



The last missing piece
that will make your life
PERFECT.



Highway
1.5 kms



Restaurant
2 kms

Bharati
Vidyapeeth
University
4 kms



Bharati
Vidyapeeth
Hospital
2.5 kms



Grocery
2.5 kms



City Pride
Multiplex
4 kms



Bharati
Vidyapeeth
Hospital
2.5 kms

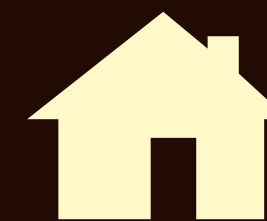
Rajiv Gandhi
National Park
2 kms



ISKCON
2 kms

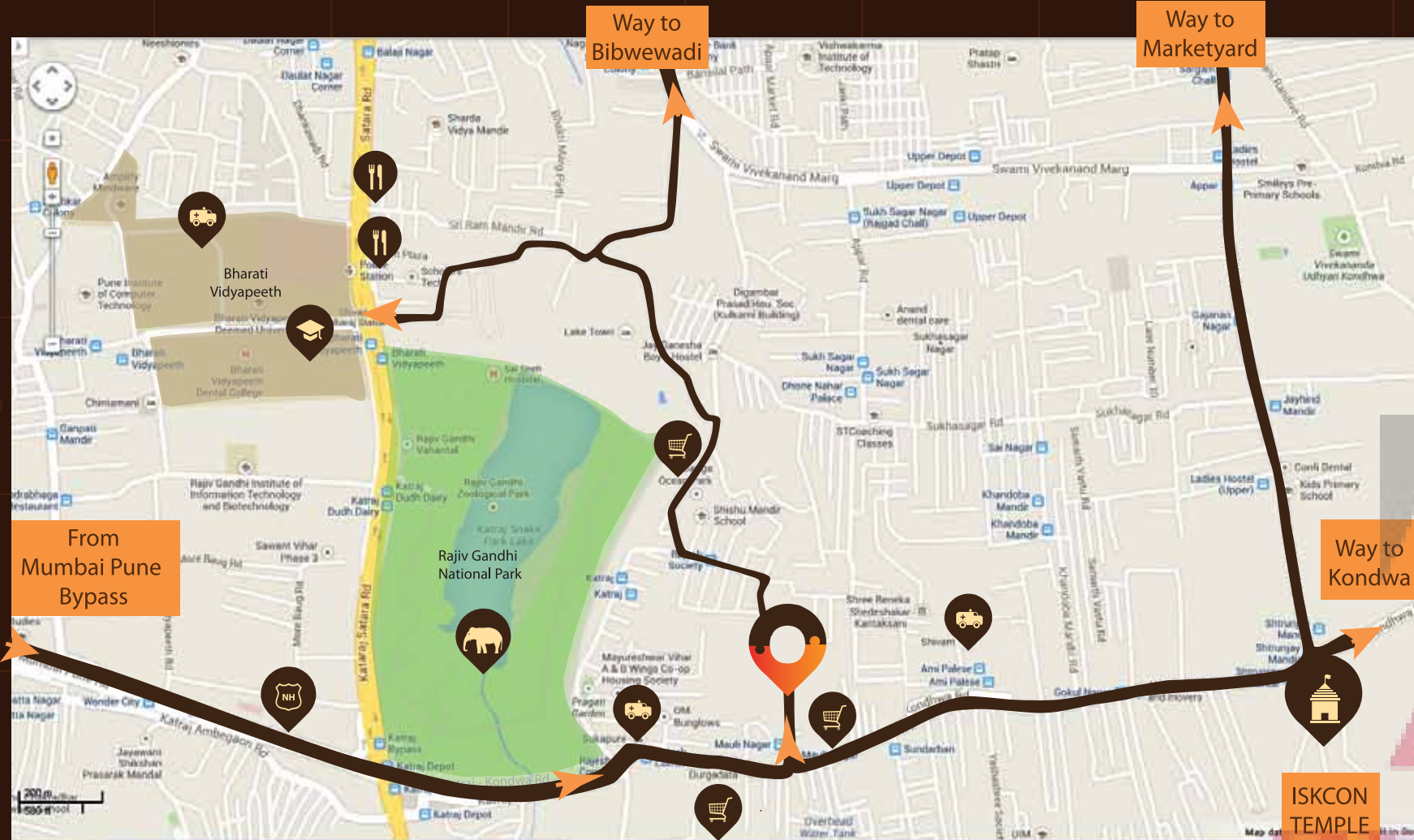


There's more
to a home
than just
four walls!



True. There's a lot more to a perfect home. Inspiring design, impeccable architecture, redolent amenities... and above all, its location! You despise travelling long distances to work every day. You would like to spend more time inside a mall or multiplex, than on the road trying to reach one. You would feel felicitous if your Mother could walk to a pious temple all by herself. You would like your daughter's school to be closer home... And yet, you want sparrows to chirp by your window in the morning, sunlight to run carelessly through all the rooms, silence to be your companion whenever you want...Is it too much to ask for?

With Nilaya, absolutely not.



- 

Rajiv Gandhi National Park
2 kms
- 

Bharati Vidyapeeth University
3 kms
- 

Highway
1.5 kms
- 

Grocery
2.5 kms
- 

ISKCON
2 kms
- 

Restaurant
2 kms
- 

Bharati Vidyapeeth Hospital
2.5 kms
- 

City Pride Multiplex
4 kms



NILAYA

WHERE IT ALL COMES TOGETHER

The three USPs of Nilaya are: Location, Location, Location.

It's located in upmarket Bibwewadi, very close to Lake Town. That makes all the necessities of a daily life easily accessible from it - shopping centres, temple, multiplex, school, hospital... You name it; you've got it in close proximity.

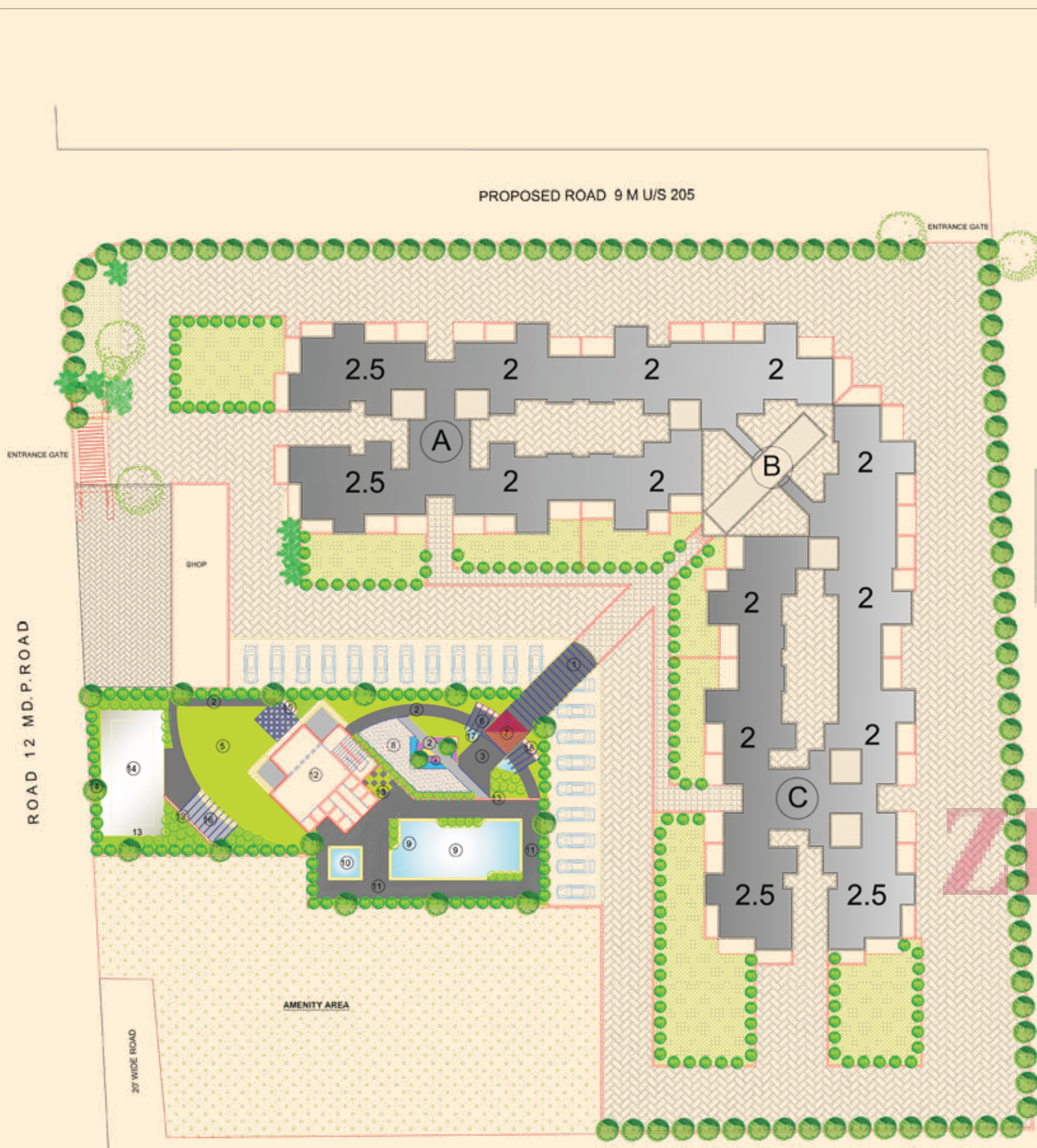
Yet, it's away from the chaos of the city, nestled amidst a cozy and serene residential neighbourhood. No trace of pollution, no hint of noise. If you want a quick getaway from the city on a weekend, even the Mumbai-Bangalore highway is a just a couple of minutes' drive away!

To cut a long story short, you have been looking for a home where just everything comes together!

You will find that home at Nilaya.

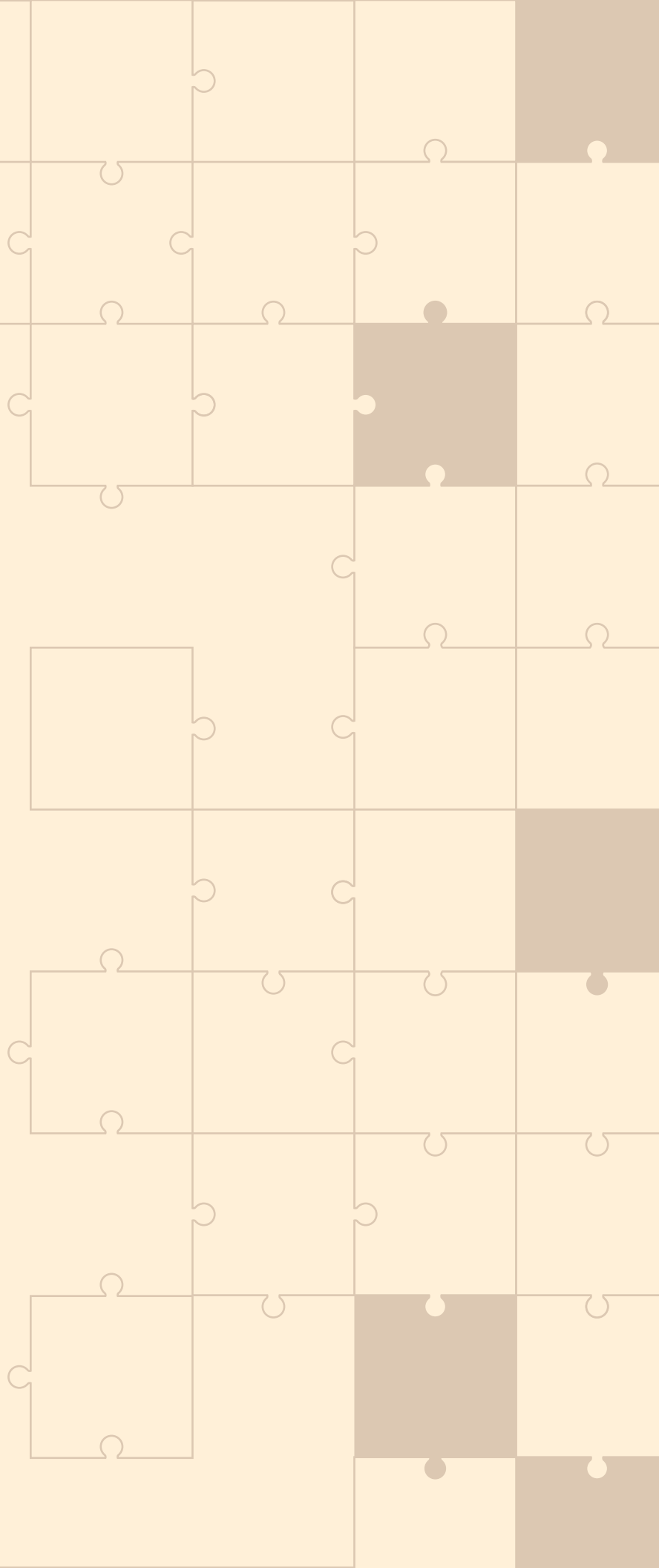
HOME WHERE EVERYTHING
COMES TOGETHER





SITE PLAN

1. ACCESS FROM BUILDING TO GARDEN WITH PERGOLA
2. PATHWAY
3. TILE AREA
4. RUBBER FLOORING
5. LAWN AREA
6. GARDEN
7. PERGOLA
8. CHILDRENS PLAY AREA
9. SWIMMING POOL
10. BABY POOL
11. DECK AREA
12. CLUB HOUSE
13. FEATURE WALL
14. MULTI-PURPOSE COURT
15. SIT-OUT
16. YOGA AND MEDITATION AREA
17. WATER BODY
18. PRIVATE GARDEN AT PODIUM LEVEL



WHERE THE BEST IN
DESIGN & ARCHITECTURE
COMES TOGETHER



FLOOR PLANS
2 BHK - ODD

2 BHK - ODD



2 Bhk	Carpet Area	Terrace / Balcony	Saleable Area
Odd	742	114	1113
Even	742	50	1030

FLOOR PLANS
2.5 BHK - ODD

2.5 BHK - ODD



2.5BHK	Carpet Area	Terrace / Balcony	Saleable Area
Even	873	135	1310
Odd	873	103	1268



WHERE ALL LUXURIES
AND AMENITIES
COMES TOGETHER

AMENITIES

- Swimming pool + Baby Pool
- Club house
- Children play area
- Amphitheatre
- Lawn
- Sit out Areas with Gazebo
- Sand Pit
- Terrace Garden
- Pathways
- Entrance Plaza
- Yoga & Meditation Area
- Multipurpose Hall
- Rubber flooring for children
- Watchman Cabin



SPECIFICATIONS

Structure - RCC frame with all concrete work

Flooring - 800mm x 800mm vitrified tiles in living, kitchen, and dining, 600mm x 600mm (2x2 feet) vitrified tiles in all other rooms. Antiskid tiles in terraces and toilets.

Fittings in Toilets - CP fittings will be of Jaguar or equivalent, hot & cold mixer with shower, Wall hung EWC, Concealed plumbing with Jaguar or equivalent sanitary fittings

Doors - Main door both side Veneer, all other flush doors, Video door Phone for main door.

Windows - Aluminum sliding window with mosquito mesh in all rooms.

Kitchen - Black Granite kitchen platform with SS sink with Drain Board, Provision for Exhaust Fan and Water Purifier.

Electrification - Single Phase meter connection will be provided. Provision for AC in Master Bed Room, TV point in Living and Master Bedroom will be provided. Single Battery Inverter will be provided.

Solar Water system in Master Bedroom will be provided

Painting - Internal paint will be OBD in light shades including ceiling.



INSIDE NILAYA



ZRICKS





IN ASSOCIATION WITH

GOOD EARTH
SHELTERS

ZRICKS.COM

NILAYA

WHERE IT ALL COMES TOGETHER

Site Office:
S.No.22, Behind Rajas Society
Bibwewadi Annex,
Near Lake Town
Pune 411 037.

Main Office:
16/1, Parvati Chamber,
Sangam Press Road,
Off Karve Road, Kothrud,
Pune -411 038

www.nilayahomes.in

www.Zricks.com