

MAHA-RERA Application

General Information

Information TypeOther Than Individual

Organization

NameKOLTE-PATIL I-VEN TOWNSHIPS (PUNE) LIMITED

Organization TypeCompany

Description For Other Type OrganizationNA

Do you have any Past Experience ?Yes

Address Details

Block NumberSURVEY NO 74Building NameMARUNJI

Street NameMARUNJI-HINJEWADI-KARSAI ROADLocalityTALUKA MULSHI

Land markMARUNJI GAVTHANStateMaharashtra

DivisionPuneDistrictPune

TalukaMulshiVillageHinjavadi (CT)

Pin Code411057

Organization Contact Details

Office Number02066778800

Website URL

Past Experience Details

Sr.No.	Project Name	Type of Project	Others	Land Area(In Sq mtrs)	Address	CTS Number	Number of Buildings/Plot	Number of Apartments	Original Proposed Date of Completion	Actual Date of Completion
1	Life Republic Sector R2 Phase I	Residential	NA	42116.81	Marunji Hinjewadi Pune	74P, 110P, 107P, 114P	120	120	2013-12-31	2013-12-10
2	Life Republic	Residential	NA	33676.96	Marunji Hinjewadi	112P, 113P,	5	660	2015-12-31	2016-12-03

Sr.No.	Project Name	Type of Project	Others	Land Area(In Sq mtrs)	Address	CTS Number	Number of Buildings/Plot	Number of Apartments	Original Proposed Date of Completion	Actual Date of Completion
	Sector R4				Pune	115P, 117, 118, 120P				

Member Information

Member Name	Designation	Photo
MAHESH SALUJA	Authorized Signatory	View Photo

Project

Project Name	Life Republic Sector R1 - 1st Avenue	Project Status	On-Going Project
Proposed Date of Completion	31/12/2026	Revised Proposed Date of Completion	31/12/2026
Litigations related to the project ?	Yes	Project Type	Residential
Are there any Co-Promoters (as defined by MahaRERA Order) in the project ?	No		
Plot Bearing No / CTS no / Survey Number/Final Plot no.	74 PART, 113 PART, 114 PART	Boundaries East	24 MTR WIDE TOWNSHIP INTERNAL ROAD
Boundaries West	TOWNSHIP BOUNDARY S NO 74 PART S NO 115 PART	Boundaries North	18 MTR WIDE TOWNSHIP INTERNAL ROAD
Boundaries South	12 MTR WIDE TOWNSHIP INTERNAL ROAD	State	Maharashtra
Division	Pune	District	Pune
Taluka	Mulshi	Village	Marunji
Pin Code	411057	Area(In sqmts)	43543.41
Total Building Count	9		
Sanctioned Buildings Count	9	Proposed But Not Sanctioned Buildings Count	0
Aggregate area(In sqmts) of recreational open space	4384.12		

FSI Details

Built-up-Area as per Proposed FSI (In sqmts) (Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI)	0	Built-up-Area as per Approved FSI (In sqmts)	115132.93
TotalFSI	115132.93		

Project Details

Name	Proposed	Booked	WorkDone(In %)
Number of Garages (In Numbers)	NA	NA	0
Covered Parking (In Numbers)	1057	0	0

Development Work

Common areas And Facilities, Amenities	Available	Percent	Details
Internal Roads & Footpaths :	YES	0	Work yet to be started
Water Supply :	YES	0	Work yet to be started
Sewerage (Chamber, Lines, Septic Tank , STP) :	YES	0	Work yet to be started
Storm Water Drains :	YES	0	Work yet to be started
Landscaping & Tree Planting :	YES	0	Work yet to be started
Street Lighting :	YES	0	Work yet to be started
Water Conservation, Rain water Harvesting :	YES	0	Work yet to be started
Energy management :	YES	0	Work yet to be started
Fire Protection And Fire Safety Requirements :	YES	0	Work yet to be started
Electrical Meter Room, Sub-Station, Receiving Station :	YES	0	Work yet to be started
Aggregate area of recreational Open Space :	YES	0	Work yet to be started
Open Parking :	YES	0	Work yet to be started
Community Buildings :	YES	0	Work yet to be started
Treatment And Disposal Of Sewage And Sullage Water :	YES	0	Work yet to be started
Solid Waste Management And Disposal :	YES	0	Work yet to be started

Building Details

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking																																																																								
1	Life Republic Sector R1 - 1st Avenue	A	0	1	0	22	1	20	34																																																																								
	<table><tr><th>Sr.No.</th><th>Apartment Type</th><th colspan="2">Carpet Area (in Sqmts)</th><th colspan="2">Number of Apartment</th><th colspan="2">Number of Booked Apartment</th></tr><tr><td>1</td><td>2 BHK</td><td colspan="2">58.64</td><td colspan="2">22</td><td colspan="2">11</td></tr><tr><td>2</td><td>2 BHK</td><td colspan="2">57.45</td><td colspan="2">22</td><td colspan="2">5</td></tr><tr><td>3</td><td>2 BHK</td><td colspan="2">58.07</td><td colspan="2">22</td><td colspan="2">2</td></tr><tr><td>4</td><td>2 BHK</td><td colspan="2">56.88</td><td colspan="2">22</td><td colspan="2">5</td></tr><tr><td>5</td><td>3 BHK</td><td colspan="2">80.06</td><td colspan="2">22</td><td colspan="2">4</td></tr><tr><td>6</td><td>3 BHK</td><td colspan="2">76.37</td><td colspan="2">22</td><td colspan="2">5</td></tr><tr><td>7</td><td>3 BHK</td><td colspan="2">77.64</td><td colspan="2">22</td><td colspan="2">9</td></tr><tr><td>8</td><td>3 BHK</td><td colspan="2">81.32</td><td colspan="2">22</td><td colspan="2">7</td></tr></table>									Sr.No.	Apartment Type	Carpet Area (in Sqmts)		Number of Apartment		Number of Booked Apartment		1	2 BHK	58.64		22		11		2	2 BHK	57.45		22		5		3	2 BHK	58.07		22		2		4	2 BHK	56.88		22		5		5	3 BHK	80.06		22		4		6	3 BHK	76.37		22		5		7	3 BHK	77.64		22		9		8	3 BHK	81.32		22		7	
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1	Excavation	100
2	X number of Basement(s) and Plinth	25
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
2	Life Republic Sector R1 - 1st Avenue	B	0	1	0	22	1	20	34

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	57.58	44	0
2	2 BHK	57.19	44	0
3	3 BHK	76.37	44	0
4	3 BHK	77.61	44	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0

10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0
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Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
3	Life Republic Sector R1 - 1st Avenue	C	0	1	0	22	1	20	34

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	57.58	44	0
2	2 BHK	57.19	44	0
3	3 BHK	76.37	44	0
4	3 BHK	77.61	44	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
4	Life Republic Sector R1 - 1st Avenue	D	0	1	0	22	1	20	34

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	58.64	22	0

2	2 BHK	57.45	22	0
3	2 BHK	58.07	22	0
4	2 BHK	56.88	22	0
5	3 BHK	80.06	22	0
6	3 BHK	76.37	22	0
7	3 BHK	81.32	22	0
8	3 BHK	77.64	22	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
5	Life Republic Sector R1 - 1st Avenue	E	0	1	0	22	1	20	27

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	55.84	44	0
2	2 BHK	57.44	44	0
3	2 BHK	56.47	44	0
4	2 BHK	58.07	44	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0

3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
6	Life Republic Sector R1 - 1st Avenue	F	0	1	0	22	1	21	27

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	55.92	88	0
2	2 BHK	56.43	44	0
3	2 BHK	56.58	44	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
7	Life Republic Sector R1 - 1st Avenue	G	0	1	0	22	1	21	27

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	2 BHK	55.92	88	34
2	2 BHK	56.43	44	8
3	2 BHK	56.58	44	28

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	100
2	X number of Basement(s) and Plinth	25
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
8	Life Republic Sector R1 - 1st Avenue	Parking 1	0	1	0	1	0	0	47

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	Parking Building	0	0	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0

4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Sr.No.	Project Name	Name	Number of Basement's	Number of Plinth	Number of Podium's	Number of Slab of Super Structure	Number of Stilts	Number of Open Parking	Number of Closed Parking
9	Life Republic Sector R1 - 1st Avenue	Parking 2	0	1	0	4	0	0	793

Sr.No.	Apartment Type	Carpet Area (in Sqmts)	Number of Apartment	Number of Booked Apartment
1	Parking Building	0	0	0

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	0
2	X number of Basement(s) and Plinth	0
3	X number of Podiums	0
4	Stilt Floor	0
5	X number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
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Professional Name	MahaRERA Certificate No.	Professional Type
SPACE DESIGNERS' SYNDICATE	NA	Architect
JW Consultants LLP	NA	Structural Engineer

Litigations Details

Project Name	Court Name	Case Number	Case Type	Preventive/Injunction/Interim Order is Passed?	Petition Name	Year	Present Status	Documents
Life Republic Sector R1 - 1st Avenue	CJJD	SPL CS No 265/2013	Civil	No	Suit	2013	Pending for Issues	NA
Life Republic Sector R1 - 1st Avenue	CJJD	SPL CS No 281/2012	Civil	No	Suit	2012	Pending for Argument	NA
Life Republic Sector R1 - 1st Avenue	CJJD	RCS No 1487/2005	Civil	No	Suit	2005	Pending for Written Statement	NA
Life Republic Sector R1 - 1st Avenue	CJSD	SPL CS 2255/2009	Civil	No	Suit	2009	Pending for order on Exh Five	NA
Life Republic Sector R1 - 1st Avenue	CJSD	SPL CS 575/2015	Civil	No	Suit	2015	Awaiting summons	NA
Life Republic Sector R1 - 1st Avenue	Supreme Court	SLP CC No 9467/2017	Civil	No	Suit	2017	Pending for filing of counter affidavit by respondents	NA

Uploaded Documents

Document Name	Uploaded Document
Copy of Layout Approval (in case of layout)	View
Proforma of the allotment letter and agreement for sale	View
Commencement Certificates	View
Building Plan Approval (IOD)	View
Copy of the legal title report	View
Details of encumbrances	View
Declaration in FORM B	View

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