



Menlo Delicià
3BHK SIGNATURE HOMES
———— KP ANNEXE ————

#TheNextBigThing

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.

#MENLO DELICIA



#REDEFINING LUXURY



The Tale of our Glorious Journey

MENLO specialises 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 masonry 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 inverter 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.

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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.



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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





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SCAN FOR MORE DETAILS

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