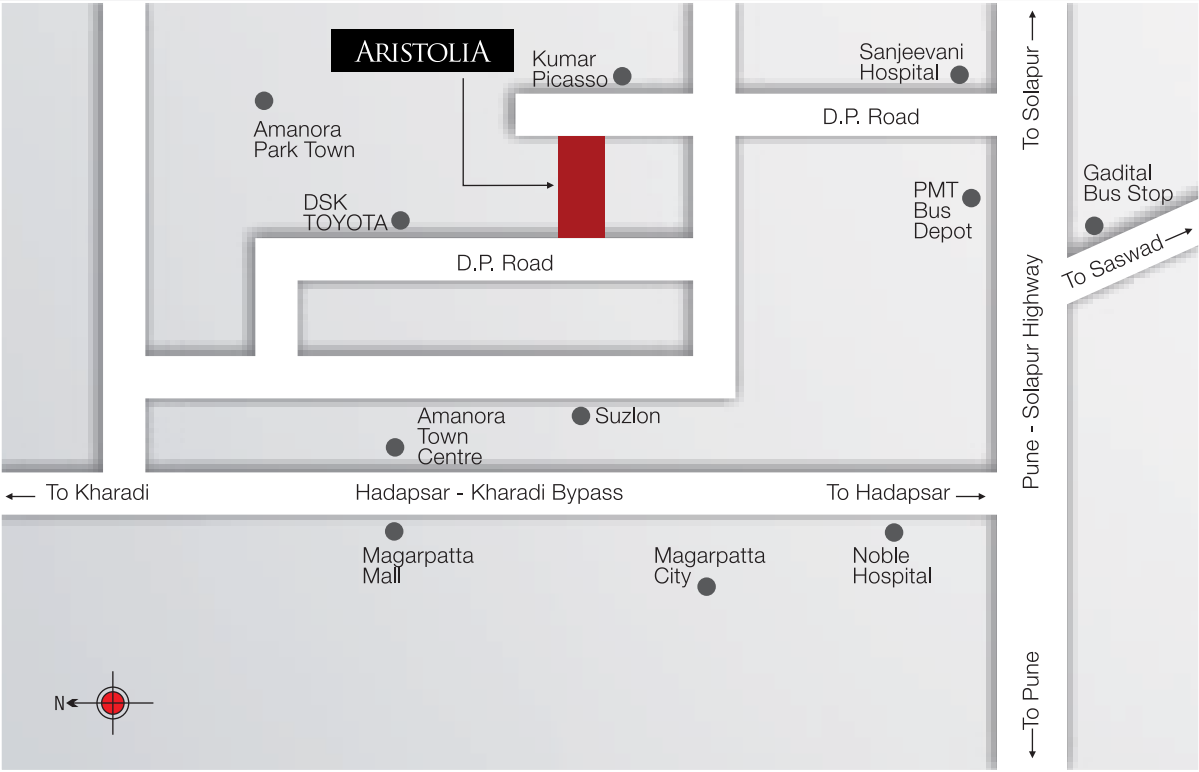


Location Map (not to scale)



Site : S. No. 201, Sade Satra Nali, D P Road, Opp. Kumar Picasso, Hadapsar, Pune 411 028

Credits

- **Architect** : Space Designers Syndicate • **R.C.C. Consultants** : M/s G. A. Bhilare & Associates •
- **Bankers** : Janseva Sahakari Bank Ltd. •

Promoters & Builders



S. No. 201, Sade Satra Nali, D P Road, Opp. Kumar Picasso, Hadapsar, Pune 411 028  
info@fortuneassociates.co.in, www.fortuneassociates.co.in

Call : 8888759999 | 8888769999

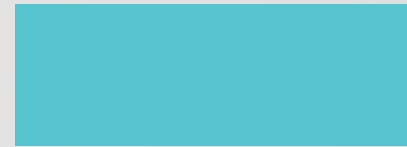


class  
convenience  
comfort



# ARISTOLIA

FOR BETTER LIVING  
2 BHK Premium Apartments



A place for a chosen few  
A special something only for you

Aristolia...a combination of two Greek words 'Aristo' and 'Olia'...meaning  
'The place is for the Best' OR "The place belonging to the Best".





# Specifications

## R.C.C.

- Earthquake resistance structure

## Plaster

- External sand faced
- Internal gypsum / neeru finished

## Paint

- Luster paint for internal walls
- Texture paint for external walls

## Flooring

- 2' X 2' Vitrified tiles flooring
- Anti-skid flooring in bathroom, terraces and dry balcony.

## Kitchen

- Granite kitchen platform with S.S. Sink
- Full height glazed tiles
- Wash basin for dining area
- Water purifier
- Provision for washing machine in dry balcony

## Doors

- Decorative laminated main door
- Water proof doors for toilets
- Powder coated aluminium doors for terraces

## Windows

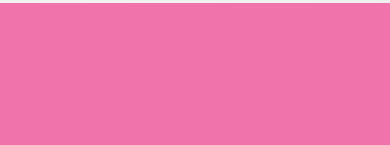
- Powder coated aluminum sliding windows with mosquito mesh, safety grill and marble sill

## Toilets

- Concealed plumbing
- Jaquar or equivalent toilet fittings
- Quality ceramic wash basins
- Full Height Dado in designer tiles
- Separate dry area for bathrooms
- Solar connection in master bed bathroom

## Electrification

- Concealed electrification with branded switches
- Ample electrical points in every room
- A.C. point in master bedroom
- Provision for inverter
- Provision for exhaust fan in kitchen and toilets



# Masterpiece standing a class apart details so fine and designs so smart

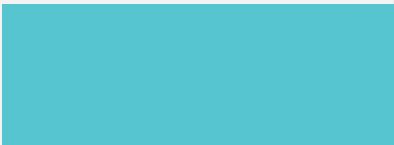
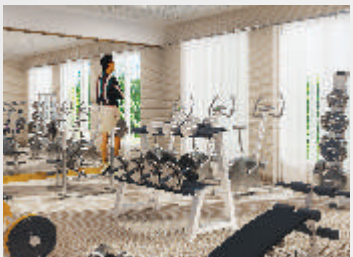
Promising luxury, Aristolia is poised to illustrate a fabulous example of quality and craftsmanship. The promoters have hired renowned industry EXPERTS for Architectures, RCC Consultancy, Landscape Designing and Interiors to give you the BEST OF THE BEST. While all flats are uniquely designed with 3 open sides to facilitate bright and airy spaces, there are no common walls to maintain utmost privacy. Undoubtedly, Aristolia will be a benchmark for quality living in Hadapsar.





# Amenities

- Decorative entrance gate
- CCTV Equipped Security Cabin
- Club House
- Multi-purpose hall
- Gymnasium
- Yoga and meditation space
- Well designed landscape garden
- Rubber flooring in children's play area
- Senior citizen's sit out area
- Pergola with sit outs
- Well designed entrance lobby
- Two automatic lifts
- Generator back-up for lift and common areas
- Fire fighting system
- Paving blocks for internal roads



# Special Features

- 3 side open flats, no common walls
- Solar water heating system
- Luster paint for internal walls
- Texture paint for external walls
- Two terraces for each flat
- Water purifier
- Video door phone
- Beautiful elevation of building
- Rain water harvesting



# Every touch, with a care you and your home, a lovely affair

With contemporary & attractive architectural design, the project is spread across 3 acres comprising THREE SWANKING twelve storied towers with 144 right sized 2 BHK apartments. Luxurious fittings at par with any modern day homes, plush club house with gym, landscaping in open spaces, water bodies, sufficient parking and attractive entrance gate are some of the significant features Aristolia is adorned with.







# ARISTOLIA

FOR BETTER LIVING  
2 BHK Premium Apartments



# Location, simply a star everything's near why go far?

When you plan your first home, what ELSE would you think of except a PRIME & CONVENIENT LOCATION. Aristolia is nestled right in the heart of Hadapsar (just1 km off Pune-Solapur Highway) where all the action is. The project is a neighbor to other renowned and successful projects like Amanora Park Town, Marvel Ritz and Kumar Picasso. While Suzlon's International Headquarters "One Earth" is visible from the site, Aristolia is also close to workplaces like SP Infocity, EON IT Park and Kalyani Nagar.

EFFORTLESS access to prime areas like Magarpatta City, Amanora Park Town, Kharadi, Mundhwa, Koregaon-Park, and Nagar Road makes the location of Aristolia highly appreciable. PLUS, big shopping malls & entertainment centers are at stone's throw away from Aristolia.



# Nearness for sure convenience to adore

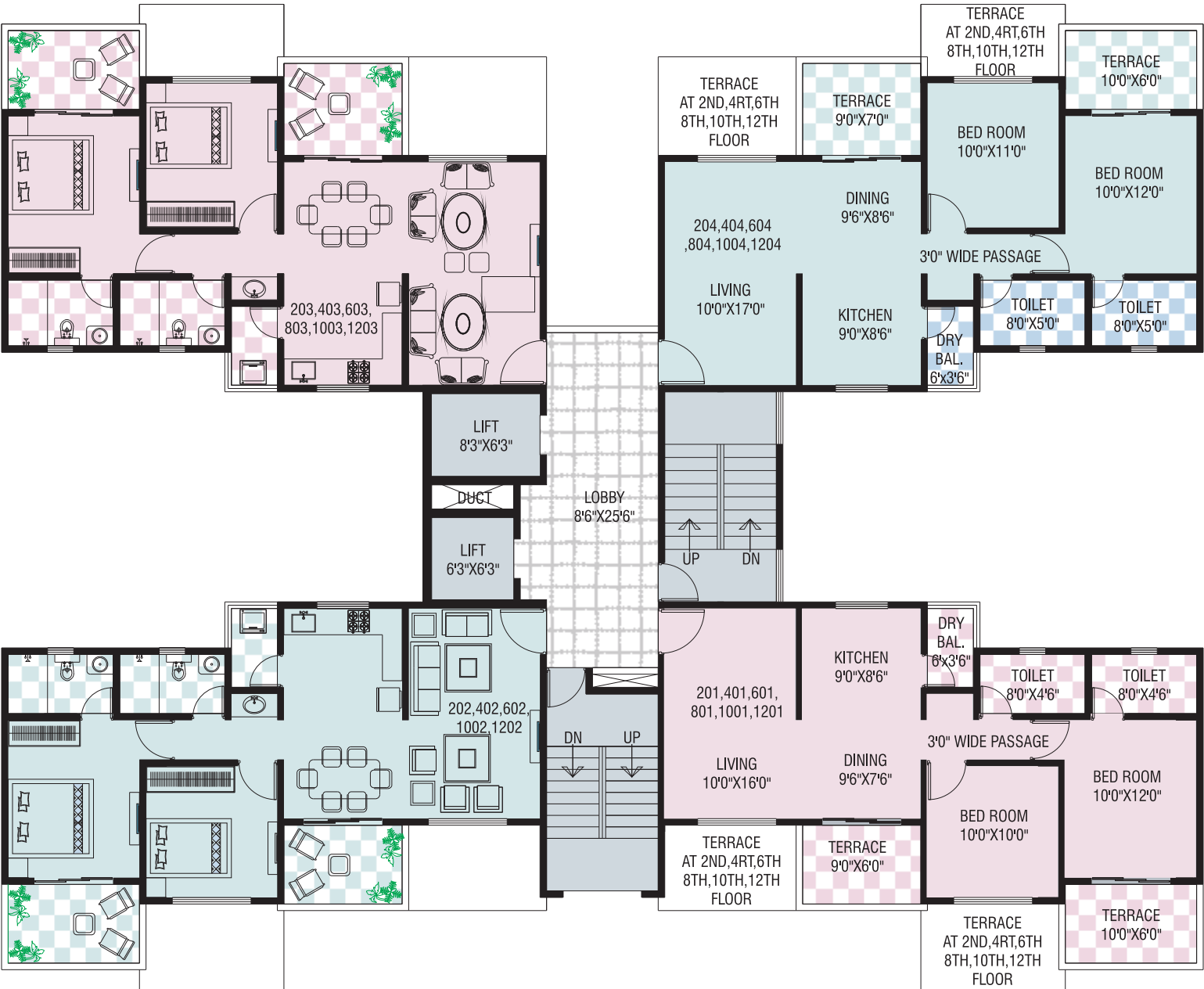
## Distances from key locations.

• Magarpatta City	1 km	• Pune Station	8 km
• DSK Toyota showroom	Walking Distance	• Vegetable Market	1.5 km
• Amanora Town Centre Mall	Walking Distance	• Kharadi	4 km
• Camp	5 km	• Airport	10 km

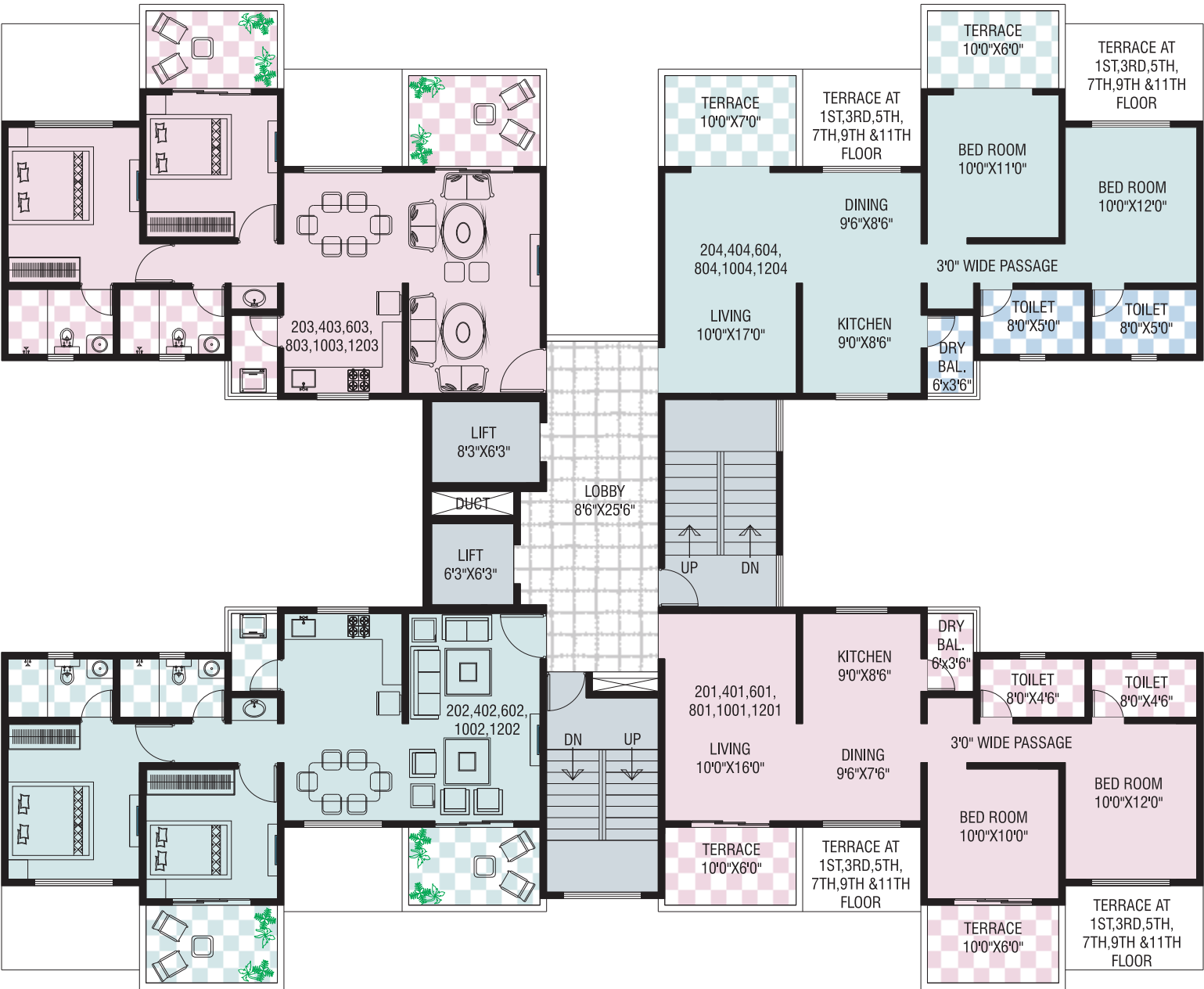


Layout Plan

TYPICAL FLOOR PLAN  
(1<sup>ST</sup>, 3<sup>RD</sup>, 5<sup>TH</sup>, 7<sup>TH</sup>, 9<sup>TH</sup> & 11<sup>TH</sup> FLOOR)

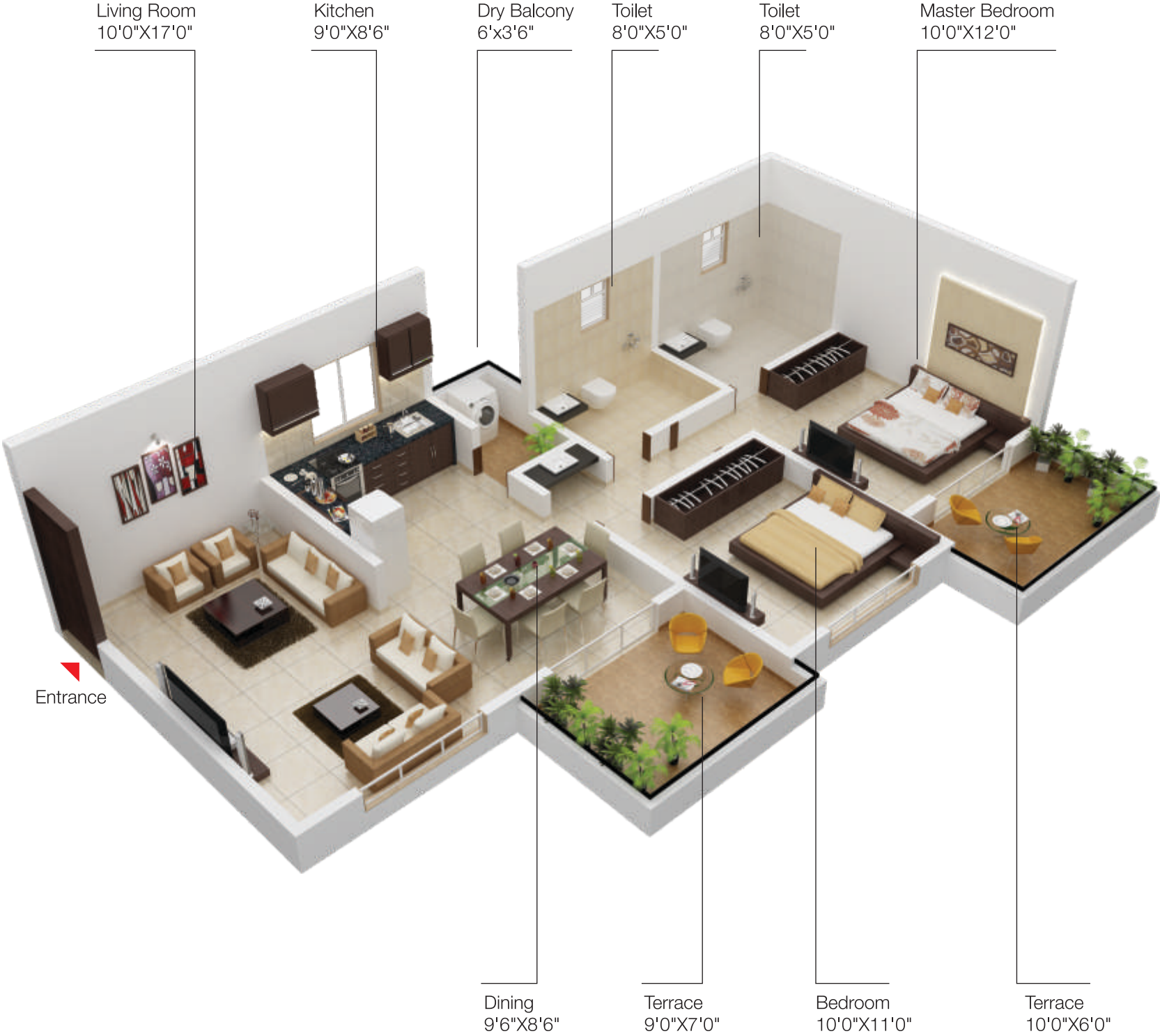


TYPICAL FLOOR PLAN  
(2<sup>ND</sup>, 4<sup>TH</sup>, 6<sup>TH</sup>, 8<sup>TH</sup>, 10<sup>TH</sup> & 12<sup>TH</sup> FLOOR)





2 BHK ODD FLOOR



2 BHK EVEN FLOOR

