

## C R E D I T S

### ARCHITECT

Abhikalpan Architect and Planner

### RCC

G A Bhilare Consultants Pvt. Ltd.

### MEP

Unicon MEP Consultants

Site Address: Bhargav Bellina S. No. 10, Hissa No 2/1/1, main Mumbai Bangalore Highway, near Warje Flyover, Pune 51.



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BHARGAV

# Bellina

1 & 2 BHK HOMES AND SHOPS

@ WARJE

I chose Bellina

Thoda Hut Ke  
aur  
Sab se Behtar!



## BHARGAV Bellina

Buying a home for family should be a fulfilling deal. Satisfying all the expectations and at the same time not burdening your finances. So while making a well-thought-of choice, keep your cool and do not get carried away with flashy temptations. Make a clever decision and choose **Bhargav Bellina**.

Strategically located near Kothrud, a home here is blessed with **360° connectivity** with a premium lifestyle suburb, bypass and scenic spots too. Be it workplace, schools, sports facilities, marketplaces, shopping, banking, social places, entertainment or dineout options... everything is within easy reach! And moreover, it is comfortable to your pocket also! That means easy EMIs and a lot surplus to plan a promising lifestyle for your family.

To hain na aap ka Bhargav Bellina...  
Thoda HutKe aur Sab se Behtar!



Artistic impression



# Gr. Floor Amenities

Club House | Gymnasium

# Sky Park Amenities

Children's  
Play Area

Party  
Lawn

Open Air  
Gymnasium

Yoga & Meditation  
Court

Gazebo &  
Senior Citizen  
Sit Out









# Specifications

## STRUCTURE

- RCC earthquake resistance framed structure

## BRICK WORKS

- Light weight block work

## PLASTER

- Gypsum plaster finish for internal walls

## FLOORING AND TILING

- Internal flooring: Premium vitrified tiles
- Toilets: Anti-skid ceramic tiles
- DADO: Ceramic glazed tiles up to lintel level
- Terrace: anti- skid ceramic tiles
- Staircase: Natural stone / Tiles
- Parking: Paving Block / Trimix

## WINDOWS

- Aluminum window with mosquito mesh

## DOORS

- Attractive laminated finish

## TERRACE

- Aluminum sliding door with mosquito mesh
- Glass railing

## TOILETS

- Sanitary: Premium white sanitary ware
- CP Fittings: Jaguar or equivalent make
- Plumbing: CPVC / UPVC Pipelines

## KITCHEN

- Platform: Granite platform with 2' glazed tiles
- Provision for water purifier
- Dry Balcony: Anti-skid tiling

## PAINTING

- Internal: OBD or equivalent
- External: Apex / Acrylic weather-Proof Paint

## ELECTRIFICATION

- Wiring: Polycab / KEI Concealed with required main circuit breakers
- Adequate light, fan and power points
- TV / Telephone Points:- Living room and Master bedrooms
- Switches: Legrand / Schneider or Equivalent make

## ELEVATORS

- Branded Elevators with V3F Provision

## COMMON FEATURES

- 100% Backup for common amenities and lifts
- Integrated 24hrs CCTV control in security cabin
- Solar system

## INTERNAL SECURITY

- Intercom and video door phone
- Fire fighting system

## COMMON AMENITIES

- Clubhouse
- Gymnasium
- Party Lawn
- Yoga & Meditation Court
- Open Air Gymnasium
- Gazebo
- Senior Citizen Sitouts
- Children's Play Park

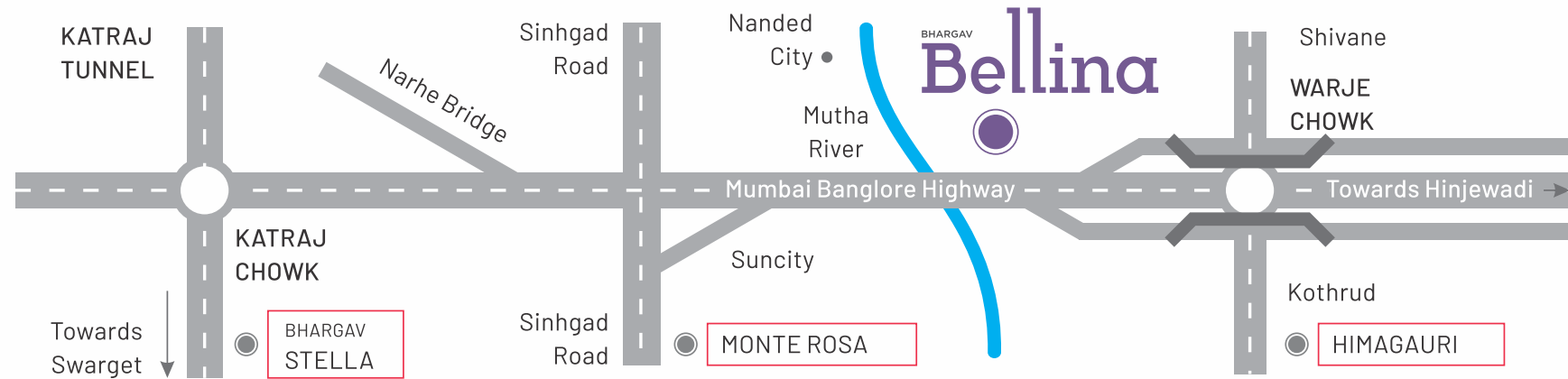


1 BHK Flat



2 BHK Flat

## LOCATION MAP



## KEY DISTANCES

Warje Chowk	500 mtr	Rasiklal M Dhariwal	7 km
Mutha River	0.1 km	Sinhgad Technical Inst.	2.8 km
Navale Bridge	0.2 km	Dahanukar Colony	3 km
Nanded City	0.4 km	Karve Putala Chowk	4 km
Mai Mangeshkar Hospital	1.5 km	Karishma Chowk	4.5 km
Karve Institute	2.5 km	Paud Road Phata Bridge	5 km
		NDA	6 km
		Chandani Chowk	7 km
		Katraj Chowk	7 km
		Deccan	7 km
		Khadakwasla Dam	7.7 km
		Katraj Tunnel	15 km
		Hinjewadi	20 km

## ONGOING PROJECTS



### MONTE ROSA

2, 3, 4, 5 BHK & Duplex AC Residences  
Rajaram Bridge @ Sinhgad Road



2 & 3 BHK Residences, Showroom & Offices  
Padmavati, Satara Road



1 BHK Homes  
Shivane