

GANGA FERNHILL

1, 1 ½ & 2 BHK APARTMENTS &
COMMERCIAL SPACES

RISE ABOVE
THE ORDINARY



HIGH ON LIFE

Experience the natural thrill of high living from a verdant perch amid the last remaining green slopes of South Pune. Enticingly close to the city yet appealingly secluded from the thrum and bustle of the concrete jungle, this is as nature at her untouched best, and you're invited to revel in it.

NATURE

AMBIENCE



DISCOVER HIDDEN DELIGHTS

Unpolluted, vibrant and welcoming, the landscaped grounds of your home give way to natural greens, turning every breath into a rejuvenating, energizing experience. If you like the great outdoors, you will love it here. The rolling slopes that greet your eyes also offer the ideal topography for fitness buffs and budding naturalists alike.





Actual View From the Site

WHAT YOU SEE IS WHAT YOU GET

Some images need no embellishment, and this is surely one of them. Starting almost from your front view and stretching across the horizon, a panorama of natural beauty infuses a refreshing dose of al fresco goodness into your day to day life. What better pick-me-up could anyone ask for? It's the perfect backdrop for almost everything—your morning cuppa to barbecue parties.

PERFECTION

QUALITY



PERFECTION IS IN THE PLANNING

The only way to achieve perfection is to prepare for it; and that starts with the planning. At Ganga Fernhill, we've taken this aspect to a literal new high. The natural advantages of the contoured topography, the refreshing views, the untouched countryside join a long list of elements that contribute to this address.





Entrance Gate

LEAVE THE ORDINARY
BEHIND

WITH A VIEW TO
HIGHER LIVING



IMAGES FOR ILLUSTRATION PURPOSE ONLY

ON A HIGHER PLANE

Set like a sparkling gem in an emerald crown, Ganga Fernhill's 4.32 acres are a glorious union of urbanity and greenery. Its 4 towers rise 14 storeys high, dwarfing the surrounding locales and drawing second glances from miles around.



AN ELEVATION TO ELEVATE SENSES

The imposing façade, manicured grounds and tree-lined avenues envelop you in an atmosphere as rarefied as an up-market resort's.



- STRUCTURE,**
(R.C.C., Brick work & Plaster)
- Earthquake-resistant R.C.C. frame structure
 - **External & internal masonry**
Table-molded fly ash bricks
 - **Internal plaster**
Neeru finish plaster/Plaster of paris/Gypsum plaster
 - **External plaster**
Sand face plaster

LIFESTYLE

LUXURY



LIVING IN THE NOW!

Time is the ultimate luxury, and there's no better way to spend it than surrounded by the warm, welcoming environment of a home built to your dictates. Corporate honcho, hard-working nine to fiver or fulfilled homemaker, there's more to you than what you do for a living. Deep down you're also a sybarite, a gourmet, an artist... and this is where you express your inner self. This is your canvas. So go ahead and make yourself at home!





Entrance Lobby

WELCOMING SPACES THAT ANNOUNCE YOUR STATUS

- Double Height Entrance Lobby With Reception Table
- Common Toilet For Waiting Area



WHERE FORM MEETS FUNCTION

Ganga Fernhill gives you the space and scale you need to live. Its big, open rooms, with sunlight and fresh air invigorate the senses, create living spaces in harmony with nature.

Constructed and laid out to be broadly Vastu compliant, the orientation and ambience sync with utilities it offers.



Bedroom

THOUGHTFUL LIVING

It's the little things that make a big difference to the way you live your life: the seamless flow of internal spaces, protecting your privacy yet exuding hospitality; the ergonomic layout of your kitchen that transforms the tedium of cooking into the joy of creating; the quiet, relaxing ambience of bedrooms that provide a sanctum where you can truly be yourself... Ganga Fernhill's residences provides all this and more, so you can live the life you always dreamed about.

KITCHEN

- Granite kitchen otta with stainless steel sink
- Dado tiles up to lintel level
- Separate connection for drinking water & wash water
- Washing machine provision in dry balcony

TOILETS

- Dado tiles up to lintel level with acrylic false ceiling
- Floor mounted commode for master bed room attached toilet & common toilet with flush valve
- All sanitary fittings of standard quality
- Standard quality cp fittings
- Concealed plumbing
- Hot & cold mixer for shower
- Control valve for all toilets

Kitchen



SPECIFICATION

PAINTING

- OBD paint for internal walls
- External paint with elevation effect

FLOORING

- Vitrified flooring in living room, kitchen & bedrooms
- Anti - skid flooring in toilets & terraces

DOORS

- Main entrance door with safety lock and name plate
- Internal R.C.C. door frames
- Internal flush doors with brass/C.P. fittings
- Sliding aluminium door for terrace opening

WINDOWS & RAILINGS

- Powder coated aluminium sliding windows with mosquito net
- Glass railing for terrace with stainless steel hand rail pipe

Toilets



ELECTRIFICATION

- Concealed copper wiring with MCB
- Provision of DTH cabling & telephone connection in living and master bed room

LIFT

- One automatic lift & one stretcher lift of branded make for each building with generator backup

HEALTH

SPORTS



A HEALTHY WAY TO GET YOUR KICKS

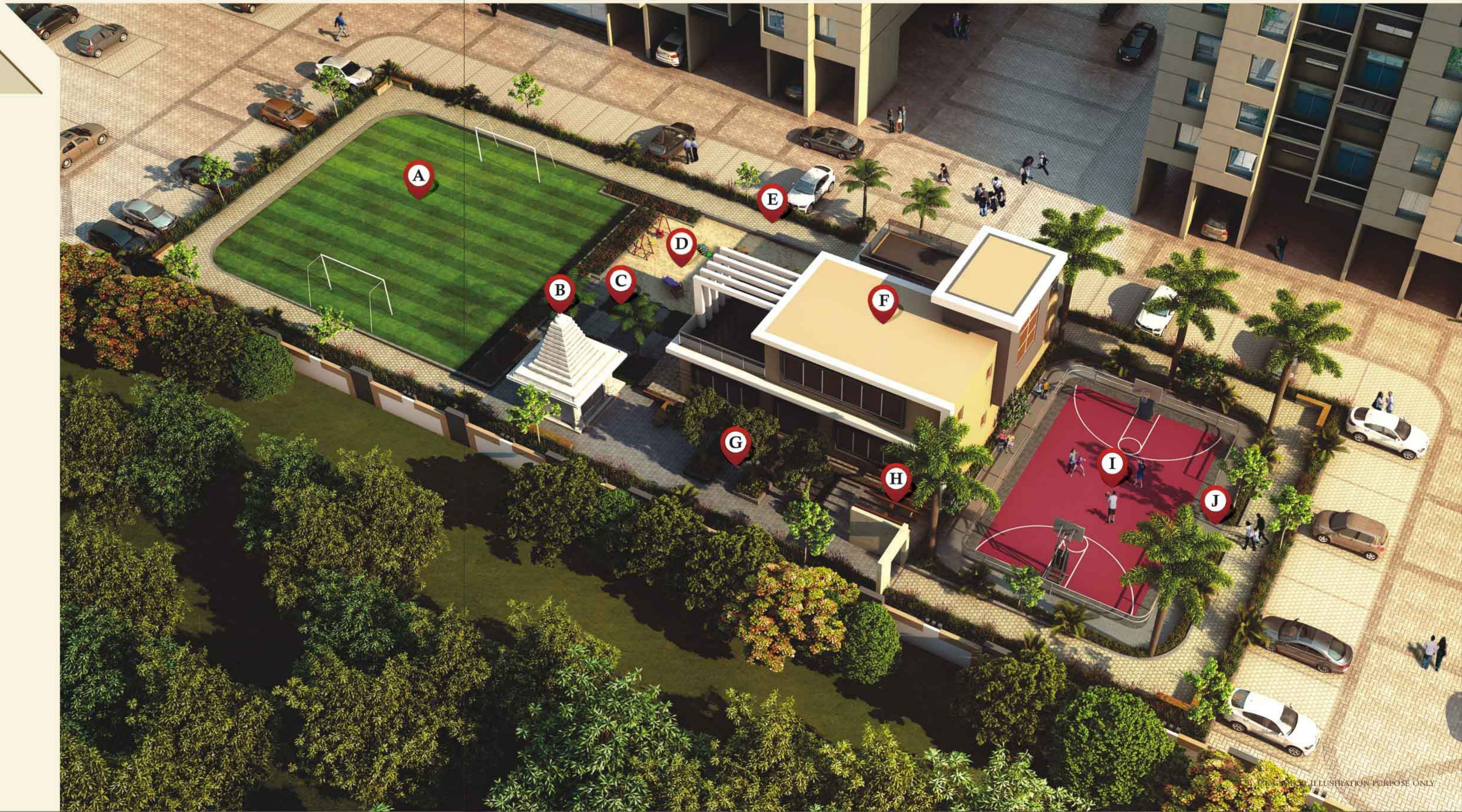
Playing sport is just about the best route to health. So when you have a practise football pitch right in your backyard, there's nothing to stop you from having a ball and getting fit all at the same time. The pitch offers a welcome break for both children and adults.



LIFESTYLE CENTRAL

Ganga Fernhill's central spaces are designed to raise wellness levels and uplift spirits. The choice of sports, leisure and meditative amenities that await will bring out your inner athlete, while gratifying both your spiritual and social sides.

- A) Practice Football Pitch
- B) Temple
- C) Senior Citizen Area
- D) Children's Play Area
- E) Jogging Track
- F) Club House
- G) Pergola
- H) Buffet Area
- I) Basketball Court
- J) Skating Rink



THE CLUB LIFE

To relive the best resort holiday experiences you've had, simply step into the multistoried clubhouse. Discrete zones for indoor activities, leisure and entertainment make this spot for the young and not-so-young alike. The landscaped grounds outside offer a choice of spots for residents to catch up with each other's lives, as they create and share the spirit that makes community living such a delight.



Club House

THAT
RESORT LIKE
FEELING



Pergola



Buffet Area

Manicured greens, architectural motifs and artful lighting spread across the grounds, creating a distinctive up-market resort-like ambience. No need to look forward to that annual vacation abroad anymore; every day will feel like a holiday.

Practise Football Pitch



THE GOAL IS FUN

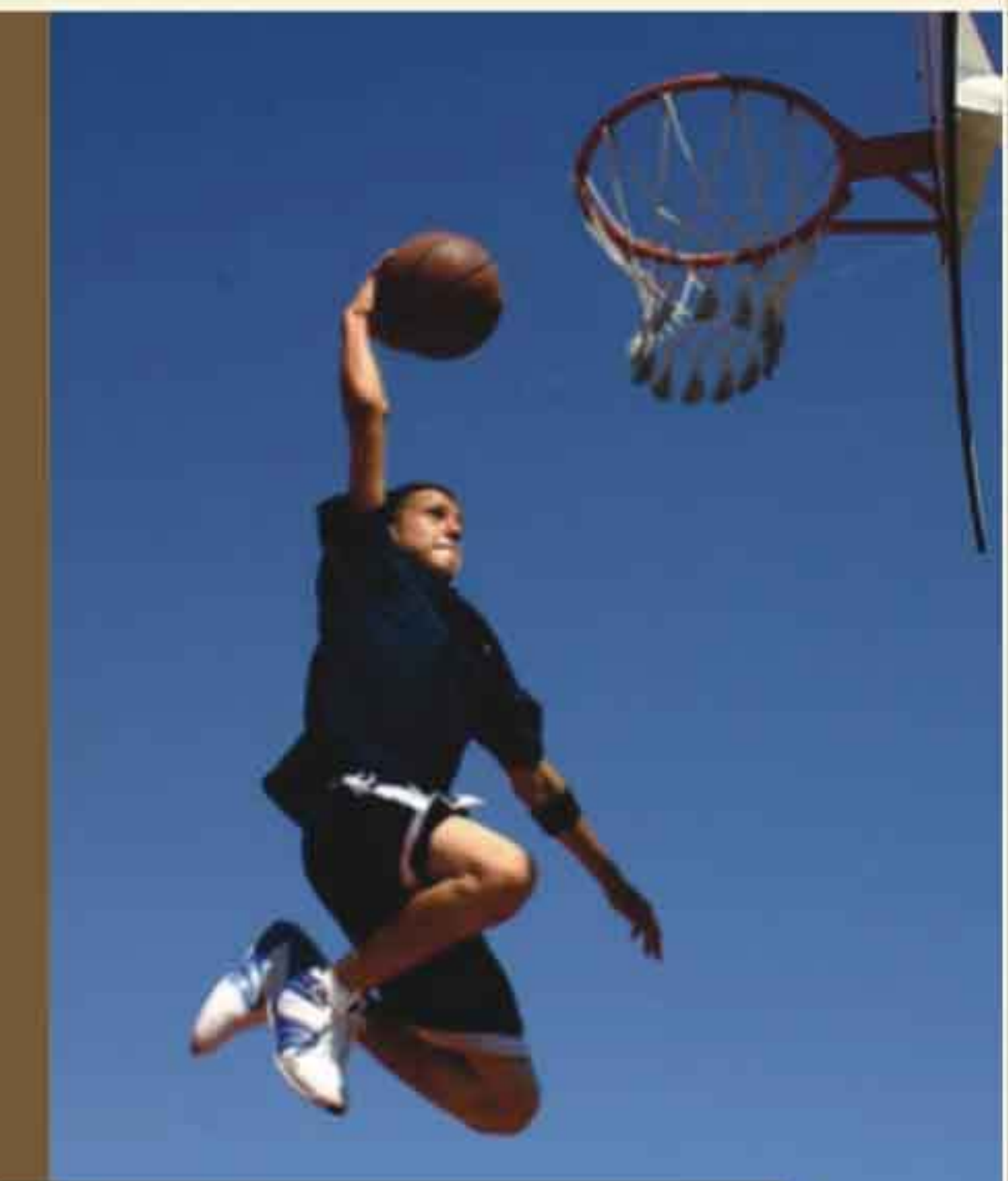
The spirit of teamwork, which wins accolades and hearts, is instilled and nurtured most effectively through sport. And Ganga Fernhill has gone the extra mile to provide the facilities that help develop these winning characteristics. The football pitch, for instance, is the ideal venue for boys and girls of all ages hone their talents. Even residents whose interests lie elsewhere are sure to enjoy the action from the sidelines.



THIS IS HOW WE ROLL!

Ganga Fernhill offers the perfect antidote to video gaming: outdoor sporting arenas for a variety of sports, and the skating rink is sure to be one of the most popular ones. Designed with children's safety in mind, it has been sized, fitted and surfaced to bring a new level of enjoyment to the entire experience.

- Basketball Court
- Skating Rink
- Jogging Track



AMENITIES

COMMON AMENITIES

- Anti termite treatment in parking
- Fire fighting system for building
- Power back-up for common services
- Entrance lobby with waiting area
- Organic waste converter for waste disposal
- Rain water harvesting system
- Internal concrete road and combination of paving blocks

LAYOUT AMENITIES

- Entrance gate with security watchman cabin & compound wall
- Club house with gymnasium
- Children's play area with equipments
- Senior citizens sit out
- Hydro pneumatic system
- Sewage treatment plant & treated water use for flushing & gardening purpose

FLAT AMENITIES

- Solar Heated Water System for Master Bathroom
- Geyser plumbing & electrical provision for Hot Water in Bathroom
- Provision of Television. Direct - to - Home (DTH) connectivity in living room and bedroom

SAFETY

- Safety alarm for both lift



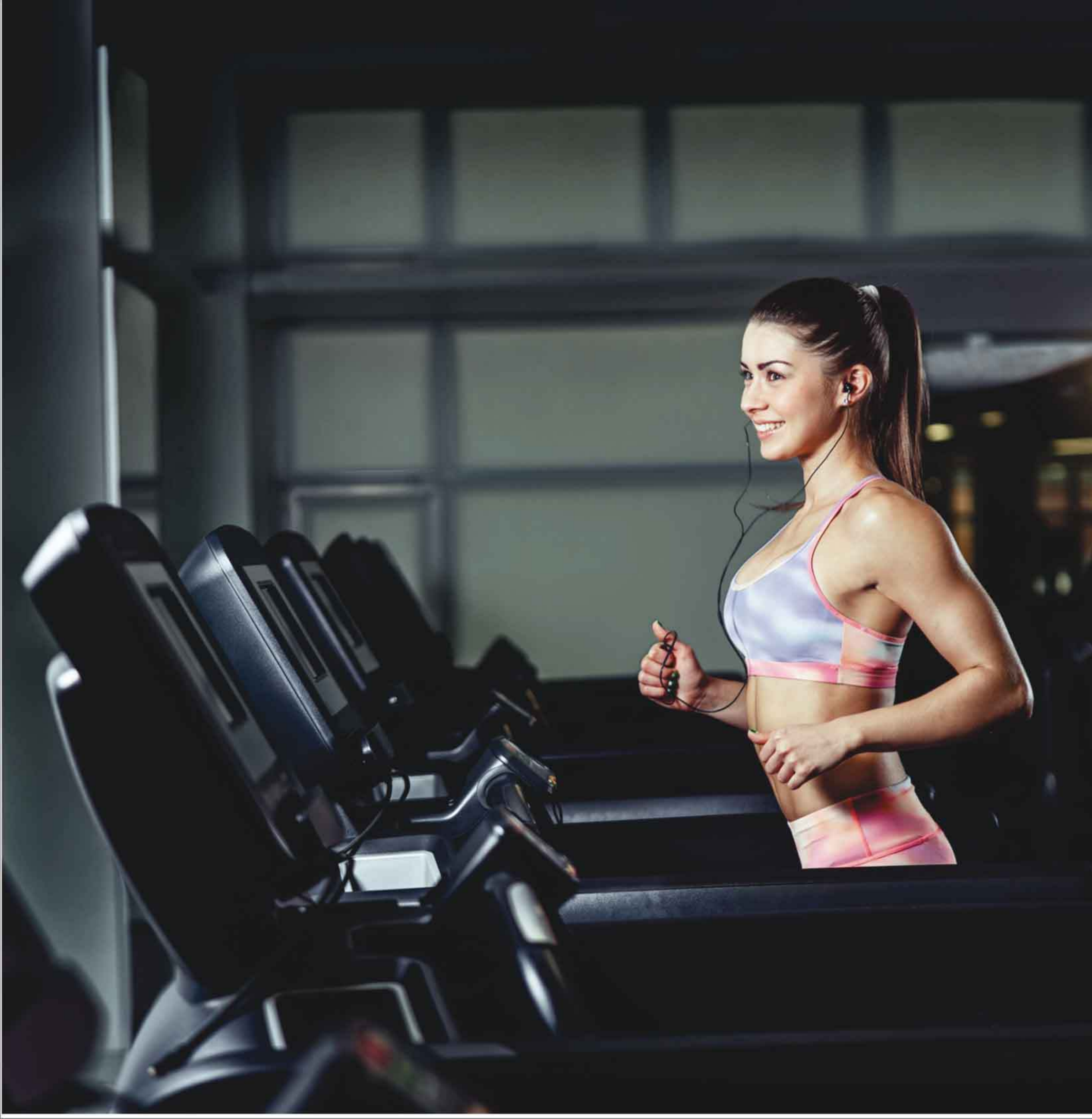


Set safely away from internal traffic, the children's play area is located for maximum safety and designed to maximize your child's imagination. Constructed by experts and fitted with a fine selection of child-safe equipment, it is equally entertaining for tots of all ages and sizes.

WHERE FUN IS CHILD'S PLAY

- Temple
- Children's Play Area
- Senior Citizen Area





• Gymnasium

MAKE
WELLNESS
YOUR WAY OF LIFE

There are many routes to wellness, and you'll find that a surprising number of them lead right to your home. The modern gym with its range of fitness equipment offers men and women the freedom to pursue their choice of workouts. Pump up your physique with the weight training facilities, raise the intensity of your aerobic sessions or indulge in some fancy footwork with a dance workout, your preferences may change but the fun element will always remain.

GROWTH

BUSINESS



CONVENIENCE COMES IN-BUILT

When your home comes with a commercial zone, shopping, be it for everyday utilities or special needs, is no longer a chore. No more driving down chaotic inner-city streets to pick up just-remembered items; the retail stores located on the lower levels of the buildings will be more than happy to cater to your needs.



HIGH STREET EXPERIENCES

The high living ambience of Ganga Fernhill residences is complemented by the high street experience of the ground floor commercial zone. The large floorplates enable built-to-suit construction to accommodate the specific needs of large format stores, such as showrooms and supermarkets. The excellent frontage and captive market—both within the project and the residential enclaves in the area—make this a winning proposition for shoppers and businessmen alike.





Commercial Spaces Suitable for

- Shops
- Showroom
- Offices
- Retail Outlets
- Fashion Boutique
- Jewellery Shops

YOUR OWN IN-HOUSE MALL



Of all the comforts Ganga Fernhill has in store for you, perhaps none is more convenient than the shopping and leisure experience that await your pleasure. With snazzy spaces for everything from food to fashion, this promises to become the go-to destination for the entire neighbourhood.

FEW OTHER ONGOING PROJECTS

GANGA NEW TOWN
DHANORI
1, 2 & 2.5 BHK APARTMENTS



GANGA ELIKA
UNDRI
2 BHK APARTMENTS

GANGA AMBER
TATHAWADE
1 & 2 BHK APARTMENTS



COMPLETED PROJECTS

AMRAPALI	GANGA CORNER	GANGA NEBULA	HARI GANGA PH I
ATHARVA GANGA PH I	GANGA COURT	GANGA ORCHARD	HILL MIST GARDEN
G T ARCADE	GANGA DARPAN	GANGA OSIAN MEADOWS	HILL MIST HARMONY
GANGA ALPHA PARADISE	GANGA DARSHAN	GANGA OSIAN PARK PH I	SHAN GANGA
GANGA APARTMENT	GANGA FORTUNE	GANGA PAVILLION	SHIV GANGA
GANGA CARNATION	GANGA GARDEN	GANGA POORAM	SIDDHART GANGA TOWER
GANGA CASCADE	GANGA HAMLET	GANGA PREET	SNEHA GANGA
GANGA CHAMBER	GANGA HERITAGE	GANGA QUEENSGATE	SURYA GANGA
GANGA COMMERSE	GANGA HOMES	GANGA SAMRUDDHI	SWASTIK GANGA
GANGA COMPLEX	GANGA KUNJ	GANGA SAROVAR	TRIMURTI TOWERS
GANGA COMPLEX I	GANGA MELROSE	GANGA SAVERA	WELLESLY COURT
GANGA CONSTELLA PH I & II	GANGA VILLAGE	GEET GANGA	

ONGOING PROJECTS

G O SQUARE PH I	GANGA AURUM PARK	GANGA FLORENTINA	GANGA ALFA SOUTH WING
G T SQUARE	GANGA CYPRESS PH II	GANGA SAMPATTI PH I	HARI GANGA PH II
	MARVEL GANGA SANGRIA	GANGA ESTORIA PH II	

UPCOMING PROJECTS

AUNDH	VIMAN NAGAR	WADMUKHWADI	KATRAJ
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Project By Goel Ganga Developments

-  Clubs
-  Education
-  Banks & ATM's
-  Entertainment
-  Shopping Mall
-  Race Course
-  Restaurants
-  Petrol Pump

GANGA FERNHILL



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NOTE : This Brochure is purely conceptual and is designed in good faith to give you a fair and overall view of the project and is not a legal offering, nor will it be part of any agreement. Photographs are not necessarily comprehensive or current. Nothing contained in this brochure will take precedence in the final agreement. Number of buildings, areas, flats/units, amenities, specifications, floors, roads, open space etc. may be revised.

Promoters reserve the right to amend layouts, plans, elevations, designs, specifications, amenities, areas etc. without notice. The use of clubhouse shall be strictly in accordance with the rules and regulations. "Future Development" may consist of high-rise buildings.

A background image of a misty, green mountain range with dense evergreen forests. The fog is thick, obscuring the peaks and creating a serene, atmospheric scene.

 **GOEL GANGA**
DEVELOPMENTS
www.goelganga.in