



K-VILLE

2, 2.5, 3 BHK HOMES



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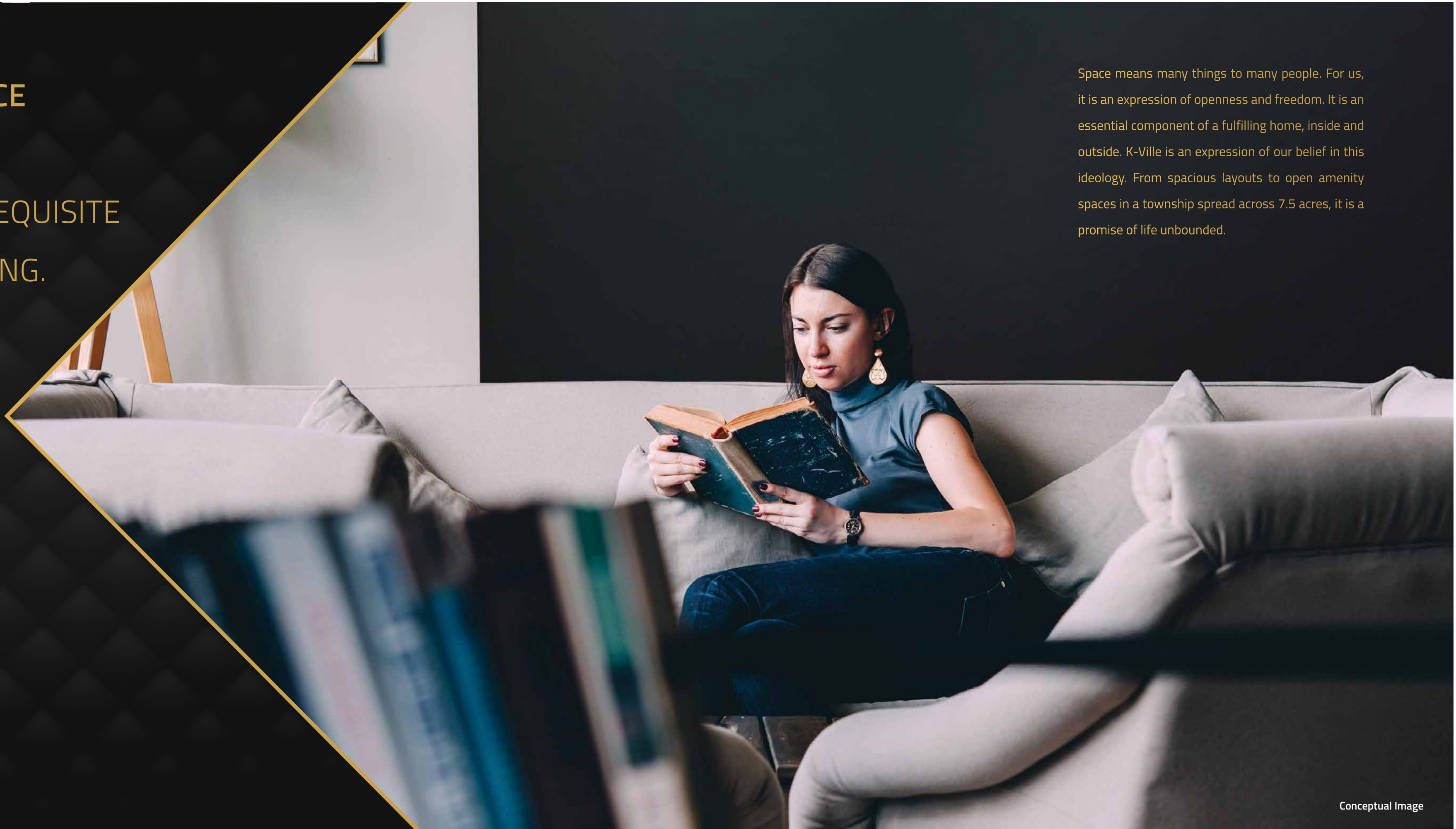
FOR SOME, **SPACE**

IS A LUXURY.

FOR US, IT'S A REQUISITE

OF A HAPPY LIVING.

Space means many things to many people. For us, it is an expression of openness and freedom. It is an essential component of a fulfilling home, inside and outside. K-Ville is an expression of our belief in this ideology. From spacious layouts to open amenity spaces in a township spread across 7.5 acres, it is a promise of life unbounded.



Artistic Impression



**A unique lifestyle spread
across 7.5 acres,
K-Ville is a promise
of openness and comfort.**





- | | | | | | | |
|------------------------|-------------------------|------------------------|------------------------------|--------------------------------|--------------------------|---------------------|
| 1 Gazebo/ Sitting Area | 4 Party Lawn | 7 Children's Play Area | 10 Gazebo/ Sitting Area | 13 Indoor Gymnasium with AC | 16 Crèche/ Day Care | 19 Kitchen Garden |
| 2 Yoga Area | 5 Senior Citizens' Park | 8 Multi-purpose Court | 11 Swimming Pool/ Kids' Pool | 14 Indoor Games Room | 17 Open Air Amphitheatre | 20 Festival Area |
| 3 Hammock Area | 6 Multi-purpose Hall | 9 Meditation Cove | 12 Open Air Gymnasium | 15 Indoor Children's Play Area | 18 Flower Garden | 21 Open Air Theatre |

LAYOUT

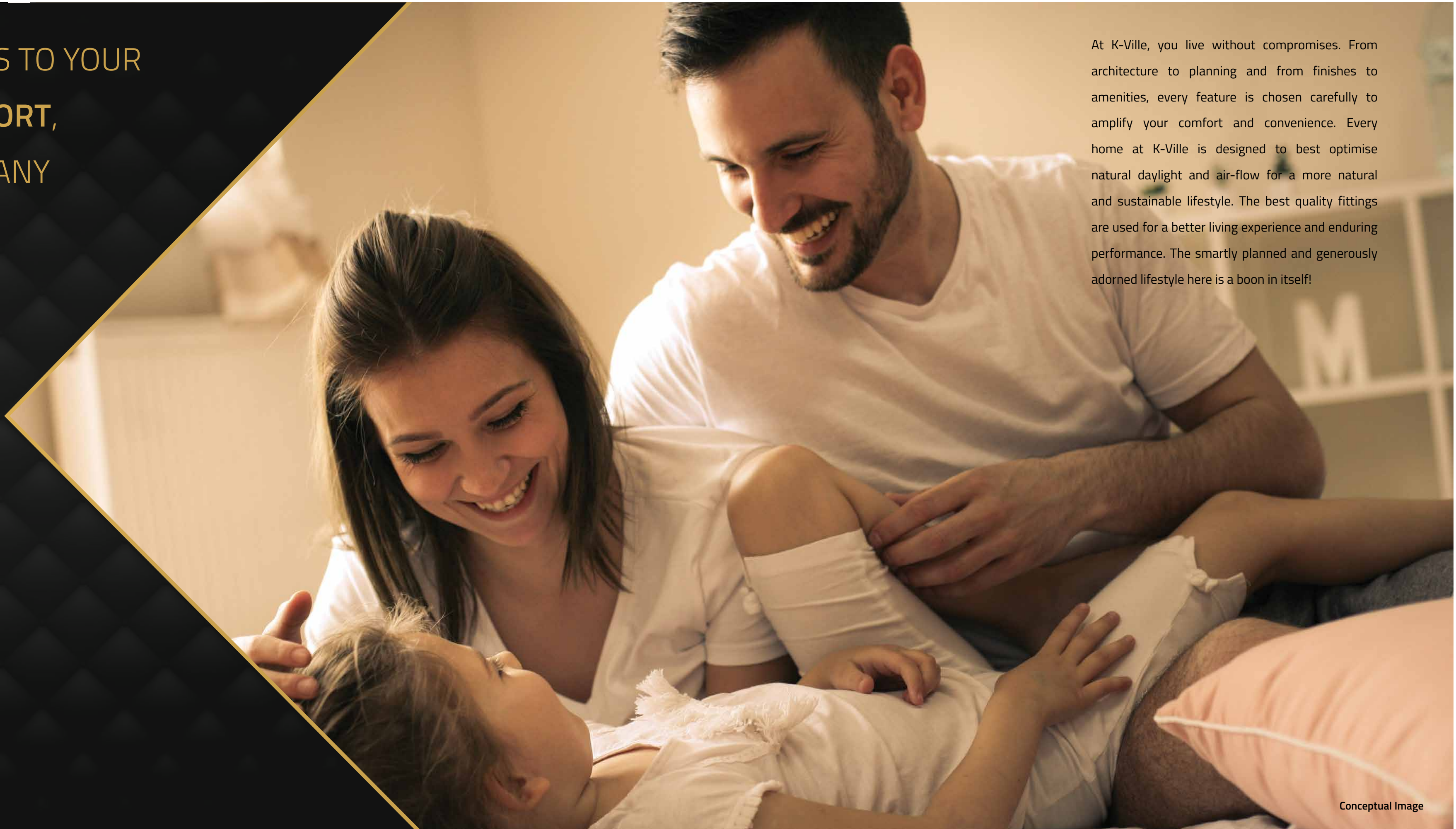


Luxury should never be just skin deep. It has to be a balance between aesthetics and real comfort, and so it is reflected in the comfortable 2, 2.5 and 3 BHK homes here. Extensive planning has gone into designing these futuristic homes so you and your loved ones live extra comfortably. Now and always.

A HOME IS WHERE
YOUR HEART IS.
SO, WE DESIGN IT
WITH **EXTRA CARE.**



WHEN IT COMES TO YOUR
UTMOST COMFORT,
WE DON'T CUT ANY
CORNERS.

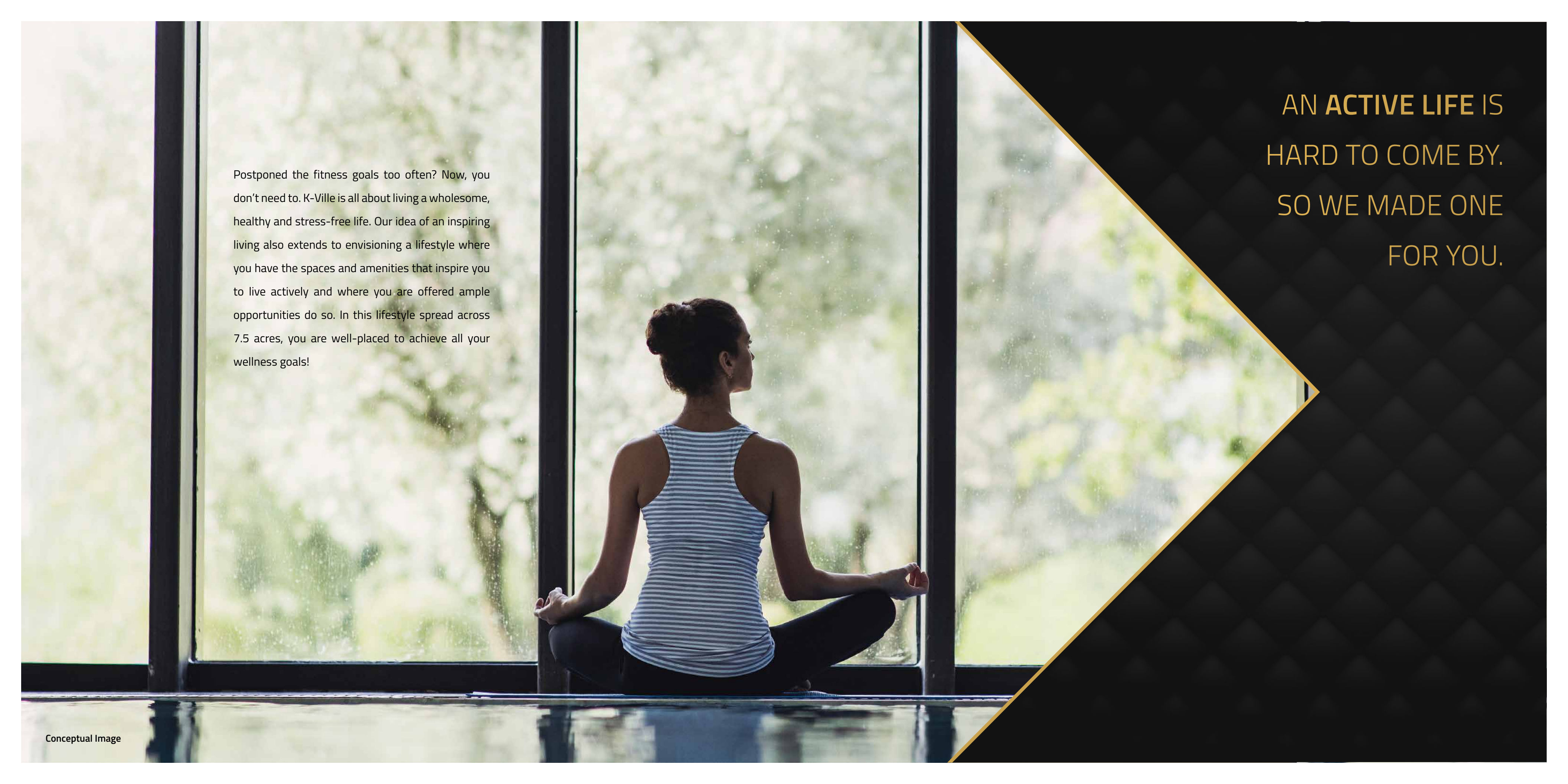


At K-Ville, you live without compromises. From architecture to planning and from finishes to amenities, every feature is chosen carefully to amplify your comfort and convenience. Every home at K-Ville is designed to best optimise natural daylight and air-flow for a more natural and sustainable lifestyle. The best quality fittings are used for a better living experience and enduring performance. The smartly planned and generously adorned lifestyle here is a boon in itself!



Artistic Impression

CLUB HOUSE



Postponed the fitness goals too often? Now, you don't need to. K-Ville is all about living a wholesome, healthy and stress-free life. Our idea of an inspiring living also extends to envisioning a lifestyle where you have the spaces and amenities that inspire you to live actively and where you are offered ample opportunities do so. In this lifestyle spread across 7.5 acres, you are well-placed to achieve all your wellness goals!

AN **ACTIVE LIFE** IS
HARD TO COME BY.
SO WE MADE ONE
FOR YOU.

AMENITIES

LANDSCAPE & RECREATION:

- Designer Club House
- Garden for Elderly
- Kitchen Garden
- Flower Garden
- Party Lawn
- Gazebo/Sitting Area
- Meditation Cove
- Yoga Area

OUTDOOR & INDOOR SPORTS ZONE:

- Indoor Gymnasium with AC
- Open Air Gymnasium
- Multi-purpose Court
- Toddlers' Play Area/Sandbox Area
- Swimming Pool with Changing Rooms & Steam Room
- Kids' Pool
- Indoor Games Room

ENTERTAINMENT:

- Festival Plaza
- Multi-purpose Hall
- Open Air Amphitheatre with Stage

Crèche/Kids' Play Area

- Home Theatre Room
- Open Air Theatre
- Hammock Area

COMMON FEATURES:

- Tremix Internal Road
- Gen-set Back-up for Common Areas
- Rain Water Harvesting
- Sewage Treatment Plant
- Auto Door Lifts with Gen-set Back-up

SECURITY & SAFETY:

- Designer Entrance Gate with Security Cabin
- Video Door Phone for Each Flat
- Intercom System in Flats
- CCTV Cameras in Common Areas
- Fire Fighting System



Artistic Impression

AMPHITHEATRE



Artistic Impression

HAMMOCK AREA

K
K-VILLE
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SWIMMING POOL



SPECIFICATIONS

MASONRY

- Sand Finish External Plaster
- Gypsum Finish Internal Walls
- AAC Blocks Masonry

FLOORING

- Marble Finish Flooring in Living Room, Bedrooms & Kitchen
- Designer Anti-skid Tiles in Bathrooms
- Anti-skid Flooring for Terrace

KITCHEN

- Granite Platform with S.S. Sink
- Designer Dado Tile
- Provision for Exhaust Fan & Water Purifier

TOILET

- CP & Sanitary Fitting of Good Quality
- Provision for Exhaust Fan
- Solar Heated Water in Both Bathrooms



SPECIFICATIONS

DOORS & WINDOWS

- Laminated Flush Door
- Granite Door Frame in Toilets
- 3 Track Aluminium Windows with Mosquito Mesh
- 4 Side Granite Window Sill

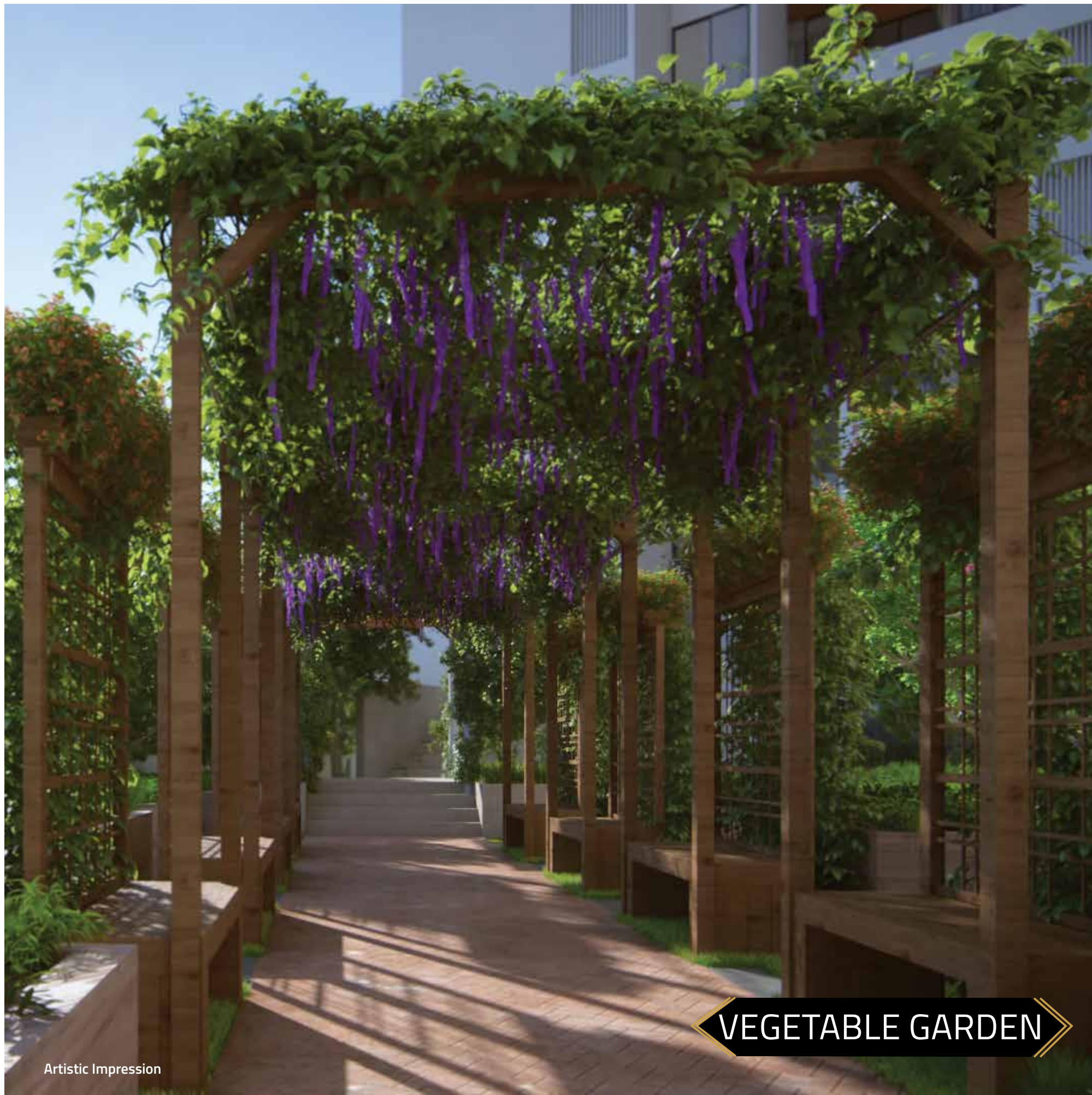
ELECTRIFICATION

- Concealed Copper Wiring
- Electrical Switches of Good Quality
- Television Point with DTH Connection in Living Room & Master Bedroom
- AC Point in Living Room & Both Bedrooms
- Provision for Inverter

PAINT

- Oil Bound Distemper for Entire Flat
- Semi Acrylic Paint for External Walls





Artistic Impression

VEGETABLE GARDEN



Artistic Impression

ENTRANCE GATE



Artistic Impression

GAZEBO

At K-Ville, time isn't a luxury. It is a perk that comes with choosing the lifestyle that's well-planned and more importantly, well-connected. Here, you have an enviable access to Mumbai-Pune Expressway via Mukai Chowk and have added connectivity to Bhakti-Shakti Chowk through a newly constructed, 45 mtr. Road. With such excellent connectivity to all transportation avenues as well as IT hubs & MIDCs, you shall be spending less time traveling and more time with your loved ones!

KEY DISTANCES

Express Highway - 2 mins

Akurdi Railway Station - 5 mins

Old Pune - Mumbai Highway - 10 mins

Dange Chowk - 10 mins

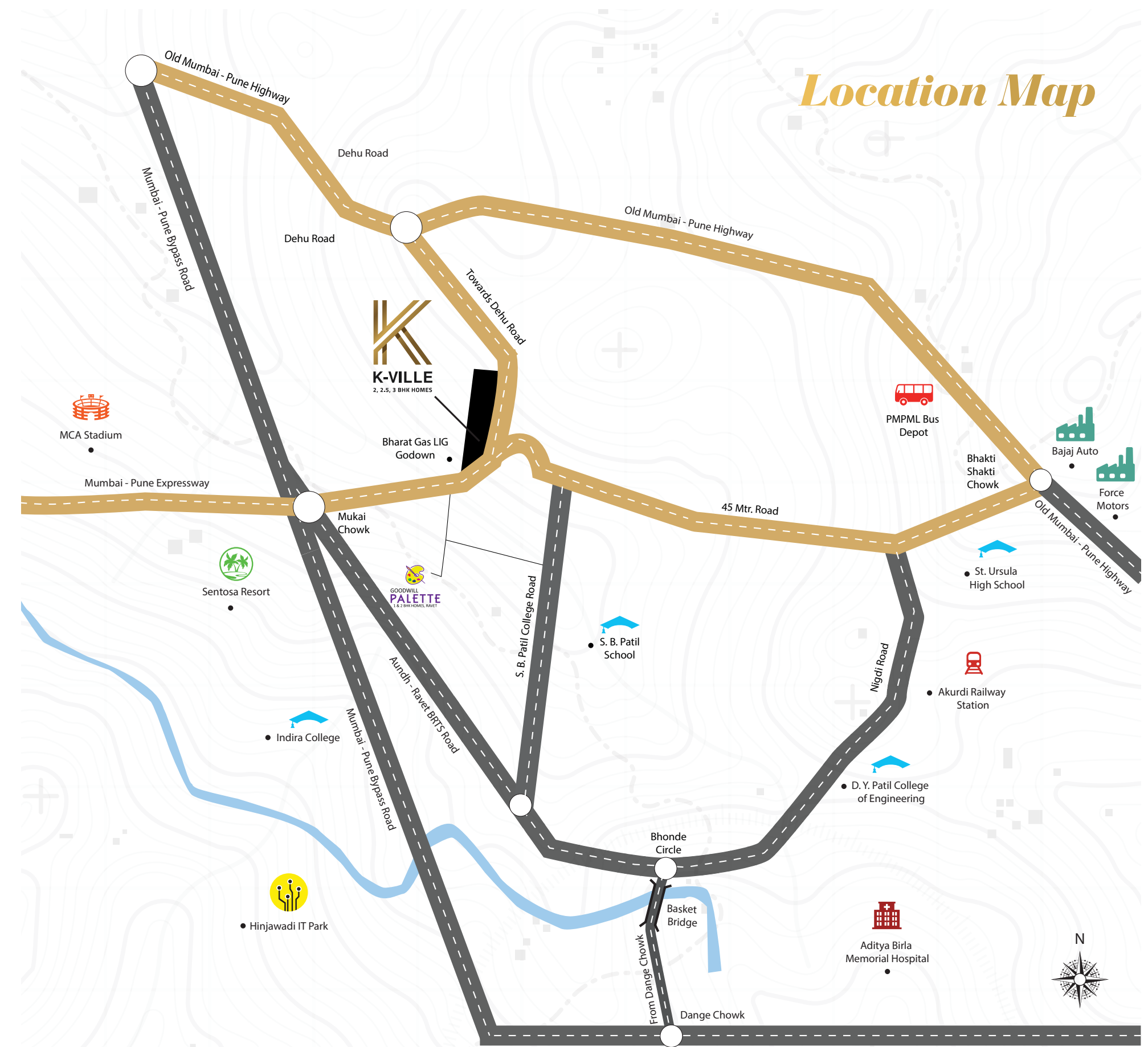
D. Y. Patil College - 10 mins

Hinjawadi IT Park - 10 mins

MCA Stadium - 10 mins

Aditya Birla Hospital - 15 mins

University Circle - 30 mins





Artistic Impression

ABOUT US

Unique Group has created its mark on Pune's real estate scene with its commitment to offering its customers a trusted quality in both lifestyle and home buying experience. We take great pride in the fact that our customers are our best ambassadors for the benchmark we have set up. We have always made sure that our homes not only offer lifestyle comfort of the best kind but they also inspire the sense of a great community. K-Ville is an amalgamation of the qualities we consider essential for an ideal lifestyle: Uncompromising quality, comfort and sustainability!

CREDITS

Liasoning Architect : A Design Studio

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Service Consultants : Skyline MEP



A PROJECT BY:



Site Address

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Corporate Address

Sr. No. 111/1, Shop No.1, 2, 3, Shree Darshan Apartment, Tank Road, Yerwada, Pune - 411006

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