



# ROYAL Serene

2BHK COMFY HOMES | @ MAHALUNGE

a space forever...



P52100009910

SMILE | FREEDOM | SUCCESS



## Know Royal Serene

Royal Serene, a project by the Pragati Group, welcomes you to its grand 2BHK homes, with the most comfortable scenery and contemporary lifestyle amenities to make your life happy and exciting. Conveniently located in Mahalunge, the project lies within the vicinity of prime locations like Mahalunge Stadium. Come and experience utmost comfort, peace and serenity along with an affluent lifestyle.





A Space,  
For Your

# SMILE!

At Royal Serene, living comes only by smiling. Your family and kids shall experience each moment of their life, in complete happiness and joyfulness. With modern facilities and vast landscapes, smile on your face is inevitable. Enhance your standard of living and keep smiling at your Royal residence.

ROYAL  
**Serene**  
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Experience  
the Royal lifestyle

Welcome to Serene lifestyle. A project by Pragati Group, presents 2BHK comfy homes, located in Mahalunge, that pleasantly covers you in it's glamour & serenity. It bring to you top class specifications with lifestyle amenities that will make your life exciting. It is close to prime locations like Mahalunge Stadium. Come, experience the opulent lifestyle that you want to be...

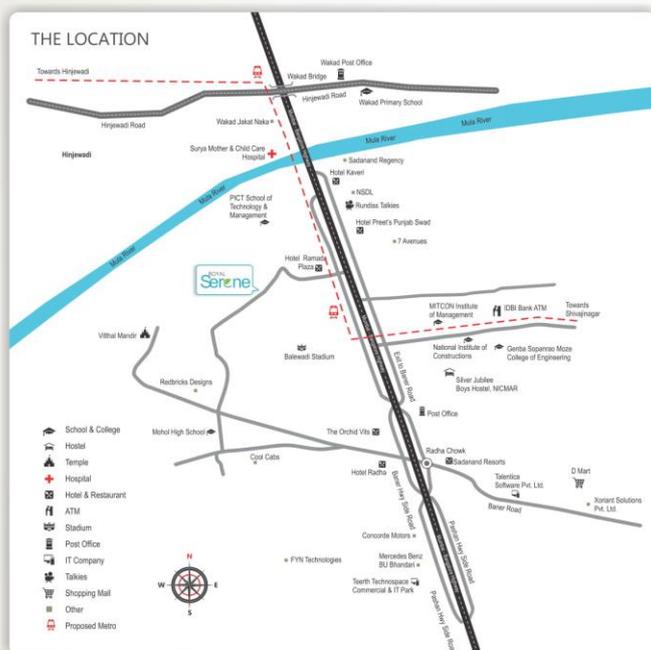




A BUILDING



## ODD FLOOR PLAN



### Locational Benefits

Transportation is one of the biggest features of this project, Very conveniently located and surrounded by banks, schools and colleges as well as public places; the project accounts for various location advantages.

### How to Reach

Mumbai-Pune Highway :	300 mts.
Proposed Metro Station	300 mts.
Baner :	1 km.
Hinjewadi :	2 kms.
Aundh :	4 kms.
Pimpri Chinchwad :	6 kms.
Pune University :	8 kms.
Pune Station :	14 kms.
Pune Air Port :	20 kms.

Proposed Floor



Credits :

Architect :  
Atit Admulwar  
RCC Designer :  
Spectrum Consultants  
Legal Advisor :  
Adv. L. K. Jhurjhurwala  
Landscape Designer :  
AR Design tec.

Proposed Floor



Within The Vicinity



THE LAYOUT

Close to the project, there is the famous Balewadi Stadium for sports, Hinjewadi IT Park for the IT professionals and Mumbai Expressway which connects with nearby cities and towns. Further, you shall get easy access to local vegetable market, groceries and shopping malls.



ROYAL  
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2BHK COMFY HOMES | @ MAHALUNGE

- **Structure**
  - Earthquake resistant RCC frame structure
- **Masonry**
  - 5" thick external & 4" thick internal Walls
  - Internal gypsum finish and sand faced external plaster
- **Flooring**
  - Good quality vitrified tiles in hall, kitchen & all bedrooms
  - Balcony & wash area mat finish tiles
- **Windows**
  - 3 track sliding with mosquito mesh
  - Aluminium section with powder coating
- **Doors**
  - Main Door - Designer Door with name plate
  - Toilet Door - PVC / Wooden Door with Granite Frame
  - Other Door - Plywood flush door with laminate finish
- **Kitchen**
  - Granite Kitchen platform with stainless steel sink and Glazed dado tiles
  - Provision for water purifier system
- **Bathrooms**
  - Coloured glazed tiles dado upto lintel level
  - Concealed branded fitting with hot & cold mixture
  - Provision for geyser & exhaust fan in each bathroom
- **Electrical**
  - Concealed copper wiring with adequate light points & modular switch
  - TV point in living room
  - Provision for AC point in master bedroom
  - Provision for Inverter
- **Painting**
  - Internal OBD paint & External acrylic paint



How Is Royal Serene Different?

SPECIFICATIONS



What Can You Expect?

SPECIAL FEATURES

Stage with Pergolas above | Yoga & Meditation Area | Multipurpose Court  
| Children's Play Area | Jogging Track | Party Lawn | Acupressure Area  
| Senior Citizen Area | Solar Water System | Rain Water Harvesting | Gymnasium



A Space,  
For Your

# SUCCESS!

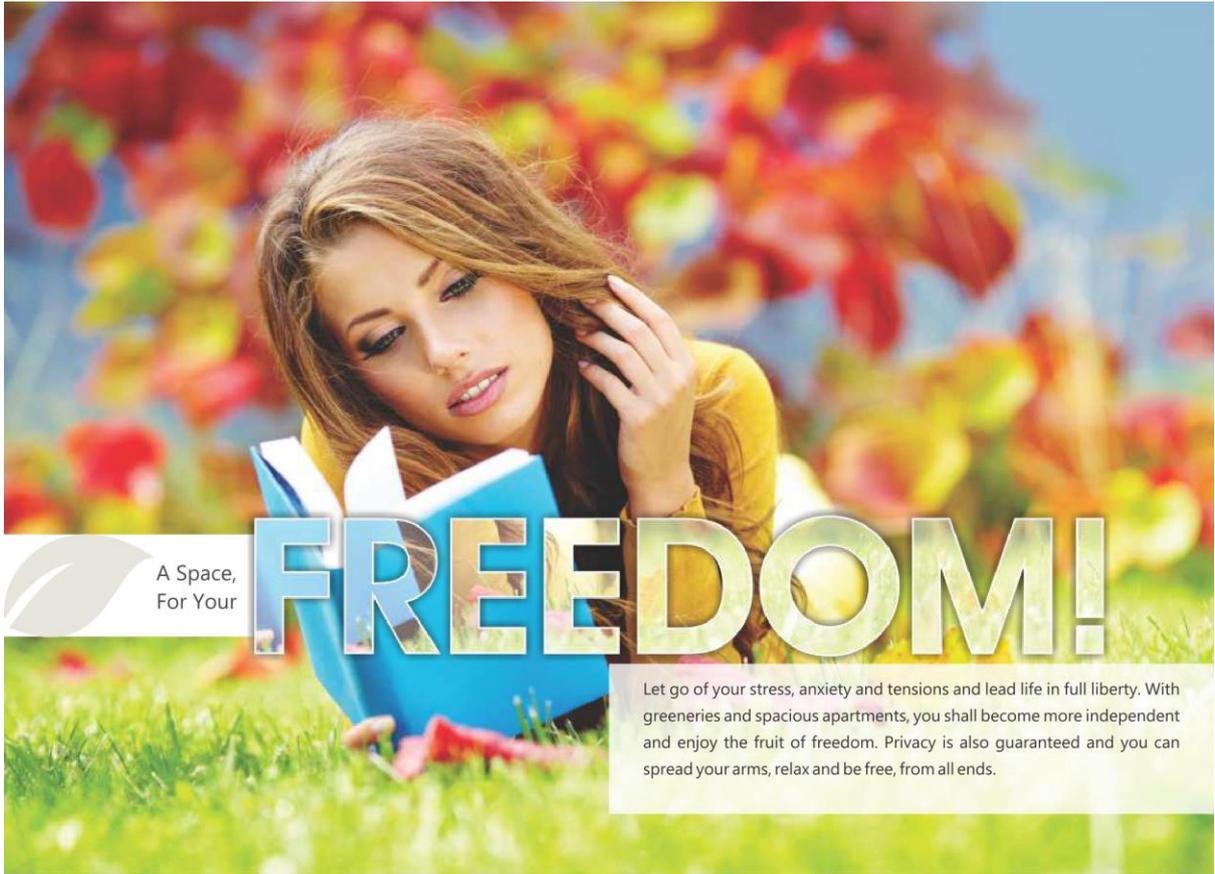
Here, the positive atmosphere and peaceful ambience shall deliver the zeal and excitement to achieve success in all fronts. Right from your kid's education to your professional excellence and even family life, success awaits you. You shall get the energy to put more efforts and have a steady life ahead.



Success in Personal  
& Professional life

Proposed Floor

Our project are hi-tech and earthquake resistant. We have installed centralised integrated systems with high security for ensuring safety and protection of our residents. With spacious rooms and lively interiors, our project stand tall. Life can be very luxurious yet comfortable in Royal Serene.



A Space,  
For Your

# FREEDOM!

Let go of your stress, anxiety and tensions and lead life in full liberty. With greeneries and spacious apartments, you shall become more independent and enjoy the fruit of freedom. Privacy is also guaranteed and you can spread your arms, relax and be free, from all ends.



A BUILDING



## EVEN FLOOR PLAN