



GREEN PARK

1 & 2 BHK Happy Homes

LUXURY LIVING SPACES FOR
A LIFE OUT OF ORDINARY

COMPELLINGLY WELL CONNECTED

Green Park is conveniently located at 30 mtr DP road that starts from Solapur Road and at the heart of one of the real estate hot spots in Fursungi within PMC limits and just 7 minutes drive distance from Pune -Solapur Highway, availing the advantage of best civil infrastructure.

Fursungi has always been a preferred residential location when it comes to buying a home. the location has everything that makes it a perfect choice. its smart infrastructure is foremost reason, followed by excellent connectivity, highway network, world-class education institutes, shopping and medical facilities, that collectively serve as smart lifestyle supporters.

Meanwhile, the city's biggest and best attractions are all close by, day and night, for action and relaxation alike.



SP Infocity



Magarpatta



Amanora



EON IT Park



Site Address: Survey No.154, Phursungi Gaon, Pune



IT Parks

EON
Magarpatta
Serum Institute
SP Infocity
Hadapsar Industrial



Hospitals

Noble Hospital
Sahyadri Hospital
Viloo Poonawala(Wanowrie)
Sane Guruji Hospital



Schools

Lexicon School
Bishops School
Sadhana School



Colleges

Annasaheb Magar College
Sadhana Vidyalaya &
RR Shinde Junior College



Entertainment

Season Mall
Amanora Mall
Cinepolis



Advantage

The address is located
near the proposed Airport

THE NEW PHASE, THAT'S
ALL SET TO CHANGE
THE FACE OF FURSINGI



MASTERSTROKE OF
A MASTER PLAN

- ① ENTRANCE GATE
- ② MULTI-SPORTS AREA
- ③ CHILDREN'S PLAY AREA
- ④ GAZEBO
- ⑤ CLUB HOUSE
- ⑥ PARTY LAWN
- ⑦ VISITOR'S PARKING



GREEN PARK

ASPIRE FOR MORE

Green Park is an epitome of luxury and convenience developed by Malpani Properties. Green Park is an exclusive gated community of spacious 1 & 2 BHK apartments that has 'More' at its core. More spacious homes. More amenities. More fun. More closer to everything that's important in everyday life. Be it the excellence in design, the sense of detail, landscape, the strategic approach or the luxurious features, Green Park makes life easier and wonderful.

The grandeur of Green park befits the stature of those who will occupy it.







LUXURY AND CLASS THAT IS INTRINSIC IN EVERY FINER DETAIL

Life's best moments are the ones that define our life. It is these unforgettable moments of joy that make our lives worthwhile. At Green Park, we have done our best and provided more amenities lively, so that every moment of yours is more joyous and every memory is amazing at the right place.

Every time you think you could not have asked for more, you actually end up discovering more. Explore the best life at Green Park, and you will know why it has no match.



TOUCH OF FINESSE



INTELLIGENTLY DESIGNED



- Meticulously planned with New edge construction
- Huge rooms with living area of 18.5' x 10.5, bedroom 10'x12.5' and kitchen with well designed dry balcony
- All window locations have been thoughtfully planned which allows these home to be well-lit which allows these homes to be well-lit with the inflow of natural light and good ventilation
- These homes are designed from user's perspective so that furniture fits comfortably and optimum space utility in available area
- Balconies are arranged to maintain privacy
- Big kitchen with L-shaped kitchen platform and enough lighting points, raised platform for easy modular kitchen fittings, granite skirtings and provision gas pipelines for all kitchen
- Good ventilation in passages

ENVIRONMENT-OUR PRIORITY



- Ample Green space
- The Project is enriched with our commitment to the environment with rainwater harvesting
- OWC machine for waste recycle
- STP for waste water recycling and purified for reuse

PODIUM LEVEL
RECREATIONAL
AMENITIES



An architectural rendering of a modern high-rise apartment complex. The image shows several tall, light-colored buildings with dark window frames and balconies. In the foreground, there is a central courtyard with a green lawn, surrounded by low walls and plantings. A paved walkway leads through the courtyard. On the left, a covered parking area is visible with a few cars. A man and a child are walking on the path. On the right, a small, modern building with large glass windows and a flat roof stands near the courtyard. Palm trees and other tropical vegetation are scattered throughout the scene. The sky is a mix of blue and orange, suggesting a sunset or sunrise. The overall atmosphere is clean, modern, and inviting.

INSPIRE THE
WAY YOU LIVE
EVERY DAY

IMMERSE YOURSELF INTO THE DELIGHTFUL LEISURE SPACES

This premium luxury destination has an equally luxurious amenities, a craftily designed club house to make your leisure and social time truly enjoyable. A double level podium with ample open spaces has numerous facilities and amenities where you can unwind after a hectic day of work.



Clubhouse and Party Lawn



STP for use of recycled water for flushing and gardening



Children Play Area



OWC machine to recycle wet waste



Multi Sports Area



Branded Kone or Otis Elevator



Well equipped gymnasium



2 Level Parking



Walking Track



Solar Panels on Terrace



Generator back-up for all common areas



Senior Citizen corner

SPECIFICATIONS

STRUCTURE

- Earthquake resistant RCC structure

WALL

- Brick Works in AEC Blocks

PLASTER

- Internal plaster on bricks and then gypsum
- External 2 coat plaster

SANITARY

- One piece water closet
- Branded Sanitary ware (Hindware or CERA)
- CP fittings (Hindware or JAGUAR)

ELECTRIFICATION

- Concealed copper wiring
- TV & telephone points in the living room
- AC Points in all master bedroom
- ROMA / Legrand make switches
- Light Points for working desk for work from home
- Invertor Point

STRUCTURE

- Big window sills for better utilisation of space
- Aluminium Green anodised windows

TILES

- Double charge vitrified tiles 600/600
- 600/1200 Vitrified tiles in bathroom
- Over the counter wash basin for common bathroom
- Matt tiles in terrace

PAINTING

- Internal wall in acrylic paint with one colour option for one wall in bedroom
- External paint double coat branded cement paint

OTHERS

- Stainless steel railings with glass
- Proper lobby space for shoe racks
- Solar hot water system is provided to one bathroom in every apartment

CRAFTING LANDMARKS



Mr Nitin Malpani, one of the directors of F5 Realtors, a construction company of repute has an experience of more than 12 years in the construction industry, his recent venture Malpani Properties has successfully accomplished a series of real estate projects in and around Pune city, thereby rendering their expertise with construction of several residential and commercial complexes that are exquisite landmarks today.

In recent years Malpani Properties have successfully completed and delivered their 3 & 4 BHK ultra-luxurious residential project **Oro Vista** at Modi Baug, Shivajinagar. Today the company is engaged in numerous residential and commercial projects of repute and is planning to expand its horizon in various locations. Their ongoing projects are **UNIKA**, a project of 270 units of 2 & 3 BHK premium residences at Hadapsar, **City Center**, a hi-tech commercial premise of 78 office spaces at Hadapsar opposite Vaibhav cinema, **Green ville**, a project of 316 Units comprising of 2 & 3 BHK apartments.

F5 Realtors have completed **Green County**, a project 540 units at Fursungi, **The Turf**, a143 premium 2 & 3 BHK apartments at B T Kawde Road , **Aishwarya Green**, a project of 1 & 2 BHK homes at Fursungi, **Epic**, a township of 500 plus units at Wagholi , **Felicia** at Hadapsar and many others.

SOME OF OUR ONGOING AND COMPLETED LANDMARKS



UNIKA, 2 & 3 BHK Luxurious Homes, Hadapsar



CITY CENTER, Hi-Tech Offices Spaces, Hadapsar



GREEN VILLE, 2 & 3 BHK Luxurious Homes, Hadapsar



FELICIA, 1,2 & 3 BHK Luxurious Homes, Hadapsar



EPIC, 1 & 2 BHK Homes, Wagholi



THE TURF, 2 & 3 BHK Luxurious Homes, Sopan Baug



GREEN COUNTY, 2 & 3 BHK Luxurious Homes, Fursungi



ORO VISTA, 3 & 4 BHK Ultra-refined Residences, Shivaji Nagar

CREDITS

LEGAL

Adv. Pradeep Nanajkar

Adv. Ajay Gadegaonkar

ARCHITECT

Spiro Design

RCC CONSULTANT

Matrix Consultant



MALPANI
PROPERTIES

Corporate Office Address :

KB Joshi Path, 8th Floor. 801, City Square Building, behind Rahul Cinema

Narveer Tanaji Wadi, Shivaji Nagar, Pune -411005

PHONE : 020 25535502 / 25535502

EMAIL : response@malpaniproperties.com

CALL: 89996 90045 / 91756 30676



MAHARera No.: P52100032284