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### CREDITS

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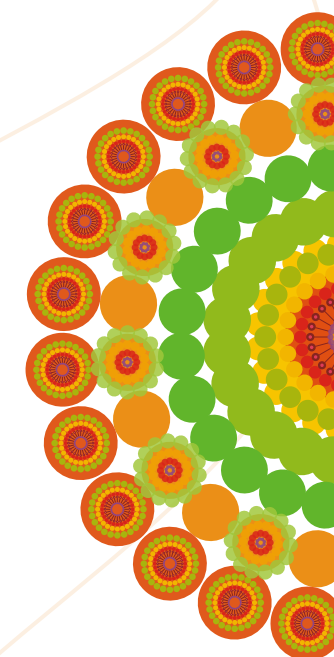
www.zenithlandmarks.com

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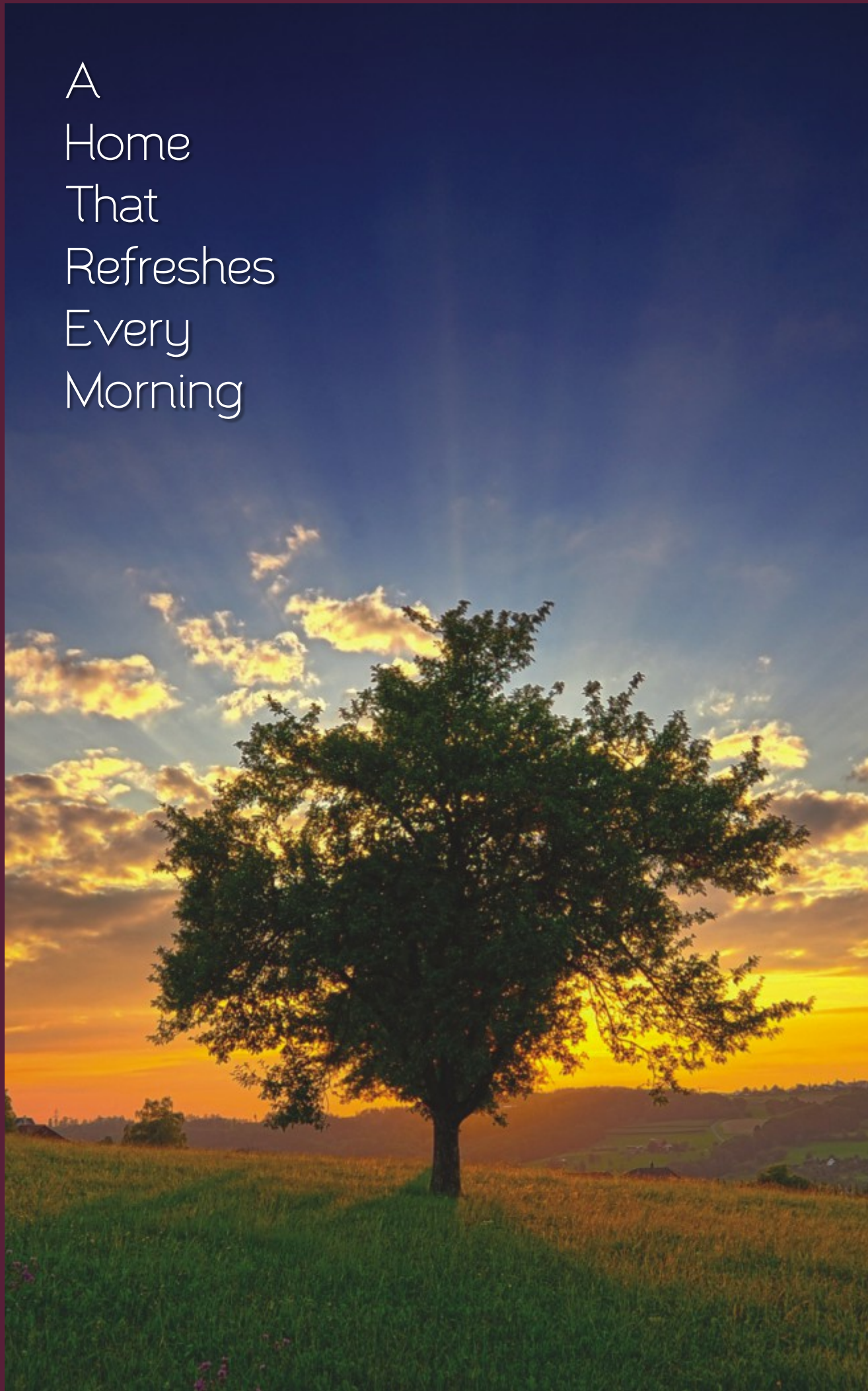
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# Homes That are A Celebration For Lifetime



www.utsavresidency.in

A  
Home  
That  
Refreshes  
Every  
Morning



1 & 2 BHK  
LIFESTYLE HOME

Our goal is to create high class  
residential solutions for Indians.

Their dreams are  
our dreams and  
we will stop at nothing to  
make them come true.

[www.utsavresidency.in](http://www.utsavresidency.in)





The Biggest

UTSAV

of Your Life Has Arrived

Isn't owning a house a great feat?  
Or better still a festival?  
Millions will agree.  
Every person strives to  
have his own house.  
At Utsav,  
we help realize this big,  
precious dream.  
Come, let's celebrate  
your dream!

[www.utsavresidency.in](http://www.utsavresidency.in)



Sun  
Rises,  
Celebrations  
Begin



1 & 2 BHK  
LIFESTYLE HOME



How about basking in the glory of a new sunrise every day?  
How would it feel to look at the sun every morning from your own home?  
To realize this dream an Utsav home is surely possible.  
Prudence and Quality packed in Supervision - that's an Utsav Residency Home.  
It's all about a dream come true---prudently



Elevate  
Your  
Living  
Rise  
Higher



1 & 2 BHK  
LIFESTYLE HOME



Elevate your sights. Utsav is a classy example of how we have made the most of a good location - Wagholi.

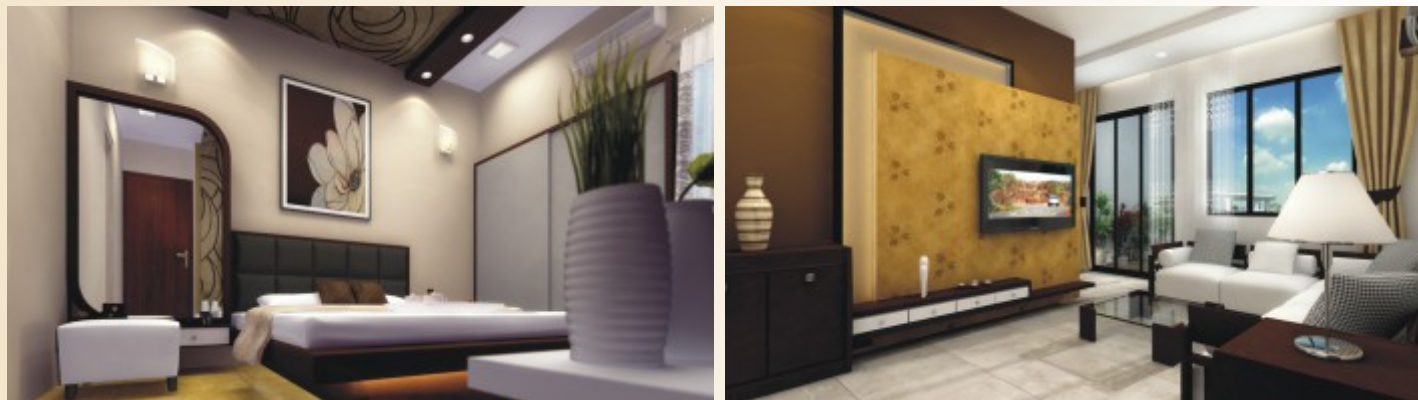
One look at the elevation and you will already feel at home. The elegance in the building is clearly evident.

Go ahead. Your own home awaits you!





Come  
Home  
To  
Class  
And  
Comfort



We have promised prudently and we haven't cut corners on quality. In fact we fondly call Utsav Residency – Wagholi a Joint Venture of Quality and Prudence.  
Experience the feature, the specs and amenities.  
You're certain to be surprised.  
So much at such a price.



1 & 2 BHK  
LIFESTYLE HOME



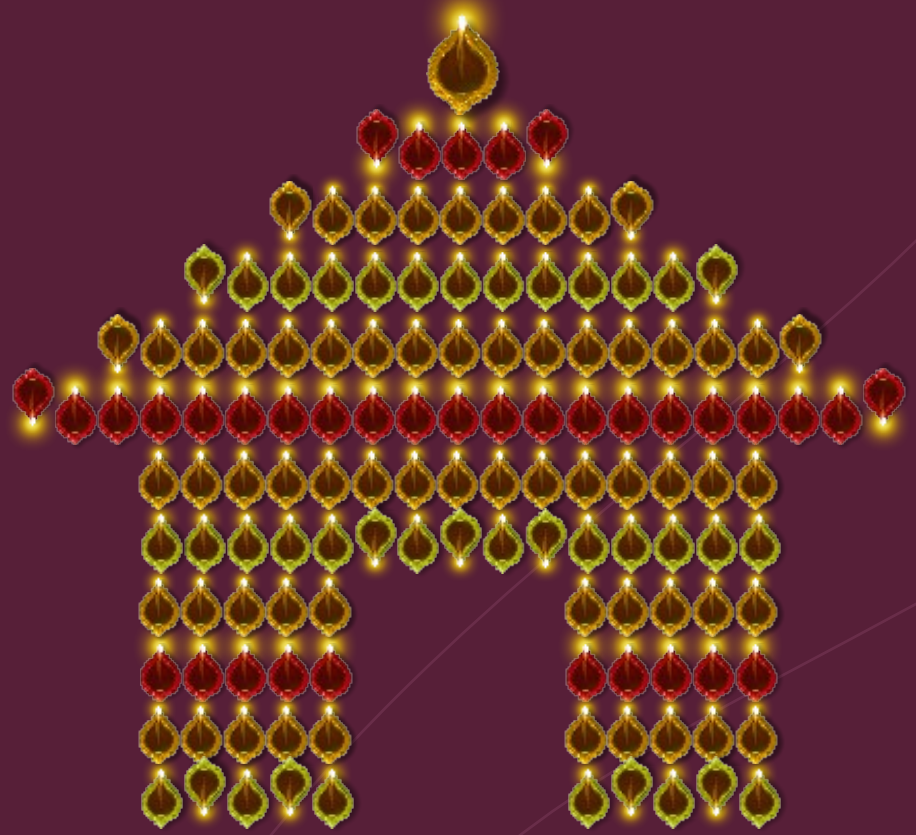


A  
Club  
House  
That  
Houses  
Your  
Lifestyle

At Utsav Residency Wagholi, Your every need is taken care of. Right from games at club house to plush green lawn to toddlers play zone, you have everything.

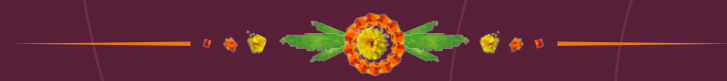
At Utsav Residency Wagholi, there's nothing like being at the midst of growth yet being surrounded by tranquility.



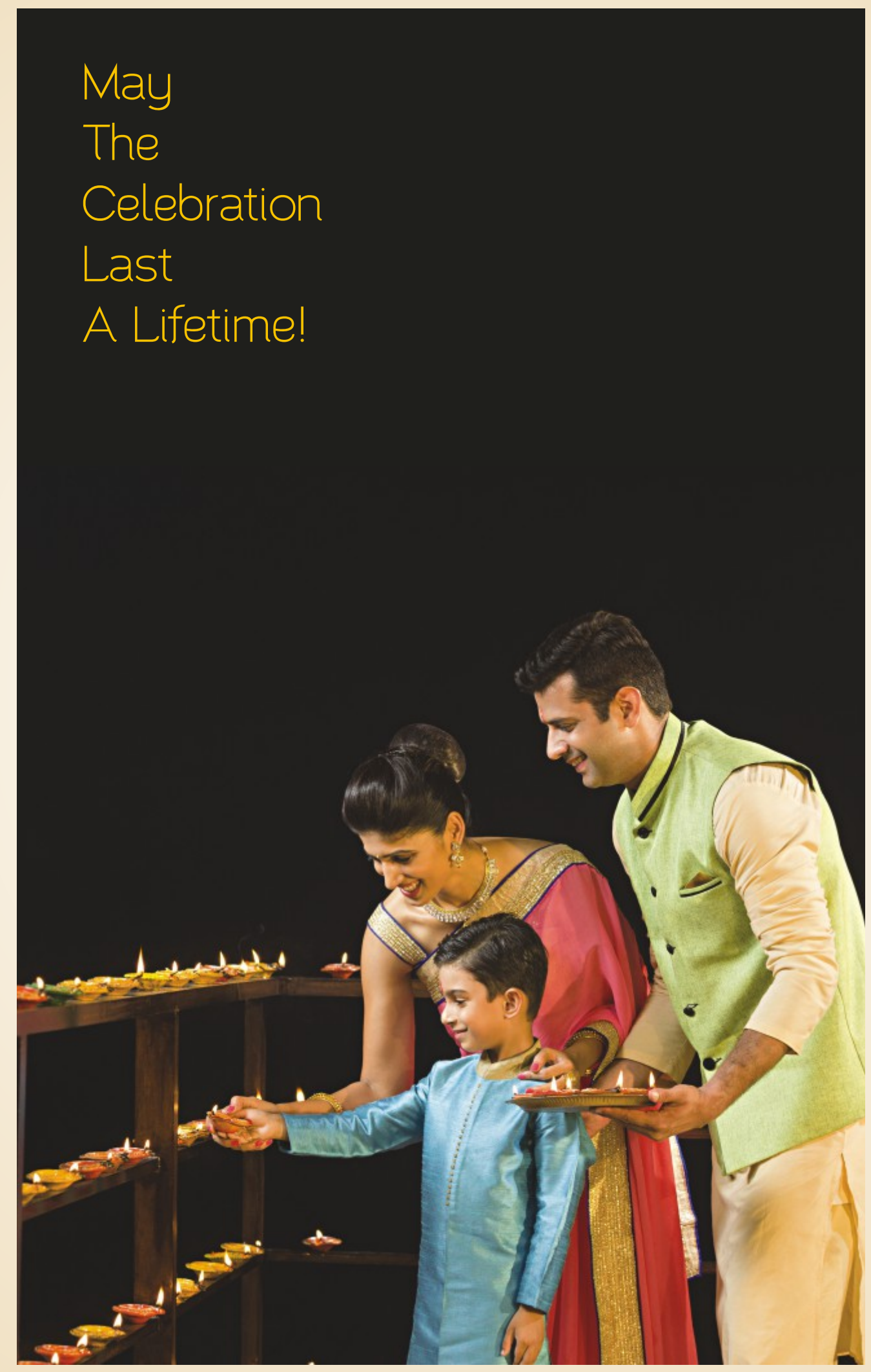


UTSAV

Blend All  
The Celebrations  
Together



May  
The  
Celebration  
Last  
A Lifetime!







## Amenities

- ☛ Club House
- ☛ Lawn Area
- ☛ Sandpit Area
- ☛ Pathway
- ☛ Meditation Area
- ☛ Compact Soil Area  
For Children Play
- ☛ Tile Area
- ☛ Pergola
- ☛ Skating Path
- ☛ Amphitheater
- ☛ Plantation



1 & 2 BHK  
LIFESTYLE HOME





## Specifications

### RCC

- ☛ Earthquake Resistant RCC frame structure.
- ☛ Internal External wall in brick masonry.
- ☛ Internal plaster :-Neeru finish / Gypsum finish.
- ☛ External plaster sand face.

### Doors

- ☛ Decorative main door with both side laminate and internal all flush doors.
- ☛ Bath & Toilet Doors:- In Granite Frames.

### Kitchen

- ☛ Polished Kitchen Platform :- L shape in Granite Top.
- ☛ Stainless steel sink & dado (Glazed Tiles) up to 2'0" feet level.
- ☛ Provision for exhaust fan in kitchen.
- ☛ Provision for Water Purifier in kitchen.

### Flooring

- ☛ 24"x24" vitrified flooring for Entire flat (Kajaria / Nitco / Equivalent)
- ☛ 12"x 12" Anti skid flooring Toilets and terrace
- ☛ Dado Glazed tiles in bathroom, W. C. and kitchen

### Paint

- ☛ Internal OBD paint (Oil – bound distemper)
- ☛ External apex ( Acrylic Paint)

### Bathrooms

- ☛ Jaguar/Plumber/Vermora/Equivalent C. P. fitting and sanitary wear
- ☛ CPVCor Equivalent Concealed Plumbing
- ☛ Hindware/Parryware/Equivalent Sanitary Wear
- ☛ Provision for exhaust fan in each toilet
- ☛ Designer tiles up to lintel level
- ☛ Hot –Cold mixer Unit

### Windows

- ☛ Powder Coated aluminium sliding windows
- ☛ M.S Grills for safety and security
- ☛ Granite Window sill

### Electrical

- ☛ Concealed Wiring (Finolex/Polycab/Equivalent).
- ☛ Modular Switches (Vinay/Roma/Equivalent).
- ☛ Provision For DTH Connections/ Boradband Connectivity.
- ☛ Provision For Inverter Connection.



1BHK



2BHK



2BHK



1 & 2 BHK LIFESTYLE HOME





**Distances**

Koregaon park	23 mins	Kharadi IT Park	13 mins
Kalyani Nagar	18 mins	Magarpatta	19 mins
Airport	22 mins	Phoenix Market city	13 mins
Viman nagar	14 mins	Onorbit Mall	11 Mins
Chanadan Nagar	9 mins		



1 & 2 BHK LIFESTYLE HOME