



Sanewadi, Aundh

A project by : Naiknare Developers Pvt. Ltd.  
Maha RERA Registration No: P52100017008  
[www.maharera.mahaonline.gov.in](http://www.maharera.mahaonline.gov.in)

## AN ADDRESS THAT TURNS AMBITIONS INTO ACHIEVEMENTS



## INTRODUCING SEASONS BUSINESS SQUARE

You knew us as Seasons; an Apartment Hotel, a luxury hospitality brand renowned throughout Pune for its service, quality, entertainment and plush comfort. Now, The House of Naiknare is proud to announce the launch of Seasons Business Square; a classy new business address in the heart of Aundh.

At Seasons Business Square, we don't simply give you an office, we promise you a seamless workday with our trademark Seasons hospitality and facility management – always at your service! Our array of amenities, valet and concierge services will uplift employees and customers alike, and give you work spaces that are perfect for writing a new chapter in your success story.



All the services are available subject to prior booking & available for use to customers on payment basis.

## MORE THAN JUST AN ADDRESS

Osman Ali Zaidi



What is the difference between running a successful business and running a business empire?

A premium address!

That's why we are giving you an address that isn't simply a location, but a landmark that comes with perks that propel your business status.

## INHOUSE MANAGEMENT AT YOUR SERVICE!

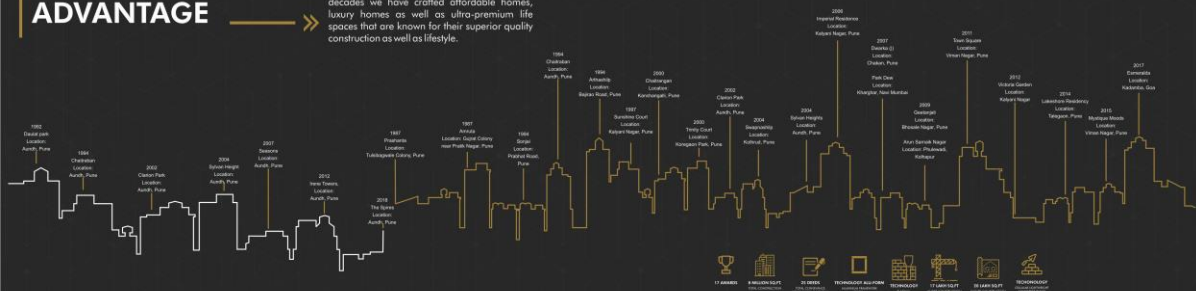
Disclaimer: Artistic View

Under the Seasons moniker, Naiknavare Developers has cultivated a legacy and reputation of impeccable service in the field of leisure and hospitality. At Seasons Business Square, we are extending this promise of excellence in service with our in-house facility management to ensure all our patrons enjoy a seamless work – life filled with ease, comfort and their every need is taken care of!

- 🚗 Valet Parking.
- 👤 Manned Reception.
- 👤 Concierge Services.
- 👤 Waiting Lounge.
- 📖 Floor directory on ground floor and at every floor lobby at designated places.

## THE NAIKNAVARE ADVANTAGE

The House of Naiknavare has built a legacy of excellence in residential, commercial, redevelopment and hospitality sectors. Over the decades we have crafted affordable homes, luxury homes as well as ultra-premium life spaces that are known for their superior quality construction as well as lifestyle.



LEGACY AT AUNDH, PUNE

LEGACY OF NAIKNAVARE DEVELOPERS PVT. LTD.

## ABOUT AUNDH

As one of the most affluent suburbs of Pune, Aundh has long been known for its idyllic lifestyle, plush surroundings and an upmarket population comprising of youthful students, working professionals, thriving entrepreneurs, small to medium sized households, as well as Pune's elite families of old.

Aundh is well known for its modern and innovative places of leisure, recreation and culinary indulgence. With an array of shops, eateries, fine dining, gym as well as the Westend Mall and Cinepolis Theatre, Aundh is a popular hangout destination for the cosmopolitan crowd of Pune.

## SPECIFICATIONS

### FLOORING & DADO

- Ground floor lobby- Imported Marble.
- Vitrified tile for shops.
- Offices - Laminated wooden flooring.
- Granite flooring for central lobby on each floor.
- Passages – Designer granite tile flooring.
- Toilet Flooring – Ceramic.
- Toilet Dado – Designer ceramic tiles.

### PARKING

- Tower car parking system + Open car parking for visitors.

### ELECTRIFICATION & CABLING

- Distribution board – DB with mains from electrical meter to office.
- All internal electrification to be done by client as per their interior requirement.

### AIR CONDITIONING & VENTILATION

- Ground floor & first floor lobby - Air-conditioned
- All other lobbies & passages - Air-cooled.

### MASONRY WORK

- 4 1/2" Brick work / Block work with sand forced plaster for outside & internal cement plaster with Gypsum Finish.

### FOUNDATION

- Conventional R.C.C. Framed Structure along with partial fabrication as per structural drawings.

### FIRE FIGHTING

- Firefighting system as per PMC norms.

### LIFTS

- High speed passenger lifts -3Nos.

### PAINTING

- Internal paint – Acrylic for walls.
- Internal ceiling paint – Oil bound distemper for ceiling.
- External Paints – Acrylic / texture / cladding as per architectural details.

### WINDOWS

- UPVC Windows with DGU.
- Window for toilets – Openable G.I. powder coated.

### TOILET

- Plumbing & C.P. Fittings - Concealed plumbing & quality C.P. fittings in all toilets.
- Exhaust System – Exhaust fan in each toilet.
- Sanitary – EWC with flush valve.
- WHB in all toilets.

### DOORS

- All offices with glass frontage door with lock arrangement.
- Toilet Door
- 32mm thick.
- Both side laminated waterproof door shutter with Red Meranti.
- Wooden door frame for toilets with mortice lock.

## AMENITIES



### Corporate Essentials

- Cafe on Ground Floor along with exclusive seating on 1st floor.
- Reception / Concierge + Valet Service.
- Televisions at Designated Areas for News/Branding /Advertising.
- Floor directory on ground floor and at every floor lobby at designated places.



### Safety Essentials

- CCTV Surveillance.
- Round the clock security.



### Electronic / Electricals

- 100% Power back-up for all common areas, business center-facility and individual offices.



### Communication & Data

- Intercom system connected to all offices, reception, concierge, security points, valet service, cafes, business center facility and lunch space on terrace.
- Wi-Fi designated places.
- DTH system.



### Business Centre features (5th floor)

- Air condition conference room & meeting rooms.
- Video conference facility.
- Conference room.
- Internet facility.



### Miscellaneous

- Staff lunch space on terrace.
- Automated teller machine (ATM).
- PV solar system for common areas; located on roof - terrace.
- Frontage for shop / retail.
- Rolling shutters for shops.

All the services are available subject to prior booking & available for use to customers on payment basis.

## NO MORE "PARK AT YOUR OWN RISK"

The average work day is filled with no small pitfalls, and the most frustrating out of all these, for today's corporate man or woman, is finding an appropriate parking space. Even in an idyllic suburb like Aurang, finding parking close to your workplace can be a hassle.

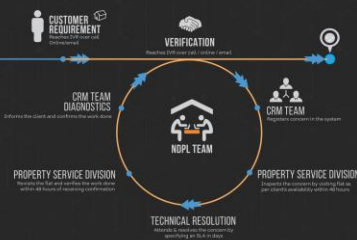
Seasons Business Square offers you a Multi-Storey Automated Parking System for the exclusive use of its patrons, business owners, customers, employees and staff.

## WHERE WORK BECOMES A PLEASURE

At Seasons Business Square, we don't simply offer our patrons deluxe work spaces in a coveted address, but we also believe in going the extra mile to ensure your work day is far from ordinary! Our vast variety of amenities gives you and your employees the room to relax and unwind amidst the hustle of hectic work days.

- Rooftop Cafeteria with Staff Lunch Space.
- Ground Floor Cafe.
- Televisions at Designated Areas for News/Branding /Advertising

## ENTERPRISE RESOURCE PLANNING DEPARTMENTS



CLOSED LOOP CUSTOMER CONCERN HANDLING PROCESS



UNIT NO.	CAPNET RENT (% OF THE ENCLOSED RENTAL)		OPEN RENTAL		TOTAL RENTAL AREA	
	\$2.00	\$2.75	\$2.00	\$2.75	\$2.00	\$2.75
001	73.92	763.30	2.43	18.37	73.33	793.75
002	47.00	500.40	0	0	47.00	500.40
003	39.35	390.51	0	0	39.35	390.51
004	46.75	583.80	0	0	46.75	583.80
005	33.94	369.33	0	0	33.94	369.33
006	33.64	365.33	0	0	33.64	365.33
007	43.64	444.81	0	0	43.64	444.81
008	37.36	327.36	0	0	37.36	327.36
009	74.80	693.80	0	0	74.80	693.80
010A	41.25	444.82	0	0	41.25	444.82
010B	41.25	444.82	0	0	41.25	444.82



UNIT NO.	GARAGE AREA (EXCLUSIVE OF ENCLOSED GARAGE)		OPEN GARAGE		TOTAL GARAGE AREA	
	SQ. FT.	SQ. YD.	SQ. FT.	SQ. YD.	SQ. FT.	SQ. YD.
OFFICE 201	284.34	2708.15	2.45	21.27	286.79	2729.42
202	68.91	719.18	0	0	68.91	719.18
203	308.98	308.98	0	0	308.98	308.98
204	308.98	308.98	0	0	308.98	308.98
205	68.98	68.98	0	0	68.98	68.98
206	30.21	308.70	0	0	30.21	308.70
207	52.51	509.64	0	0	52.51	509.64



UNIT NO.	GARMENT AREA (SQUARE FEET OF GARMENTS)		OPEN GARMENT		TOTAL GARMENT AREA	
	50X60	50X75	50X60	50X75	50X60	50X75
201, 202, 401	70.02	702.00	2.45	26.27	72.47	728.27
201, 402	67.05	669.40	0	0	67.05	669.40
202, 302, 402	38.33	383.31	0	0	38.33	383.31
301, 302, 401	68.73	682.80	0	0	68.73	682.80
301, 402	32.94	329.33	0	0	32.94	329.33
302, 303, 400	33.54	335.23	0	0	33.54	335.23
302, 401	65.04	649.81	0	0	65.04	649.81
302, 402	27.18	271.86	0	0	27.18	271.86
303, 401	74.58	745.80	0	0	74.58	745.80



UNIT NO.	GARRET AREA (INCLUSIVE OF ENCLOSED GARAGE)		OPEN BALCONY		TOTAL GARBLE AREA	
	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.	SQ.M.	SQ.FT.
591	79.72	763.39	2.45	26.57	77.27	763.79
592	47.65	509.61	0	0	47.65	509.65
593	35.25	379.57	0	0	35.25	369.51
594	48.73	523.09	0	0	48.73	513.58
595	33.94	363.33	0	0	33.94	358.33
596	33.94	363.33	0	0	33.94	358.33
597	45.64	494.97	0	0	45.64	469.81
598	27.28	292.08	0	0	27.28	277.58
599	74.85	807.96	0	0	74.85	803.96



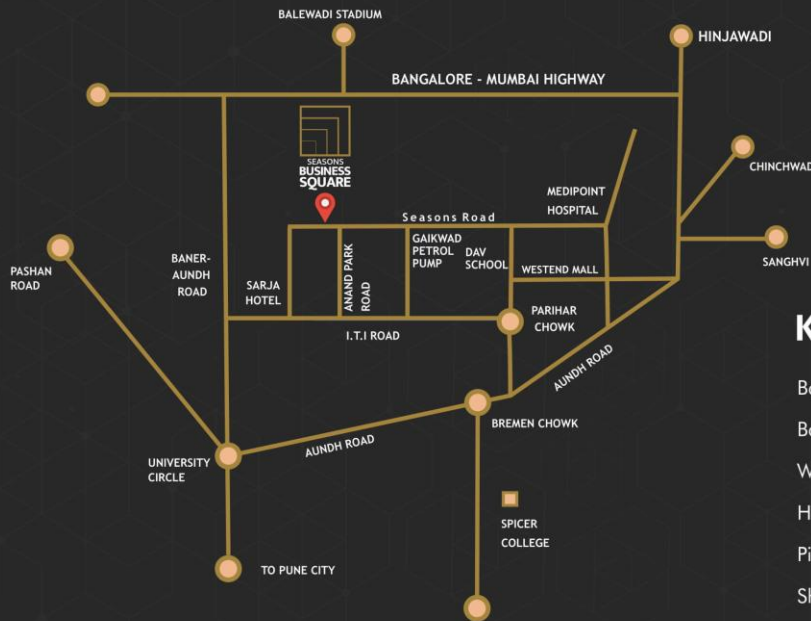
GROUND & MEZZANINE FLOOR PLAN



FIRST FLOOR PLAN



# LOCATION —>



## Key Distances:

Baner -	3 km
Balewadi -	7 km
Wakad -	9 km
Hinjewadi -	13 km
Pimple Saudagar -	8 km
Shivajinagar -	6 km
Pune Station -	9 km