



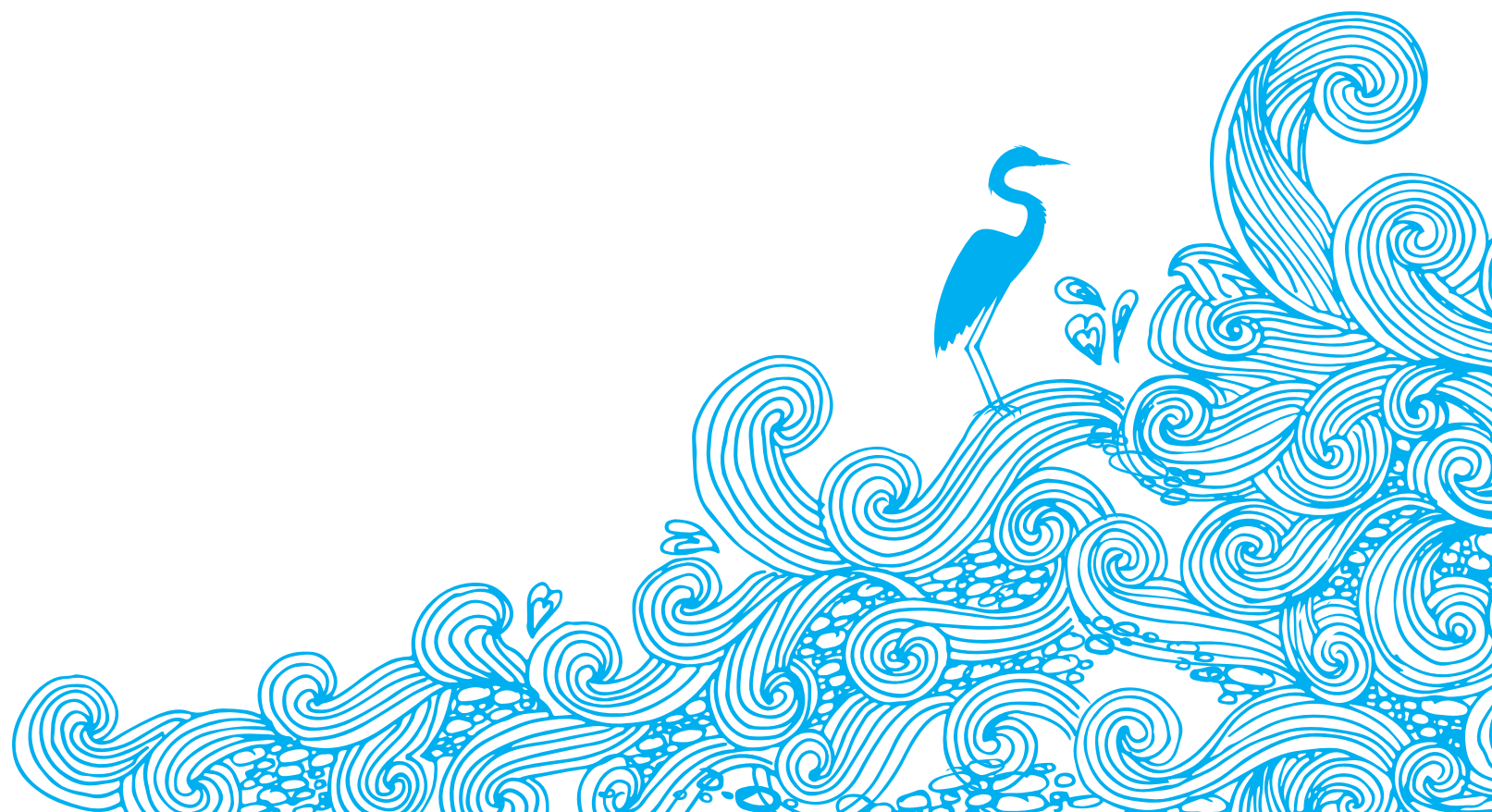
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**BELVALKAR  
HOUSING**  
प्रत्येक घर शुभंकर



Every Morning,  
The River Sends You Her Love.

  
**Sarita  
Vaibhav**  
PREMIUM 2 & 3 BEDROOM  
APARTMENTS



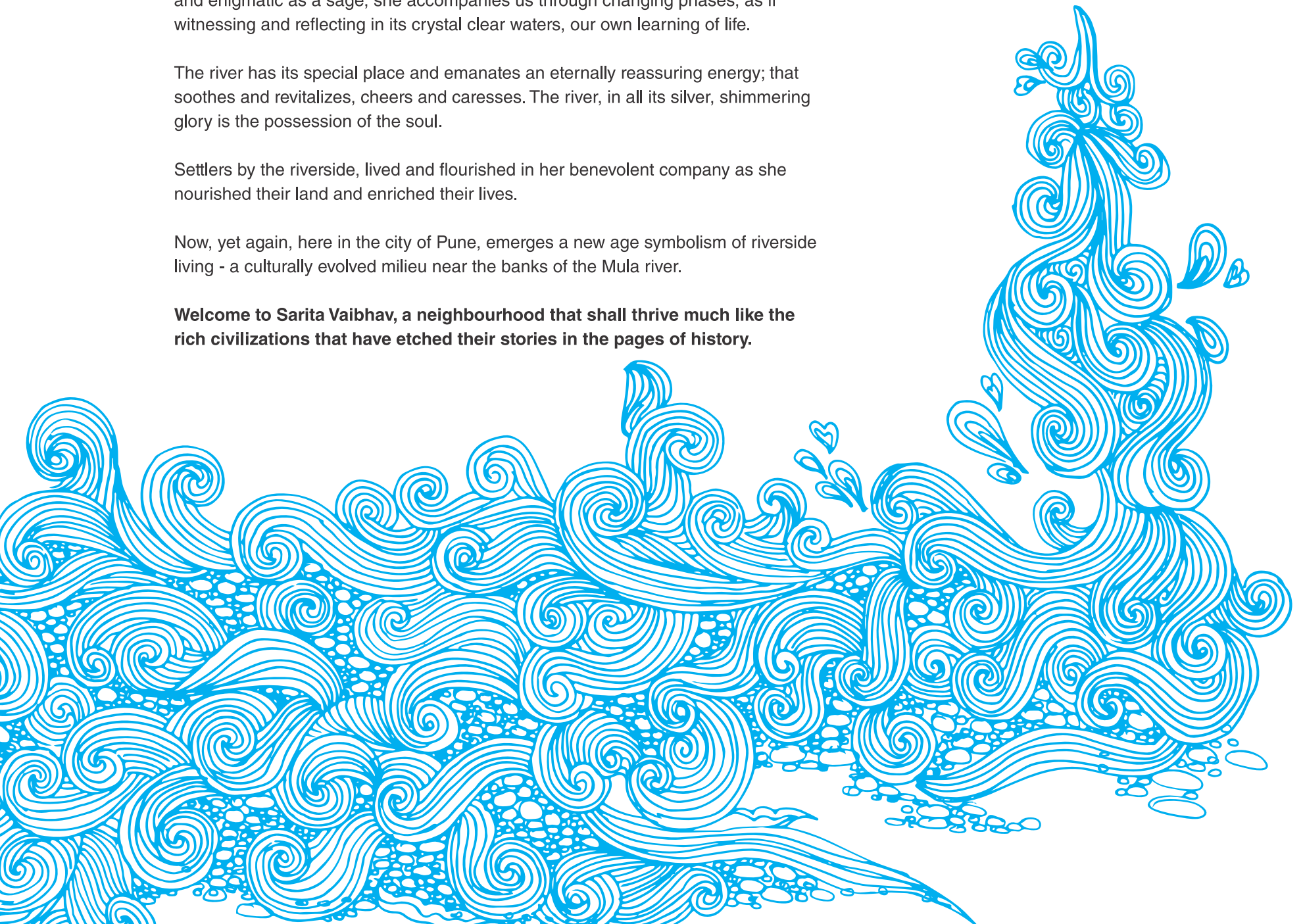
**T**he river has an indelible place in our heart. Flowing, churning; at times still and enigmatic as a sage, she accompanies us through changing phases, as if witnessing and reflecting in its crystal clear waters, our own learning of life.

The river has its special place and emanates an eternally reassuring energy; that soothes and revitalizes, cheers and caresses. The river, in all its silver, shimmering glory is the possession of the soul.

Settlers by the riverside, lived and flourished in her benevolent company as she nourished their land and enriched their lives.

Now, yet again, here in the city of Pune, emerges a new age symbolism of riverside living - a culturally evolved milieu near the banks of the Mula river.

**Welcome to Sarita Vaibhav, a neighbourhood that shall thrive much like the rich civilizations that have etched their stories in the pages of history.**



# Endearing and Meandering

she takes you along her side.

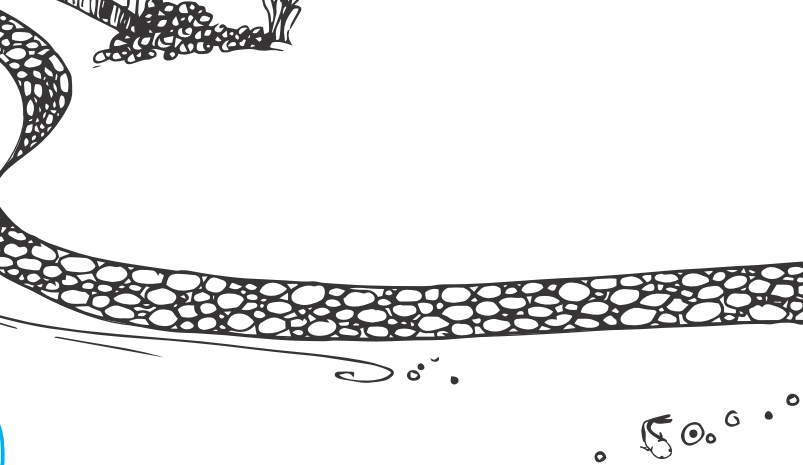
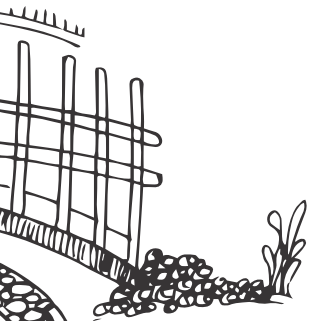






With her unique eco-system and eye-pleasing surroundings, the gracefully flowing river beckons you to snuggle into her embrace. From here, she will take you along in childlike innocence into an irresistibly inviting future. As you move ahead reaching out for the stars, claiming victory after victory in your worldly quests, she will be by your side, ready with welcoming arms when you choose to pause for breath.

At Sarita Vaibhav, the river makes living stress-free. You can connect to the Mumbai – Pune Bypass. Move ahead a little further and you can break free into the picturesque landscape of Mulshi and Kamshet. Moreover, you are never too far from the city at any given moment. Sarita Vaibhav also offers the comforts of all civic amenities at close distance.



# Unassuming yet Promising

she mirrors you.

**W**hen you sailed paper boats in her flow, she became the child you were. She showed the turbulences of adolescence in the half light of winter. And when you dreamt of your soul mate, she romanced your dreams like a beautiful angel. Now, as you stand strong, the unassuming achiever, the river celebrates you with her dignified presence.

Blending in with this special bond, Sarita Vaibhav emerges all substance and vibrancy, just like the river.

Uncompromising quality and only the very best of inputs make up the homes here. Elegance is evident in everything, from the fineness of the walls to quality of fixtures and from the elevation to the layout.





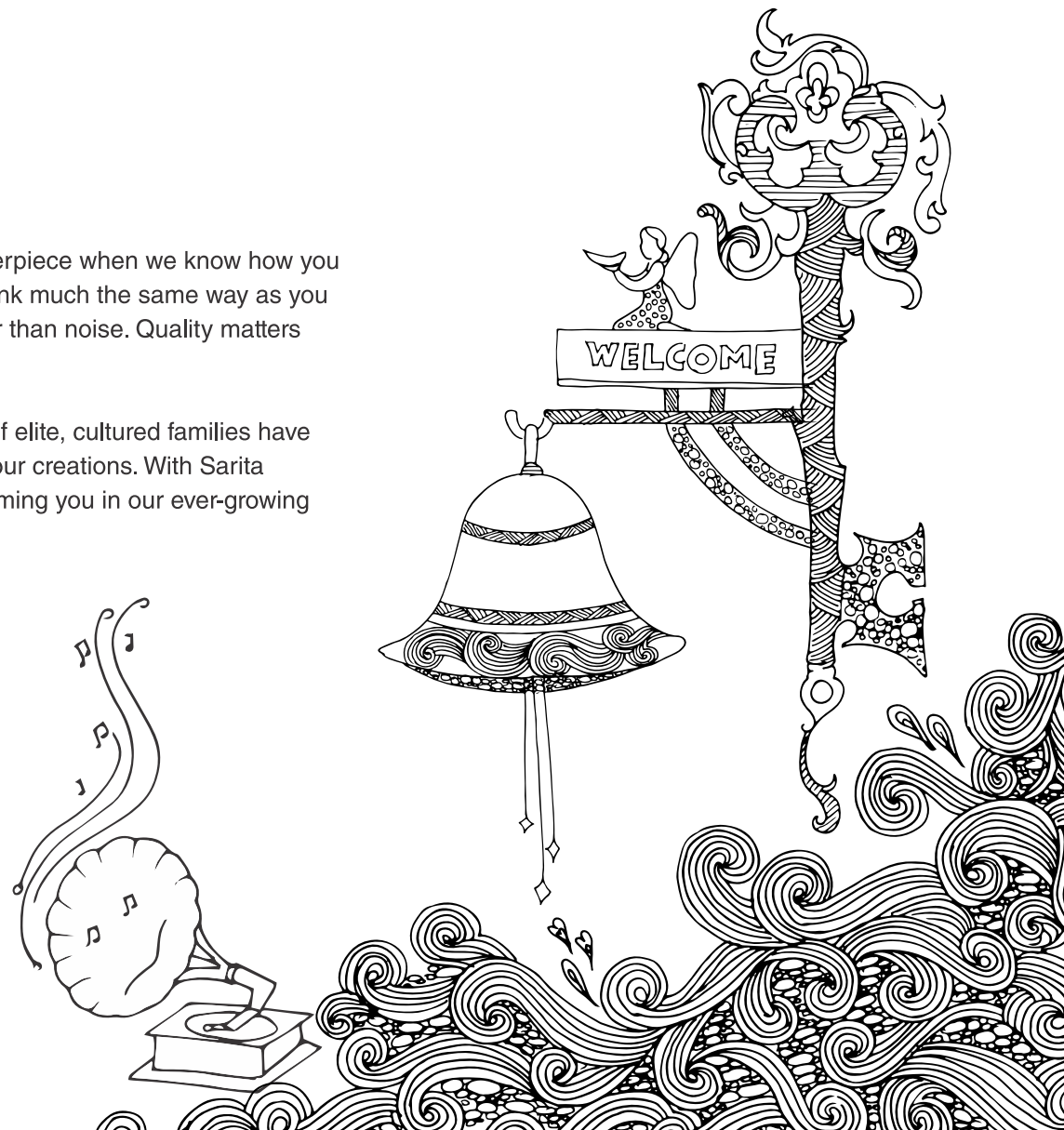


From

# Like-minded People

It's easier to design a masterpiece when we know how you think. At Belvarkar Housing, we think much the same way as you do. We believe in substance rather than noise. Quality matters more than just hype.

It is not surprising that hundreds of elite, cultured families have associated with us and preferred our creations. With Sarita Vaibhav, we look forward to welcoming you in our ever-growing family of home owners.







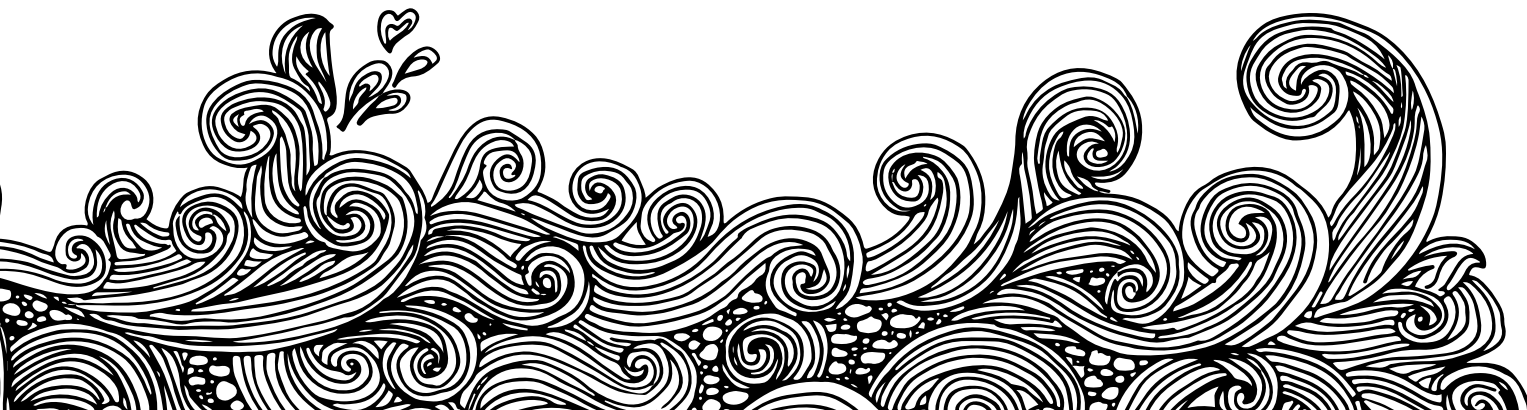
# Functionality and Style go hand in hand.



ur architects give deep thought to planning. It's not just the aesthetics but also the functionality of the plan that goes a long way in rendering a stress-free lifestyle.

Comfort, privacy and ease of movement reflect amply in the spacious homes at Sarita Vaibhav.

Economy of space, justice to available space, optimum natural light and ventilation are several factors that are integrated skillfully in the layout.





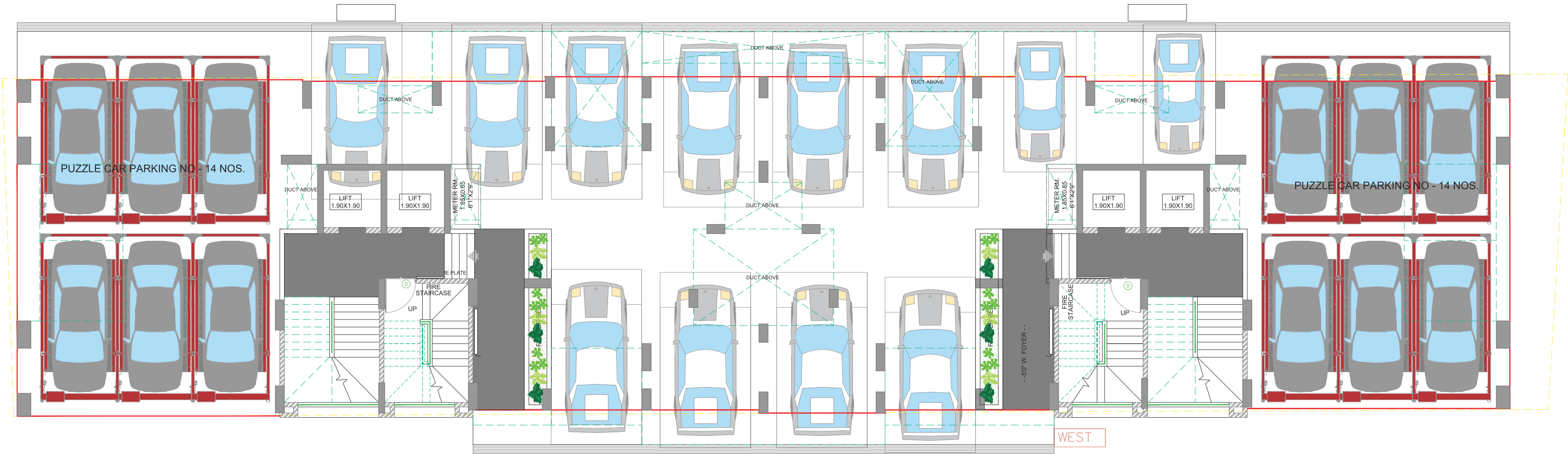
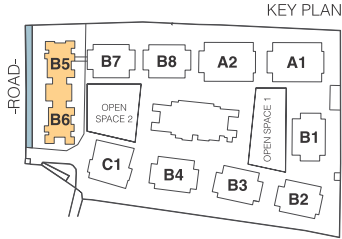








BUILDING  
**B5 & B6**  
Parking



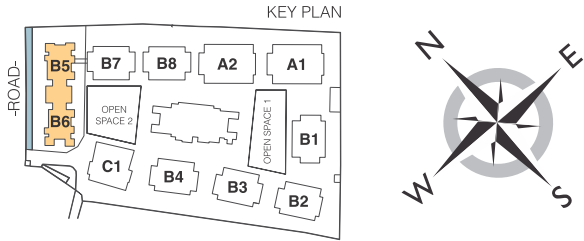
\*NOTE : "Carpet Area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partitions wall of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.



BUILDING

B5 & B6

1st Floor Plan



B5		
FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
101	FLAT CANCELED FOR PARKING	
102	85.34	7.47

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.

B6		
FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
101	FLAT CANCELED FOR PARKING	
102	85.34	7.47

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.

\*NOTE : "Carpet Area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partitions wall of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.

BUILDING  
**B5 & B6**

2nd, 4th, 6th & 10th Floor Plan

--- EXISTING B7 BLDG. ---

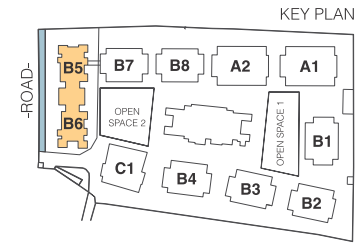


**B5**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
201,401,601,1001	86.59	6.84
202,402,602,1002	85.34	7.17

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.





**B6**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
201,401,601,1001	86.59	7.59
202,402,602,1002	85.34	7.17

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BUILDING  
**B5 & B6**

3rd, 5th, 7th, 9th & 11th Floor Plan

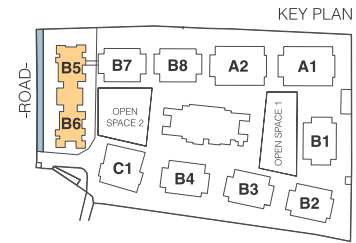
--- EXISTING B7 BLDG. ---



**B5**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
301,501,701,901,1101	86.59	6.84
302,502,702,902,1102	85.34	7.47

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.



--- ADJ.OPEN SPACE-2 ---



**B6**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
301,501,701,901,1101	86.59	7.59
302,502,702,902,1102	85.34	7.47

\*NOTE : "Carpet Area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partitions wall of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.

BUILDING  
**B5 & B6**  
8th Floor Plan

--- EXISTING B7 BLDG. ---



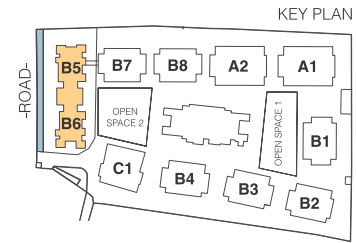
**B5**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
802	85.34	7.17

FACTOR OF CONVERSION FROM SQ. M. TO SQ. FT. IS 10.764.







--- ADJ.OPEN SPACE-2 ---



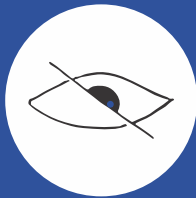
**B6**

FLAT NO.	CARPET AREA SQ.M.	TERRACE AREA SQ.M.
802	85.34	7.17

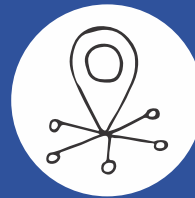
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# USPs



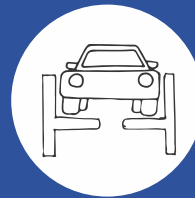
Only 2 Flats per Floor



Location Centric



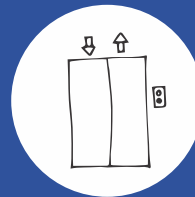
Space Management



Mechanized Parking



Fresh Air Circulation



2 Lifts per Building



Security Check at  
Each Entry





# Specifications

## FLOORING, SKIRTING AND DADO WORK

- Vitrified tiles for living, dining, kitchen and bedroom
- Master bedroom - Wooden looking vitrified flooring
- In kitchen & bathroom dado up to lintel level
- Anti-skid flooring in bathroom & terrace

## DOOR FIXTURE

- Main door - Designer handle with safety latch
- Bathroom - Cylindrical locks

## WINDOW

- French door in living room terrace
- Decorative MS grills for all windows
- 3 Track Aluminum windows with mosquito net

## ELECTRIFICATION

- AC Provision for all bedrooms
- Branded modular switches

## KITCHEN

- Additional utility platform in kitchen

## DOORS

- All doors both side laminated
- Main door frame – Decorative laminated
- Bedroom door frame laminated
- Toilet door frame - Natural stone

## SANITARY WARE

- Wall hung commode with concealed flush tank
- In common area counter top wash basin
- Glass Partition for shower area in master Bathroom

## CP

- Jaguar or equivalent branded CP fittings

## TERRACE

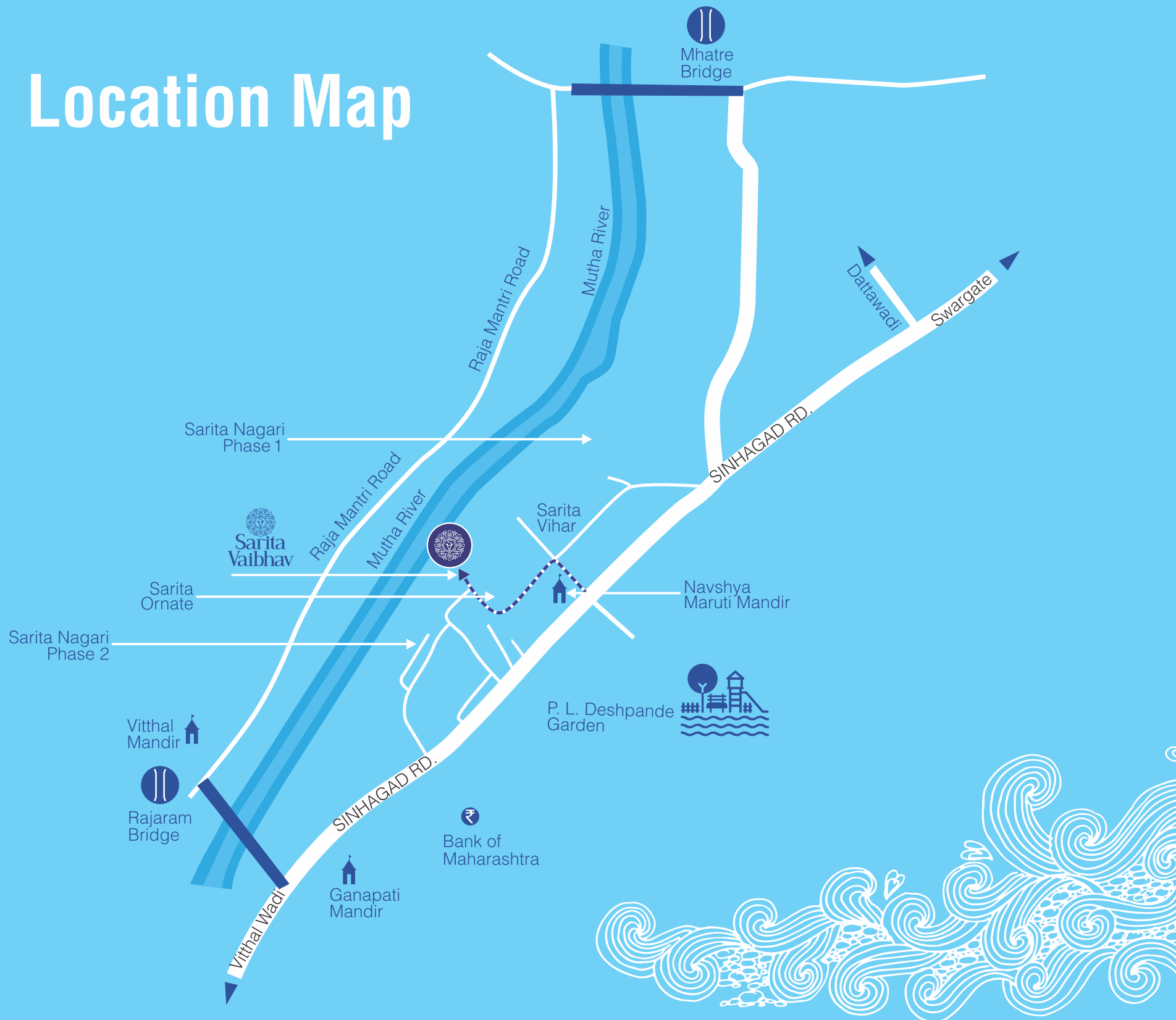
- Glass with SS railing to terrace on external side

## PAINT

- Internal walls : Satin paint
- External paint : Semi - Acrylic



# Location Map





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