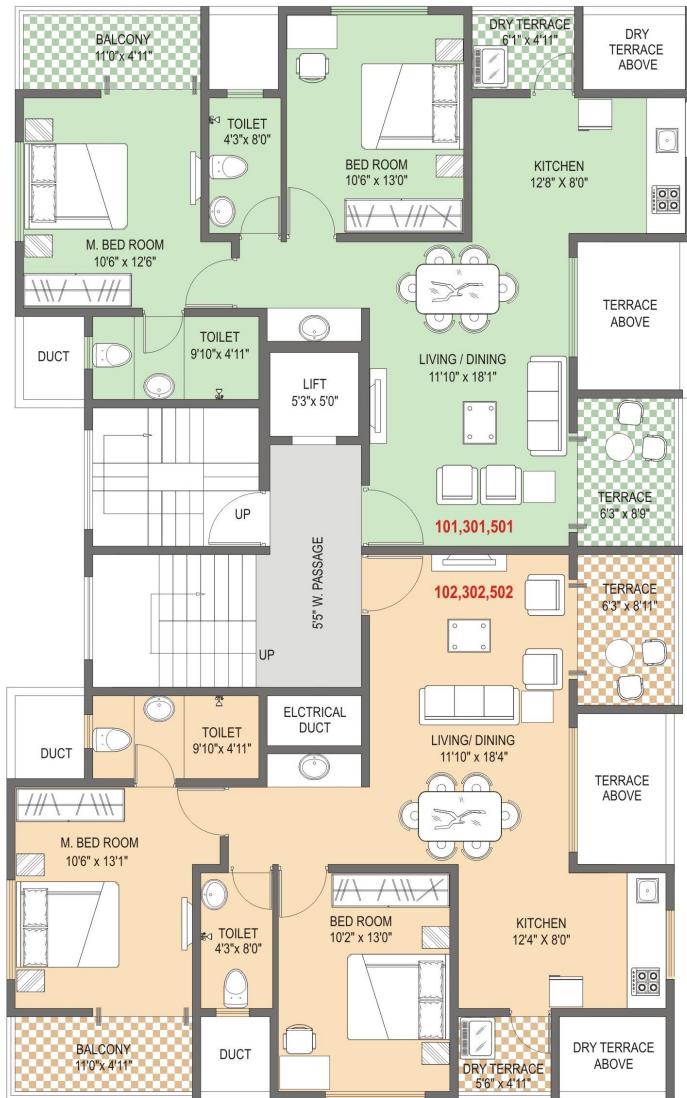
2 BHK LUXURIOUS APARTMENTS

Very central location of being connected to the vicinity as well as Bus & Railway along with nearness to school colleges, market places, health facilities is the biggest advantage for the residents.

Akruti is yet another beautiful creation from Lanke Birje Associates where exclusivity will have a new meaning.



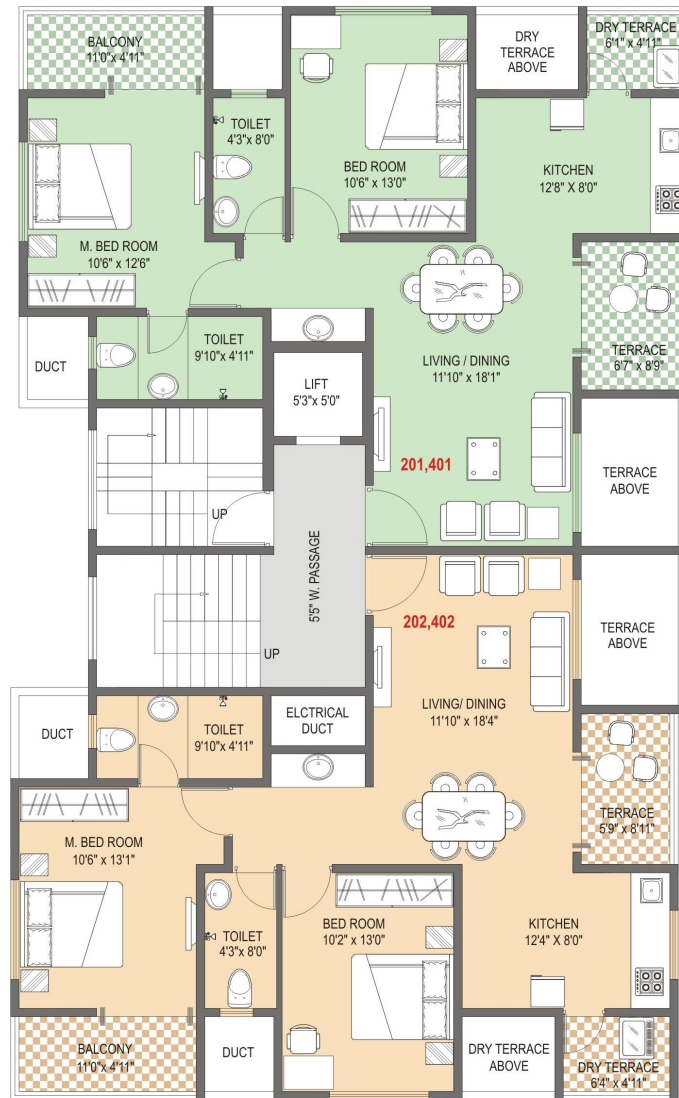
Typical Floor Plan 1st, 3rd & 5th



AREA STATEMENT IN SQ. FT.

FLAT NOS	TYPE	CARPET AREA	TERRACE 100%	TOTAL CARPET AREA	SALEABLE TOTAL CARPET x 1.3
101, 301, 501	2 BHK	783.94	84.605	868.545	1129.10
102, 302, 502	2 BHK	796.64	82.775	879.41	1143.23

Typical Floor Plan 2nd & 4th



AREA STATEMENT IN SQ. FT.

FLAT NOS	TYPE	CARPET AREA	TERRACE 100%	TOTAL CARPET AREA	SALEABLE TOTAL CARPET x 1.3
201, 401	2 BHK	783.94	87.40	871.34	1132.75
202, 402	2 BHK	796.64	82.45	879.09	1142.81



AMENITIES

- Specially designed main door with brass fittings and latch
- Decorative entrance lobby
- 2-3 channel aluminum windows with mosquito mesh and security grills.
- Granite kitchen platform
- Attached terrace
- Video door phone for each flat
- Dry Balcony for each flat
- Sufficient car parking

SPECIFICATIONS

- High quality construction with the use of branded material.
- Concealed wiring by Finolex / Poly cab or equivalent with Modular switches.
- Sanitary fitting by Hindware or equivalent.
- Branded vitrified flooring for the entire flat
- C.P fittings by Jaguar or equivalent
- Gypsum wall panning / finishing for internal walls
- False ceiling in living & dining
- Designer toilet
- 100% Acrylic paint for external surface
- Branded lift
- Power backup for lift & common areas
- Emulsion paint on walls at all room

LOCATION MAP

SITE: S. No. 47, Plot No. 15, CTS No. 4271, Opp. Tongaonkar Hospital,
Vivek Nagar, Akurdi, Pune 411035



Credits

Architect – Spacetech

RCC Consultant – Avinash Hole

Legal Consultant – Adv Janak Lunkad

KEY LOCATIONS

- Nigdi bus terminus : 1 km
- Chinchwad railway station : 3 km
- Lokmanya hospital : 1.5 km
- St Ursula's school : 1 km



2 BHK APARTMENT

Completed Projects

- Palm Avenue : Wakad (Ongoing)
- Sumeru Residency : Moshi (Ongoing)
- Windchime Villas : Baner
- Daffodils : Baner
- Basil I & II : Baner
- Divine Enclave : Pradhikaran
- Essentia : Jagtap Dairy
- Pushpangan : Chinchwad
- Twin Palm : Dange Chowk
- Darpan I & II: Jagtap Dairy
- Niranjan Pooja : Jagtap Dairy
- Riddhi Siddhi : Jagtap Dairy

FOR BOOKING CONTACT

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A PROJECT BY

AKRUTI
DEVELOPERS

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