



# SAPPHIRE TOWERS

---

A Premium Lifestyle Awaits



# EXPERIENCE A BETTER LIFE WITH AAKAR HOMES.



At Aakar Realties, we build homes that deliver comfort, security, and convenience. We have a customer-centric approach from start to finish, providing homes that come with a promise of satisfaction. Our focus is always to provide our customers with the best homes at the best pricing.

Express your life to the fullest with your own beautiful home. A home that brings the premium feel of a Baner residence to Chovisawadi. A home that gives you security, freedom, and lasting friendships. A home that offers an advantageous location and thoughtful architecture. Welcome to a home you will be proud to call 'my humble abode.'



# YOUR HUMBLE ABODE.

Sapphire Towers is a combination of reliable architecture, thoughtfully designed layout, convenient location, and a price that's just right. It's a home that uplifts the quality of life and makes the journey a comfortable and pleasant experience.



# COMFORT IS PRIMARY.

Sapphire Towers offer the benefit of an advantageous location and a practical neighbourhood. Located at Chovisawadi, the centre of Pune and PCMC, it is close to the education hub as well as the industrial. The society has its own grocery store, serving its residents, and making daily grocery shopping a hassle-free experience. Proximity to the school saves transportation costs and a significant amount of time. Living at the centre also means you can save time traveling to work and spend more time with your family.



# SPACE TO LIVE YOUR MOMENTS.

Our PASSAGE FREE HOMES are thoughtfully planned to give you good space to spend your days, design your desired home, and make memories you cherish forever. The architecture is contemporary and is designed around the needs of family life.



## घर तर कुठेही मिळेल... पण सफायर टॉवर्स मध्येच का?

- योग्य आणि वाजवी दर
- कोणतीही खोटी आश्वासने नाहीत
- जे देणार तेच बोलणार

- पुणे आणि पिंपरी चिंचवड च्या अगदी मधोमध
- दळणवळणासाठी सर्व सुखसोई
- शाळा, कॉलेज, शॉपिंग मॉल, मंडई, देऊळ सगळं
- काही अगदी जवळच

- तुमच्या सोयासाठीचा टॅक्स भरण्यासाठी आम्ही तुम्हाला सर्व प्रकारची माहिती देऊ
- इतकंच काय, पाणीपट्टी, घरपट्टी कशी, कुठे भरायची याची सर्व माहिती आम्हीच देणार
- भाडेकरू मिळवून देण्यासाठी मदत
- पोस्ट - सेल्स सर्व्हिस

किंमत

सोपेपणा



Care

सुयोग्य  
रचना



3B  
Bulk Buying Benefits



5 Years  
Building Structure Warranty

- जास्तीजास्त वापरण्यायोग्य जागा
- घरातील सर्व सदस्यांचा विचार करून केलेला प्लॅन
- वास्तूशास्त्रा प्रमाणे आरेखन

- ह्या सोसायटीच्या सर्व सदस्यांना लागणाऱ्या समान गोष्टी एकत्र विकत घेऊया
- उदा. ट्युब लाईट, पंखे, दिवे, ज्यामुळे तुमच्या सगळ्यांना स्वस्त किंमतीत मिळेल उत्तम वस्तू आहे का नाही बल्क बाईंग बेनिफिट

- आपल्या बिल्डिंग स्ट्रक्चरची 5 वर्षांची वॉरंटी

## Project Layout







# 1 BHK

- A** Living Room
- B** Kitchen
- C** Dry Terrace
- D** WC
- E** Bedroom
- F** Washroom
- G** Terrace



# 2 BHK

- A** Living Room
- B** Kitchen
- C** Dry Terrace
- D** Master Bedroom
- E** Attached Washroom
- F** Bedroom
- G** Washroom
- H** Terrace

## Project Highlights

Amenities designed around your life. Live a wholesome life with facilities that serve all age groups, and make the daily experience delightful.



- Radcliffe CBSE School
- Convenient stores for daily needs
- Dry terrace for every kitchen
- Children's play area
- Senior citizen sit-out
- Landscape garden
- Party lawn
- Vastu compliant
- Entrance lobby
- CCTV cameras in common area for enhanced security
- Fire fighting system
- Within PCMC limit



All images are artistic representations only.



# Detailed Specifications



## STRUCTURE

RCC framed structure  
Earthquake resistant

## TILES

Dado tiles in washroom &  
above kitchen platform

## FLOORING

Vitrified tiles in bedrooms, living  
room & kitchen  
Anti-skid floor tiles in washroom,  
toilet & terrace

## PAINT

Internal OBD paint  
Quality external paint

## KITCHEN

Granite platform with stainless steel sink  
Provision for water purifier  
Glazed tiles above the platform  
Sufficient electrical points as per electrical  
layout

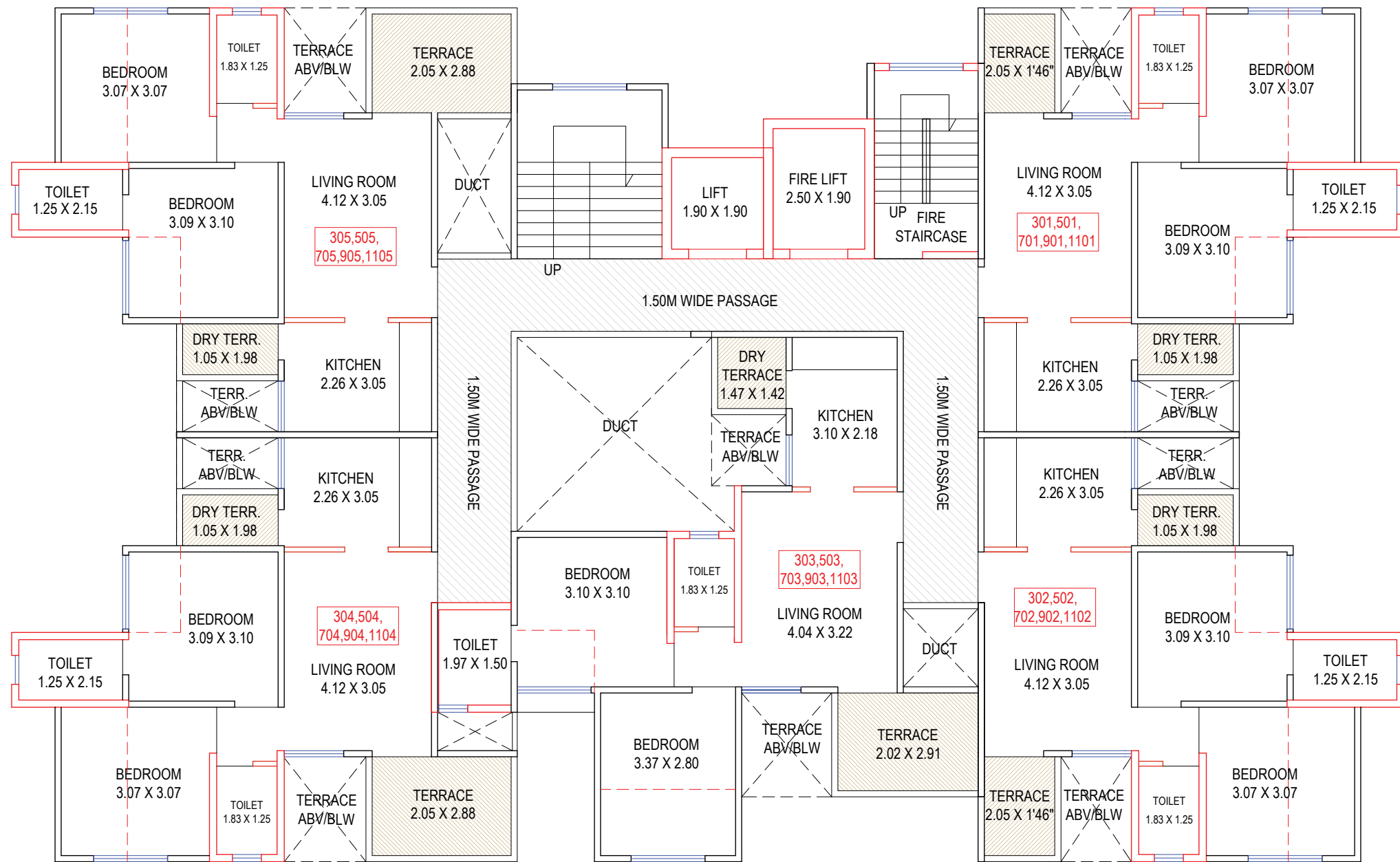
## BEDROOM

Both side laminated flush doors  
AC provision in master bedroom  
Sufficient electrical points as per electrical  
layout

## TERRACE

MS railing with anti-skid flooring





## B BLDG - 3RD,5TH,7TH,9TH & 11TH FLOOR PLAN

FLAT NO.	CARPET AREA (IN SQ. M)	ENCL. BALCONY	TERRACE	TOTAL
301,501,701,901,1101	41.77	6.29	5.08	53.14
302,502,702,902,1102	41.77	6.29	5.08	53.14
303,503,703,903,1103	42.04	6.10	7.97	56.11
304,504,704,904,1104	41.74	6.29	7.98	56.01
305,505,705,905,1105	41.74	6.29	7.98	56.01





# Location Map and Key Distances

- Convenient daily needs stores 0.0 KM
- Radcliffe CBSE school 0.0 KM
- BRTS stop 1.0 KM
- Hospital 1.0 KM
- ATM 1.0 KM
- Fuel station 1.0 KM
- RKL Galaxy International school 2.5 KM



Map not to Scale

## Corporate Office

LG Level, Behind Renault Showroom,  
Thermax Chowk, Chinchwad,  
PCMC-411019

## Site Office

S. R. No. 40, Opposite Radcliffe School,  
Chovisawadi, Vishrantwadi-Alandi Road,  
Charholi, PCMC.

[www.aakarrealties.com](http://www.aakarrealties.com) • [sales@aaakarrealties.com](mailto:sales@aaakarrealties.com)

Call: 9922 8888 95

Disclaimer: The contents/pictures/images/renderings/maps are purely indicative in nature and are artist's conception and not actual depiction of the buildings/landscapes etc. and shall not be considered as our offer/promise/commitment of any nature in respect to the project. The common areas that have been shown in any form whatsoever are for the entire building or phase of the project and that the entire building will be developed in a phase-wise manner, over a period of time and will be completed and handed over after all phases are completed and we have no objection for the same. You are requested to contact our sales team to understand the current details regarding the project and only after a thorough understanding of the same, make a decision to book the apartment/s in the project.

A Project By



[maharera.mahaonline.gov.in](http://maharera.mahaonline.gov.in)  
MAHARERA NO. P52100027242