



WHEN YOUR
UNSAID WISHES
COME TRUE



THEN EXPRESS GRATITUDE
IN A SILENT WAY

LIKE ALL YOUR MOMENTS
EXPRESS TO YOUR HOUSE



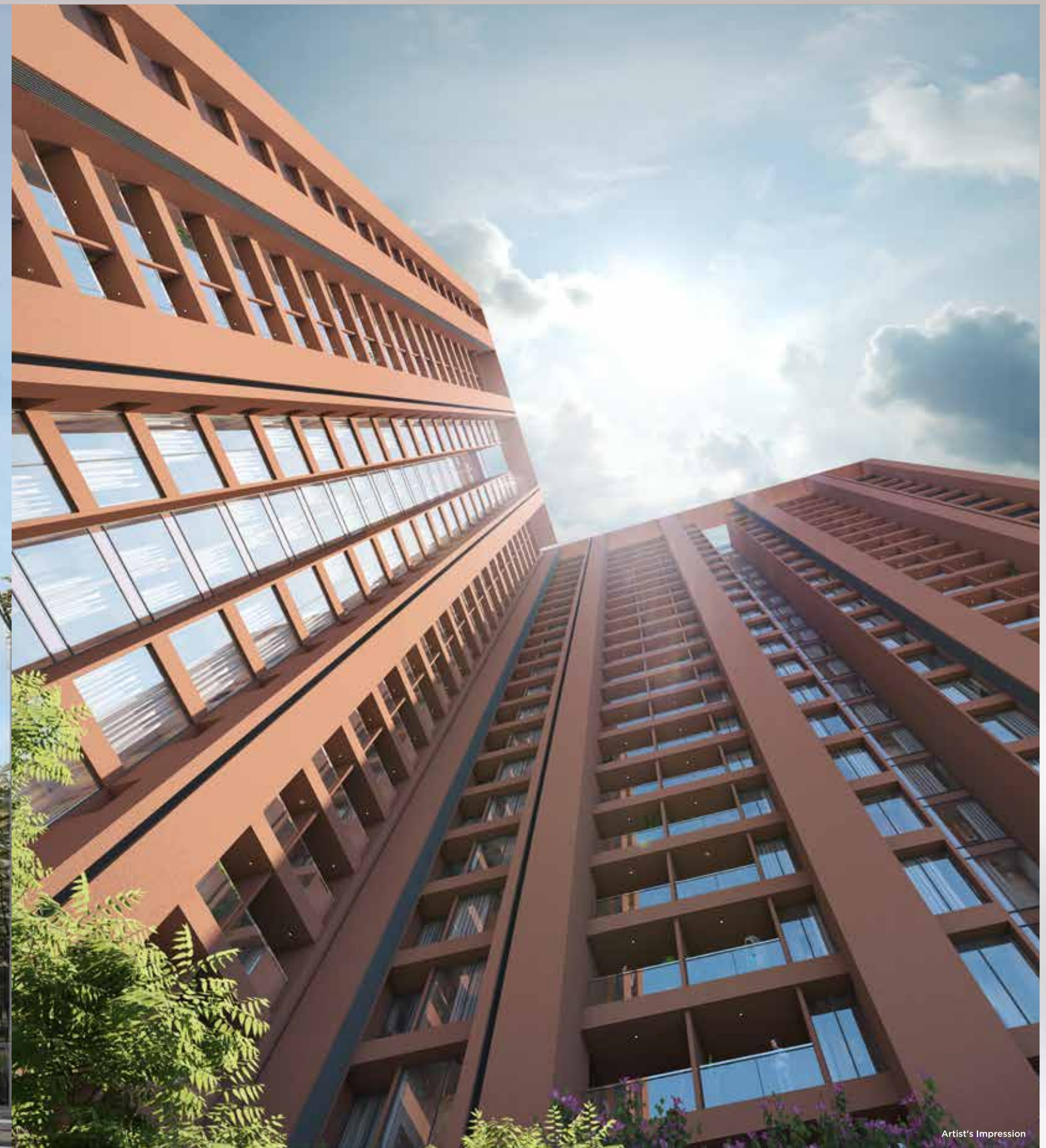
AP
MEMENTO
a timeless living experience



Life here will be an unmatched living experience you could not have imagined yet. It is built for you to provide the ultimate comfort and superior luxury. The unparalleled mix of landscape and amenities is carefully thought out for you to experience.



4 RESIDENTIAL TOWERS • G+3P+23 • 2/2.5/3/3.5 BHK • 1.25 ACRES PODIUM



BIRD'S EYE VIEW





PRESENTING

A HOME CLOSE TO THE CITY'S CONVENIENCE CIRCLE

New Wakad is one of the fastest growing nodes of Pune, where the future of education and economy is emerging high. Having a close proximity to the major IT hubs, SEZs, business centres, educational institutes, hotels, and amusements hubs, New Wakad is undoubtedly a sought-after living destination that gets you all the comforts of your life.





BANK



SCHOOL



MALL



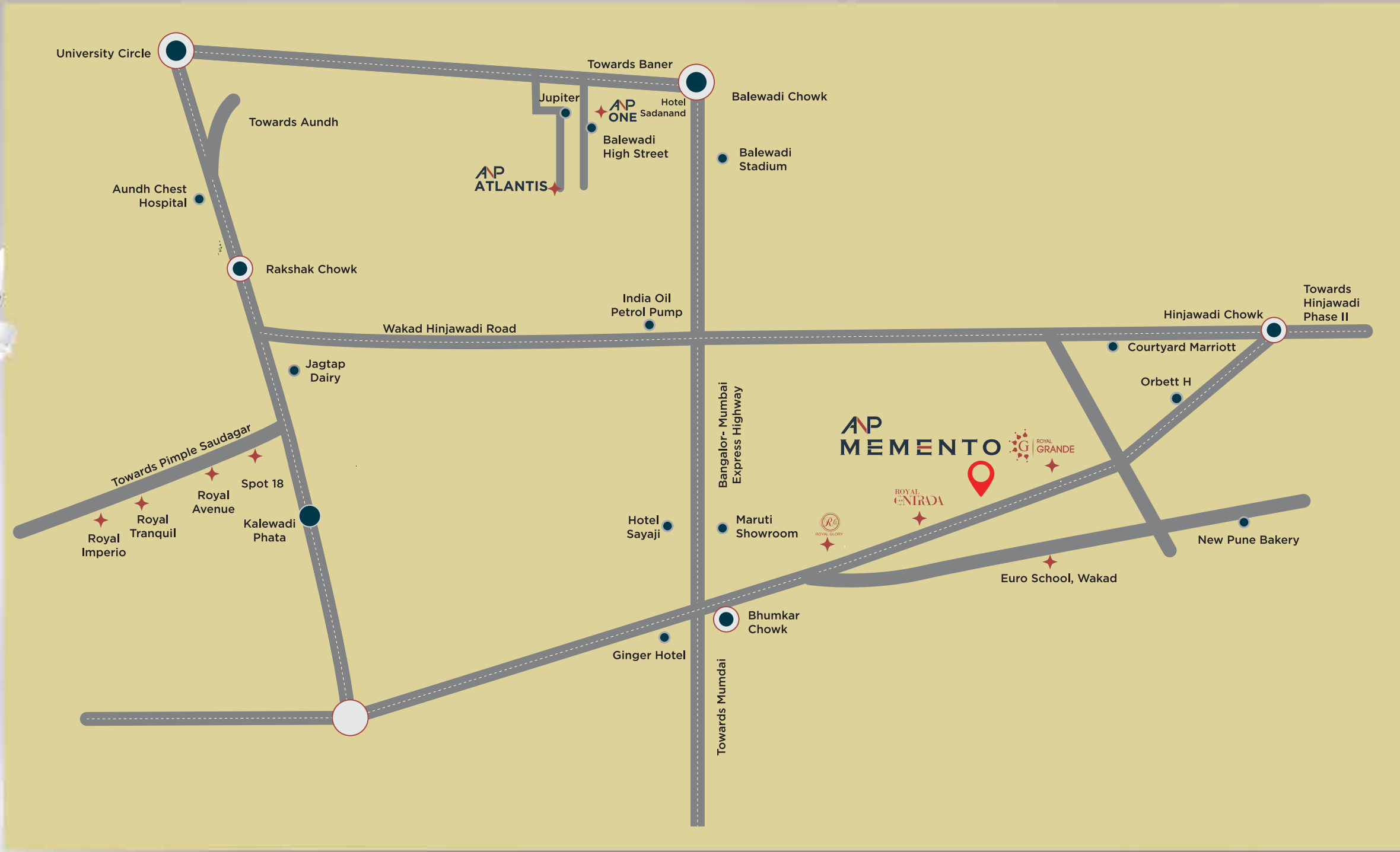
HOSPITAL



COLLEGE

LOCATION
ADVANTAGE

- Bhumkar Chowk 0 min
- Mumbai Bengaluru Highway 2 min
- College 3 min
- Euro School 3 min
- Super Market 6 min
- Hospital 7 min
- Hinjewadi IT Park 8 min
- Balewadi High Street 11 min
- Spot 18 Mall 11 min
- City Pride Royal Cinemas 11 min





LEGEND:

GROUND FLOOR

- Avenue Road
 - Avenue Road Towards Residential Tower
 - Avenue Road Towards Hillton
- Arrival Plaza
 - Pick Up and Drop Area
 - Security Cabin
 - Entry And Exit
- Feature Wall
 - Feature Wall, Signage Wall and Pylon Along The Avenue Road
- Planter
 - Avenue Plantation Theme Based

OPEN SPACE AMENITIES

- Pathway
- Entrance
 - Entrance to Open Space
 - Entrance to Tower Lobby
- Children's Play Park
 - Outdoor Play Park with Play Equipment
- Tree Pedestal
- Seating Court
 - Outdoor Seating with Table and Chairs for Individual Discussions and Board Games Area
- Pathway
- Interactive Seating Court
- Theme Plantation
- Seating Court
 - Outdoor Seating with Table and Chairs for Individual Discussions and Board Games Area
- Multipurpose Court

PODIUM AMENITIES

- Pathway
- Deck
- Indoor Games
 - Covered Indoor Games Area
- Gymnasium
- Outdoor Exercise Area
 - Open Area with Equipment
- Yoga
- Reception and Admin Office
- Outdoor Play Area
- Lawn
- Verandah Activities
 - Reading Area and Library Shelf
 - Co-working Space with Wifi and Charger Ports
- Crèche
- Outdoor Crèche
- Co-Working Space
- Deck-Swimming Pool
- Multipurpose Hall
- Swimming Pool
- Changing Rooms
- Lawn





LANDSCALED AS WIDE AS YOUR SMILE

An evergreen testimony of opulence, Memento is a reminder of all things luxurious. With oodles of greenery and comfort of every kind, this residential condominium will give you a life beyond imagination. Every moment spent here will be memories to cherish for eternity.



GARDEN AREA • SEATING COURT • JOGGING TRACK • CHILDREN'S PLAY AREA

GARDEN AREA



SEATING COURT



THE PODIUM

A PERFECT STAGE FOR YOUR LEISURE

Enveloped in amenities, make precious memories on the podium. Here, laughter reverberates from the greens and music from the moments welcomes all. Be it restful meditation or upbeat activity, the centre stage has been created for your elevated moments.

SPORTS

INFINITY POOL • MULTIPURPOSE COURT

HEALTH & FITNESS

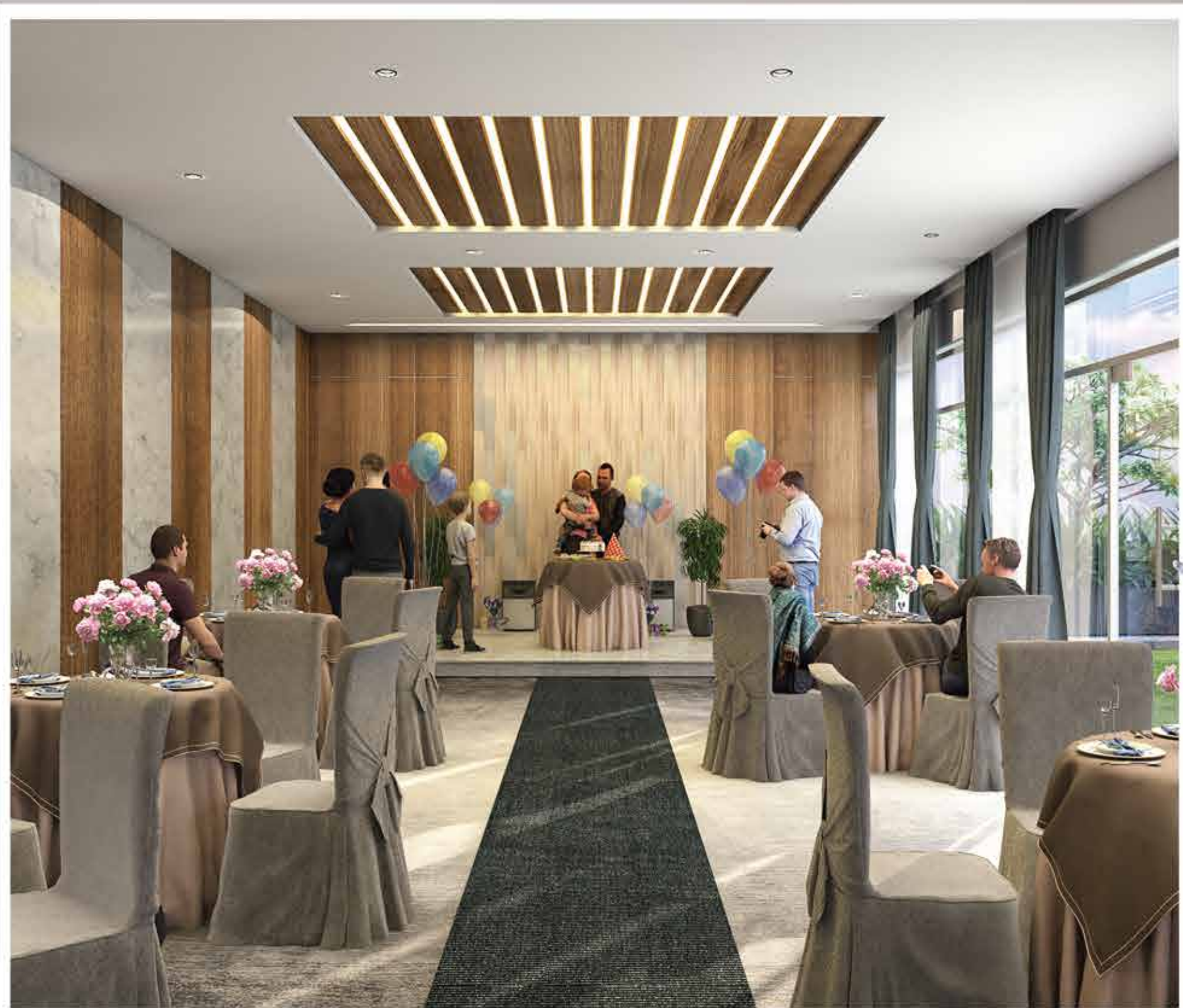
GYM • YOGA ROOM • JOGGING TRACK

LEISURE

OUTDOOR & INDOOR GAMES

COMFORT

CRÈCHE • CO-WORKER SPACE



MULTIPURPOSE HALL





INFINITY
POOL



GAMES'
TABLE



TABLE TENNIS

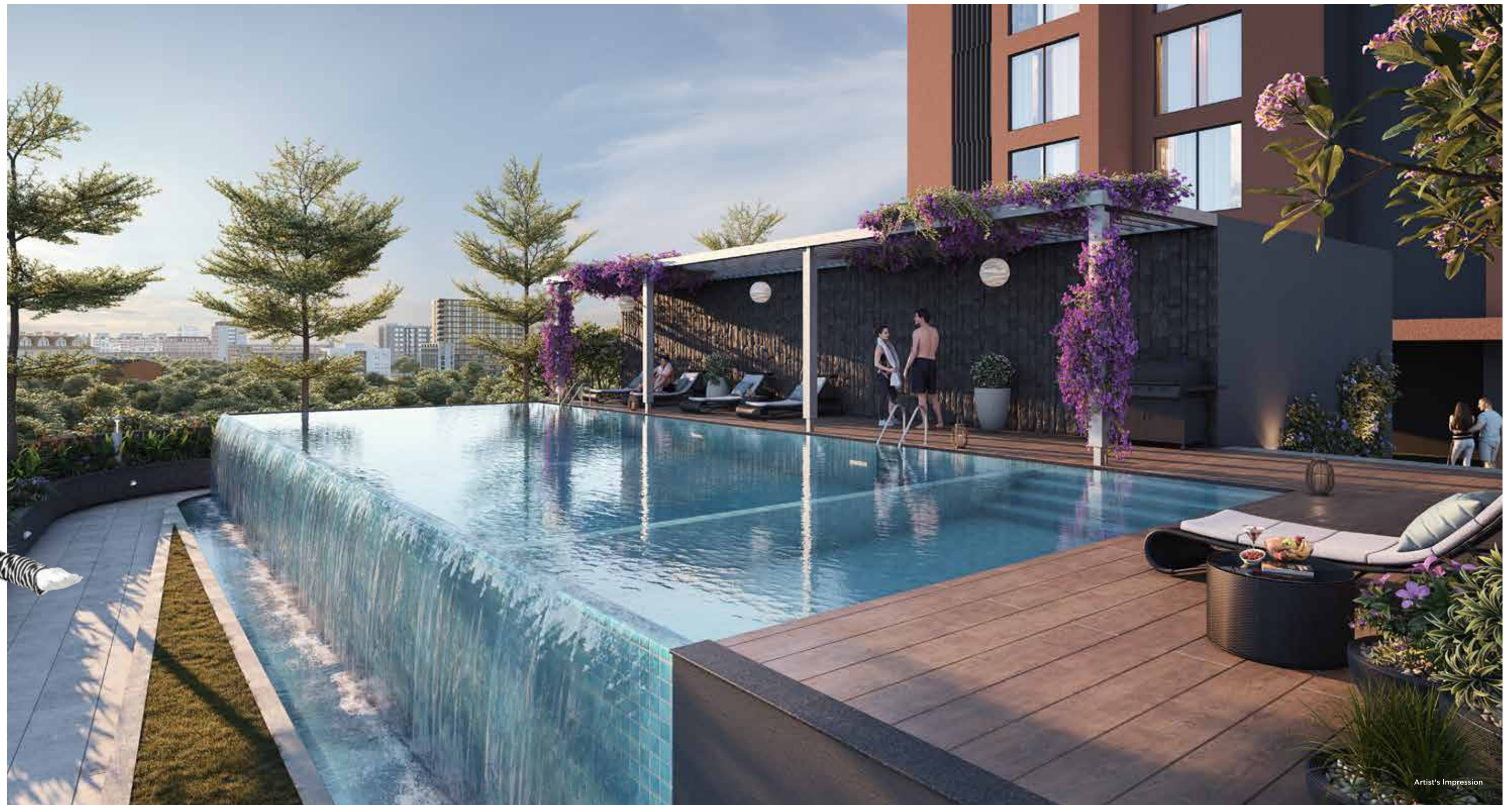
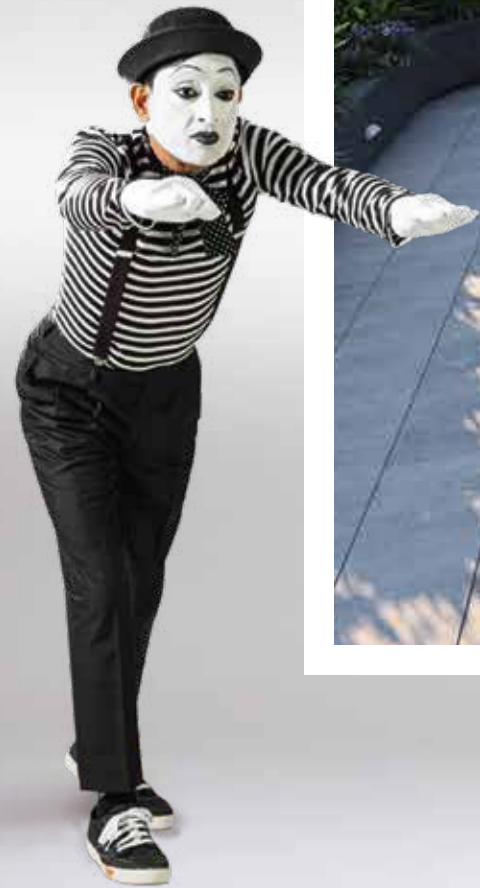


MULTIPURPOSE
COURT



GYMNASIUM

INFINITY POOL



GYMNASIUM



INDOOR GAMES' ROOM



Artist's Impression

CRÈCHE



CO-WORKER PLACE



Artist's Impression

SPECIFICATIONS

FLOORING

- Vitrified flooring for living room, kitchen, bedrooms and passages
- Anti-skid tiles for terraces/balconies

BATHROOM

- Vitrified dado tiles for all bathrooms
- Metal false ceiling in all bathrooms
- Glass partition in all bathroom
- Exhaust fans for all bathrooms
- Solar water in master bathroom
- High quality CP and sanitary fittings with wall hung commode in all bathrooms

WALL FINISH

- Gypsum finish internal walls
- OBD paint finish to all walls

BALCONY

- S.S Railing with laminated glass
- All covered balconies

DOORS AND WINDOWS

- Laminate finish main door with biometric lock
- Laminate finish internal doors with Mortise lock
- Aluminium windows

ELECTRIFICATION

- D.G backup for light points in flat except power points
- High quality switches and wires with adequate light and socket points
- TV/Data/AC points in all rooms
- DTH provision in living room and all bedrooms

KITCHEN

- Parallel/L-shaped kitchen platform in granite/engineered stone with steel sink and water purifier point
- Dado tiles up to lintel level

OTHER

- Earthquake resistant RCC structure
- Three high-speed elevators of reputed brands
- CCTV cameras in common areas
- MNGL gas pipeline provision in all apartments
- Access controlled lobbies
- Integrated society management system with intercom facility in each flat

ARCHITECT



A B A - AMIT BHAT ARCHITECTS is an Architecture and Interior Design Service firm based Pune. The firm was started in 2008 by Ar. Amit Bhat who previously has worked with established companies and his last working experience was with Jurong International based in Singapore for more than 3 years as Business Head for western region, India. He worked on various National and International projects with the company.

A B A has worked on a various range of projects from high-end Residential to Commercial, IT, Multiplex etc. Our expertise covers a full range of services including higha-end refurbishments and interior design. A B A team comprises of qualified architects who are all at par in working and designing best solutions for clients as per site scenario and conditions.

Our idea of providing services through an architecture and interior design firm is not about giving standard solutions but about understanding the plot parameters and utilizing it to maximum potential.

DEVELOPER



ANP Corp is in the real estate industry since 1996. Initially known as Prakash Constructions then very famously known as 5 Star Constructions and now it comes with a new identity, ANP Corp.

The goal of the group has always been about giving an experience to the customers and not just spaces. Retail, residential and commercial spaces of top-notch standards to match with the best across the world.

ANP Corp with its brand new identity is particular about offering a life which is more pleasurable and delightful in the most magnificent way possible. Grandiosity not only comes from just a well-planned layout, but from every small detail that makes for a fine living.

ANP Corp is known for bringing architectural brilliance to your home. Every project is crafted with careful planning, ensuring a home befitting your dreams. Every detail added by ANP Corp enhances the beauty of each home.

An array of homes that will be a perfect host to all your moments with your loved ones. The goal is to redefine 'better living' with ideal designs, modern amenities, better specifications and safer neighborhoods.

Site Address

ANP Memento, Survey No. 83(P), 87(P), 88(P) and 139(P), Bhumkar Chowk
Next to Royal Entrada Wakad, Pune, Maharashtra 411057

Corporate Address

Sr. No. 109, ANP ONE, Balewadi High St. Near Cummins, Baner
Pune, Maharashtra 411045

Contact +91 74117 82367

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