



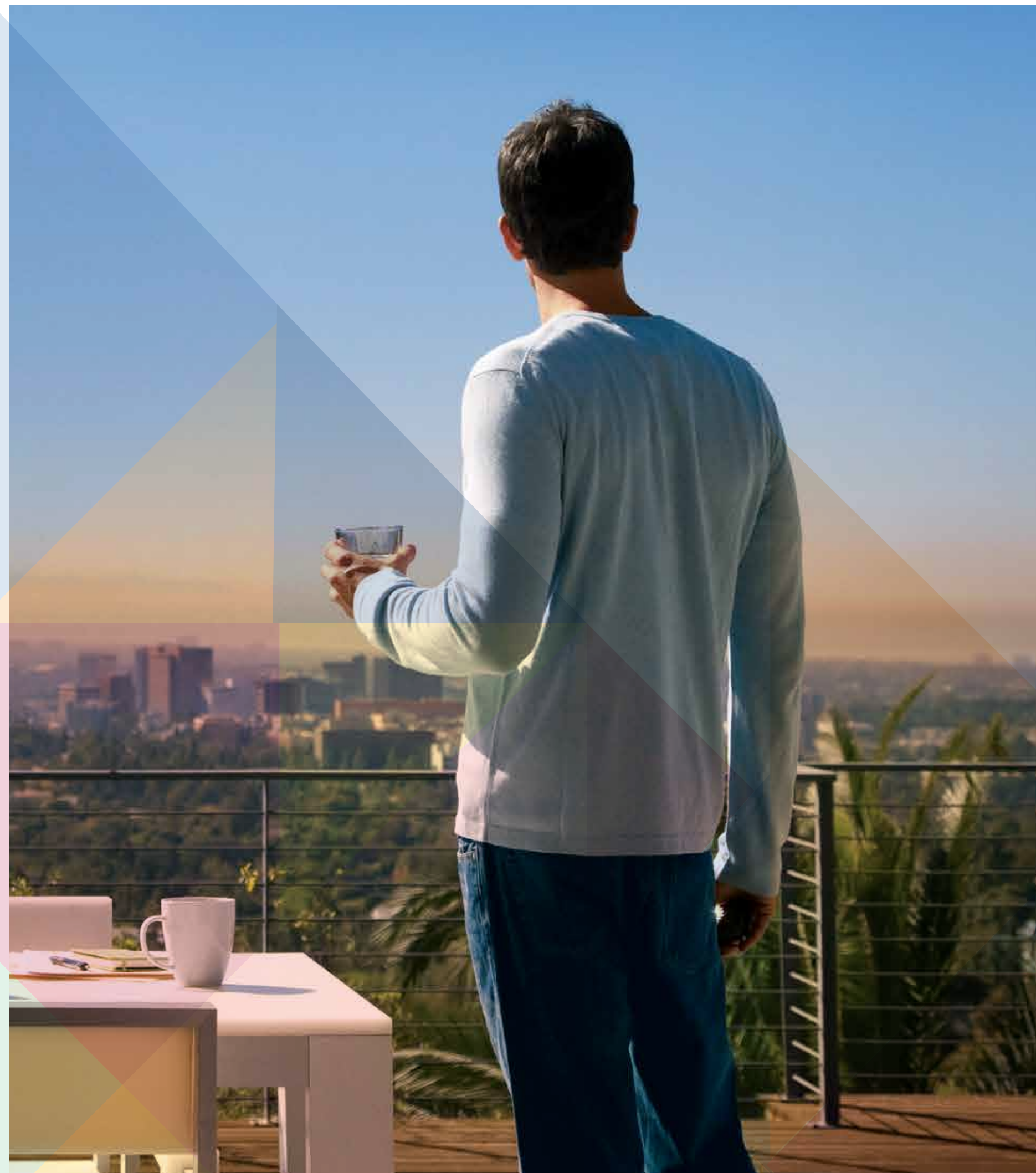
GODREJ NURTURE

MAMURDI, PUNE

BRAND GODREJ

Godrej Properties brings the Godrej Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 122-year legacy of excellence and trust with a commitment to cutting-edge design and technology.

In recent years, Godrej Properties has received over 200 awards and recognitions, including 'The Economic Times Best Real Estate Brand 2018', 'Builder of the Year' at the CNBC-Awaaz Real Estate Awards 2018, 'Real Estate Company of the Year' at the 8th Annual Construction Week India Awards 2018, India's Top Builders 2018 at the Construction World Architect and Builder (CWAB) AWARDS 2018 and the Golden Peacock National Quality Award – 2017 at the Institute Of Directors 27th World Congress on Business Excellence and Innovation.



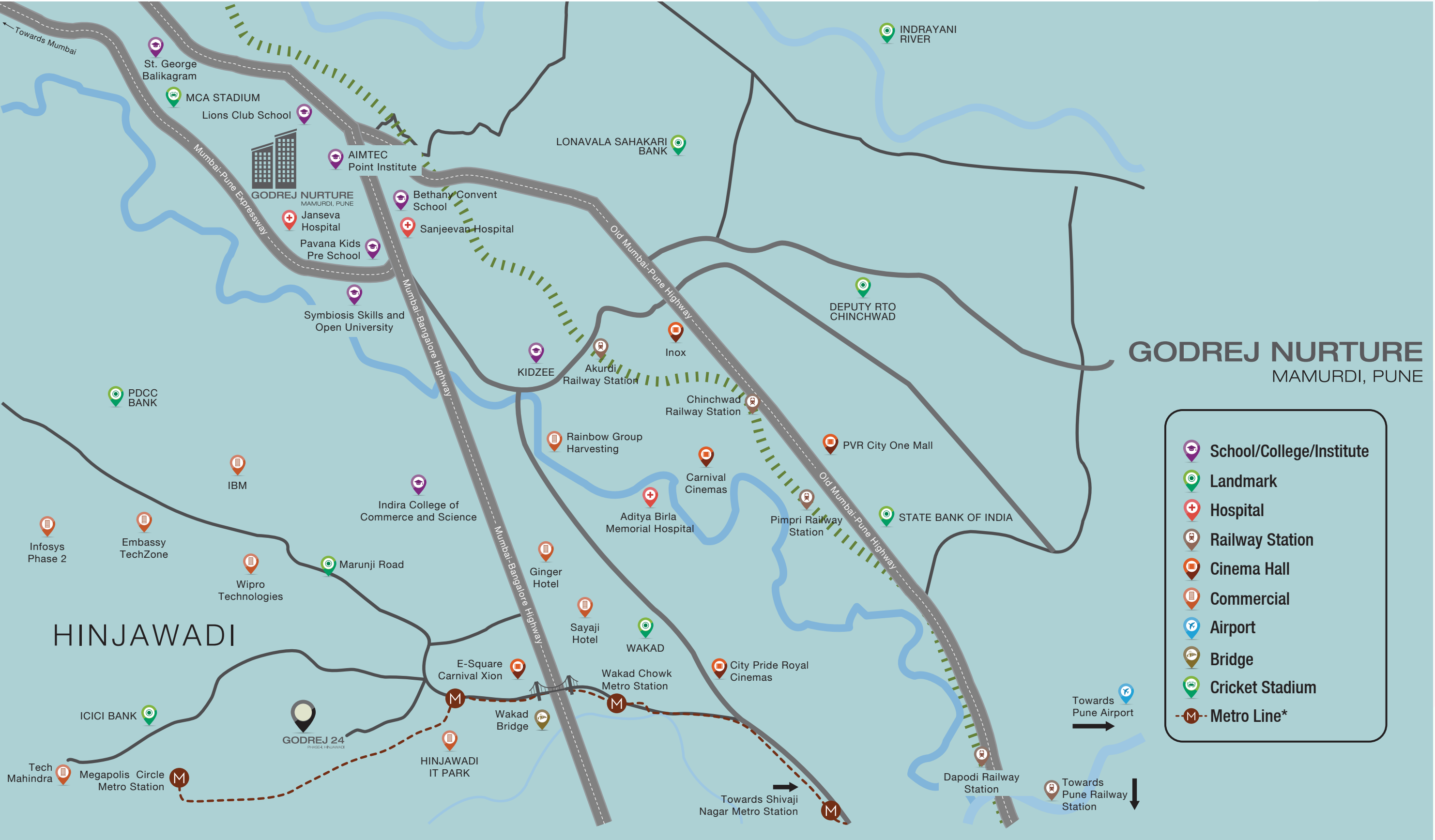
MAMURDI – A GREEN AND NATURALLY BEAUTIFUL LOCATION IN PUNE

Pune is known for its dynamism and for having reinvented itself time and again – from being an educational hub to transforming into an IT goldmine, and to further becoming a preferred residential hub.

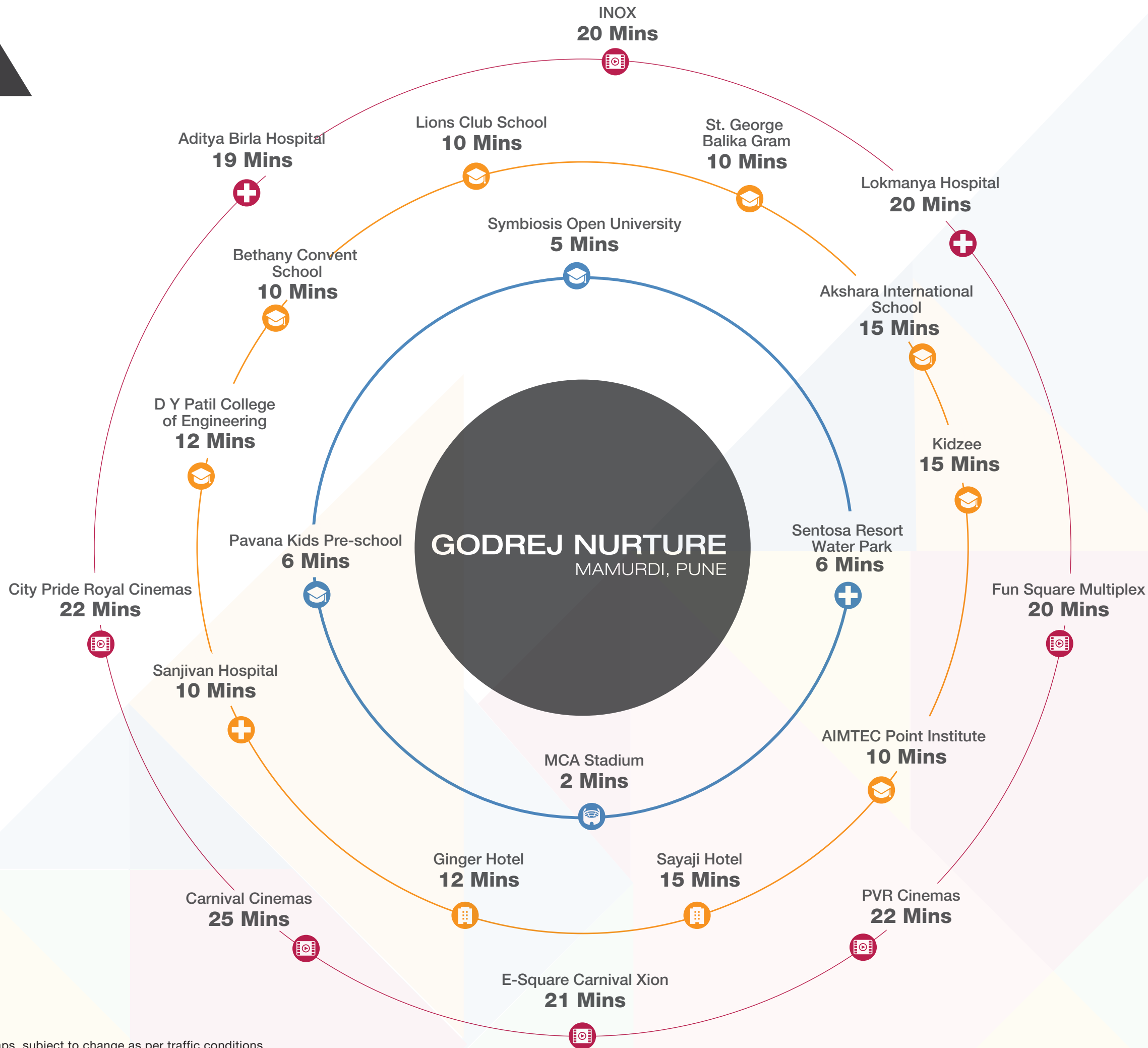
Strategically located in the outskirts of Pune, Mamurdi is the first town after the Mumbai-Pune Expressway. Situated in north-western Pune – surrounded with natural greens and ample fresh air, Mamurdi is well-connected to other parts of Pune such as Pimpri, Chinchwad, Chakan and Talegaon. Areas like Aundh, Wakad, Hinjawadi, Baner, Pimple Saudagar etc. are also easily accessible from the region. The development is nestled at the intersection of three major routes viz. Old NH-4 Highway, Katraj-Dehu Road and Mumbai-Pune Expressway.



LOCATION MAP



CONNECTIVITY



Approximate travel time as per Google maps, subject to change as per traffic conditions.

SOCIAL INFRASTRUCTURE

CONNECTIVITY



Mumbai-Pune Expressway.....	05 mins*
Akurdi Railway Station	05 mins*
Rainbow BRTS (Bus Station).....	08 mins*
Vadgaon Railway Station	30 mins*
Pimpri & Chinchwad Railway Station.....	30 mins*
Pune Airport	55 mins*
Pune Railway Station	55 mins*
Navi Mumbai International Airport	70 mins*

SCHOOL



S B Patil Public School.....	13 mins*
B K Birla Centre for Education	15 mins*
Podar International School	15 mins*
Akshara International School	15 mins*
Kendriya Vidyalaya	15 mins*

COLLEGE



Symbiosis Skills & Open University	05 mins*
Lotus Business School	10 mins*
Indira Institute of Management.....	10 mins*
D Y Patil College of Engineering	12 mins*
JSPM Institutes	12 mins*
PCCOE.....	15 mins*
Balaji Institutes	15 mins*

RETAIL



Vision One Mall	10 mins*
DMart	12 mins*
Croma.....	15 mins*
Star Bazaar	20 mins*

HOSPITAL



Ojas Multispecialty Hospital	12 mins*
Unique Multispecialty Hospital	12 mins*
Sparsh Hospital	15 mins*
Lokmanya Hospital	20 mins*
Aditya Birla Hospital	20 mins*

ENTERTAINMENT



INOX.....	20 mins*
Fun Square Multiplex	20 mins*
City Pride Royal Cinemas	20 mins*
E-Square Carnival Xion.....	21 mins*
PVR Cinemas	22 mins*
Carnival Cinemas.....	25 mins*

HOTEL



Sentosa Resort & Water Park	07 mins*
Ginger Hotel	10 mins*
Hotel Bluewater	12 mins*
Sayaji Hotel.....	12 mins*
The Orritel Hotel.....	17 mins*

SPORTS



MCA Stadium	2 mins*
Shree Samarth Cricket Academy, Gahunje	2 mins*
Pune FC Training Pitches.....	5 mins*

*Approximate travel time as per Google maps, subject to change as per traffic conditions.

**WELCOME TO THE PLACE
THAT CATER JOYS
OF YOUR LITTLE ONES**



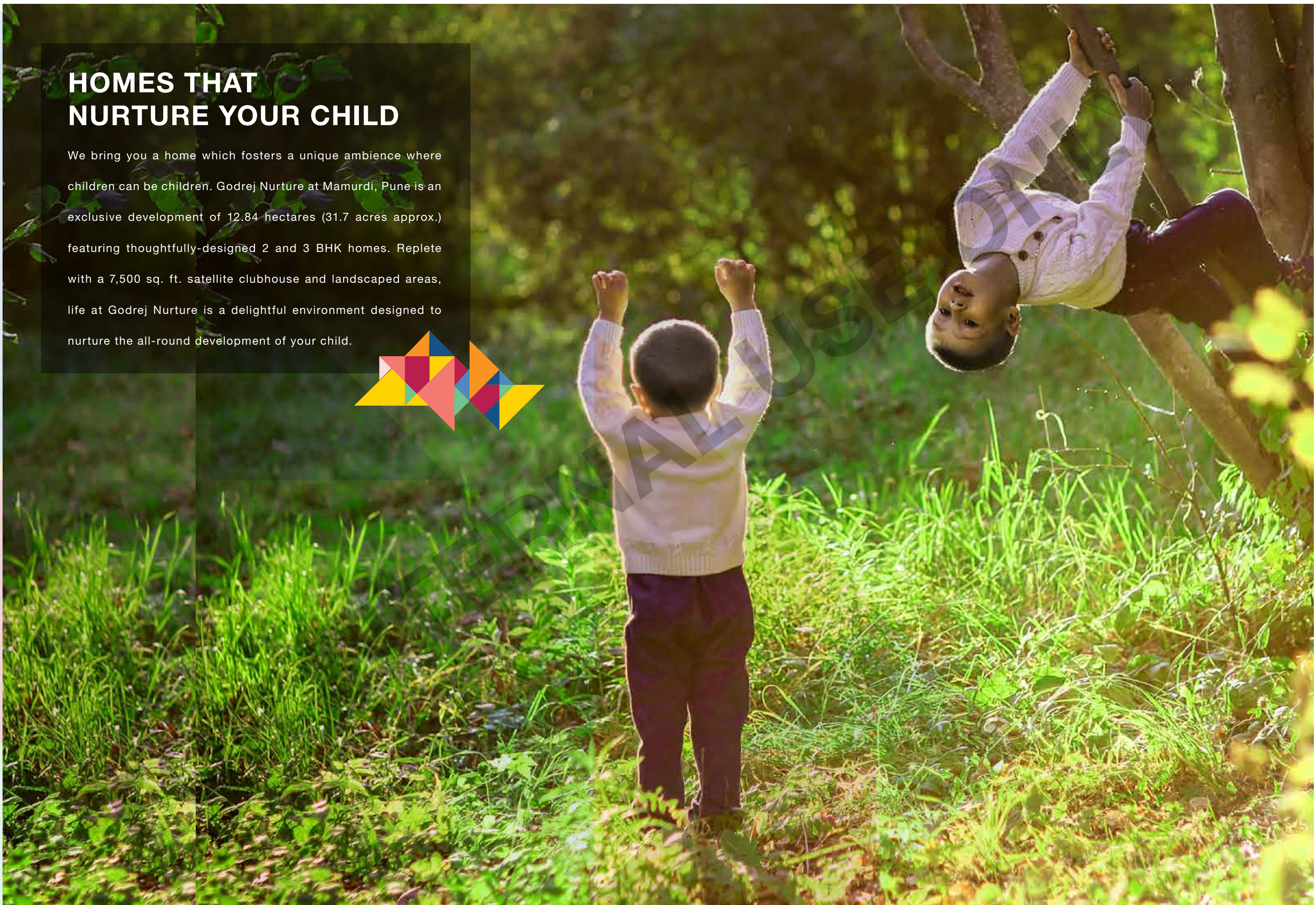


LAUNCHING AN STATE-OF-THE-ART SCHOOL WITHIN THE DEVELOPMENT PREMISES FOR GREATER ACCESSIBILITY

Godrej Nurture celebrates the little wonders of our lives – Children and has a state-of-the-art school within the project to look after all their curricular and co-curricular requirements.

HOMES THAT NURTURE YOUR CHILD

We bring you a home which fosters a unique ambience where children can be children. Godrej Nurture at Mamurdi, Pune is an exclusive development of 12.84 hectares (31.7 acres approx.) featuring thoughtfully-designed 2 and 3 BHK homes. Replete with a 7,500 sq. ft. satellite clubhouse and landscaped areas, life at Godrej Nurture is a delightful environment designed to nurture the all-round development of your child.



PRESENTING

GODREJ NURTURE

MAMURDI, PUNE

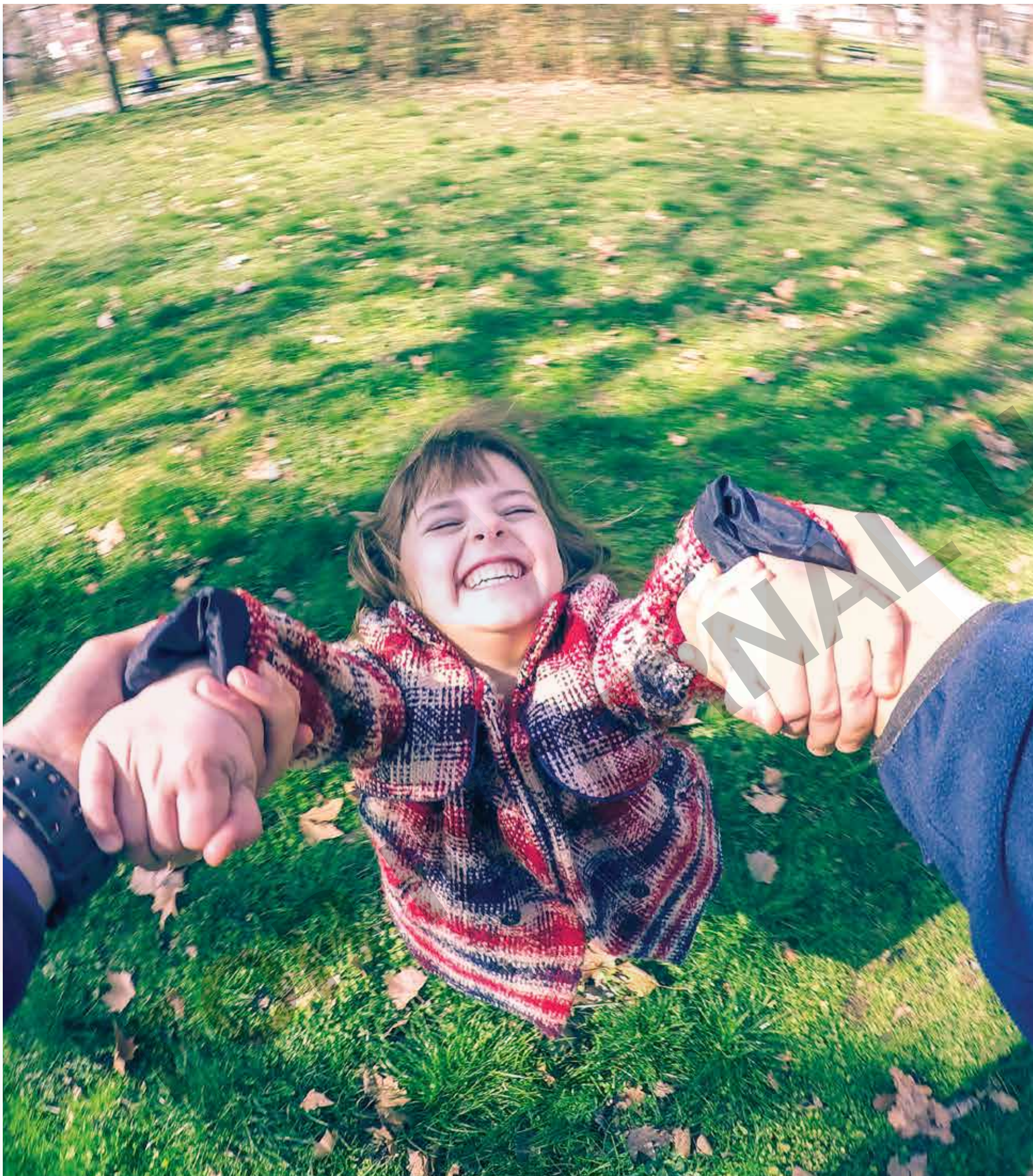


MASTER LAYOUT PLAN

Legend

- 01. Lap pool
- 02. Kid's pool
- 03. Sunken lounge
- 04. Palm court
- 05. Meadow promenade
- 06. Party lawn
- 07. Amphitheatre /
- 08. Spectator's Seating
- 09. Tennis court
- 10. Box cricket
- 11. Senior sanctuary
- 12. Kid's playground
- 13. Board walk





A CAREFULLY PLANNED DEVELOPMENT WITH AMENITIES FOR ALL

Godrej Nurture is a part of a 12.84 hectares premium development. Every amenity at the development is thoughtfully-designed and covers various aspects that one might need when living here. Starting with the state-of-the-art School, it aims to deliver quality education to your child right at your doorstep. Children can study within the development premises and this will help save a considerable amount of time while travelling. We also have various 'Sports Academies' which are headed by stalwarts of their respective fields. They will not only impart their knowledge but also ensure that sports become an integral part of children's lives.

The development also has convenience retail spaces for all your daily needs and wants and a 'Child Development Centre' which would look after the holistic development of a child by nurturing them in a cohesive environment.



STATE-OF-THE-ART SCHOOL



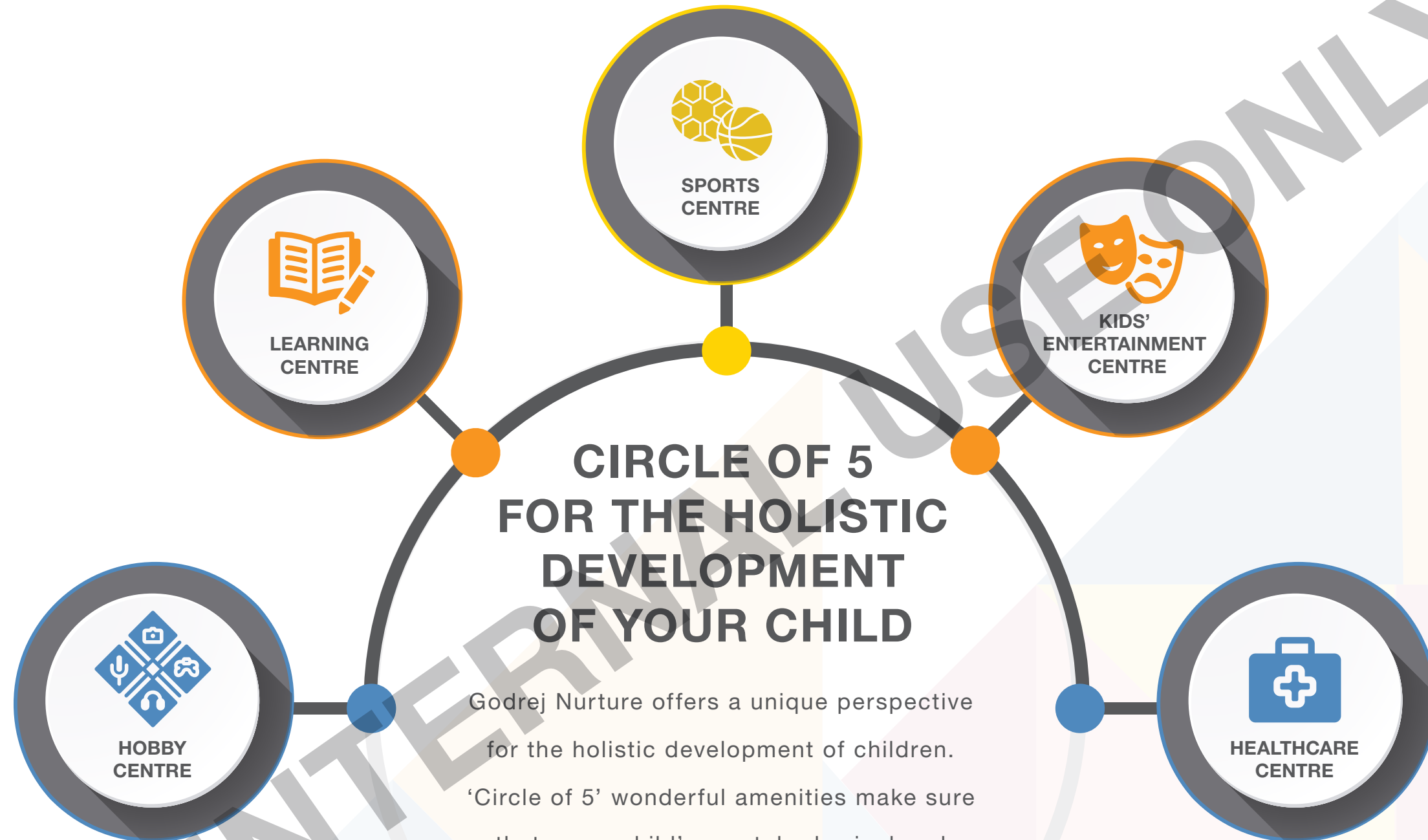
SPORTS ACADEMIES

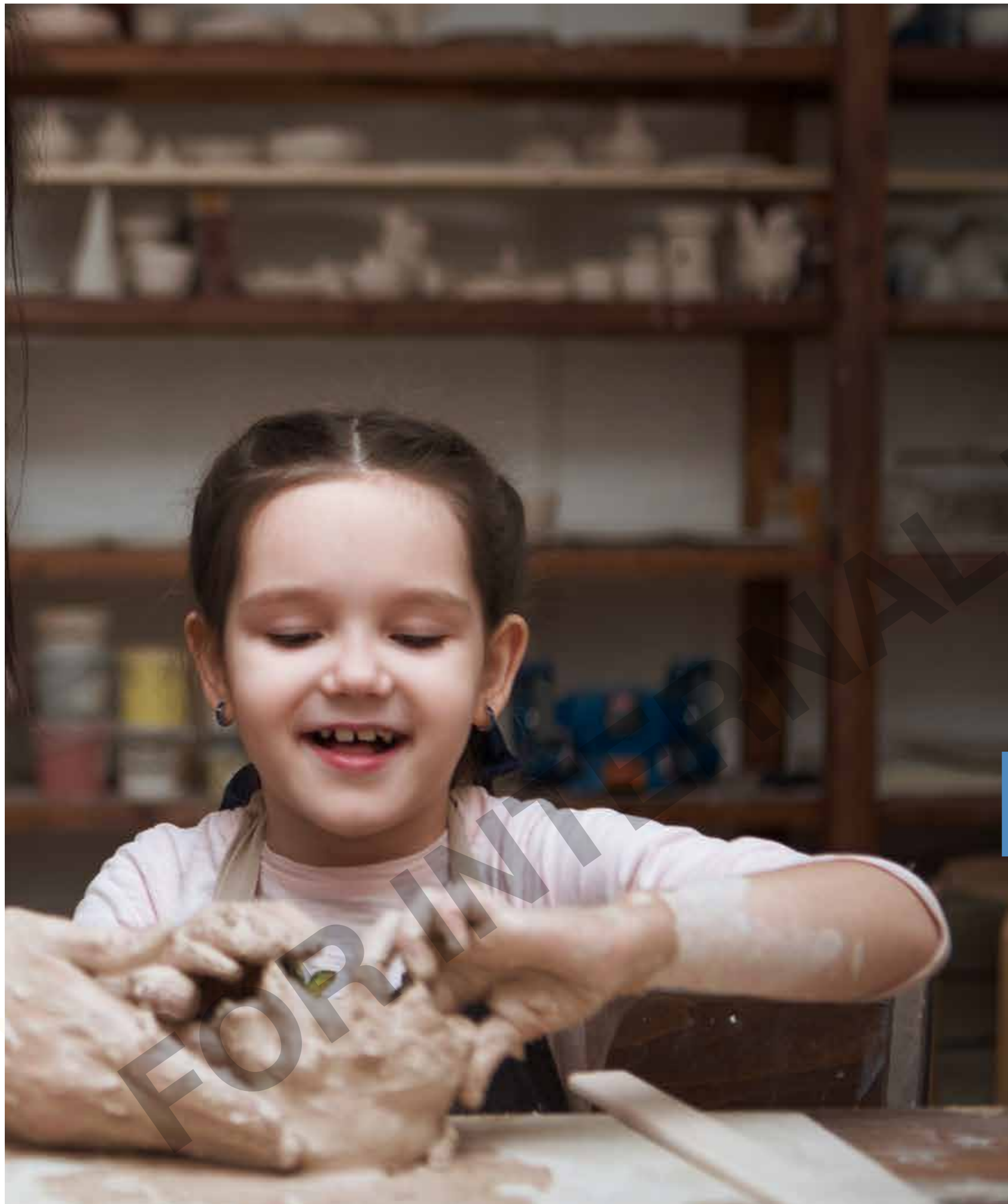


CONVENIENCE RETAIL SPACES



CHILDREN DEVELOPMENT CENTRE





RECREATIONAL ZONE

The hobby centre has been specially designed to inculcate the need to nurture hobbies in children from an early age.

- Dance Classes
- Martial Arts Training
- Taekwondo, kickboxing, cross-fit
- Art & Painting Classes
- Music Room & Professional Training
- Hobby Revival Zones (Pottery Classes, Puppet Making, Handicrafts, Kite Zones, Theatre, Live Cooking Classes, Photography)
- Tie-ups for Summer & Winter Camps



DANCE CLASSES



ART & PAINTING CLASSES



HOBBY REVIVAL ZONES
WITH POTTERY CLASSES



LEARNING ZONE

The learning centre takes care of your child's aptitude building by providing them with relevant material and life lessons.

- Personality Development Classes
- E-learning Classes
- Mathematic aptitude and Vedic maths classes
- Language classes
- Tuition blocks



E-LEARNING CLASSES



LANGUAGE CLASSES



MATHEMATIC APTITUDE AND
VEDIC MATHS CLASSES



SPORTS AND FITNESS ZONE

As the name suggests, this centre is dedicated to help children excel at their favourite sport and learn the nuances of sportsmanship.

- LED Multipurpose Court – Tennis, Volleyball, Basketball
- Sports Academies for Swimming
- Cricket practice pitch
- Outdoor play area
- Outdoor Yoga
- Hopscotch
- Barbeque zone
- Golf putting
- Kids' play area
- Rock climbing
- Digital Gym
- Functional training



GOLF PUTTING



ROCK CLIMBING



OUTDOOR PLAY AREA



FUN ZONE

The entertainment centre is where kids can have all the fun in the world. It has some of the best games where kids can spend hours competing with each other.

- 3D/4D Mini-theatre with Kids' Special Movie Screening
- Multipurpose/Party hall - Energy Harvesting Dance Floor - The Dancer
- Interactive Pool Table/Digital snooker
- Digital Play - 3D Video Games
- Video Game Parlour



INTERACTIVE POOL TABLE



DIGITAL PLAY - 3D VIDEO GAMES



VIDEO GAME PARLOUR



HEALTH ZONE

The health of your child is of utmost importance and the healthcare centre ensures that your child is always near the required medical assistance.

- Child Nutritionist & Pediatrician
- 24*7 Pharmacy
- Digital day care – nursery rhyme learning, monitoring system apps for parents, RFID tags for all kids, 24 hour surveillance, child-care assist

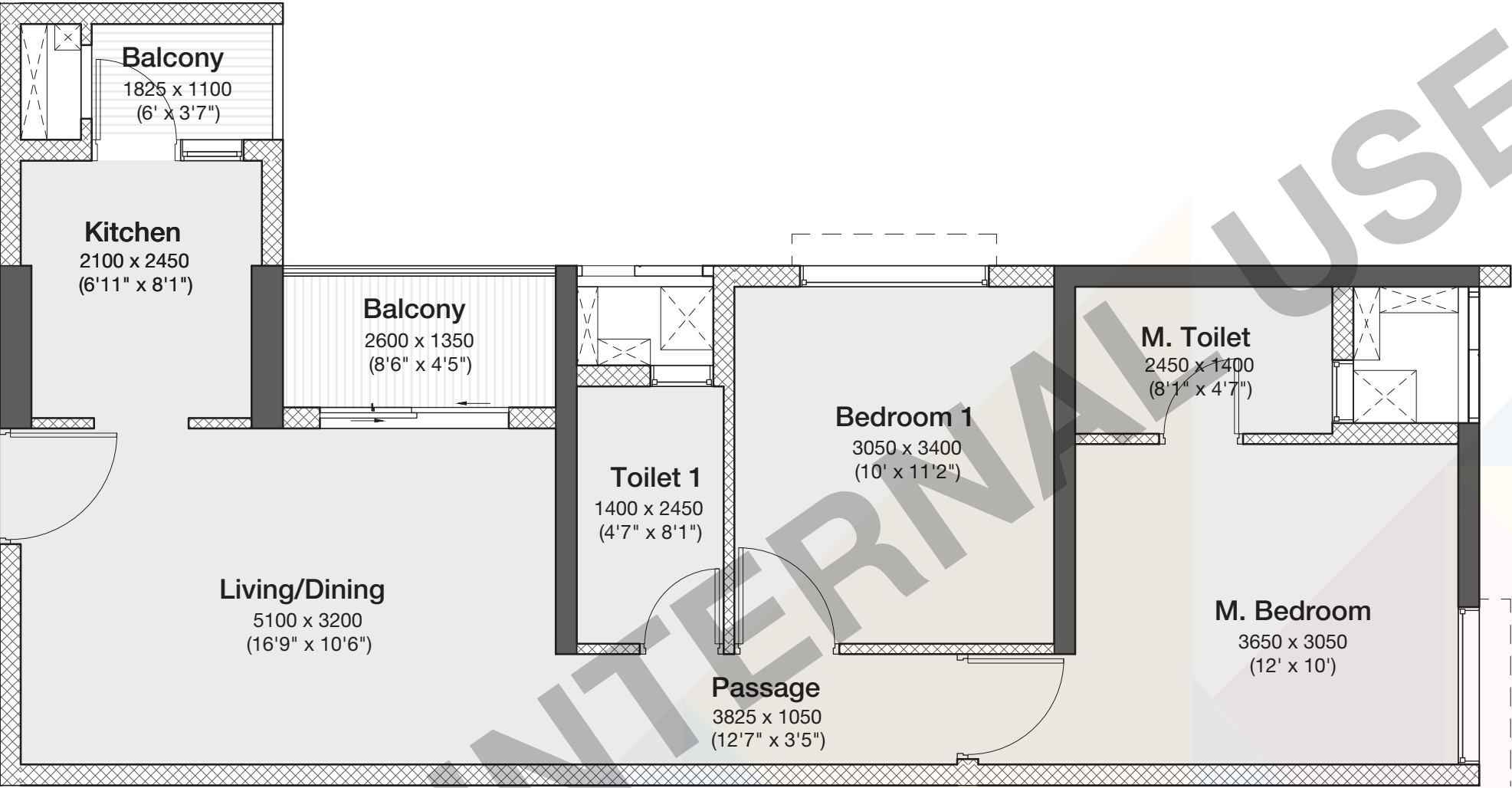


CHILD NUTRITIONIST & PEDIATRICIAN



UNIT PLANS

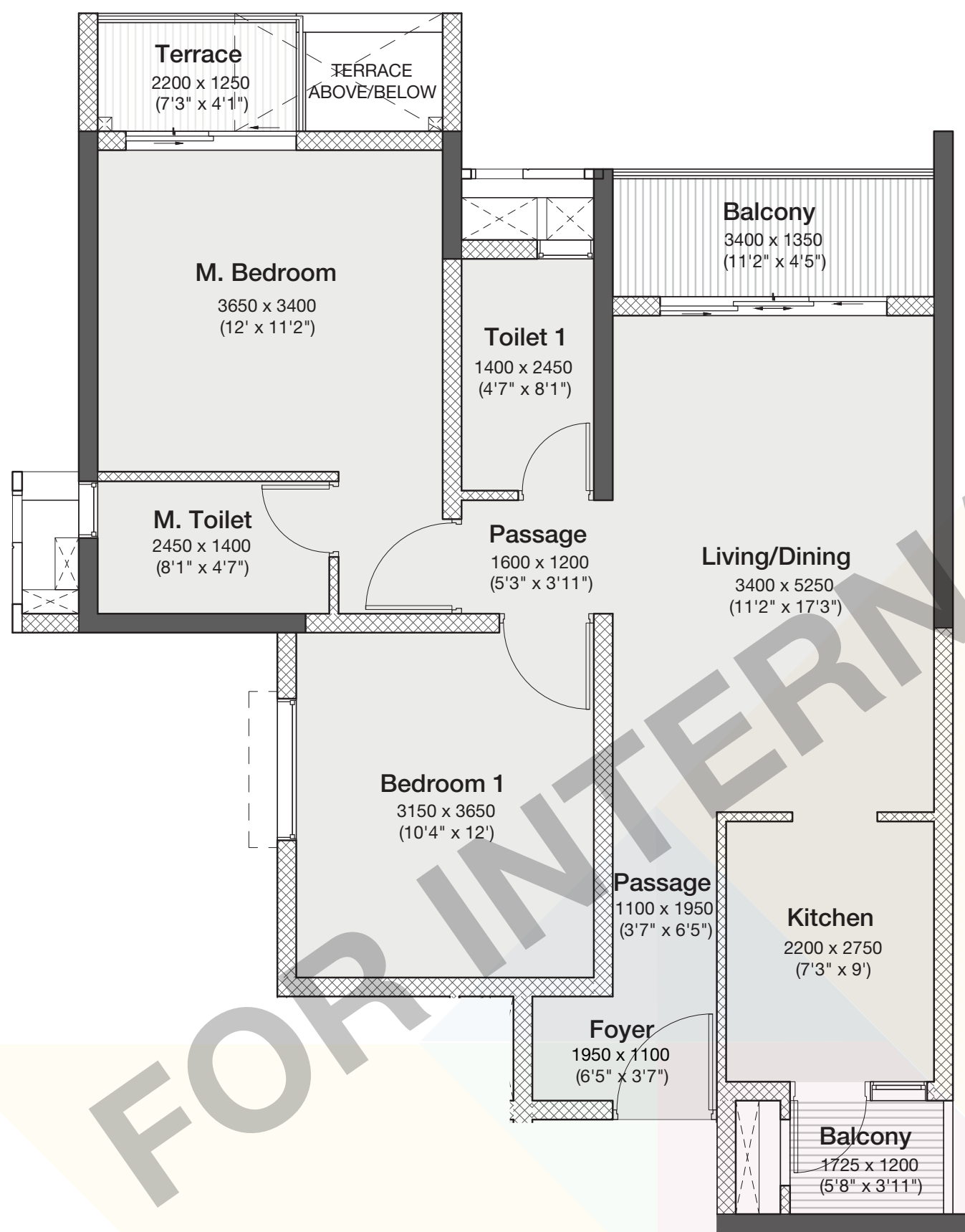
BUILDING: TOWER 1, UNIT TYPE : 2 BHK-R



AREAS AS PER RERA				
Flat No.	RERA Carpet Area (m ²)	Exclusive Area (m ²)	Total Area (m ²)	Total Area (sqft)
2BHK-R1	53.61	11.29	64.90	698.58

NOTES: Not to scale | All dimensions are in mm. | 1 sq. m. = 10.764 sq. ft. | 1 m. = 3.281 ft.

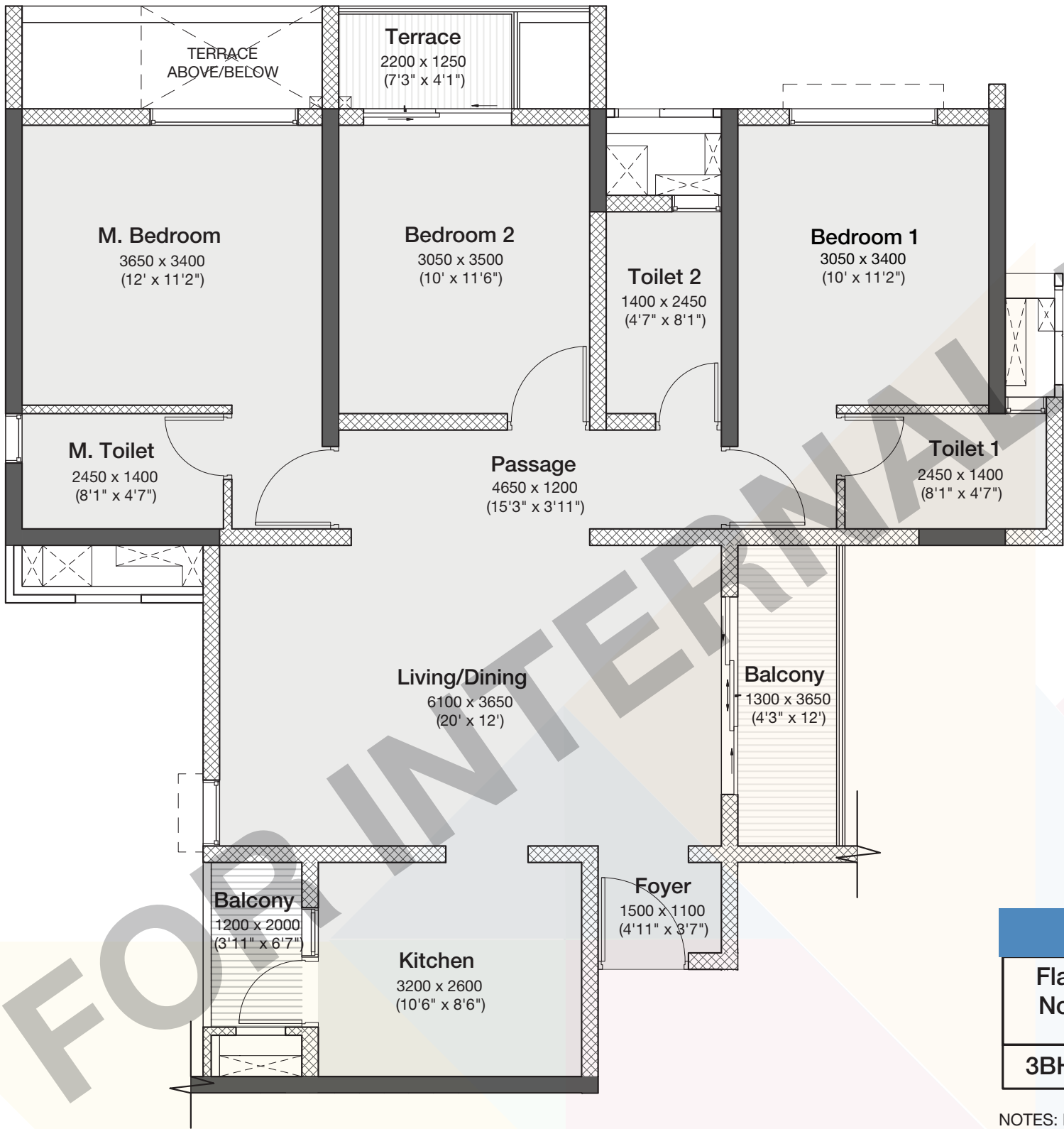
BUILDING: TOWER 1, UNIT TYPE : 2 BHK-L (EVEN FLOORS)



AREAS AS PER RERA				
Flat No.	RERA Carpet Area (m ²)	Exclusive Area (m ²)	Total Area (m ²)	Total Area (sqft)
2BHK-L	68.02	8.61	76.63	824.84

NOTES: Not to scale | All dimensions are in mm. | 1 sq. m. = 10.764 sq. ft. | 1 m. = 3.281 ft.

BUILDING: TOWER 1 UNIT TYPE : 3 BHK (EVEN FLOORS)



AREAS AS PER RERA				
Flat No.	RERA Carpet Area (m ²)	Exclusive Area (m ²)	Total Area (m ²)	Total Area (sqft)
3BHK	91.01	11.93	102.94	1108.05

NOTES: Not to scale | All dimensions are in mm. | 1 sq. m. = 10.764 sq. ft. | 1 m. = 3.281 ft.

CONFIGURATION

CLP PLAN FOR ALL MARKETS		
TYPE (SQ.FT.)	Garden (Lakh)	Non Garden (Lakh)
2 BHK (695-711)	₹62	₹57
2 BHK L (824-831)	₹73	₹67
3 BHK (1108)	₹97	₹89

CLP PAYMENT PLANS

Milestone	%Due
On Booking	5%
Registration within 30 days (7% + 30000 SDR)	
Within 45 days from booking	5.00%
Within 75 days from booking	10.00%
Completion of excavation	10.00%
Completion of Plinth	10.00%
Completion of 1st slab	10.00%
On Completion of Superstructure	20.00%
On Completion of Walls and Internal Plaster	3.00%
Completion of Flooring, doors & windows	2.00%
Finishing of staircases, lift wells, lobbies	3.00%

Completion of Sanitary fitting	2.00%
Terraces with water proofing	2.50%
External plumbing, external plaster, elevations	3.00%
On Completion of Lifts	4.00%
2 water pumps, electrical fittings, electro-mechanical & environment requirements, entrance lobby/s plinth protection	2.50%
Paving of areas appertain & other conditions	2.50%
On notice of possession	5%
Total	100%



The Project is registered as “Godrej Nurture” with MahaRERA Registration No. P52100020686, available at website: <http://maharera.mahaonline.gov.in>.

Site Address: Godrej Nurture, Opp. Symbiosis Open University, Next to MCA Stadium, Mamurdi, Pune - 412 101.



The sale is subject to the terms of application form and agreement to sale. The images included are artist's impression indicating the anticipated appearance of ongoing development. The information is presented as general information and no warranty is expressly or impliedly given that the completed development will comply in any degree with such artist's impression or anticipated appearance. Recipients are advised to apprise themselves of the necessary and relevant information of the project(s)/offer(s) prior to making any purchase decisions. The Developer hereby declares that it has availed construction finance and line of credit facility (“Facility”) from HDFC Limited (“Lender”) and has secured the Facility by mortgaging the Project Land in favour of the Lender. The Lender will provide No Objection Certificate for the sale of a unit on the execution of the mortgage deed, as and when required. The official website of the company is www.godrejproperties.com. Please do not rely on the information provided on any other website.