

# SHREENIDHI

—  PASHAN  —

**3 & 2 BHK  
PREMIUM HOMES**



## BRAND STORY / INTRODUCTION

A ray of light symbolizes hope and positivity. It falls gently and gradually brightens the world around us. Our eyes perceive the beauty of life, igniting the inner glow of our soul.

### **SHREENIDHI is that sacred light**

one that softly caresses your life and adds a spectrum of vividly stunning shades to your persona.

Welcome to Shreenidhi. The dawn of a good life!



Conceptual Image

## PROJECT OVERVIEW



Conceptual Image

## SHREENIDHI – 3 & 2 BHK HOMES



We emphasize the fundamentals of comfortable living in a modern city—including home automation readiness, quick access to elevators, privacy for each apartment, and premium-quality fittings and fixtures.

**BE PRACTICAL, OWN A HOME THAT MAKES SENSE.**

Practical thinking is a way of life. It is the right balance between emotions and contemporary realism. It prevents you from getting carried away or making biased decisions, and instead encourages you to think clearly and sensibly. Own a home that truly reflects this philosophy. These spacious yet practical lifestyle homes are thoughtfully designed to fulfil all your necessities—providing you with everything you need and absolutely nothing you don't.

**SO, BE PRACTICAL.  
MAKE A SMART CHOICE.  
OWN A PRACTICAL HOME AT SHREENIDHI.**

## CONNECTIVITY



5 - 10 Min  
Metro Station



7 Min  
Savitribai Phule  
Pune University



2 Min  
Mumbai-Bangalore  
highway

## DESIGN PHILOSOPHY



Conceptual Image



**HANDS BUILD A HOUSE, BUT HEARTS BUILD A HOME**

We are passionate about creating spaces that can be enjoyed by every family member equally. Thoughtful nuances include.



5 Min  
Phoenix Mall  
of the Millennium



15 Min  
Hinjewadi IT Park

## PERFECT SENSE IN ALL ASPECTS

### DESIGN EXCELLENCE

- Privacy for each room.
- Separate entrance lobby for every home.
- Kitchen on an external wall for ample natural light and ventilation.
- Columns and windows planned according to furniture layout with safety measures.
- Large, well-proportioned windows to enhance views, lighting, and ventilation.

### SECURITY MEASURES

- Video door access control system.
- 24x7 CCTV surveillance.
- Watchman cabin.

### LIFESTYLE CONVENIENCE

- Shopping
- Bus Stop
- Entertainment

### VALUE ADDED FEATURES

- Grand main entrance lobby.
- Minimal common walls for a disturbance-free living experience.
- Provision for power backup.
- Landscaped terrace garden area designed to help you unwind and relieve stress.

### SPACE UTILIZATION

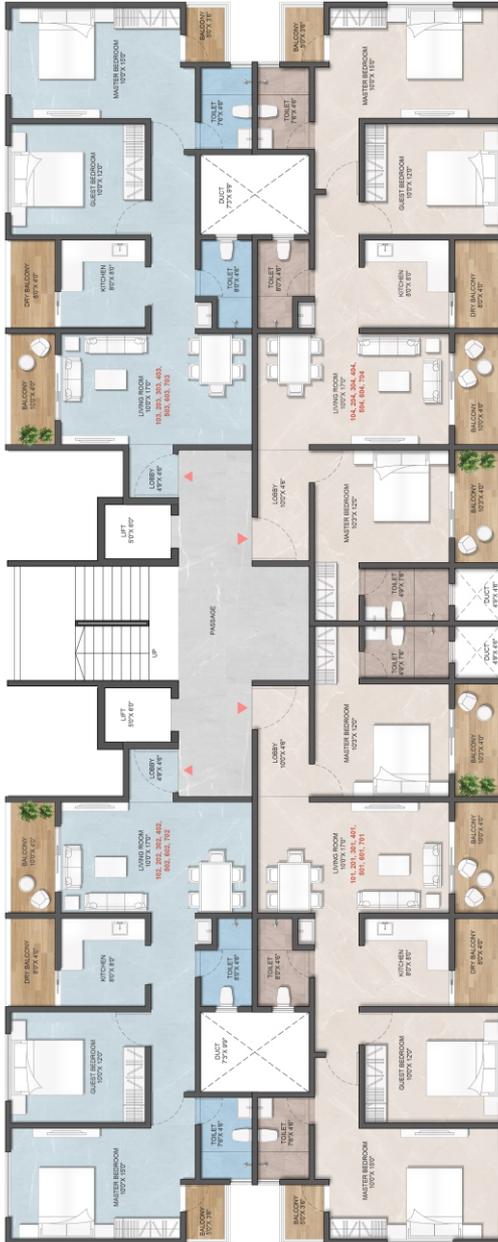
- Spacious common lobbies on all floors
- Generously sized bedrooms
- Combination of open and state-of-the-art mechanical parking systems to maximise parking.



Conceptual Image

# TYPICAL FLOOR PLAN

SHREENIDHI



Type	Carpet Area (sqft)	Open Balc. Area	Dry Balc. Area (sqft)	Total Carpet
3BHK	960.00	102.00	32.00	1094.00
2BHK	732.00	60.00	32.00	824.00

Efficient Layouts With Optimum Space Utilization For Comfortable Urban Living.



Type	Carpet Area (sqft)	Open Balc. Area	Dry Balc. Area (sqft)	Total Carpet
2BHK	732.00	60.00	32.00	824.00



Type	Carpet Area (sqft)	Open Balc. Area	Dry Balc. Area (sqft)	Total Carpet
3BHK	960.00	102.00	32.00	1094.00

# ROOFTOP AMENITIES



Artificial Lawn  
With Seating



Children  
Play Area



Conceptual Image

## ROOFTOP AMENITIES AT SHREENIDHI



- Artificial lawn with seating
- Children's play area
- Walking track
- Open gym & yoga area

**“Where There Is No Light,  
There Is No Beauty.”**

We Design Spaces Where Natural Light Flows Effortlessly,  
Making Your Home Brighter, Warmer, And More Cheerful.

## SPECIFICATION

### STRUCTURE

- Earthquake-resistant RCC framed structure
- Constructed using best-quality steel

### DOOR

- Main laminated door with safety lock
- All internal doors laminated with granite frames
- Doorbell with camera facility

### WINDOWS

- Branded sliding windows
- Mosquito net & MS grill
- Granite frames for all windows

### TERRACES

- Glass railing
- Anti-skid tiles
- French doors for terrace access

### FLOORING

- Vitrified tiles in all rooms.
- Anti-skid tiles in toilets and bathrooms.
- Designer bathroom tiles up to lintel level.

### KITCHEN

- Dado tiles up to ceiling height.
- Granite kitchen platform.
- Provision for water purifier.
- Provision for exhaust fan.
- Granite platform with branded SS sink.
- Plumbing & electrical points for washing machine in dry balcony.

### ELECTRICAL

- Individual light meter for each flat.
- ISI-mark concealed copper wiring.
- Modular switches & MCB.
- Provision for AC in master bedroom.
- Provision for inverter.

### PAINTING

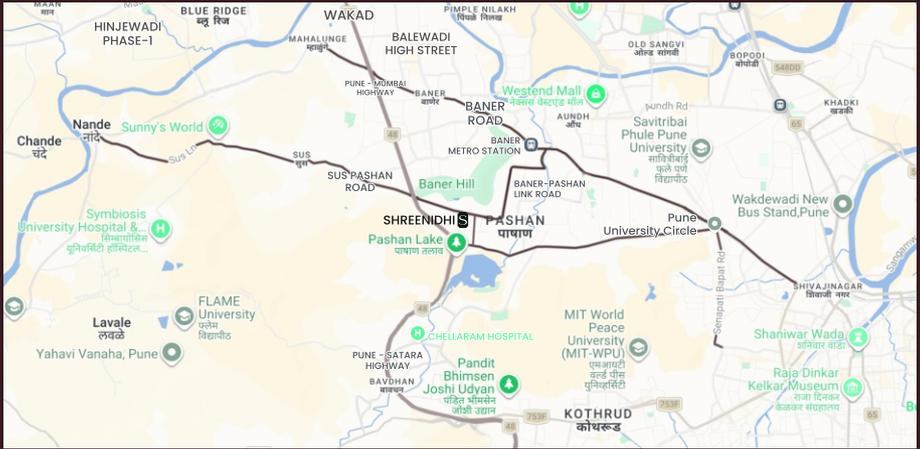
- External: Apex paint
- Internal: Oil-bound distemper.

## AMENITIES

- Solar water connection in master bedroom.
- Video door phone facility.
- 24x7 CCTV surveillance in common areas.
- Generator backup for lift, lobby, and common areas.
- Standard make elevator.
- Common toilet in parking area.

- Letterbox in lobby & nameplate at main door.
- CP & sanitary fittings of reputed brands.





## PROXIMITY

### EDUCATIONAL INSTITUTIONS

- Lokseva E-School – 900 m
- Abhinav Kala Mahavidyalaya – 1.5 km
- NCL Modern High School – 2 km
- Loyola High School – 2.5 km
- Suryadatta College of Management – 5.1 km
- MITCON – 5.1 km
- MIMA Institute of Management – 5.3 km

### HEALTHCARE FACILITIES

- Lopamudra Hospital- 700m
- Chellaram Hospital – 3.7 km
- Jupiter Hospital – 5.2 km

### PUBLIC TRANSPORT HUBS

- Vishwakarma Bus Stop – 1.1 km
- Baner Metro Station – 3.1km
- Pune Railway Station – 8.7 km

### MAJOR CONNECTIVITY & ROADS

- Pashan-Sus Road – 300 m
- Baner Pashan link Road – 1km
- Pashan NDA Road – 2.6 km
- Pune Mumbai Highway – 2.6km
- Wakad Bridge – 6.5 km
- Chandani Chowk – 7.8 km
- Hinjawadi – 11km

### PROMINENT LANDMARKS & NEIGHBOURHOODS

- Balaji Temple – 650m
- Pashan Lake – 900 m
- Vishwakarma Bus Stop – 1.1 km
- Jai Bhavani Park – 1.2km
- Police Station – 1.6 km
- Westend Mall Aundh – 3 km
- Balewadi High Street – 4.5 km
- Phoenix Mall of Millennium – 9.2km

### AIRPORT CONNECTIVITY

- Pune Airport – 18 km

#### PROJECT DEVELOPERS

GOVIND EKNATH KOKATE  
PANDURANG EKNATH KOKATE  
VASUDEV EKNATH KOKATE

#### ARCHITECT

TRIPTI GUPTA  
ARCHITECT  
AND DESIGNERS

#### RCC DESIGNER

R. K. RANHAVE  
CONSULTANT AND  
ENGINEERS

#### A PROJECT BY

  
SUMAN  
HORIZON

## SITE ADDRESS

Plot A, S.no. 5/9, Sutarwadi, Pashan, Pune.

 9604049914

 sales@shreenidhipashan.com

 www.shreenidhipashan.com



Scan For Location



Maha RERA No.

**MahaRERA No. PR 1260002500378**