

WHERE LIVING  
BECOMES  
A LIFELONG  
*celebration.*

PROJECT DEVELOPED BY



  
REGENCY  
ELLANZA  
— KALAMBOLI —

SITE ADDRESS: PLOT NO - 23-27, 27A, 28, SECTOR 10E, KALAMBOLI, NAVI MUMBAI

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WHEN LIFE OFFERS  
A BUSTLING LOCATION  
CONNECTING YOU  
WITH THE WORLD,

*life becomes a celebration.*

WHEN SPACE OFFERS YOU  
THE LUXURY TO LIVE IN-TUNE  
WITH YOUR LOVED ONES,

*life becomes a celebration.*



A young man with dark hair, wearing a grey t-shirt, is seated and playing an acoustic guitar. He is looking down at the instrument with a focused expression. Behind him, a young woman with dark hair, wearing a white cardigan over a purple top and glasses, is sitting and watching him play. The background is a bright, out-of-focus indoor setting, possibly a living room or a studio, with a window visible. The overall mood is calm and intimate.

WHEN ARRIVALS  
ARE DECKED UP AND  
LEISURE TIME CREATES AN  
EVERYDAY MEMORY,

*Life becomes a celebration.*

WELCOME TO



# REGENCY ELLANZA

— KALAMBOLI —

*Where living is a lifelong celebration.*

PRESENTING ELEGANT 2 BHK RESIDENCES WITH PRIVATE TERRACE  
AND PODIUM LEVEL RECREATION FEATURES



## EXPERIENCE A LIFE GROWING INTO MERRIMENT EACH DAY.

THE DESIGN MARVEL FOR EXCLUSIVE FEW, REGENCY ELLANZA IS A THOUGHTFULLY CARVED ABODE TO MATCH UP TO YOUR EXPECTATIONS. IT BRINGS THE FINEST OF THE EMBELLISHMENTS, ELEGANT SPACES AND STATE-OF-THE-ART LIFESTYLE FEATURES TO COMFORT YOUR SENSES AND COMPLEMENT YOUR LIFE.



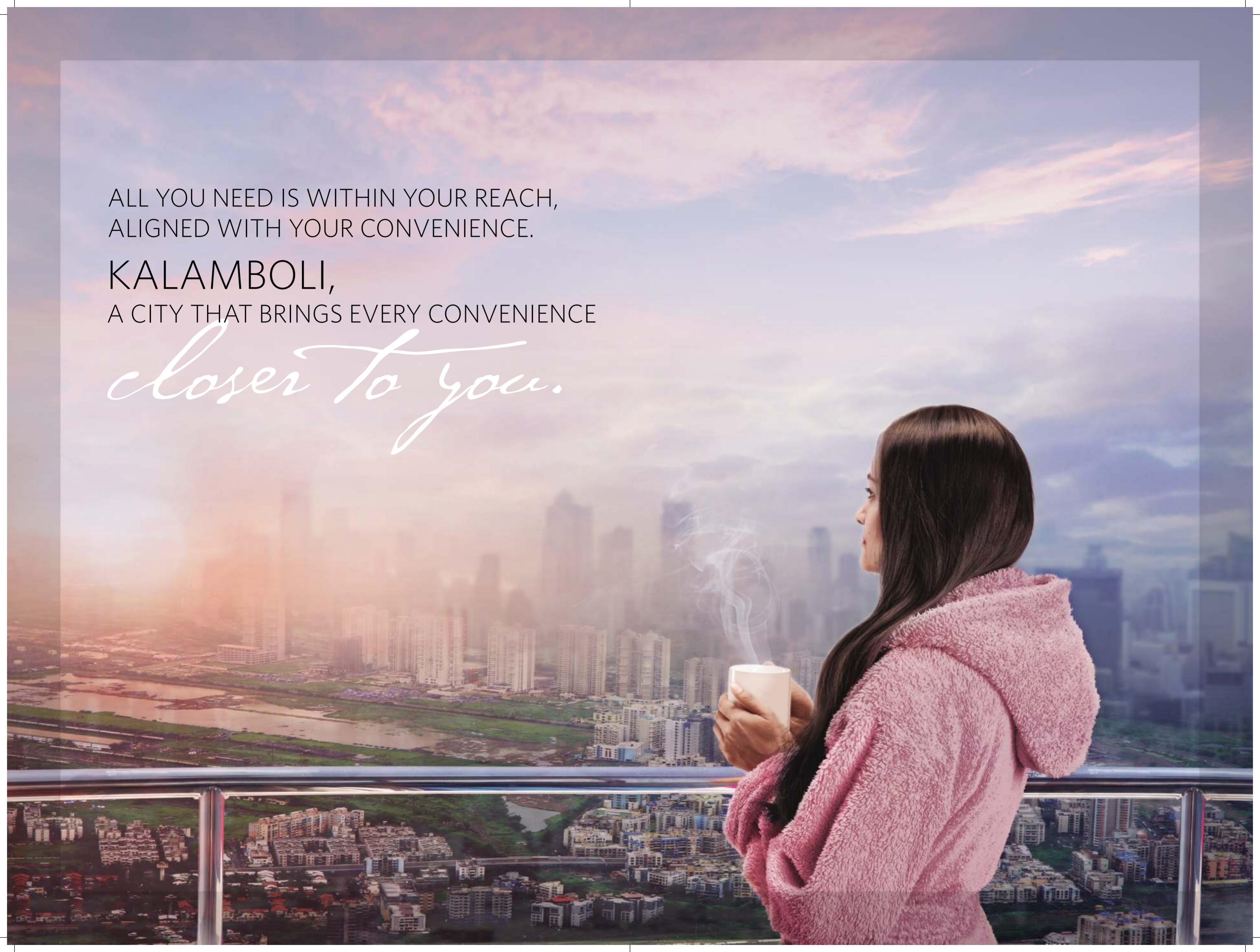
### PROJECT HIGHLIGHTS

- G+ 17 STOREY RESIDENTIAL MARVEL
- 2 MAGNIFICENT TOWERS
- OFFERING 2 BHK ULTRA-LUXURIOUS RESIDENCES
- LOCATED IN THE PRIME OF KALAMBOLI
- EXPANSIVE 18,245 SQ.FT LANDSCAPE PODIUM GARDEN
- STATE-OF-THE-ART RECREATION FEATURES
- 2 LEVEL PODIUM PARKING

ALL YOU NEED IS WITHIN YOUR REACH,  
ALIGNED WITH YOUR CONVENIENCE.

KALAMBOLI,  
A CITY THAT BRINGS EVERY CONVENIENCE

*closer to you.*



# LOCATION ADVANTAGES

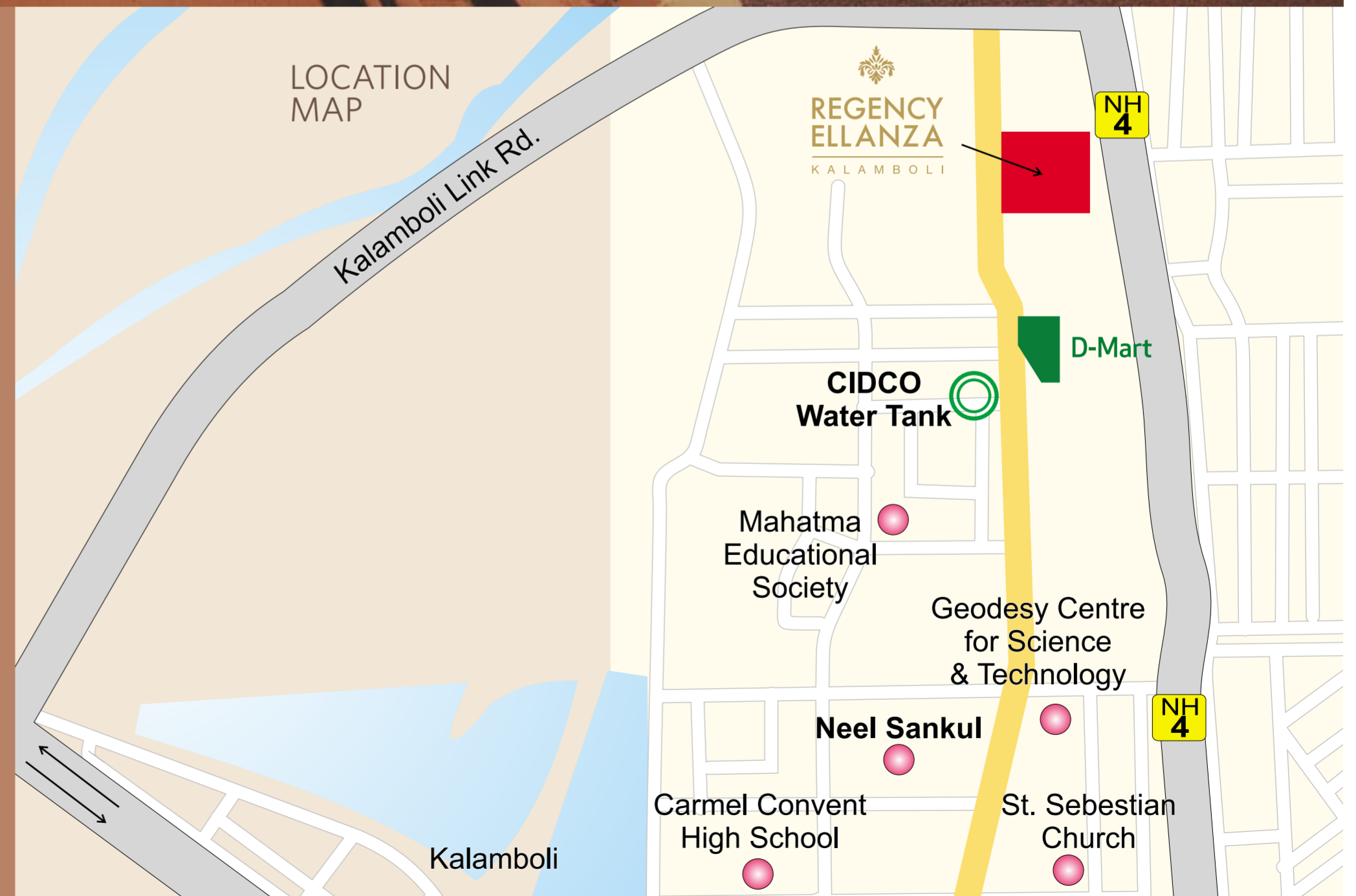
- LOCATED AT KALAMBOLI, AMIDST MAJOR CONVENIENCES
- IN CLOSE PROXIMITY WITH PROPOSED NAVI MUMBAI INTERNATIONAL AIRPORT
- RENOWNED EDUCATION INSTITUTES & HOSPITALS IN NEAR VICINITY
- WELL-KNOWN SHOPPING CENTRES IN NEAR VICINITY
- NEIGHBOURING THE RENOWNED KALAMBOLI CRICKET GROUND

KEEP YOURSELF ANCHORED WITH

*The world so close.*

## CONNECTIVITY AND CONVENIENCE

- MUMBAI-PUNE EXPRESSWAY - 2 MINS
- PANVEL RAILWAY STATION - 7 MINS
- KALAMBOLI RAILWAY STATION - 9 MINS
- ISKCON TEMPLE - 12 MINS
- ASIA'S LARGEST, CENTRAL PARK - 15 MINS





TAKE PLEASURE TO RECREATE

*spellbound moments.*



EXCEPTIONAL PODIUM RECREATION FEATURES

An aerial night-time rendering of a modern high-rise apartment complex. The building features a warm, golden-brown facade and numerous balconies with glass railings. The ground floor is a podium garden with a swimming pool, lounge area, and children's playground. The scene is illuminated by warm interior and exterior lighting, creating a vibrant atmosphere. A road with a few cars is visible in the foreground.

LIFE IS OFFERING YOU  
THE FREEDOM TO KNOW YOURSELF,

*explore.*

DESIGNER LANDSCAPE PODIUM GARDEN,  
SPREAD ACROSS 18,245 SQ.FT. WITH LIFESTYLE FEATURES

A photograph of a modern gymnasium. In the foreground, several treadmills are lined up, facing a large window with horizontal blinds. In the background, there are exercise bikes and other gym equipment. The floor is covered in a patterned carpet. The ceiling has recessed lighting. The overall atmosphere is clean and professional.

WORK-OUT WITH THE LIKE-MINDED,  
RELAX IN THE

*company of fun.*

WELL-EQUIPPED AC GYMNASIUM & CLUBHOUSE

THERE ARE MANY PATHS, BE SURE YOU TAKE ONE WITH

*a fit heart.*

JOGGING TRACK WITH AROMATIC FLOWER PLANTATION



SPLASHES THAT REJUVENATE  
THE SOUL ARE MORE REFRESHING,

*make sure you take a dip.*

REFRESHING SWIMMING POOL WITH DECK



*Reintroduce yourself*

TO THE PART THAT'S BEEN MISSING.

YOGA & MEDITATION ZONE WITH HERBAL PLANTATION

TO SEE THE WORLD IN YOUR CHILD'S HAPPINESS,  
DELIGHT THEM WITH A

*handful of joy.*

CHILDREN'S PLAY AREA WITH MULTIPURPOSE COURT



TAKE A CLOSER LOOK AT  
YOUR WORLD OF

*celebration.*

TOP-OF-THE-LINE RECREATION FACILITY  
WITH DESIGNER MINI-CAFE ON PODIUM



WE ARE ALWAYS PREPARING TO LIVE,

*but seldom living.*

AT ELLANZA, GET LIVING.

ELEGANT APARTMENT FEATURES



YOUR REASON FOR CONTENTMENT,  
YOUR VERY OWN

*living room, recline.*



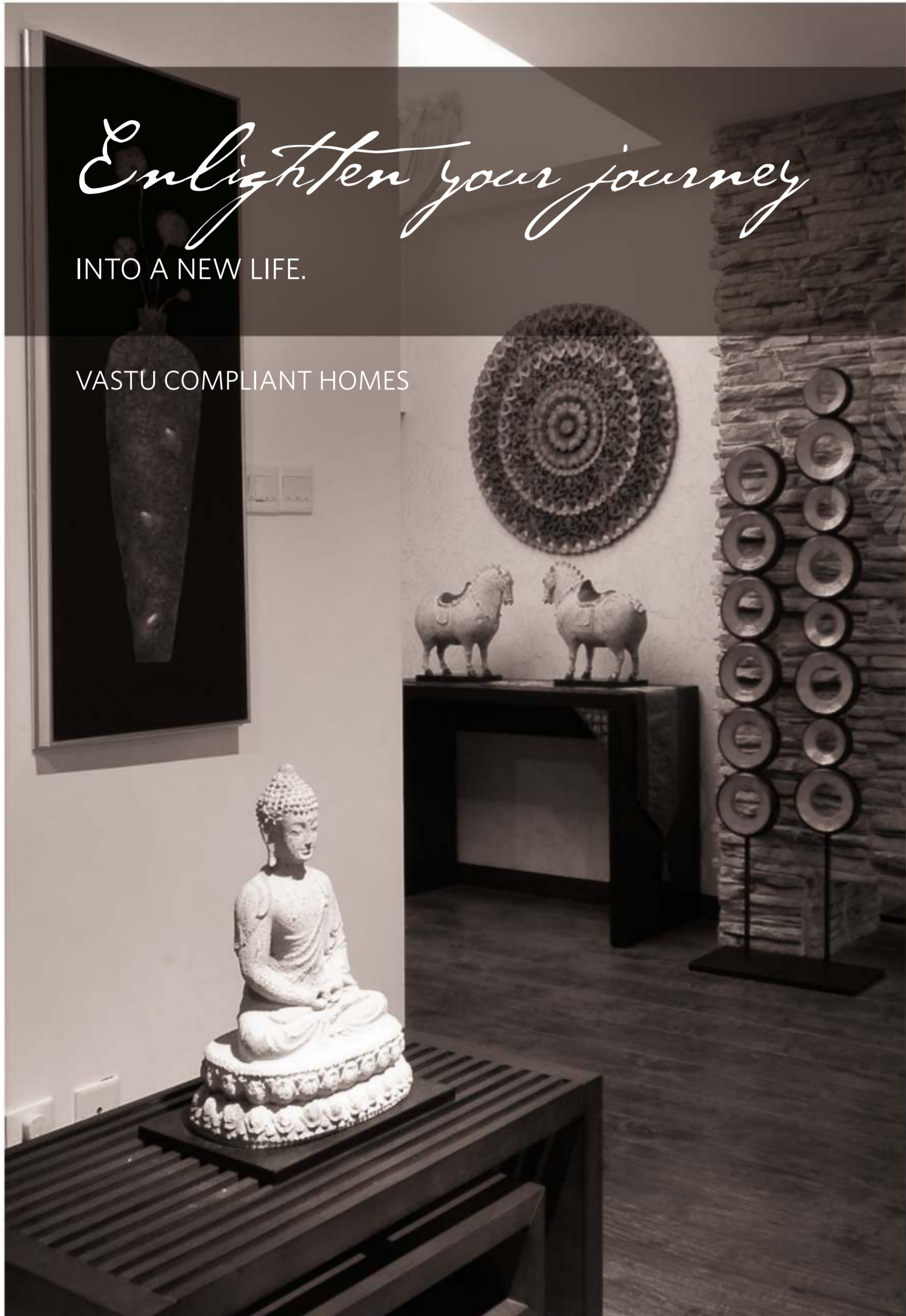
WELL VENTILATED, SPACIOUS LIVING ROOM WITH  
DESIGNER FLOORING AND PRIVATE TERRACE



*Enlighten your journey*

INTO A NEW LIFE.

VASTU COMPLIANT HOMES



*A safe space*

FOR YOUR FAMILY.

VIDEO DOOR PHONE FACILITY





SUNSHINE BRINGS YOU HAPPINESS?  
WELL THEN, YOU HAVEN'T

*Danced in the shower.*

DESIGNER BATHROOM WITH BRANDED SANITARY WARE

*Experience arrival*  
THAT REVEL'S IN YOUR BEING.



TOWER FEATURES



REGENCY  
ELLANZA

MAGNIFICENT ARRIVALS WITH EXCEPTIONAL,  
ONE-OF-ITS-KIND DESIGNS

*exceptional safety, intact.*

GRAND ENTRANCE LOBBY WITH HI-SPEED ELEVATORS

LET YOUR MEAN MACHINES ARRIVE IN THE

*comfort it demands.*

2 LEVEL SPACIOUS PODIUM PARKING



FEEL SAFE AS YOU STEP IN THE

*realm of comfort.*

24X7 MANNED SECURITY WITH  
CCTV SURVEILLANCE SYSTEM



# Elanza at a glance



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## PODIUM RECREATION FEATURES

- REFRESHING SWIMMING POOL WITH DECK
- AC GYMNASIUM WITH CLUBHOUSE
- JOGGING TRACK WITH AROMATIC PLANTATION
- CHILDREN'S PLAY AREA WITH MULTIPURPOSE COURT
- YOGA & MEDITATION ZONE WITH HERBAL PLANTATION

## APARTMENT & TOWER FEATURES

- VASTU COMPLIANT HOMES
- R.C.C. FRAME STRUCTURE TO RESIST EARTHQUAKE
- PRIVATE TERRACES ATTACHED TO BEDROOMS
- BEDROOMS WITH INTERNATIONAL QUALITY SWITCHES AND MCBS
- HI-SPEED ACCESS CONTROLLED ELEVATOR
- VIDEO DOOR PHONE FACILITY
- CCTV SURVEILLANCE SYSTEM WITH 24X7 MANNED SECURITY
- TEMPLE IN LOBBY PREMISES
- MULTIPLE PARKING ZONES ON TWO LEVELS

## FLOORING

- ITALIAN MARBLE FLOORING IN LIVING ROOM

## KITCHEN

- KITCHEN WITH GRANITE PLATFORM
- STAINLESS STEEL SINK, SERVICE PLATFORM
- 3 FT. HEIGHT DESIGNER VITRIFIED TILES ABOVE KITCHEN PLATFORM
- WATER PURIFIER & CHIMNEY OUTLET IN KITCHEN

## BATHROOM

- DESIGNER BATHROOM WITH BRANDED SANITARY WARE
- ANTISKID/CERAMIC TILE FLOORING
- CONTEMPORARY BATHROOM DESIGNS WITH BRANDED SANITARY AND CP FITTINGS
- FULL HEIGHT DESIGNER VITRIFIED TILES

## DOORS & WINDOWS

- DESIGNER DOORS WITH DECORATIVE HARDWARE AND LOCK
- POWDER COATED / ANODIZED ALUMINIUM FRENCH WINDOWS

## PAINTS & ELECTRICAL

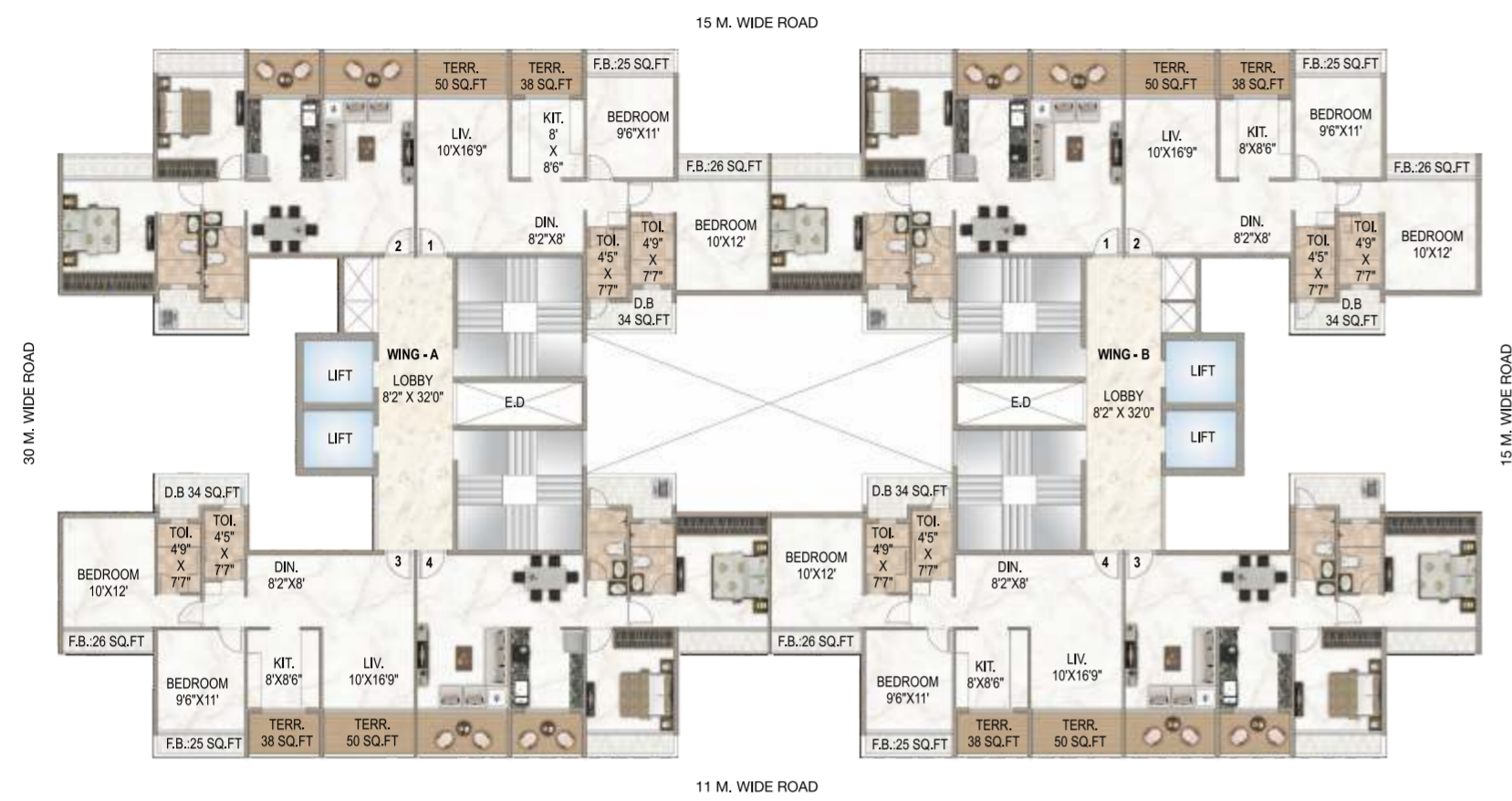
- GYPSUM PLASTER WALLS IN ALL ROOMS WITH ACRYLIC EMULSION PAINT INSIDE FLAT
- CONCEALED COPPER WIRING AND MODULAR SWITCHES OF REPUTED MAKE
- PROVISIONS OF POINTS FOR AC, WASHING MACHINE, GEYSER, EXHAUST FAN, INTERNET, ETC.

## SECURITY AND COMMON SERVICES

- MULTI APARTMENT VIDEO DOOR PHONE WITH INTERCOM FACILITY
- GENERATORS POWER BACK UP FOR ELEVATORS AND COMMON AREAS
- FIRE FIGHTING SYSTEMS WITH LATEST ALARM SYSTEM AND SPRINKLES FOR COMMON AREA

## TYPICAL EVEN FLOOR PLAN

4th, 6th, 10th, 12th, 14th & 16th floor



## 13TH FLOOR PLAN



## TYPICAL ODD FLOOR PLAN

5th, 7th, 9th, 11th, & 15th floor



## 17TH FLOOR PLAN





## THE INNOVATORS OF TOMORROW'S LIFESTYLE

15 years ago, Regency Group started its journey in the realm of real estate with an aim to create its own niche, by virtue of performance and quality. Under the astute leadership of its founder and pioneer Mr. Mahesh Agarwal - Chairman and Managing Director of Regency Group, they have spread its wings and have grown to reach the sky with stature and success. The Group's emphasis and focus on quality, quantity and efficiency has earned it enviable reputation as a player that performs with its head on its shoulders and eyes on the future.

Riding on its solid and strong moral fiber, Regency Group has developed 80 lac sq. ft., constructed over 20 projects, built over 7,500 homes and given possession to over 11,000 families. The statistics pertain to geographies like Thane, Navi Mumbai, Dombivali and Pune where the Group has effectively created its own place in the hearts of the connoisseurs of luxury.

Having cemented its place in the highest echelon of reputation and goodwill, Regency Group, in the coming years, plan to widen its horizon with some landmark projects in Dombivali, Khopoli, Lonavala, Ulhasnagar and Pune. It has approximately 20 million sq. ft. under planning. Come, be the part of an innovative lifestyle that nurtures tomorrow, welcome to Regency group.

### COMPLETED PROJECTS

- REGENCY ESTATE, DOMBIVLI
- REGENCY GARDEN, KHARGHAR
- REGENCY TOWERS, THANE
- REGENCY MEADOWS, PUNE
- REGENCY COSMOS, PUNE
- REGENCY ROSELAND
- FLOWER VALLEY, PUNE
- GREEN VALLEY, PUNE
- SILVER VALLEY, PUNE
- SILVER DELL, PUNE
- THE METROPOLITIA, PUNE

### ON- GOING PROJECTS

- REGENCY SARVAM, TITWALA
- REGENCY HEIGHTS, THANE
- REGENCY WILLOWS, LONAVALA
- REGENCY INC, PALM BEACH
- REGENCY CREST, KHARGHAR
- REGENCY ICON, KHARGHAR
- REGENCY CLASSIC, PUNE
- REGENCY ORION, PUNE
- REGENCY ELLANZA, KALAMBOLI

### UPCOMING PROJECTS

- REGENCY ANTILIA, ULHASNAGAR
- LOCATION: BANER - PUNE
- LOCATION: KHOPOLI
- LOCATION: PANVEL

