



ICONIQUE

B A V D H A N

DESIGNER EAST-WEST 2 BHK_s

IN THE PAGES TO FOLLOW...

Envy is Inevitable

Internationally styled to invite envy

These internationally inspired 2 BHKs create a lasting impression that's felt the moment your guests step in. The seamless view of an open living & kitchen fills them with awe. Fewer walls and better movement of light & air makes your home feel brighter, with a sense of openness. So much, that it might fill your guests with envy.



Image is for representation purpose only.

Living the east-west lifestyle

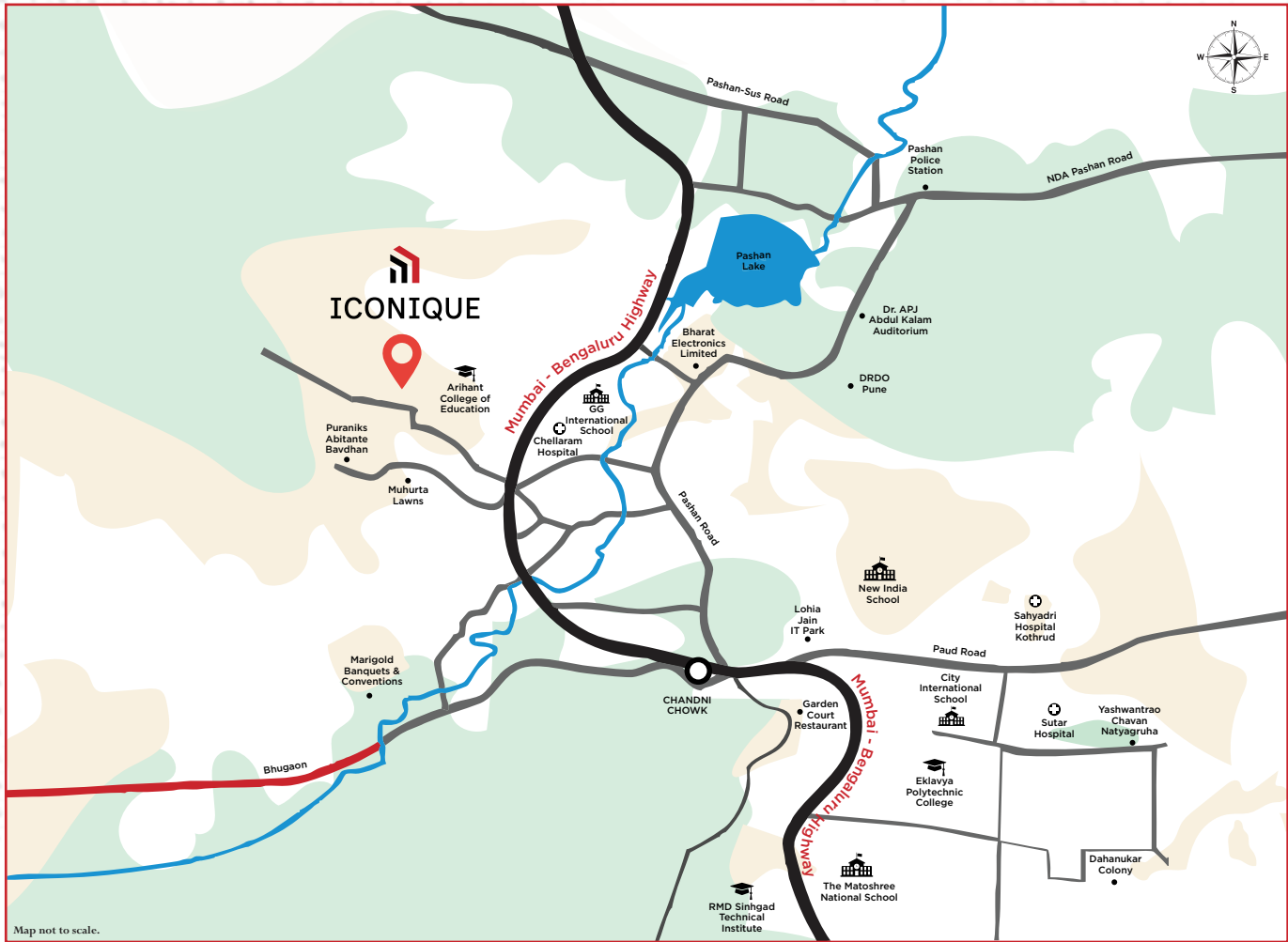
A home should feel welcoming the moment you step in, and reassuring every time you return. That's exactly how these homes feel. With only 84 residences, the low-density layout offers the quiet comfort of space and privacy. Vastu-compliant, east-west facing homes invite gentle breezes and natural airflow, filling everyday life with light, ease and balance.



Artistic Impression

Never choose between cityscapes and serenity again

Tucked away in Bavdhan, Iconique brings together the calm of nature and the ease of city connectivity. Quick access to the Mumbai-Bengaluru Highway makes commuting across the city and beyond seamless, while upcoming infrastructure developments add to the location’s long-term value.



Educational Institutes

- New India School – 1 min.
- Shree Chaitanya School – 2 min.
- Ryan International School, Bavdhan – 5 min.
- Suryadatta College – 5 min.
- Little Millennium School – 5 min.
- Sanjay Ghodawat IIT & Medical College – 7 min.

Healthcare

- Chellaram Hospital – 2 min.
- Asian Speciality Hospital – 5 min.
- Apple Speciality Hospital – 5 min.
- Sahyadri Hospital – 7 min.
- Krishna Hospital – 10 min.
- Mai Mangeshkar Hospital – 10 min.

Connectivity

- Mumbai–Bengaluru Highway – 1 min.
- Lohia Jain IT Park – 5 min.
- Kothrud – 7 min.
- Baner – 10 min.
- Hinjawadi – 20 min.

Entertainment

- Oxford Golf Course – 3 min.
- Balewadi High Street – 10 min.
- City Pride – 15 min.
- Phoenix Mall of the Millennium – 15 min.
- Pavillion Mall – 20 min.
- Westend Mall – 20 min.

Made to turn moments into memories

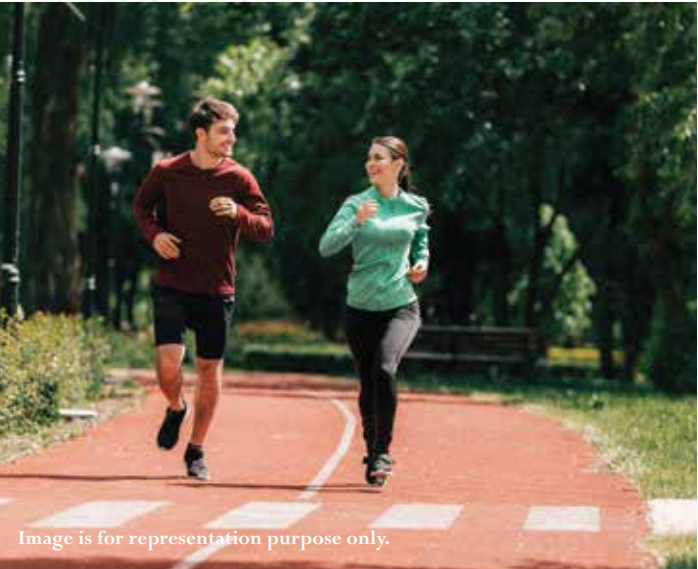
The amenities here act as natural extensions of daily life. Spread across the ground and rooftop levels, each space offers moments to slow down, stay active or simply rejuvenate. Moments that make memories forever.

Ground-level amenities:

- Landscaped Garden
- Temple
- Children’s Play Zone
- Senior Citizen Area
- Pathway

Rooftop amenities:

- Jogging Track
- Rooftop Garden
- Gym
- Cafeteria
- Gazebo



Thoughtfully planned...



...with premium internal finishes



Spacious 2 BHKs
Carpet: 670 - 725 sq. ft.

Internal finishes

Details that draw attention

STRUCTURE

- Earthquake resistant RCC frame structure.
- Excellent elevation.
- AAC block partition walls finished with internal Gypsum plaster/POP plaster.
- External double coat sand face plaster.

DOORS

- Main entrance doors with both side laminates.
- All internal flush doors with laminated door finish on both sides and cylindrical door locks.
- Laminated plywood frames for all internal doors.
- Granite door frames for toilets.

FLOORING

- Vitrified tiles of 600 x 1200 mm for the entire flat with matching skirting.
- 600 x 600 mm entrance/common lobby & passage
- Designer anti-skid ceramic tiles for terrace.
- Checkered tiles/tremix concrete in parking area.

KITCHEN

- Granite platform with stainless steel sink.
- Glazed tiles dado up to full height.
- Provision for branded water purifier.
- Provision for exhaust fan.

TOILETS

- CP fittings of Jaquar or equivalent.
- Sanitary ware of Jaquar or equivalent make.
- Concealed plumbing with hot/cold mixer with shower arrangement.
- Wash basin.

ELECTRICALS

- Polycab concealed copper electrical wiring with Legrand switches or equivalent make.
- Electrical provision for AC point in master bedroom.
- TV point in living room and master bed.

PAINTS

- Premium quality Asian paint oil bound distemper inside each apartment.
- Apex paint for external surfaces.

LIFT

- Automatic lifts from one of the best brands.

WINDOWS

- Powder coated / anodized aluminum sliding windows with safety grills and mosquito nets.
- Granite frame for all windows.



Artistic Impression



RERA Registration Number:
PM1260002502195
<https://maharera.maharashtra.gov.in/>



Corporate Address: Sanskruti Group, Diamond House, 5th Floor, NDA-Pashan Road, Bavdhan Kh, Pune - 411021
Site Address: Survey. no. 279/4, Village:-Bavdhan (BK), Taluka - Haveli, District - Pune.



Website QR

93700 31047

sales@sanskrutihomes.co.in

Disclaimer: The amenities, specifications, facilities, surrounding infrastructure, stock images and features shown and/or mentioned and the image renders, used herein are purely indicative and for creative representational purposes and may differ from the actuals. Photographs of interiors, surroundings or locations are digitally enhanced & not all photos may have been shot at the site.