



*Stanza*

A TRUE HOME

1 & 2 BHK CLASSIC APARTMENTS



## 1 & 2 BHK CLASSIC APARTMENTS

Beautiful moments today are beautiful memories tomorrow. Memories that caress the heart. Memories that uplift the mind. Memories that are carved on the soul. Memories that make life not just worth living but worth cherishing. Create them here at Stanza - 1 & 2 BHK classic-apartments.

In these 3 towers of 12-storey each, you'll find enough reasons to celebrate and many memories to create. 1.5 acre is a wide span for you to enjoy life's finest moments. Not to forget, the amenities and specifications that come alongside... totally priceless.

A place where you will love to create and share your stories of love, life and more - Stanza.







## AMENITIES



Multipurpose Hall  
& Indoor Games



Gymnasium



Children's Play Area



# SPECIFICATIONS



## Rooms

- 2 x 2 flooring for living, kitchen, dining area & all other rooms
- Anti-skid tiles in terraces & toilets



## Bathroom

- Good quality premium fittings
- Marble / Granite fascia for door opening
- Basin with Marble / Granite counter
- Provision for washing machine (inlet & outlet)



## Doors / Windows

- Laminated main door & panel doors for bedrooms & bathrooms
- Powder coated windows with mosquito mesh and safety grill
- Premium quality fixture & fittings



## STP

- Rainwater harvesting
- Fire fighting systems as per norms



## Internal Finishing

- Internal oil bound distemper
- External Apex paint or equivalent



## Electrical Fittings

- Concealed fire resistant high quality copper wiring
- Ample light points with good quality modular switches
- AC point in master bedroom
- TV point in living room & master bedroom
- Provision for exhaust fan in bathroom & kitchen
- Provision for inverter
- Video door phone
- Intercom connectivity
- CCTV in common areas (only in the periphery of the building and ground floor)



## Kitchen

- Ceramic / Dado tiles up to 2'
- Granite platform with stainless steel sink
- Provision for water purifiers



## General

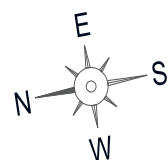
- Earthquake resistant RCC frame structure
- Aesthetically designed grand entrance lobby with seating
- Premium make elevator (Machine roomless)
- 100% power back-up for lift & common area
- Common solar water heating system in master bedrooms
- MS railing for terraces
- Patterned driveway with security control



## BUILDING - A | 1ST FLOOR PLAN

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
A 101	53.77	8.33	2.23	0.49	11.90
A 102	50.69	10.17	2.26	0.12	17.55
A 103	50.90	10.17	2.20	0.12	17.40
A 104	53.77	8.33	2.23	0.49	11.90
B 101	33.57	7.11	1.87	0.15	5.07
B 102	33.57	7.11	1.87	0.15	5.07

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
B 103	33.48	7.22	1.94	0.15	5.19
B 104	33.57	7.11	1.89	0.15	5.19
C 101	53.27	7.35	2.26	0.12	17.70
C 102	53.77	8.33	2.23	0.49	11.90
C 103	53.77	8.33	2.23	0.49	11.90
C 104	53.47	7.35	2.20	0.12	17.70



NOTES: 1. All areas are mentioned in metric system. 2. All areas are measured from wall finish to wall finish, considering 20 MM thick internal gypsum, 25 MM thick external plaster and 25 MM thick toilet tile finish. 3. Internal brick work and columns are included in carpet area.

4. Balconies, terraces and enclosed balconies areas are mentioned separately. 5. Furniture is for indicated purpose. Service shaft & Electrical equipment/fixture location may vary as per site condition. 6. Variation in the dimensions may be observed as Sanctioned drawings mentions unfinished dimensions.

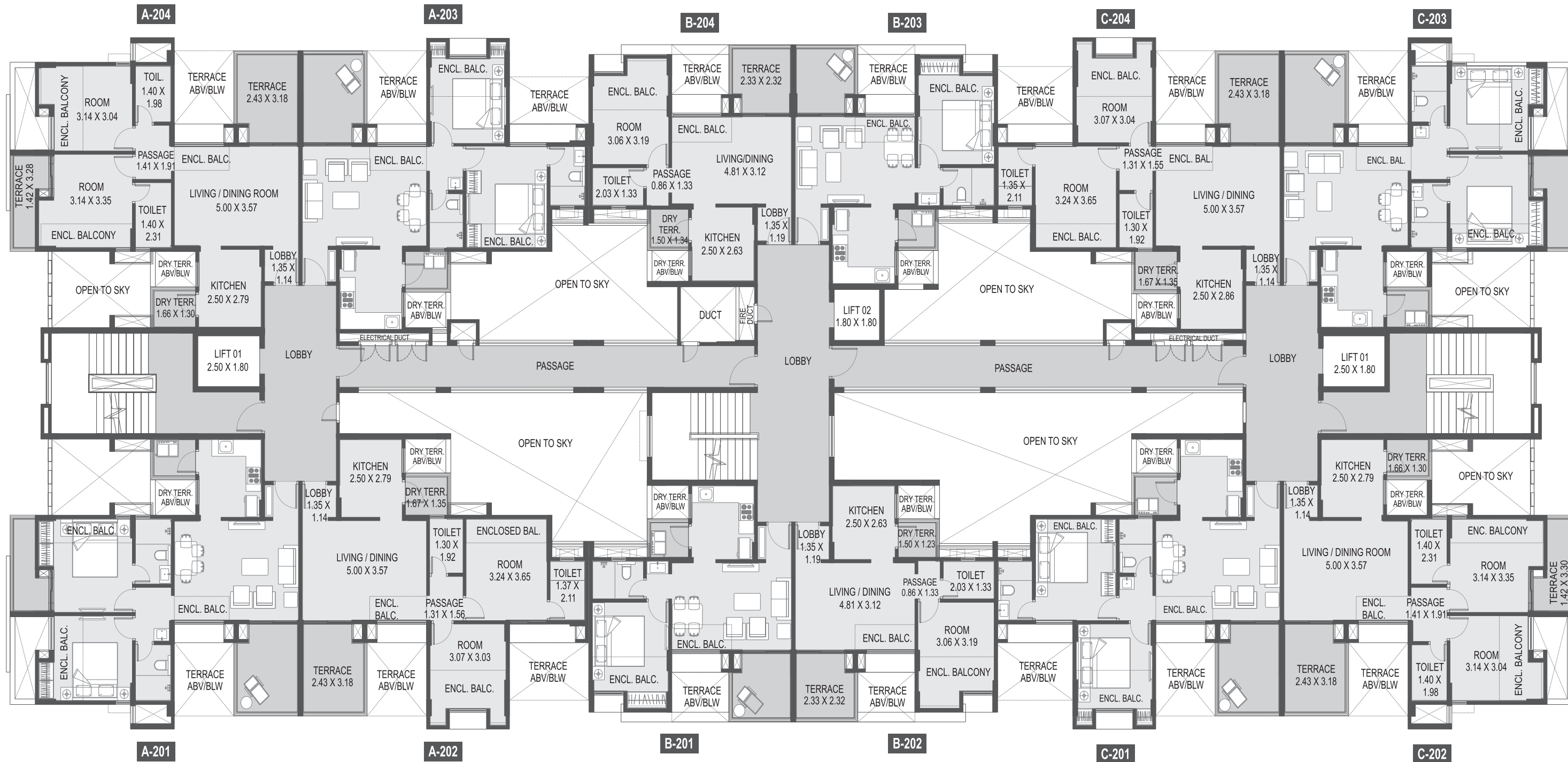


1 & 2 BHK CLASSIC APARTMENTS



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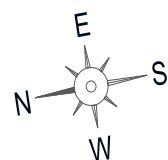
Available at website - <http://www.maharera.mahaonline.gov.in>



## BUILDING - A | 2ND FLOOR PLAN

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
A 201	51.95	9.36	2.18	0.53	10.95
A 202	49.98	9.65	2.33	0.11	7.37
A 203	50.17	9.65	2.24	0.11	7.37
A 204	51.95	9.36	2.18	0.53	10.95
B 201	33.83	6.87	1.91	0.14	5.14
B 202	33.83	6.87	1.91	0.14	5.14

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
B 203	33.83	6.87	2.10	0.14	5.14
B 204	34.09	6.87	2.10	0.14	5.14
C 201	50.00	10.00	2.33	0.11	7.37
C 202	51.95	9.36	2.18	0.53	10.95
C 203	51.95	9.36	2.18	0.53	10.95
C 204	50.00	10.00	2.33	0.11	7.37



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NOTES: 1. All areas are mentioned in metric system. 2. All areas are measured from wall finish to wall finish, considering 20 MM thick internal gypsum, 25 MM thick external plaster and 25 MM thick toilet tile finish. 3. Internal brick work and columns are included in carpet area.

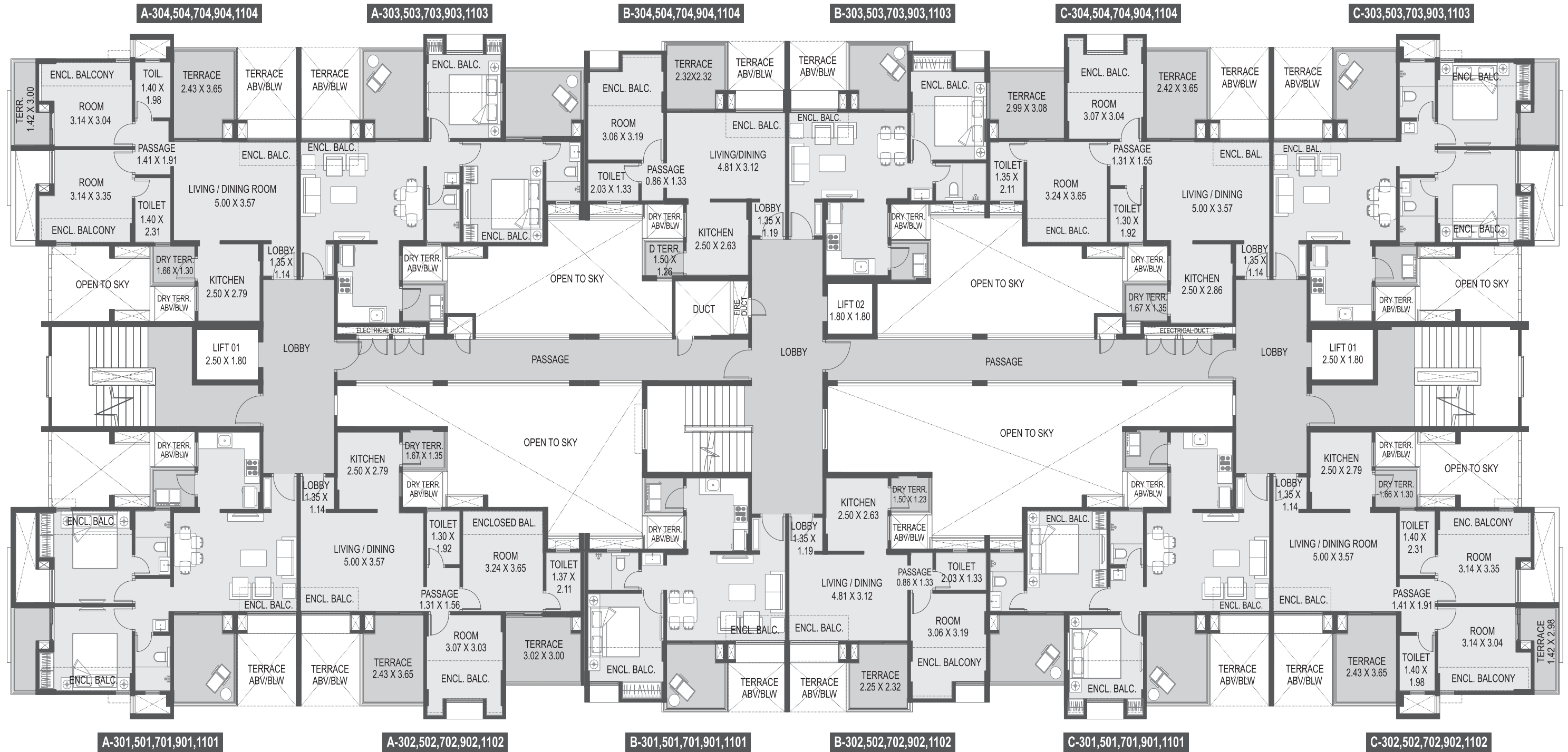
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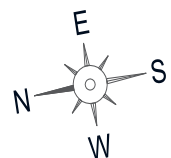




### BUILDING - A | 3RD, 5TH, 7TH, 9TH & 11TH FLOOR PLAN

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
A 301,501,701,901,1101	53.77	8.33	2.23	0.49	10.75
A 302,502,702,902,1102	50.69	10.02	2.26	0.11	14.36
A 303,503,703,903,1103	50.90	10.02	2.20	0.11	14.36
A 304,504,704,904,1104	53.77	8.33	2.23	0.49	10.75
B 301,501,701,901,1101	33.57	7.10	1.90	0.15	5.19
B 302,502,702,902,1102	33.57	7.10	1.90	0.15	5.19

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
B 303,503,703,903,1103	33.83	6.87	1.93	0.15	5.19
B 304,504,704,904,1104	33.57	7.10	1.90	0.15	5.19
C 301,501,701,901,1101	53.27	7.20	2.26	0.11	14.51
C 302,502,702,902,1102	53.77	8.33	2.23	0.49	10.75
C 303,503,703,903,1103	53.77	8.33	2.23	0.49	10.75
C 304,504,704,904,1104	53.53	7.20	2.20	0.11	14.53



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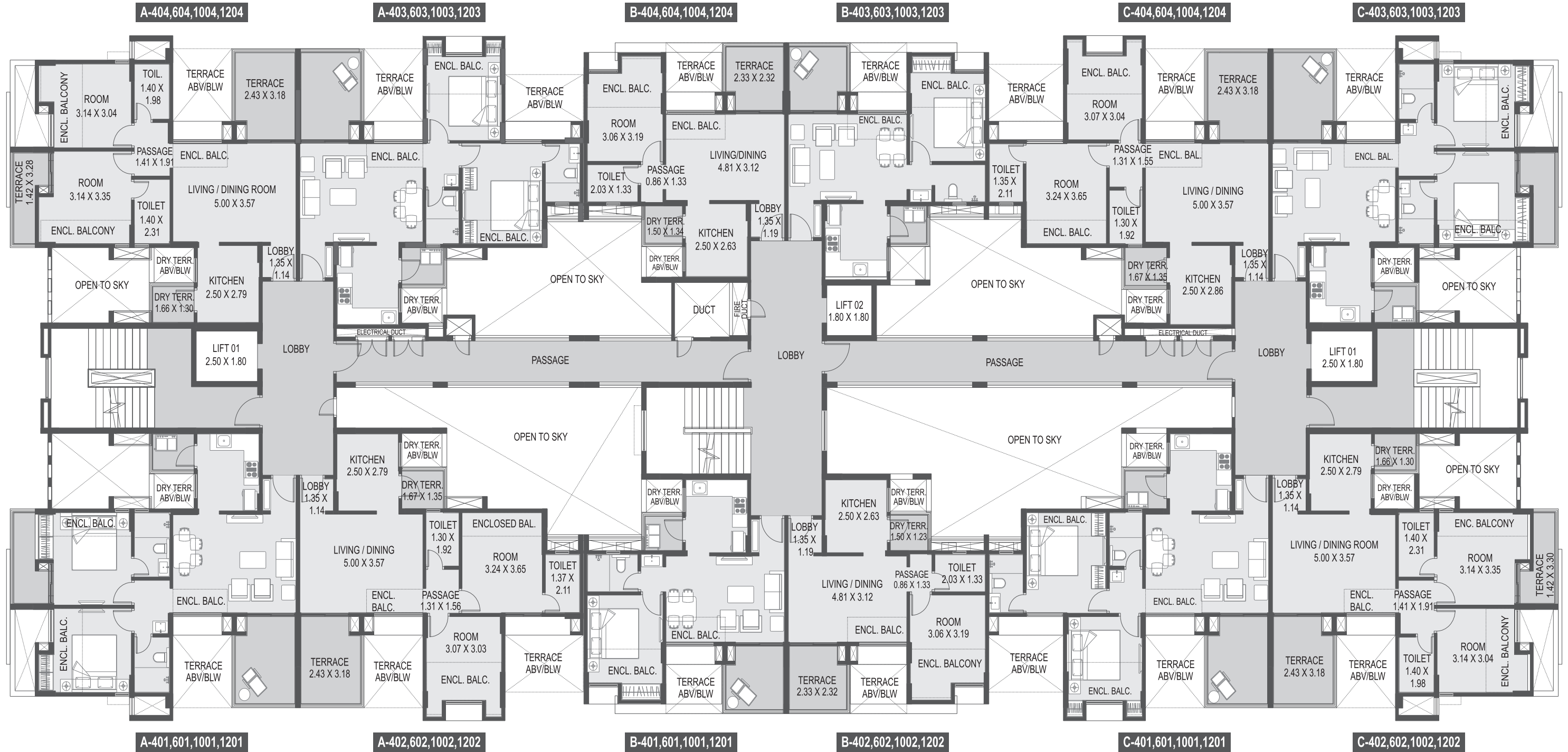


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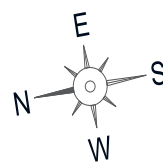
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### BUILDING - A | 4TH, 6TH, 10TH & 12TH FLOOR

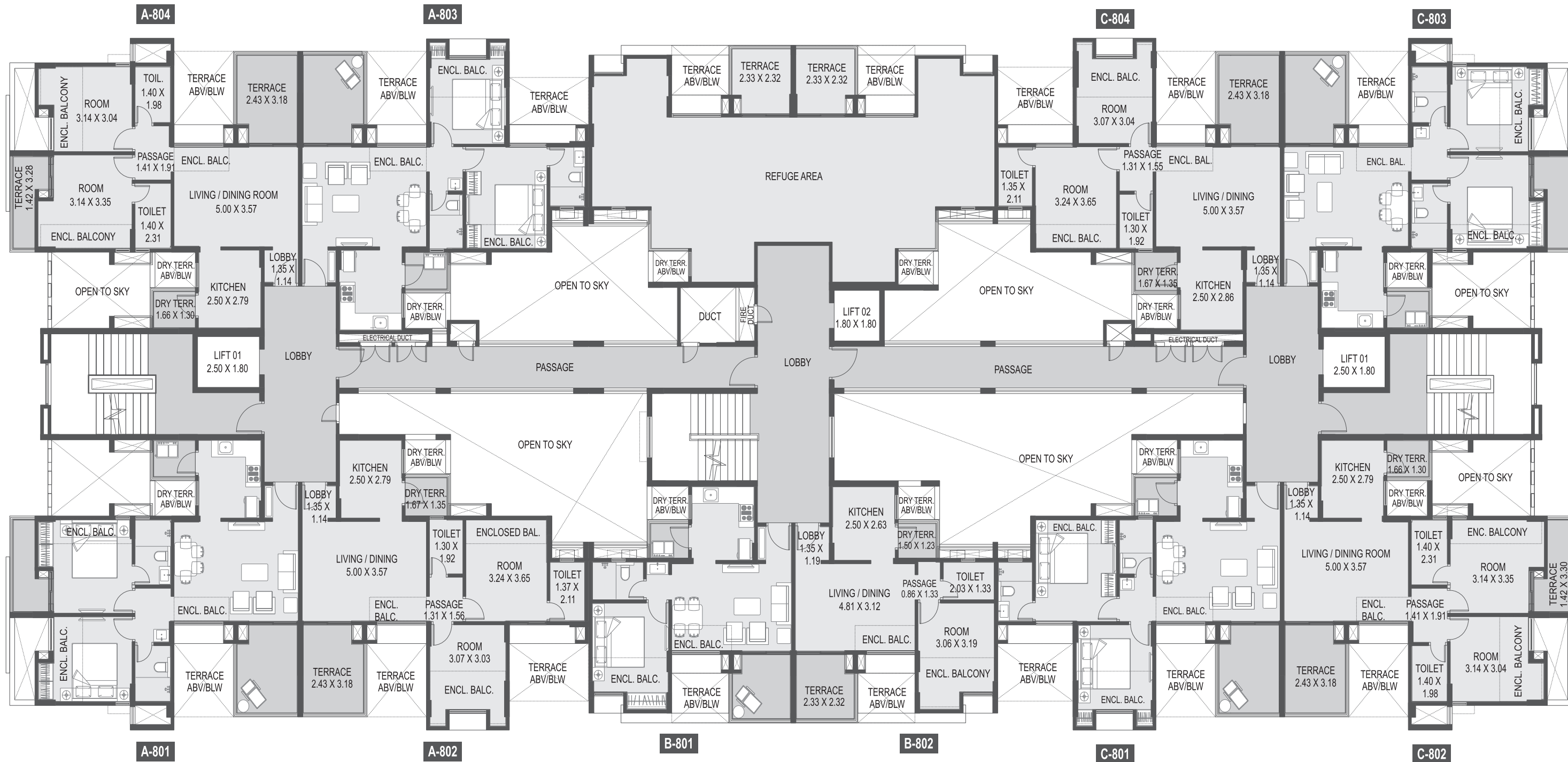
FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
A 401, 601, 1001, 1201	51.95	9.36	2.18	0.53	10.95
A 402, 602, 1002, 1202	49.98	9.65	2.33	0.11	7.37
A 403, 603, 1003, 1203	50.17	9.65	2.24	0.11	7.37
A 404, 604, 1004, 1204	51.95	9.36	2.18	0.53	10.95
B 401, 601, 1001, 1201	33.83	6.87	1.91	0.14	5.14
B 402, 602, 1002, 1202	33.83	6.87	1.91	0.14	5.14

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
B 403, 603, 1003, 1203	33.83	6.87	2.10	0.14	5.14
B 404, 604, 1004, 1204	34.09	6.87	2.10	0.14	5.14
C 401, 601, 1001, 1201	50.00	10.00	2.33	0.11	7.37
C 402, 602, 1002, 1202	51.95	9.36	2.18	0.53	10.95
C 403, 603, 1003, 1203	51.95	9.36	2.18	0.53	10.95
C 404, 604, 1004, 1204	50.00	10.00	2.33	0.11	7.37



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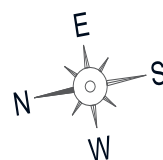
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### BUILDING - A | 8TH FLOOR PLAN

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A 801	51.95	9.36	2.18	0.53	10.95
A 802	49.98	9.65	2.33	0.11	7.37
A 803	50.17	9.65	2.24	0.11	7.37
A 804	51.95	9.36	2.18	0.53	10.95
B 801	33.83	6.87	1.91	0.14	5.14

FLAT NO	CARPET AREA (SQ.MT)	ENCLOSED BALCONY (SQ.MT)	DRY / OPEN BALCONY (SQ.MT)	CUPBOARD AREA (SQ.MT)	TERRACES AREA (SQ.MT)
B 802	33.83	6.87	1.91	0.14	5.14
C 801	50.00	10.00	2.33	0.11	7.37
C 802	51.95	9.36	2.18	0.53	10.95
C 803	51.95	9.36	2.18	0.53	10.95
C 804	50.00	10.00	2.33	0.11	7.37



NOTES: 1. All areas are mentioned in metric system. 2. All areas are measured from wall finish to wall finish, considering 20 MM thick internal gypsum, 25 MM thick external plaster and 25 MM thick toilet tile finish. 3. Internal brick work and columns are included in carpet area.

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# Project Layout



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## Making Excellence a Habit

Saarrthi Group is a dynamic real estate development company with a keen focus on integrity and vision. The Saarrthi projects, benchmarked by highest quality and credibility, get tremendous response and hold a special place in the hearts of the customers.

A diversified brand of repute, Saarrthi Group has developed over two million square feet of premium residential and commercial projects and office spaces. The Group has carved a niche in diverse fields such as Redevelopment & Entertainment and aims to diversify further.

Saarrthi's projects are spread across Pune city in prime areas such as Hinjewadi, Punawale, Kothrud, Aundh, Baner, Bavdhan, Pashan, Kharadi, Sinhagad Road, Warje, Paud Road and Talegaon-Kanhe.

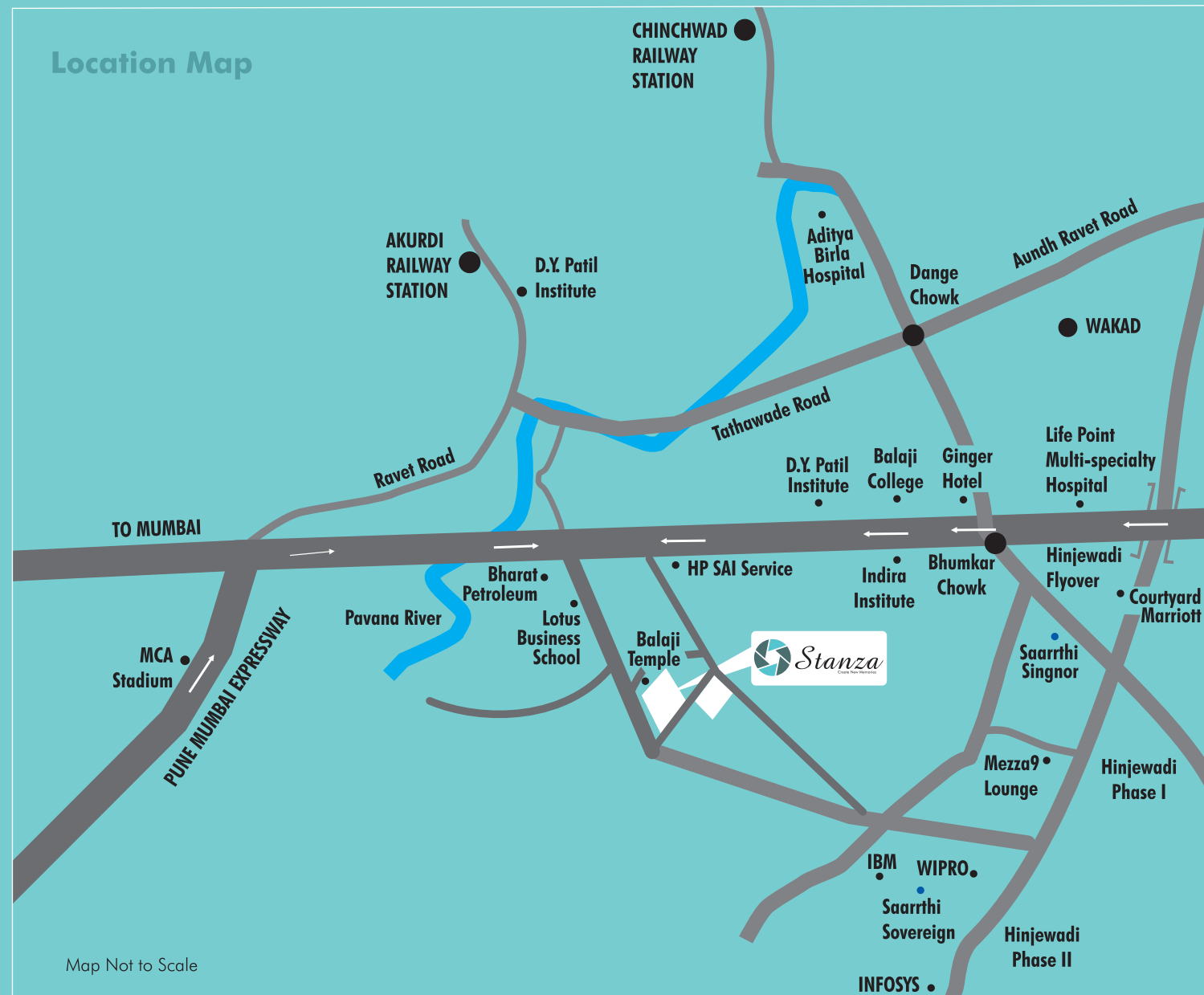
The Group's ongoing projects like Swadesh, Skybay, Stanza, Success Square, Spectra and a few of successfully completed projects like Souvenir, Sovereign, Shimmer n' Shine, Stellar, Satin Hills have already made a mark among the rich credentials of Pune's real estate market.



## Experience of more than Two Decades

Blue Venture Company is one of the leading players of real estate market in Pune. With an experience of more than two decades as Promoters and Builders, we have partnered with some of the leading developers who share our vision for a sustainable future and has become a significant part of the home building and development community. We are highly acclaimed for creating residential apartments, semi townships & commercial spaces at par with quality.

Under the leadership and experience of young and dynamic visionary Mr. Sachin Lodha (B.E Civil) with a knowledge of running successful real estate operations that makes Blue Venture an excellent strategic partner for clients who are looking for highest standards of quality and efficiency & focused on delivering superior value for our clients and returns for our investors.



**CREDITS**

Architect : Abhikalpan Architect and Planners | Landscape Design : Design Terra Landscaping Consultant | RCC Consultant : Ruikar & Associates

Legal Advisor : Advocate Sunil Zunjarrao | Electrical : Siddhivinayak | Plumbing : Amit Infra Consultants

A project by:



**Site:** Site: S. No. 14/1 & 15/2, Near Balaji Mandir, Punawale, Tal. Mulshi, Pune.  
**Contact :** 020 2563 1161 / 9595 123 123 | **Email :** sales@saarrthigroup.com  
**Corporate Office :** Geetai Sankul, 2nd Floor, Paud Road, Near Reliance Fresh, Pune-411038, Maharashtra, India.  
[www.saarrthigroup.com](http://www.saarrthigroup.com)



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