

Menlo Delicià 3BHK SIGNATURE HOMES

——— KP ANNEXE ———

THE BIRTH OF MENLO

At 'Menlo Homes' it has always been an endeavor to offer innovative products to its customer. So, when they wanted to launch their new project, the emphasis was on how could they offer something that would make a real difference to people's lives. What could they do in the capacity of home makers to address the pain points of people who bought their homes and make the world a better place?

Most homes available in the market stopped at the initial token offering of luxury. Few put themselves in the customer's shoes to find out what were the real problems and if there was some way of addressing them? 'Menlo Homes' set out to find these answers.





The Tale of our Glorious Journey

MENLO specailises in the construction of premium residential properties in Pune and is dedicated to serve the client needs. Having a wide presence in Pune city, we have a longstanding reputation for delivering excellence in both service and workmanship. Maintaining these standards is important to us and with our vast experience and expertise in Building and Construction, we help and guide the client to make the right decisions for their dream home.

Backed by 20 years of construction experience and expertise in comfortable living spaces, we offer a purposeful design for all the projects. With our loyal and committed team, you can be sure that every tradesman involved in your project will be aligned with these same high values upheld by our company. While each home we create is different, our approach will always remains the same: to find innovative solutions and then simply get the job done right.

Having developed over 4 lakh square feet of area and having around 750-800 customers, we are extremely well known in the industry, to deliver quality projects, in and around Pune.

SPECIFICATIONS >

Construction/ Structure:

• A-class, earthquake-resistant R.C.C frame construction/ structure.

Walls and Ceiling:

- 5" Brick masonary for internal and external wall.
- Gypsum punning on external walls and ceiling.
- Sand faced cement plaster on external walls.
- Gypsum finished plaster with plastic paint for internal walls.

Apartment:

Doors:

- Laminated internal flush doors with SS fittings.
- Decorative M.S. safety door at Main entrance.
- Granite door frames in all bathrooms and terraces/balconies.

Apartment:

Plumbing, Bathroom and Toilets:

- Concealed plumbing.
- Jaguar/equivalent quality sanitary and CP fittings in all toilets and bathrooms.

Electrical:

- Concealed copper wiring in the entire apartment with branded modular switches in all rooms.
- Washing machine point in dry balcony.
- Provision made for invertor for each flat.
- DTH cable connection provision.
- T.V and telephone points in living and Master bedroom.
- A.C point in master bedroom

Apartment:

Flooring:

- Vitrified tile flooring and anti-skid tiles for bathrooms, toilets and balconies / terraces.
- Vitrified tiles for kitchen dado up to window height.

Windows

- Three track powder-coated aluminium sliding windows with mosquito net/ mesh.
- Granite window frames for all apartments.

Terrace / Balcony:

• MS railing for attached terraces.

Kitchen

- "L" shaped granite kitchen platform with Stainless steel sink.
- Exhaust fan provision in kitchen.
- Provision made for water purifier.

Apartment:

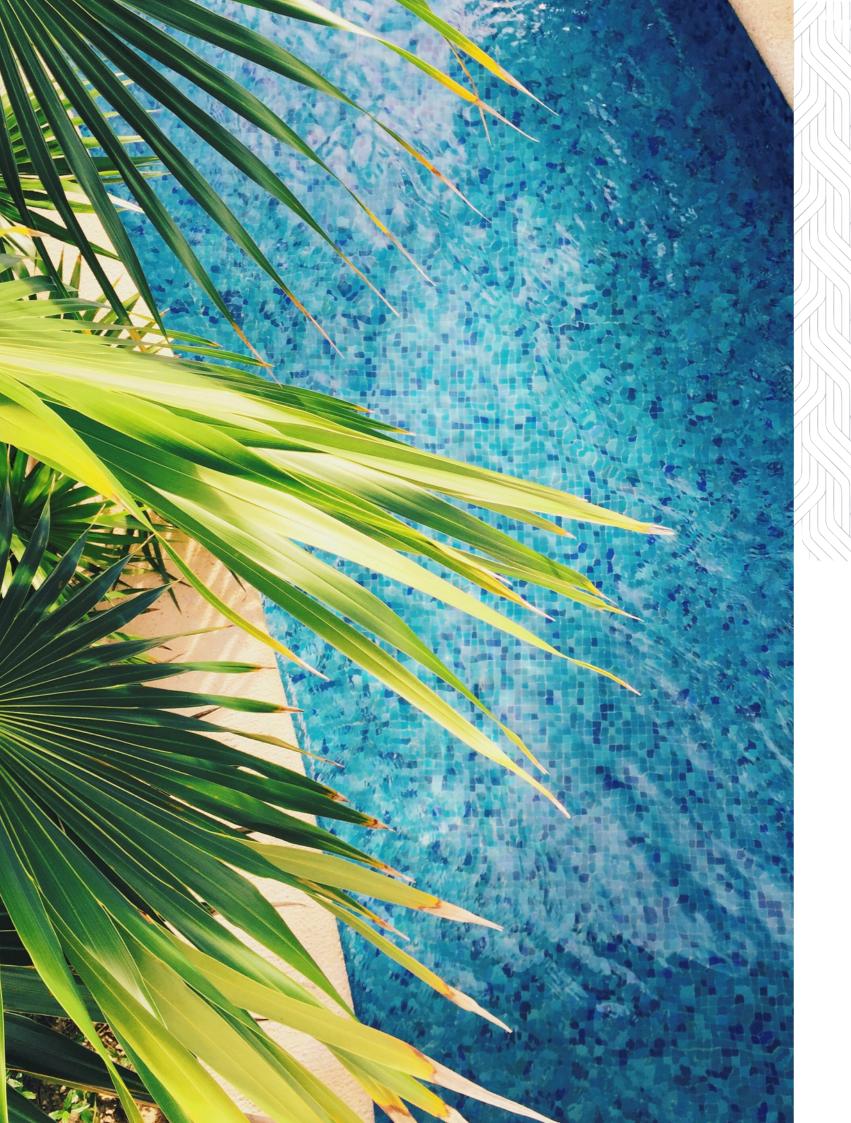
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AMENITIES >

- Clubhouse
- Gymnasium
- Children's Park
- Landscaped Garden
- Walking / Jogging Track
- Seating area / Gazebo
- Badminton Court
- Battery Back-up for Lifts and Common Area.
- Entrance Lobby: Designer-finish entrance lobby.
- Lifts: Stainless steel automatic lifts of reputed brand.

- Safety: Main entrance lobby at ground floor with CCTV camera.
- Firefighting system
- Double coat sand faced plaster on outer side of building.
- All driveways and internal roads of concrete.
- Solar water connection in all bathrooms for limited hours (subject to environment).
- Rainwater harvesting.
- Organic waste converter (OWC).
- Sewage treatment plant (STP).
- 24/7 security.





CONVENIENCE MEETS ELEGANCE ▶

With connectivity to the Kharadi IT hub and the booming industrial belt of Rajangaon-Lonikand, Wadgaon Sheri is fast transforming into Pune's most sought-after destination. Easy accessibility to Pune Airport, star hotels and lifestyle malls adds greater value for a convenient and happy lifestyle.

Key Landmarks

Koregaon Park : 3.0 kms Pune Airport : 4.5 kms Pune Railway Station : 7.5 kms

Shopping centres

Phoenix Market City: 1.5 kms

D Mart: 3.0 kms Nitesh Hub: 4.0 kms Seasons Mall: 5.0 kms Amanora Mall: 5.0 kms

Entertainment

PVR Cinemas : 1.3 kms Carnival Cinemas : 2.5 kms Nehru Memorial Hall : 8.0 kms

Educational Institutes

Arnold's School : 0.9 kms Bishop's School : 2.0 kms Symbiosis Int. School: 3.0 kms

Hospitals

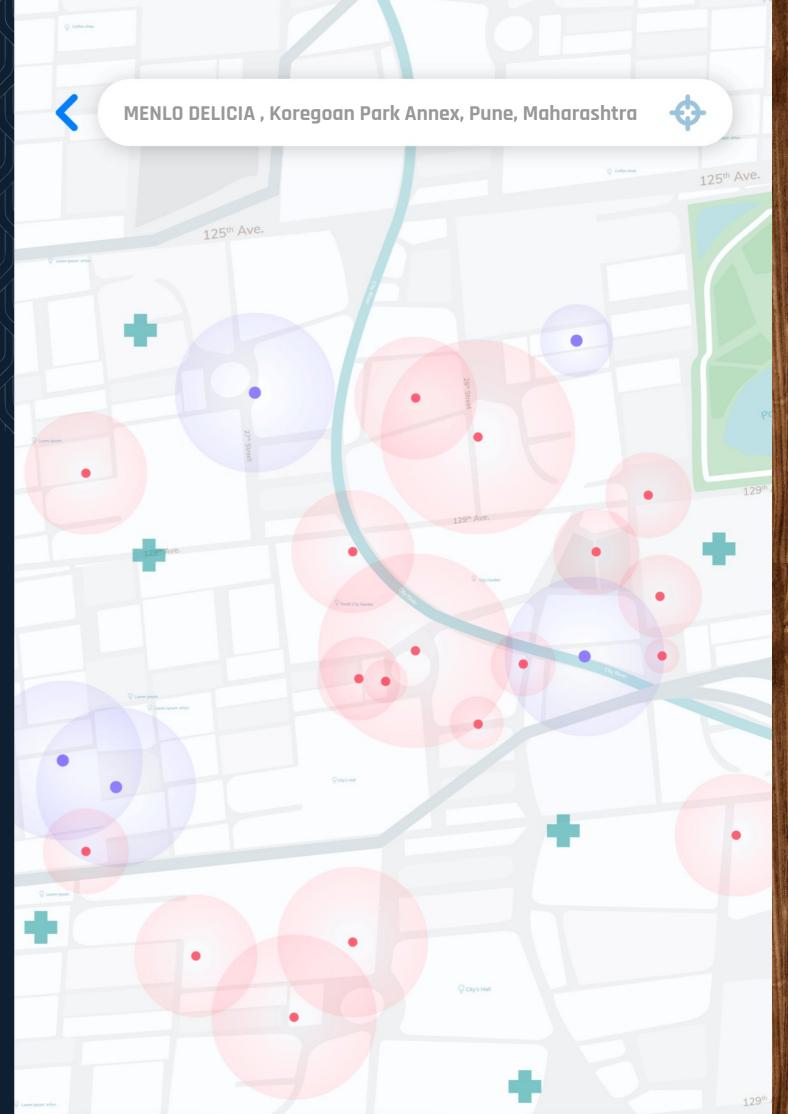
Sahyadri Hospital: 3.5 kms Budhrani Hospital: 5.5 kms Jehangir Hospital: 7.0 kms Ruby Hall Clinic: 7.0 kms

IT hubs

Weikfield IT Citi Info Park: 1.5 kms

Eon IT Park: 4.0 kms

Commerzone IT Park: 6.0 kms









Call: 88055 59001 | 98220 11360 | 94220 16361

