



🗣 Sr. No. 69, Opposite Yashraj Primo, Near Shriram Chowk, Hadapsar-Handewadi Road, Hadapsar, Pune 411028.

**℃** 020 6708 2854 | **⊕** www.yashrajnakshatra.com

2BHK RESIDENCES HOMES



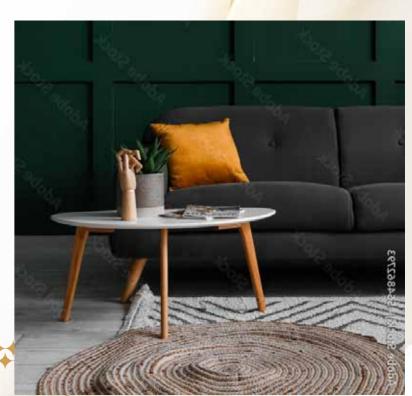
## सादर आहे हडपसरचा SUPERSTAR





# Make way for THE RISING STAR OF HADAPSAR

- ◆ A Life Under Stars.
- A Heaven of Joy.A Paradise full of Magic.







### The Starry PARADISE

Launching Yashraj Nakshatra, Hadapsar's Super**STAR**.

Brace yourselves to live a magical life, in a heaven full of mystical experiences.

This 22-storeyed residential landmark is all set to welcome the modern-age homebuyers to indulge in a starry life, forever!



## PROJECT HIGHLIGHTS



- → Tallest Towers in the Vicinity → 2-Acre Development
- ◆ 22-Storeyed Residential Landmark ◆ 40+ Amenities in the Sky
- ◆ Infinity Pool on 22nd Floor ◆ Zero Wastage Design
- ◆ ASecure Living with 24\*7 Surveillance Camera











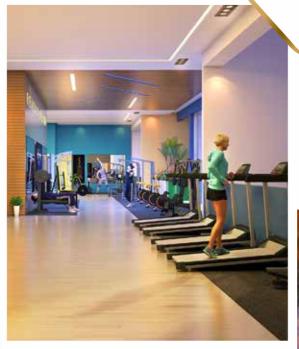


### The Magical LIFESTYLE

Live a cut above the rest!

Yashraj Nakshatra invites you to a live a notch above all.
With infinity pool on the 22nd floor & 40+ amenities in the sky,
this 2-acre residential landmark is set to offer you elevated
experiences, for a lifetime.











### LEISURE & RECREATIONAL AVENUES

- → Sauna
- → Buffet Area
- ◆ Infinity Swimming Pool
- ◆ Party lawn with Deck Celestia
- ◆ Star Gazing Deck
- Sky Lounge with Hammocks
- ◆ Open Amphitheatre

- ◆ Barbeque Pit
- → Sky Dance Floor
- ◆ Feature Wall
- → Walking/Jogging Track
- Cycling track
- ◆ Indoor Gymnasium
- ◆ CrossFit Area

- ◆ Open Gym
- → Zumba Zone
- ◆ Physical Wellness Curated for You
- ◆ Pool Side Deck with Shower Rooms
- Work From Home Cabanas (Wi-Fi equipped zone)











### SPORTING AVENUES

- Multipurpose Court
- → Mini Basketball
- → Badminton Court
- ◆ Cricket Pitch/Box Cricket
- ◆ Table-Tennis
- ◆ Pool Table
- ◆ Foosball
- ◆ Climbing wall











## COGNITIVE DEVELOPMENT & PRODUCTIVE HOBBIES

- ◆ Sand Pit Area
- → Music Room
- ◆ Game Room
- ◆ Readers Den
- Creche

- ⋆ Kids' Pool
- → Children's Play Area
- ◆ Outdoor Board Games (Ludo / Chess)
- ◆ Activity Corner / Arts Center
- ◆ Digital Gaming Room / Movie Room











## MENTAL & SOCIAL WELLNESS ACTIVITIES

- Temple
- ◆ Acupressure Track
- ◆ Community Zone
- ◆ Kitty Party Pergolas

- **──** 
  - → Multipurpose Hall
  - ◆ Senior Citizens Sit-out Area
  - ◆ Yoga/Meditation Zone











### SECURITY & SAFETY

- → CCTV Surveillance → Flag Hoisting Area
- Society office
- ◆ Security Gate + Cabin
- ◆ Drivers Room
- ◆ Guest Room



### The Heavenly ADDRESS



Unlock the gateway to a prime address in Hadapsar, where life is Convenient, Comfortable and Connected.

Just 15 mins from Magarpatta, this 22-storeyed development flaunts nothing but endless convenience.



### MUNDHWA INDUSTRIAL AREA Seasons mall Amanora Mall **AMANORA MAGARPATTA PARK TOWN** Noble hospital Villoo poonawalla Memorial hospital NH 65 \_\_\_\_\_\_ ← Company of the design of the desig **RAMTEKDI** Lifecare multispecialty Hospital INDUSTRIAL AREA SP INFOCITY **FURSUNGI** Hotel Plam Royal Pune Lexicon International School Capital o 19363 United star hotel YASHRAJ NAKSHATRA Piget By Values Developen E Bullers Euro School NIBM JSPM College DPS School Mountain High Restaurant Pinacho Family Restaurants ◀ Katraj Bypass road ▶

### FOR KEY DISTANCES\*

#### CONNECTIVITY

• Bus Stop	5 Mins
• NH-65	5 Mins
• Magarpatta City	15 Mins
· Amanora Park Town	15 Mins
· NIBM	15 Mins
· Pune Station	25 Mins
· Pune International Airport	30 Mins

#### HEALTHCARE

· Gurudatta Speciality	5 Mins
· Lifecare multispecialty hospital	7 Mins
· Dhanwantari Critical Care Centre	10 Mins
· Villoo Poonawalla Memorial Hospital	12 Mins
· Ruby Hall, Wanowrie	15 Mins
· Noble Hospital	18 Mins

#### **EMPLOYMENT HUBS**

<ul> <li>Ramtekdi Industrial Area</li> </ul>	7 Mins
· Hadapsar Industrial Estate	12 Mins
<ul> <li>SP Infocity, Fursungi</li> </ul>	15 Mins
· Cybercity, Magarpatta City	15 Mins
• Mundhwa Industrial Area	18 Mins
• EON Free Zone, Kharadi	30 Mins

#### **EDUCATIONAL INSTITUTES**

· JSPM Institute	2 Mins
· Lexicon Kids	2 Mins
• Delhi Public School	7 Mins
· Roseline International School	10 Mins
· Lexicon International School	15 Mins
· VIBGYOR School	15 Mins
· RIMS International School & Jr College	15 Mins

#### **ENTERTAINMENT & CONVENIENCES**

D – Mart	7 Mins
Reliance Fresh	12 Mins
Royal Heritage Mall	15 Mins
Seasons Mall	15 Mins
Amanora Mall	15 Mins
Inox Cinemas	15 Mins



### The Dazzling RESIDENCES

Tailored with the finest-grade layouts, and luxe designs, the residences at Yashraj Nakshatra redefine the way you have thought of luxury.



#### ◆ Enhanced Space

At Yashraj Nakshatra, there is always room for more. Explore the largest master bedroom in the locale.

#### Sparkling Views

With the thoughtfully designed L-shaped windows, relish in the abundance of light & views that are just breath-taking.

#### ◆ Ample Light & Ventilation

Enjoy the maximum daylight and airy atmosphere in residences crafted with utmost thought.

#### Life Above All

Stand out of the crowd by living in the tallest towers in the vicinity.

#### ◆ The New Normal

A space for your solitude. Explore spacious balcony & terrace well suited for Work from home

#### The Water Closet

No more squishing in a compact bathroom.

At Codename Nakshatra, we offer you spacious bathrooms with max utility.









### The Sparkling SPECIFICATIONS

The residences at Yashraj Nakshatra are fashioned in a way that it leaves you in awe, every time you look around. With ample light & ventilation, the airy residences are sure to leave you spellbound, each day.



#### **TOWER FEATURE**

- 24/7 Security Cameras
- High Speed Elevators
- Excellent Fire Safety
- Earthquake Resistance
- Glass Terrace Railings
- Ample Parking Spaces spread Across 3 Levels
- Multi Electric Vehicle (EV) Charging Units



#### **TILING**

- Main Flooring Vitrified Tile Flooring with Skirting for All.
- Anti-skid Vitrified Tiles for all Bathroom Flooring & Dado



#### WINDOWS

- 3 Track Sliding Aluminum Windows with Mosquito Net
- 3 track Sliding Euro Door with Mosquito Net for Terrace



#### DUUK

 Laminated Wooden Main Doors, Bedroom Doors & Washroom doors with quality finesse.



#### **ELECTRICALS**

- Polycab or Equivalent Make Concealed Copper Wiring & Circuit Breakers
- Legrand or Equivalent Electrical Switches
- Provision for AC in Living & Bedrooms.
- Provision for Telephone/Internet in Living & Master Bedroom
- Provision for Dish TV
- Provision for Inverter
- Provision for Video Door Phone



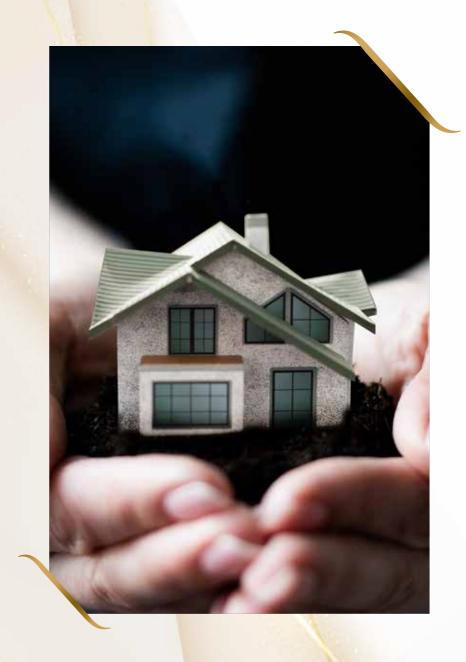
#### BATHROOM/POWDER ROOM

- Anti-skid Vitrified Tiles for all Bathroom Flooring & Dado
- Concealed Plumbing in all Toilets with standing CP & Sanitary Fittings
- Provision for Geyser



#### KITCHEN

• Granite Platform with Standard Fittings and Sink



## ABOUT + DEVELOPER

#### **BRINGING DREAMS INTO REALITY**

In 2002, we set foot in the Real Estate sector, with a team of qualified and skilled professionals, we have emerged as a renowned realty company that believes in building homes that provide customers with a fine living experience.







