





DISCREET. PRIVATE. LIMITED.

Money talks. Wealth whispers. And luxury keeps very, very quiet.

Amidst the hushed whispers of softly rustling satins, let us open the curtains on our newest creation – the Kshitij 27. While our first tower broke the mould on luxury and elegance, our new offering redefines the mould itself.

For a select few, the exquisitely crafted life of quiet splendour beckons.

Welcome to **Kshitij 27**.



REDEFINE YOUR SOCIAL NETWORTH

WELCOME TO **KSHITIJ 27**





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ABOUT KSHITIJ

Luxury has always inhabited the minds of home buyers as the ultimate lifestyle statement. Kshitij redefines this statement with an evolved experience that goes beyond exhibitionism. It welcomes home the achievers, the doers and men & women of passion, who like to keep it simple. **Kshitij 27** is a residential edifice that is designed for a limited coterie of like-minded individuals. With just 27 bespoke residences designed in 'one-apartment-a-floor' format, be introduced to discreet luxury.

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COME HOME TO ELEVATED LIVING.
BESPOKE 3 BHKS WITH PRIVATE ELEVATORS.

WELCOME TO **KSHITIJ 27**





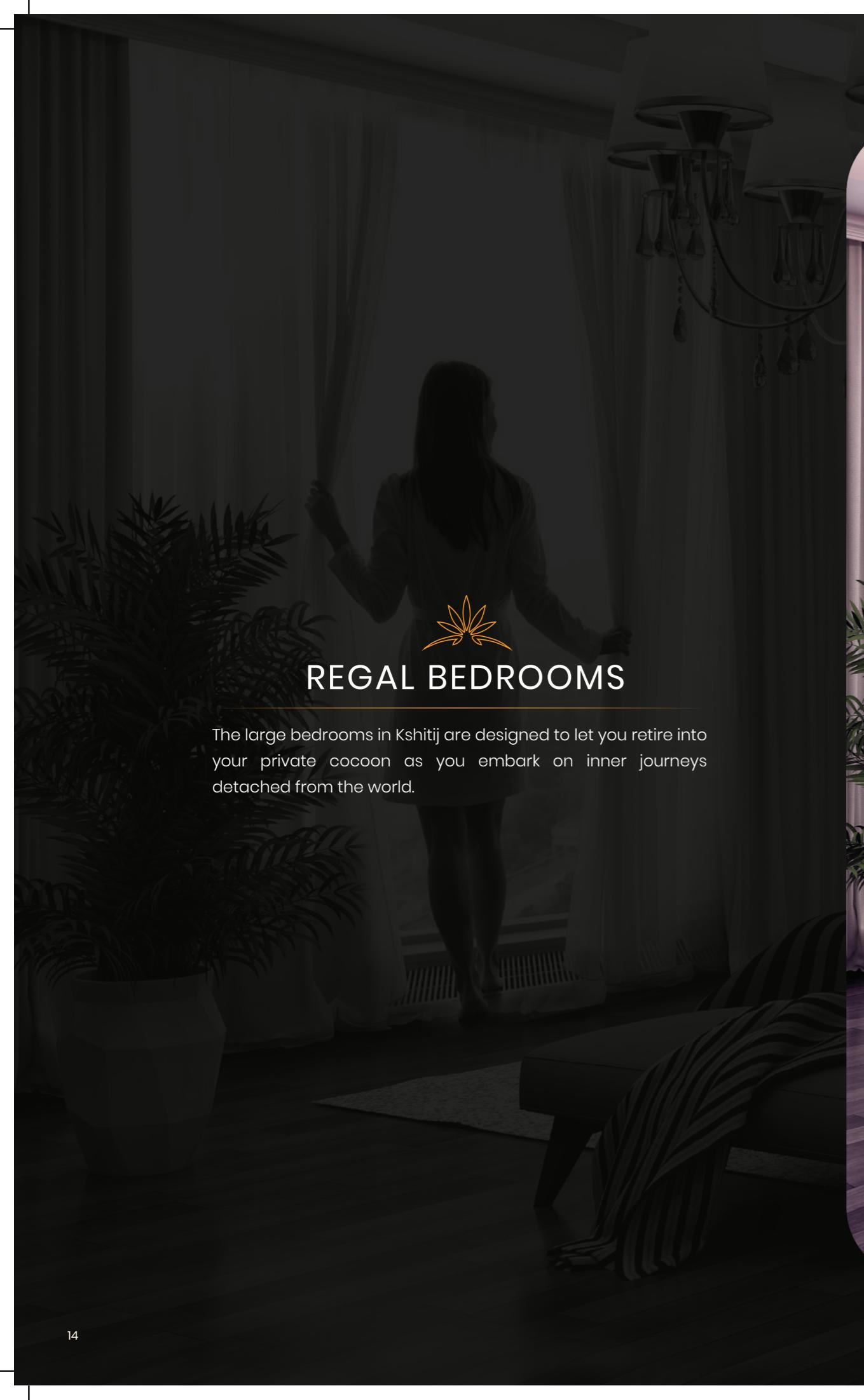
THE CORNER OFFICE HAS
FINALLY FOUND A HOME TO MATCH
WELCOME TO **KSHITIJ 27**





LIVING ROOM

Block the world outside and celebrate your living space with large living areas at Kshitij. All flats come well ventilated with a west open layout overlooking the Arabian sea.



REGAL BEDROOMS

The large bedrooms in Kshitij are designed to let you retire into your private cocoon as you embark on inner journeys detached from the world.





BATHROOMS

Kshitij boasts of opulent wash spaces where every corner spells elegance. Wide bathrooms with premium international sanitary ware and bath fitments provide a rejuvenating space as you wash away the troubles of the outer world. Because luxury is always a step ahead of the ordinary.



THE KITCHEN

Say hello to the aroma of good times as you find functionality at every step.



CATCH THE SHOW OF THE STARS EACH NIGHT





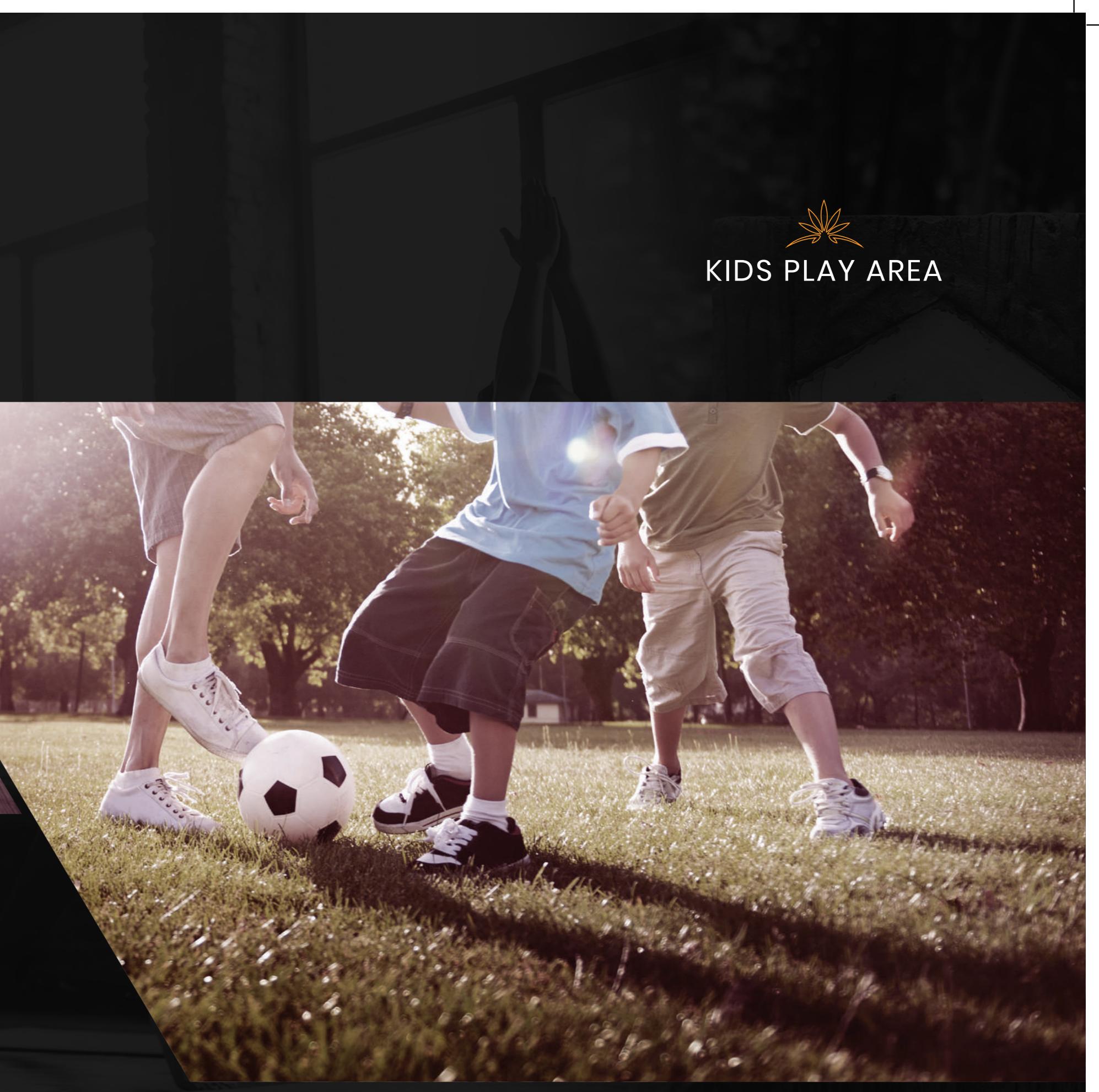
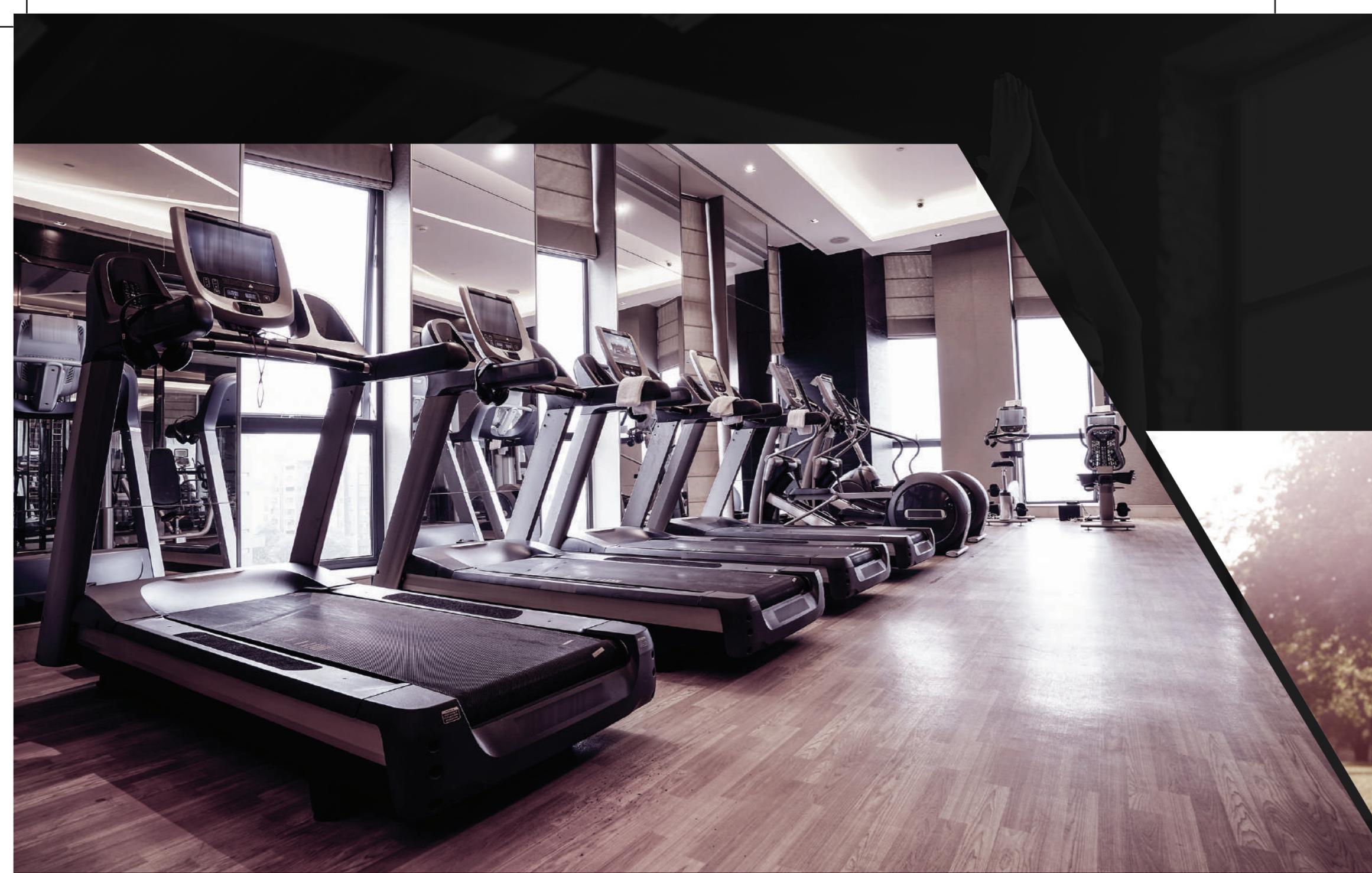
ROOFTOP LOUNGE

Step into the uplifting atmosphere of the sky garden and lounge as you soak in the canvas of the Arabian sea. Enjoy some private moments amidst nature and embrace fresh air in peace. Some luxuries are meant to be experienced very simply.

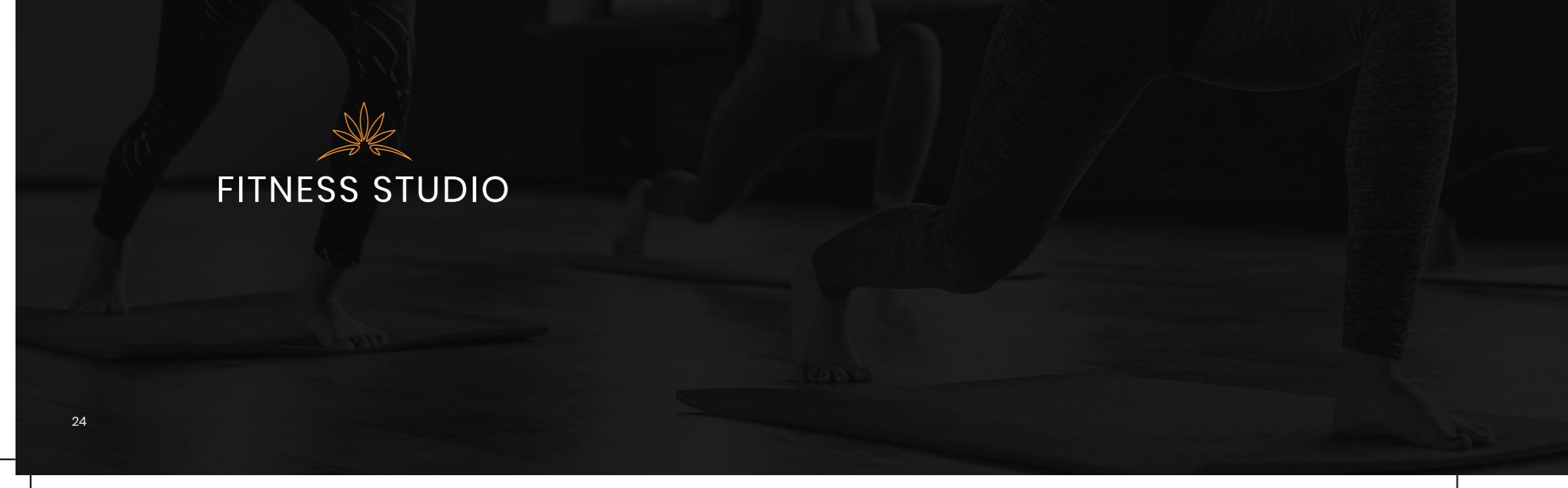


3 LEVEL BASEMENT
CAR PARKING





KIDS PLAY AREA



FITNESS STUDIO




STILT PLAN

- 1. Entry
- 2. Multi-sport Zone
- 3. Children's Play Area
- 4. Senior Citizen Sit-out
- 5. Cycle Track
- 6. Sky Garden
- 7. Drop-off Porch
- 8. Yoga Zone
- 9. Joggers Track
- 10. Temple
- 11. Exit



PROJECT HIGHLIGHTS

PROJECT FEATURES

- Freehold, Non-tenanted property
- Only 1 apartment per floor
- Ultra-spacious 3 BHK residences
- Exclusive private elevator & entrance foyer for each flat
- Advanced 5-tier integrated security system
- Sky garden at a height of 300 feet
- Well-designed double height entrance lobby
- Well planned ample car parking
- Energy efficient, motion sensor aided lighting in designated common areas
- Power backup for elevators and common areas
- Noise-free high speed elevators including stretcher elevator
- Advanced rainwater harvesting system
- Separate sanitation facilities for house helps at mid-landing level
- Sanitation facilities and restrooms for drivers
- Separate service elevators
- Special entrance ramp

THE APARTMENT

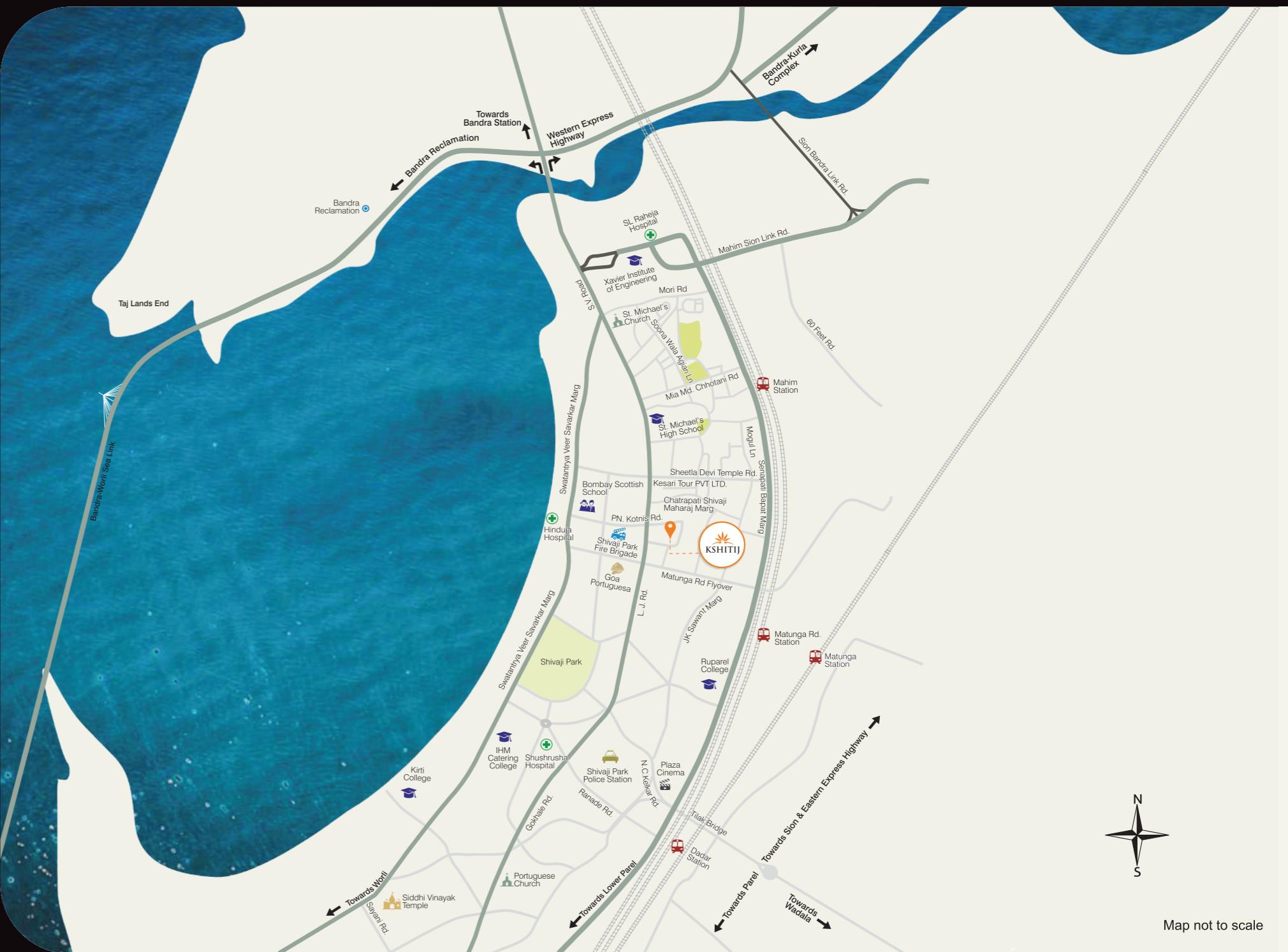
- Spacious living rooms with separate entrance foyer
- Grand 10 feet floor-to-ceiling height after false ceiling
- Sprawling sun decks with breathtaking views
- Elegant veneer finished doors
- Grand kitchen designed for optimal functionality and storage
- Granite platform
- Ample electrical points for all appliances
- Anti-skid flooring in all bathrooms
- Designer tiles dado up to 7 feet height in bathrooms
- Premium international sanitaryware and bath fittings
- Hot & cold water mixer in fittings
- Naturally ventilated bathrooms complemented with exhaust fan

SAFETY & SECURITY

- Private elevator with biometric entry for every apartment
- Video door phones with 24-hour CCTV surveillance system in common areas including parking and entrance lobby
- RFID enabled entry/exits for residents' vehicles with bollard/turnstiles for effective security
- Sophisticated fire detection and sprinkler system in designated common areas and parking lots
- 2-hour fire resistant electrical fittings
- Seismic-resistant structure



LOCATION MAP



Map not to scale



TRIDHAATU®

OUR BRAND ESSENCE



ABOUT TRIDHAATU

At Tridhaatu, it is our constant endeavour to create neighbourhoods that inspire quality living. We believe that beyond brick and mortar, a house is made with the priceless virtues of happiness and contentment. The strongest foundation a building can have is the harmony it shares with the community, nature and its elements. Which is why, we bring in thoughtful innovations in everything we do, right from technologically advanced processes to those small intricate details. We believe in seamlessly blending our values at every step.

With a team of dedicated professionals at every level, we never just create a building but nurture a framework for unshakable positive energy. Our projects have garnered appreciation from our customers and respect from our competitors. This is only just the beginning and all our future projects would resonate and further strengthen our values for quality living.

TRANSPARENCY

- Hassle-free buying with online access to records of payments, receipts and important documents like flat drawings, plumbing/electrical details, etc.
- Proactive communication on all construction activities

QUALITY

- A total of 58 checks conducted prior to possession
- Burma Teak door frames with Matte Melamine polish
- Aluminium powder coated windows
- Rust-free powder coated aluminium sliding grills
- Premium branded fittings & fixtures
- Fire-proof wiring

DESIGN

- Maximum utilization of area through better design
- Spacious homes
- Beautiful elevations
- Minimalistic column and beam intrusion

THINKING GREEN

- Effective rainwater harvesting is done in most of our buildings.
- Rehabilitation/replanting of trees at construction sites wherever possible.
- Borewells are provided as a back-up source of water.

INNOVATIONS

- Aranya, one of our luxury projects is the first residential project to host a private butterfly park
- First ever bird rehabilitation program in collaboration with expert naturalists and bio-diverse habitats
- The Tridhaatu Plus program offers a host of utilities and services to make your life easier even after possession

BUILDING NEIGHBOURHOODS

- Three initiatives created specifically towards building communities
- Protsahan to support young Indian sportspersons and sports in general
- Sanskruti to promote Indian Culture, Arts and Music by supporting various music and cultural events
- Sanrakshan to conserve our environment and support green initiatives



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<https://maharera.mahaonline.gov.in>



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Disclaimer:

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