



SUKHWANI



# Highlands

**2 RHK Homes**



SUKHWANI HIGHLANDS



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A Project By



In association with



MahaRERA Registration No: P52100019365

<https://maharera.mahaonline.gov.in>

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2 RHK Homes

*Nature as you like it!*





# 1<sup>st</sup> Floor

## A

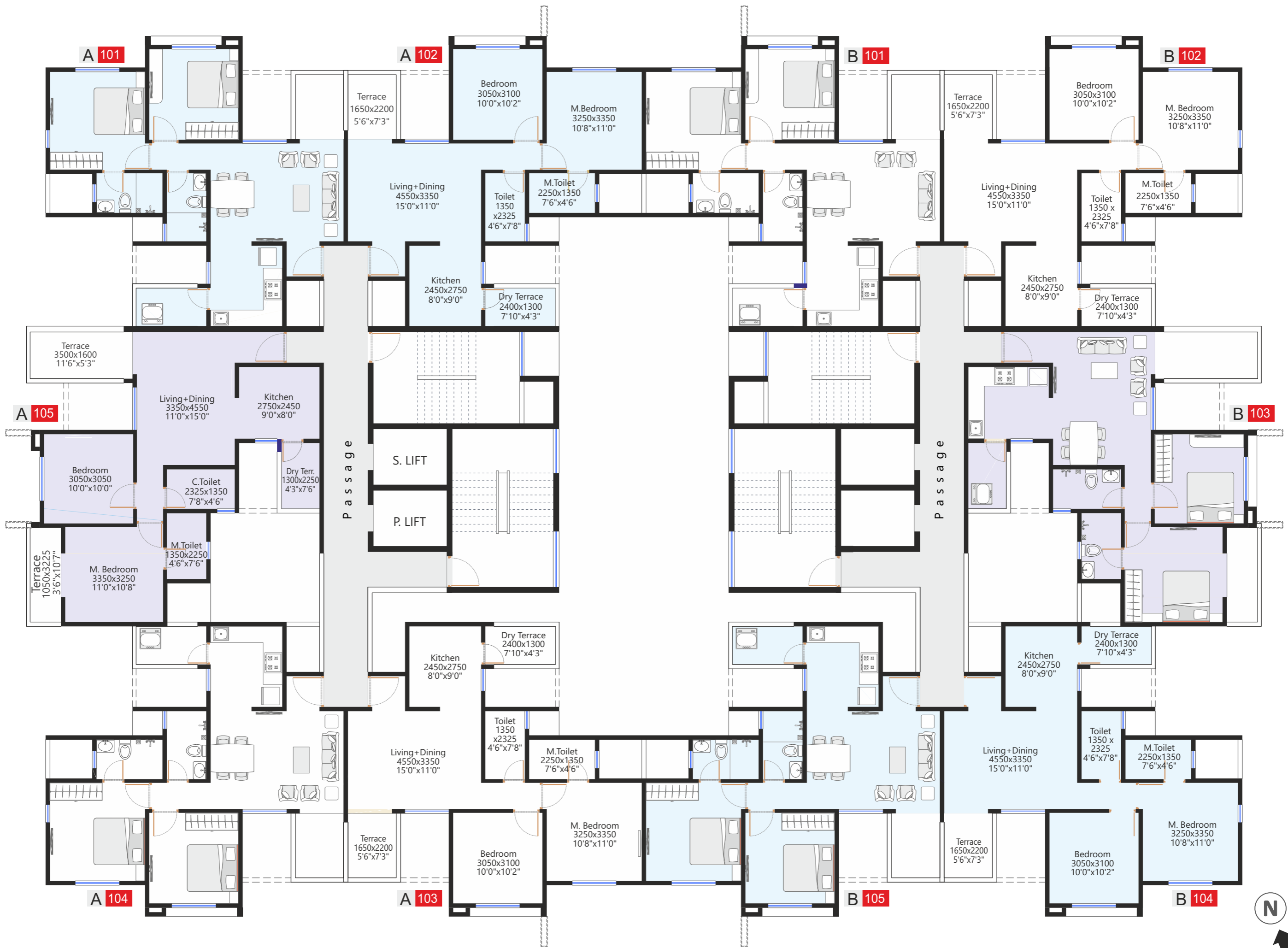
Flat No.	Type	Carpet (sqm)	Encl Bal. (sqm)	Dry Bal (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
101	2 BHK	46.16	8.55	3.12	3.63	61.45	661.49
102	2 BHK	45.67	9.03	3.12	3.63	61.45	661.49
103	2 BHK	45.67	9.03	3.12	3.63	61.45	661.49
104	2 BHK	46.60	8.10	3.12	3.63	61.45	661.49
105	2 BHK	50.91	4.12	2.93	8.99	66.93	720.47

*sq m = square meter, sq ft = square feet*

## B

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
101	2 BHK	45.67	9.03	3.12	3.63	61.45	661.49
102	2 BHK	46.16	8.55	3.12	3.63	61.45	661.49
103	2 BHK	50.91	4.12	2.93	8.99	66.93	720.47
104	2 BHK	45.84	8.87	3.12	3.63	61.45	661.49
105	2 BHK	45.67	9.03	3.12	3.63	61.45	661.49

*sq m = square meter, sq ft = square feet*



## 3rd, 5th & 9th Floor

### A

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
301, 501, 901	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
302, 502, 902	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
303, 503, 903	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
304, 504, 904	2 BHK	46.60	8.10	3.12	3.63	61.45	661.49
305, 505, 905	2 BHK	46.21	8.58	2.93	3.28	61.00	656.63

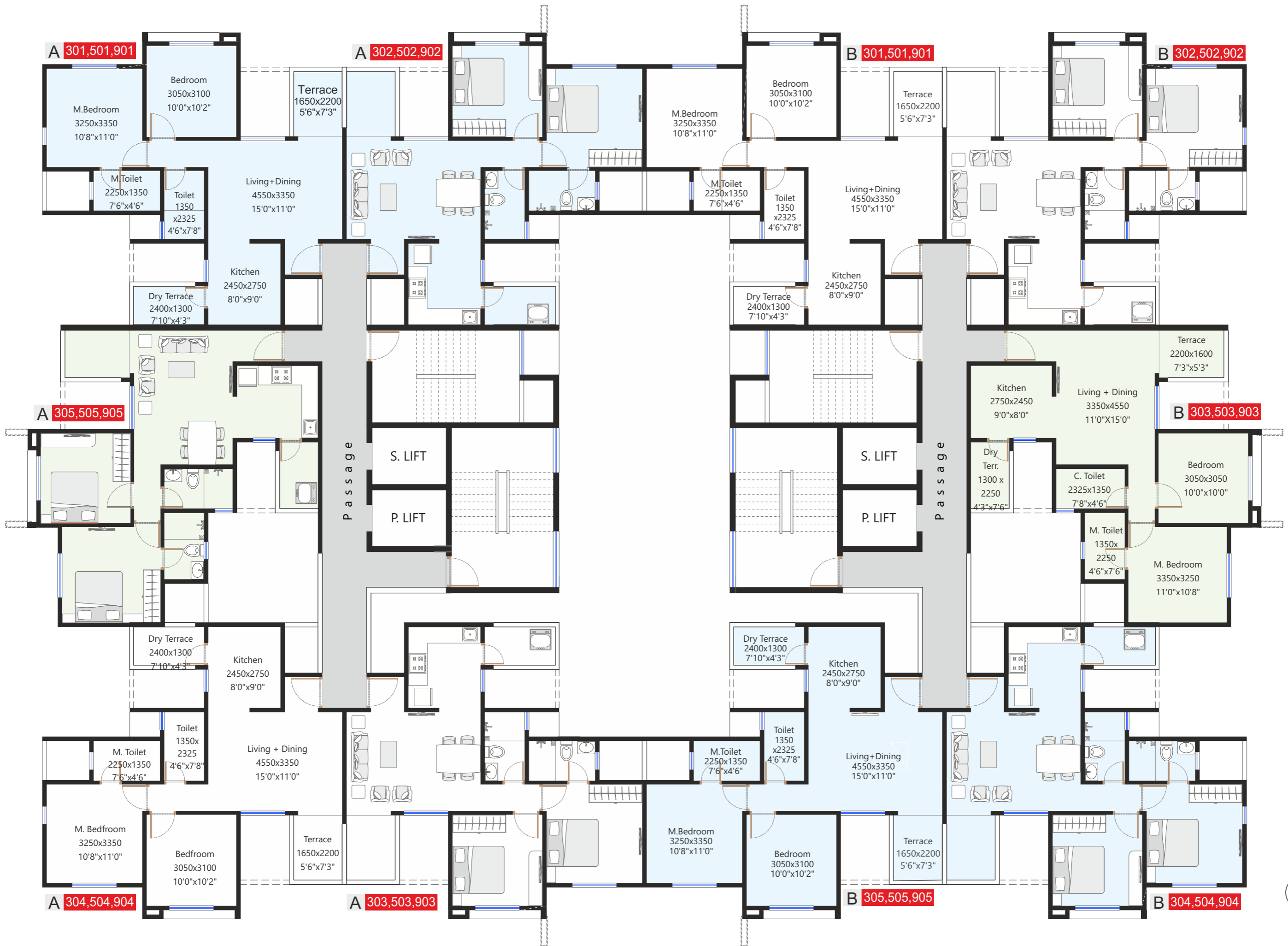
*sq m = square meter, sq ft = square feet*

### B

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
301, 501, 901	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
302, 502, 902	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
303, 503, 903	2 BHK	46.21	8.58	2.93	3.28	61.00	656.63
304, 504, 904	2 BHK	47.24	7.46	3.12	3.63	61.45	661.49
305, 505, 905	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49

*sq m = square meter, sq ft = square feet*





## 2nd,4th,6th,8th &10th Floor

### A

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
201,401,601,801,1001	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
202,402,602,802,1002	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
203,403,603,803,1003	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
204,404,604,804,1004	2 BHK	46.60	8.10	3.12	3.63	61.45	661.49
205,405,605,805,1005	2 BHK	46.21	8.58	2.93	3.28	61.00	656.63

sq m = square meter, sq ft = square feet

### B

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
201,401,601,801,1001	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
202,402,602,802,1002	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
203,403,603,803,1003	2 BHK	46.21	8.58	2.93	3.28	61.00	656.63
204,404,604,804,1004	2 BHK	47.24	7.46	3.12	3.63	61.45	661.49
205,405,605,805,1005	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49

sq m = square meter, sq ft = square feet

A 201,401,601,801,1001

A 202,402,602,802,1002

B 201,401,601,801,1001

B 202,402,602,802,1002



A 205,405,605,805,1005

B 203,403,603,803,1003

A 204,404,604,804,1004

A 203,403,603,803,1003

B 205,405,605,805,1005

B 204,404,604,804,1004



# 7<sup>th</sup> Floor

## A

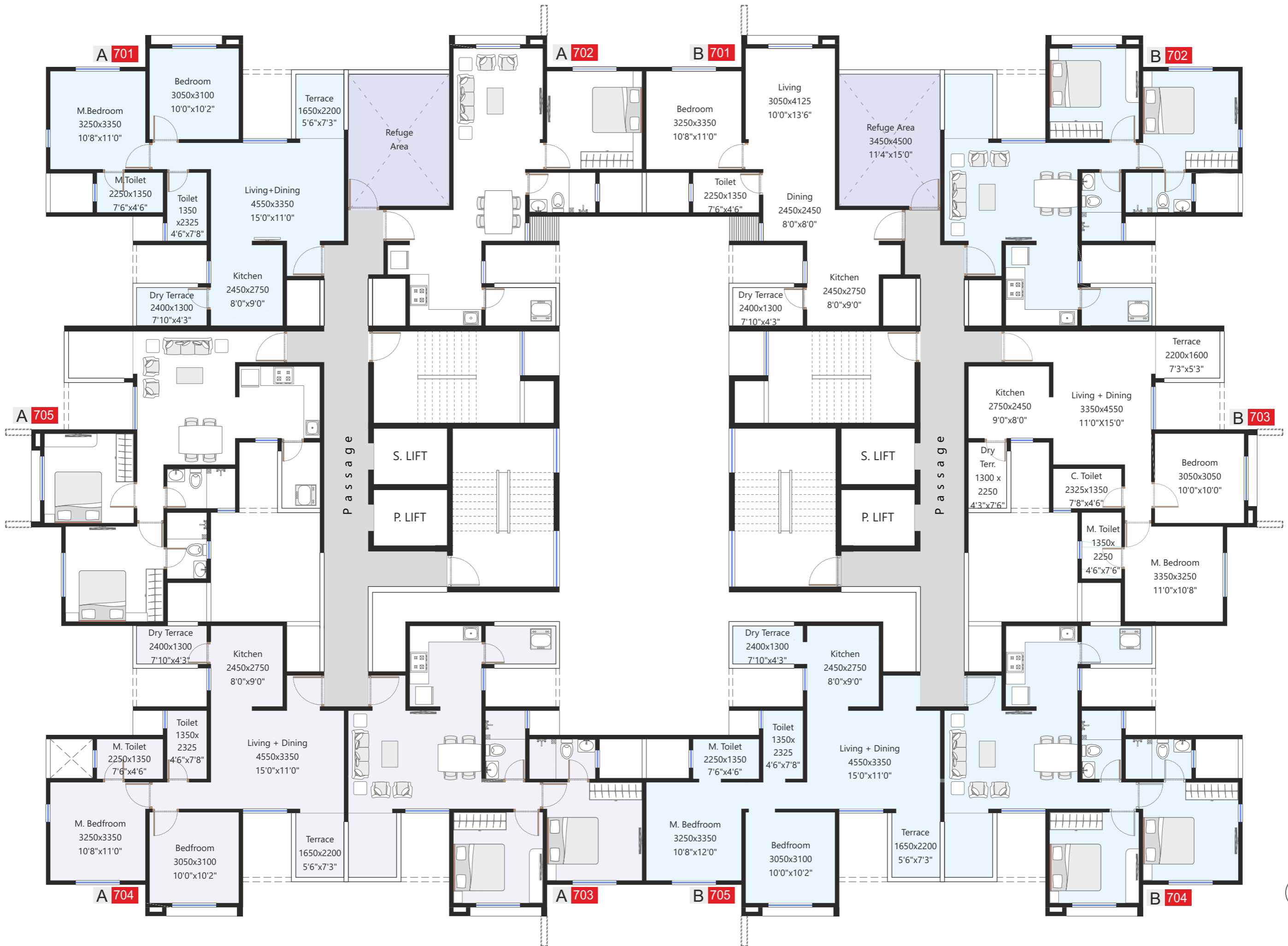
Flat No.	Type	Carpet (sqm)	Encl Bal. (sqm)	Dry Bal (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
701	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
702	1 BHK	36.52	7.63	3.12	0.00	47.27	508.83
703	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
704	2 BHK	46.60	8.10	3.12	3.63	61.45	661.49
705	2 BHK	47.12	7.67	2.93	3.28	61.00	656.63

*sq m = square meter, sq ft = square feet*

## B

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
701	1 BHK	36.52	7.63	3.12	0.00	47.27	508.83
702	2 BHK	47.56	7.14	3.12	3.63	61.45	661.49
703	2 BHK	47.12	7.67	2.93	3.28	61.00	656.63
704	2 BHK	47.24	7.46	3.12	3.63	61.45	661.49
705	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49

*sq m = square meter, sq ft = square feet*



# 11<sup>th</sup> Floor

## A

Flat No.	Type	Carpet (sqm)	Encl.Bal. (sqm)	Dry Bal. (sqm)	Terrace (sqm)	Total	
						(sqm)	(sqft)
1101	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
1102	2 BHK	47.07	7.63	3.12	3.63	61.45	661.49
1103	2 BHK	46.11	8.59	3.12	3.63	61.45	661.49
1104	2 BHK	46.44	8.27	3.12	3.63	61.45	661.49

*sq m = square meter, sq ft = square feet*







Located on a slope, the contours of the layout ensure that Sukhwani HIGHLANDS overlooks the valley. The Clubhouse complex, swimming pool complex and the play areas are located at the back for that exclusive privacy and children's safety, every resident demands.

## Specifications

### Structure

- Earthquake resistant R.C.C. structure as per seismic design (IS Code 1893).

### Walls and ceilings

- Gypsum-finish surface to inner walls in the entire apartment.
- All ceilings in the apartment finished in POP.
- Oil-Bound Distemper (OBD) to all inside walls.
- External acrylic paint.
- AAC (Autoclaved aerated concrete) Blocks.
- External –double coat sand finished plaster.

### Kitchen & Dry Balcony

- L- Shape Granite kitchen platform with S.S. sink.
- Modular Kitchen.
- Adequate Electrical points for Refrigerator, Oven, Washing machine & Water Purifier.
- 18"x12" size Dado tiles up to 2' above kitchen counter.

### Doors & Windows

- All doors both side laminated.
- Full jamb width laminated plywood door frames.
- M.S. safety grills for room windows
- Granite window sills from inside.
- Powder coated aluminium section for doors & windows with mosquito mesh.

### Electrical

- Modular switches of reputed brand.
- Provision for broadband internet connection.
- Concealed copper wiring with earth leakage circuit breakers.
- TV /DTH point in living and master bedroom.
- Provision for inverter backup on loft.
- Split A/C provision master bedroom.
- Video door phone.

### Flooring & Dado

- Fully vitrified Tiles- 600 mm X 600 mm.
- 12" x 12" Anti-skid tiles in bathroom and terrace flooring.
- Dado tiles in dry balcony below sill level.

### Toilets:

- Concealed plumbing with standard CPVC and UPVC pipes.
- Glazed tiles Dado up to 7 ft. high.
- Electrical provision for Exhaust Fan & Water boiler.
- Jaguar / or Equivalent CP Fittings.
- Standard Sanitary ware fixtures with Wall hung EWC.
- Concealed Flush valve.
- Granite and plywood sandwiched door frames.

### Terraces

- Stainless Steel Railing with toughened glass.

### Common Amenities:

- Community hall.
- Gym.
- Swimming Pool.
- Children's play area.
- Landscape garden lawn.
- Firefighting system.
- Signage and Letter box.
- Internal concrete/ paved roads.
- Entrance gate with security cabin.
- DG backup for common load.
- Automatic elevators.
- Sewage Treatment Plant.
- Water Treatment Plant.
- CCTV (Closed –Circuit Television) Surveillance in campus.



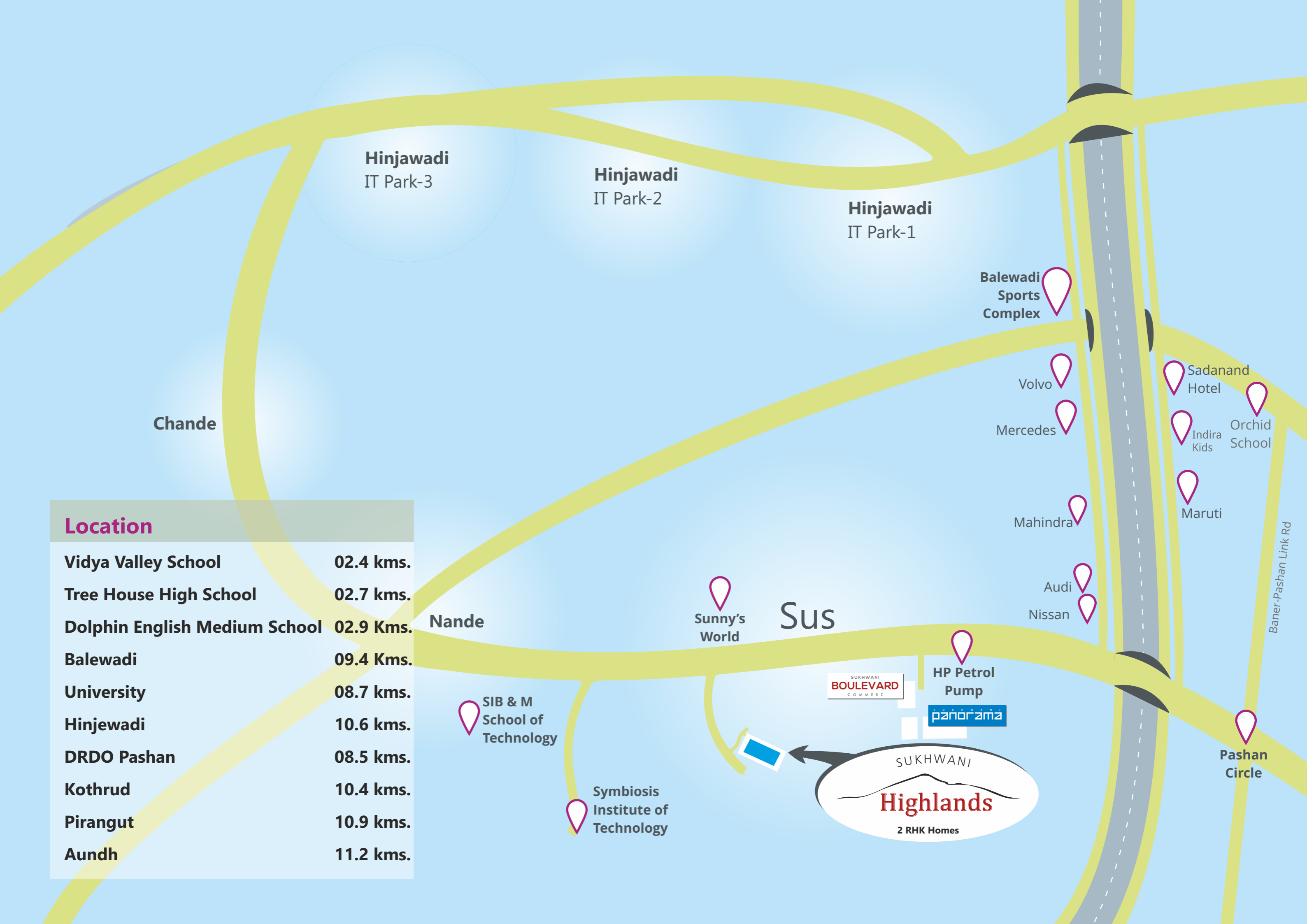


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Highlands

2 RHK Homes





**Hinjawadi**  
IT Park-3

**Hinjawadi**  
IT Park-2

**Hinjawadi**  
IT Park-1

**Chande**

**Balewadi**  
Sports  
Complex

Volvo

Mercedes

Mahindra

Audi

Nissan

Sadanand  
Hotel

Indira  
Kids

Orchid  
School

Maruti

Baner-Pashan Link Rd

**Location**

Vidya Valley School	02.4 kms.
Tree House High School	02.7 kms.
Dolphin English Medium School	02.9 Kms.
Balewadi University	09.4 Kms.
Hinjewadi	08.7 kms.
DRDO Pashan	10.6 kms.
Kothrud	08.5 kms.
Pirangut	10.4 kms.
Aundh	10.9 kms.
	11.2 kms.

**Nande**

Sunny's  
World

**Sus**

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School of  
Technology

Symbiosis  
Institute of  
Technology

SUKHWANI  
**BOULEVARD**  
COMMERZ

HP Petrol  
Pump

panorama

SUKHWANI  
**Highlands**  
2 RHK Homes

**Pashan Circle**

create. develop. nurture

[www.sukhwanylifespaces.com](http://www.sukhwanylifespaces.com)

A Project By

In association with



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