



Come alive with
NATUREMENTS



NEW WAKAD

“Nature is the art of God”

Dante Alighieri



Representative Image

UNFOLD THE BEAUTY

Nature is magic. It inspires. It excites. It heals. It motivates. It amazes. It takes your breath away. It triggers nostalgia. It ignites ideas.

However, our time amidst nature is limited to vacations and short trips. We rely on weekend getaways for our dose of natural beauty.

Here is your chance to make it a lifetime companion. Enjoy its company every moment, every day, for a lifetime.



NATUREMENTS: A WELL-CURATED WAY OF LIFE

Now is the time to set yourself free from the concrete jungle. Now is the time to embrace luxury of another kind. Step into an extraordinary yet unique world of Westview Reserve. A rare orchestra of a modern lifestyle embedded in a natural setting. Here, you get the best of both worlds as the nature-inspired features and modern amenities are in perfect sync. Furthermore, the thoughtful planning and precision in construction make Westview Reserve the perfect home. So, own your slice of wonder, right in Pune.

**k westview
reserve**

NEW WAKAD



Artist's Impression



YOUR LIFETIME CONNECTION WITH NATURE

Representative Image

Trees are your new neighbours. Birds are your new guests. Here, nature's melodies play on loop. Life at Westview Reserve pleasantly surprises you every moment. And it's here you will discover that the various avatars of nature are a treat for the senses.

THE GRASS IS ALWAYS GREENER ON YOUR SIDE

Walk amidst the trees in the garden or disconnect from the world in the Meditation Garden. Soak in the tranquility or simply feel uplifted by being amidst nature.

Enjoy your mornings at the Butterfly Garden or have a relaxing time in the Hammock Garden. Westview Reserve brings an inspiring collection of green experiences.



Artist's Impression

The background features a dark green gradient. In the top-left corner, there is a faint, light green line-art illustration of a plant with leaves and small flowers. At the bottom of the page, there is a stylized landscape illustration. It includes rolling green hills, a blue river or stream, and a cluster of colorful trees (in shades of blue, green, and yellow) on the left. A white path or road winds through the landscape. The overall style is clean and modern.

WHY IS
NATUREMENTS
A RARE BREED?

A CONFLUENCE OF NATURE AND URBAN LIFESTYLE

NATURE-CENTRIC FEATURES

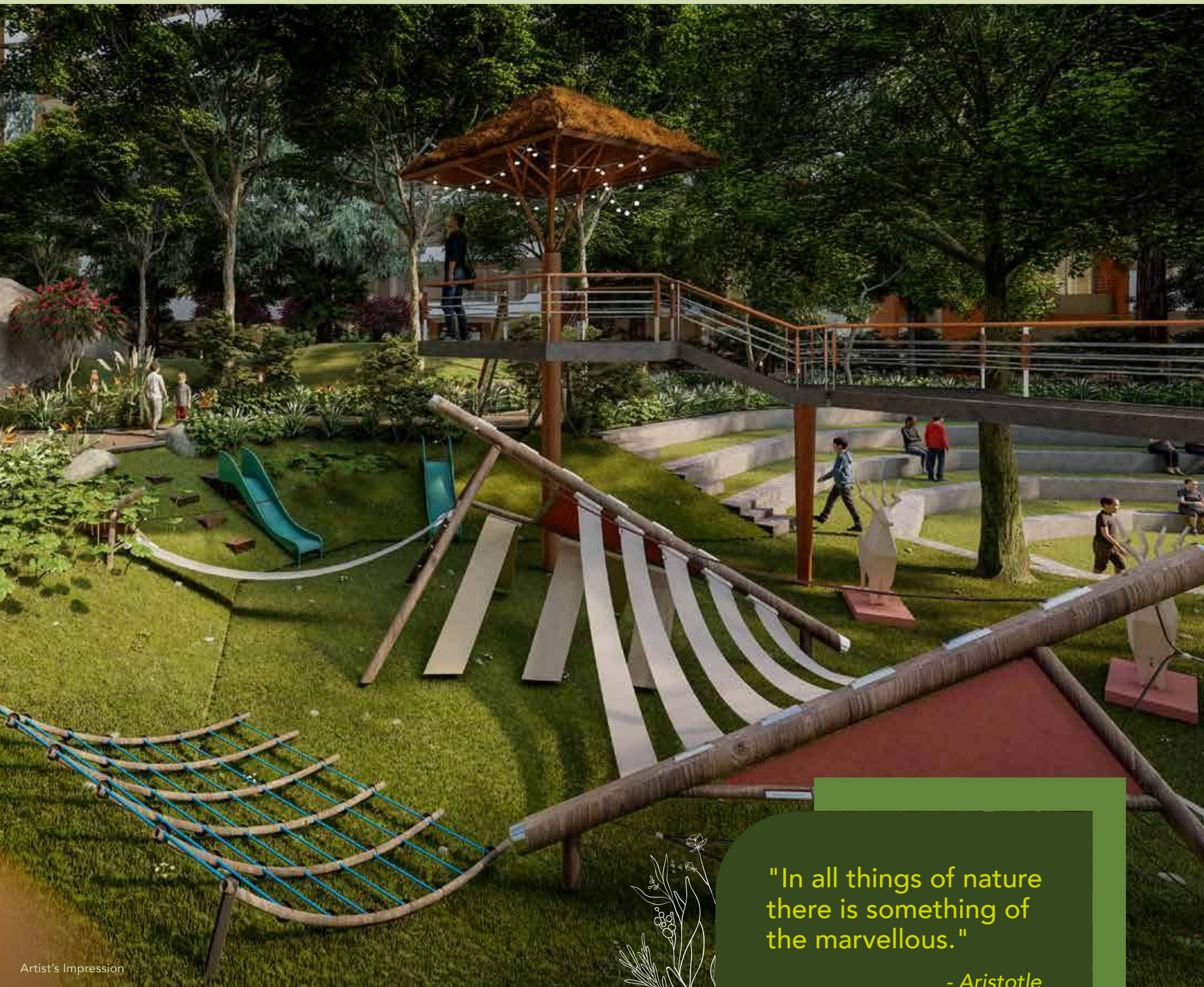
POLLUTION-FREE NEIGHBOURHOOD

SURROUNDED BY SERENITY

THOUGHTFULLY-CONCEIVED PROJECT

EXCEPTIONALLY WELL-CONNECTED TO PUNE'S PRIME AREAS





Artist's Impression



"In all things of nature there is something of the marvellous."

- Aristotle

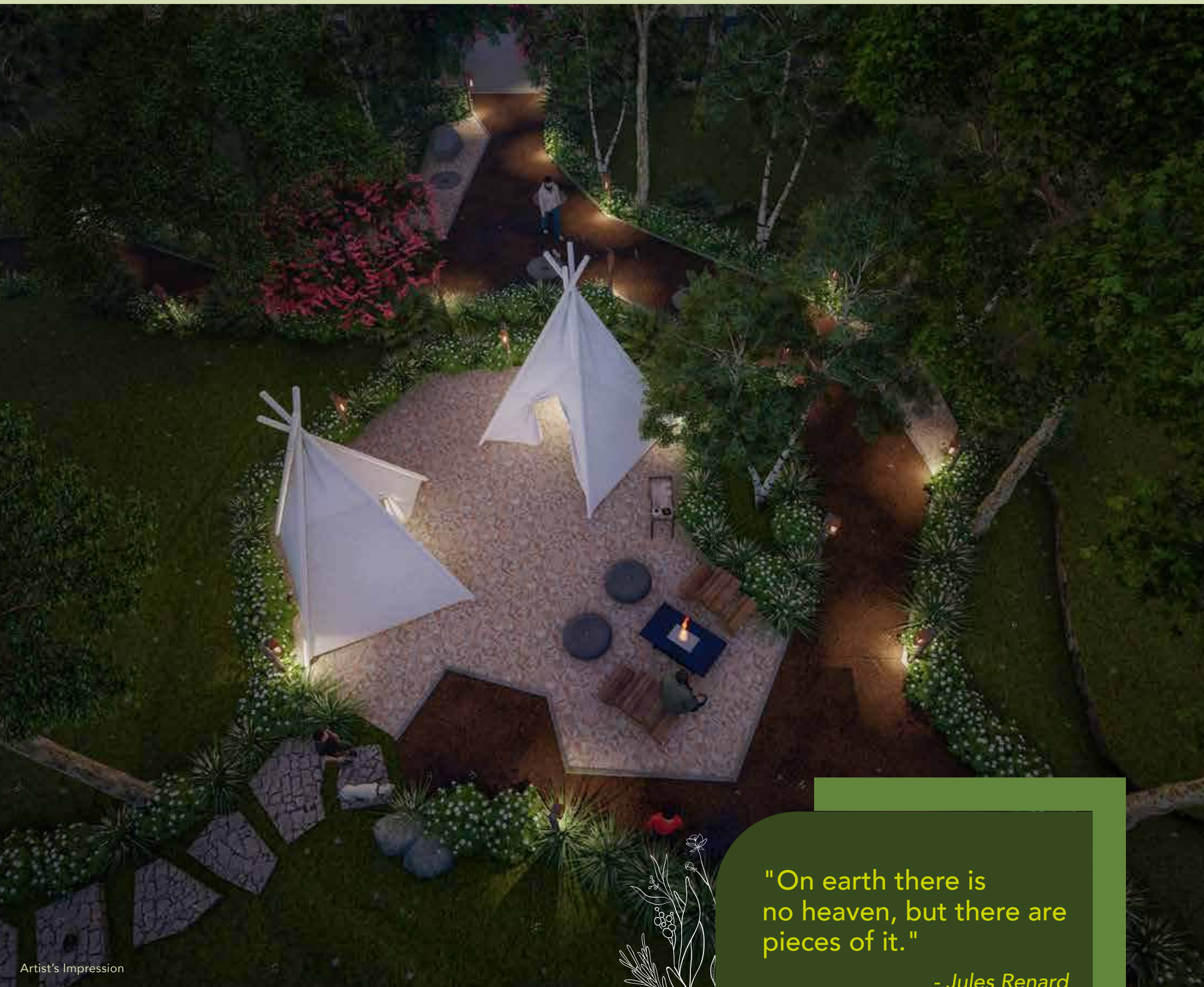


Artist's Impression



"In every walk with nature one receives far more than he seeks."

- John Muir



Artist's Impression



"On earth there is no heaven, but there are pieces of it."

- Jules Renard



MASTER PLAN

LEGEND -

1. FOREST PARK
2. LINKS
3. EVENT GARDEN
4. TOT LOT AREA
5. MLCP 2 TERRACE -
PLAY COURTS
6. MLCP 1 TERRACE -
GYM, SWIMMING POOL
& CAFE
7. AMENITY AREA





WELCOME AN EXCITING LIFE WITH 20+ AMENITIES

Escape the cubicle life. Escape the four walls. Escape the study room. Take a break from the mundane to breathe a new life into your routine, every day.

AMENITIES

Walking Track

Amphitheatre

Sunken Adventure Park

Boardwalk

Hammock Garden

Butterfly Garden

Meditation Garden

Grass Garden

Water Feature

Tot Lot Area

Lawn Area

Swimming Pool

Poolside Deck

Party Deck with Open Serving Counter

Yoga Deck

Fitness Club (Gym)

Tennis Court

Practice Cricket Pitch

Spillover Deck with Seating

Sports Club (Two Squash Courts, Indoor Games)

Multipurpose Hall cum Badminton Court



Representative Image



FITNESS AND SPORTS ARENAS

Squash Courts | Indoor Games | Badminton Court | Yoga Deck
Fitness Club (Gym) | Tennis Court | Practice Cricket Pitch | Walking Track





Representative Image



FUN AND KIDS' PLAY ARENAS

Tot Lot Area | Sunken Adventure Park
Swimming Pool | Poolside Deck





Representative Image



NATURE ARENAS

Boardwalk | Hammock Garden
Butterfly Garden | Meditation Garden | Grass Garden





Representative Image



OTHER ARENAS

Party Deck with Open Serving Counter | Amphitheatre
Multipurpose Hall | Lawn Area | Spillover Deck with Seating



SPECIFICATIONS

STRUCTURE

- RCC framed Aluform shuttering
- AAC blockwork walls of 125 mm as per design

WINDOWS & DOORS

- Two-track anodized aluminium openable & fixed windows with mosquito nets
- MS grill for bedrooms and kitchen windows from inside limited to openable section
- Main door: Biometric lock, Flush door with night latch, SS hinges
- Bedroom door: Flush door with Mortise lock, SS hinges
- Toilet Flush door with cylindrical lock, SS hinges
- Provision for exhaust fan in toilets and kitchen

FLOORING

- 600 mm x 600 mm: Onyx Ivory/equivalent - vitrified tiles for the entire apartment
- Kitchen wall tile: 600 mm x 300 mm (Varmora/equivalent) dado tile
- Height of kitchen dado above Otta/platform: 2 ft. above otta
- Attach terrace: 150 mm x 600 mm (Varmora/equivalent) anti-skid tile
- Dry terrace: 300 mm x 300 mm (Varmora/equivalent) anti-skid tile

Tiling In 2 BHK & 3 BHK Master Toilet

- 300 mm x 300 mm: Itaca/equivalent - anti-skid tiles in toilet
- 600 mm x 300 mm: Light Dado - Itaca/equivalent base tiles in toilet
- 600 mm x 300 mm: Highlighter Dado - Icon/equivalent base tiles in toilet

Tiling In 2 BHK & 3 BHK Common Toilet

- 300 mm x 300 mm: Itaca/equivalent - anti-skid tiles in toilet
- 600 mm x 300 mm: Light dado - Itaca/equivalent - base tiles in toilet
- 600 mm x 300 mm: Highlighter dado - Itaca/equivalent tiles in toilet

Tiling In Guest Toilets

- 300 mm x 300 mm: Itaca/equivalent - anti-skid tiles in the toilet
- 600 mm x 300 mm: Light dado Itaca/equivalent - base tiles in toilet
- 600 mm x 300 mm: Highlighter dado - Itaca/equivalent tiles in toilet



RAILING

- Combination of SS railing & glass with/without RCC upstand/parapet wall (Combination of glass railing & parapet)

KITCHEN

- Jet black granite platform with Kadappa stand with SS sink (Carysil/equivalent)
- SS sink in dry terrace (18" x 21") - (Carysil/equivalent)

ELECTRIFICATION & CABLING

- Wires: Polycab/Finolex/KEI/equivalent
- Switches: Legrand/equivalent
- Telephone/data point in living room
- TV point in master bedroom and living room
- Wi-Fi router point in common passage area
- AC point in master bedroom
- Generator backup for lifts and common areas

BATHROOM

- Concealed plumbing
- CP fittings: Aria-Jaquar/equivalent
- Metropole flush valves: Jaquar/equivalent
- Sanitarywares: Aria-Jaquar/equivalent
- Hot and cold mixing diverter in toilets
- Hot water supply in one master bedroom toilet
- STP-treated water supply for flush use

LIFTS

- Automatic elevators

WALL FINISH & PAINTS

- Gypsum-finished wall & ceiling
- Two coats of acrylic premium emulsion paint for internal wall & ceiling
- External wall with textured paint
- Grills on matt finish paint

SECURITY SYSTEM

- CCTV in common areas
- Boom barrier security & access control at main gate





Representative Image

NEW WAKAD: MAKING A MARK IN WEST PUNE



Commute to
MIDCs and IT Park
will be a breeze.



Daily needs
and conveniences
are closeby.



Healthcare and
educational
institutes are round
the corner.



Pune-Mumbai
Expressway is at a
close distance.



Effortless access to prime
suburbs like Wakad, Baner,
Balewadi, Aundh, Pimpri, etc.



Shopping and
dining destinations
can be reached
seamlessly.

- EDUCATION
- HOSPITALS
- KEY AREAS
- WORKPLACES
- CONNECTIVITY
- MALLS
- HOTELS



Colours Preschool, Punawale

Podar Jumbo Kids, Punawale

Life Care Multi-speciality Hospital

EuroKids Preschool, Punawale

k westview reserve
NEW WAKAD

Vedh Valley World School, Wakad

INDIRA COLLEGE OF COMMERCE & SCIENCE

Akshara International School & Junior College

BHUMKAR NAGAR

JSPM INSTITUTE

Dr. D Y Patil Biotechnology Institute

TATHAWADE

THE ACADEMY SCHOOL

Kohinoor Sapphire

Kohinoor Sapphire 3

PODAR INTERNATIONAL SCHOOL, WAKAD (CBSE)

DECATHLON, WAKAD

SAYAJI HOTEL

PHOENIX MARKET CITY

Kohinoor Sapphire 2

WAKAD

ADITYA BIRLA MEMORIAL HOSPITAL

Moreshwar Colony

Yashoda Colony

Mangal Nagar

PIMPLE SAUDAGAR

MARUNJI

Wipro Technologies

Infosys (Ph. 2)

Hinjawadi IT Park (Ph. 1)

Ruby Hall Clinic, Hinjawadi

Marunji Rd

MUMBAI-BENGALURU BYPASS

DANGE CHOWK

BHUMKAR CHOWK

KEY DISTANCES

WORKPLACES

Wipro - 4.6 km
Infosys - 4.4 km
Quadron Business Park - 6 km
Dassault Systemes - 5 km
WTC* - 600 mtr
EON IT Park* - 2.5 km
Hinjawadi IT Park - 5.9 km

CONNECTIVITY

Mumbai-Bengaluru Highway - 1.2 km
Bhumkar Chowk - 2.3 km
Dange Chowk - 3.4 km
Pune-Mumbai Expressway - 6.7 km

KEY AREAS

Aundh - 9.3 km
Balewadi High Street - 8.9 km
Wakad - 4.7 km
Pimple Saudagar - 10 km
Chinchwad - 11 km

MALLS

Grand Highstreet - 4 km
Westend - 9.8 km
Phoenix Market City - 3 km
Xion Mall - 2.8 km
Dmart - 2.9 km

COLLEGES

JSPM - 1.2 km
Indira College - 1.7 km
Alard College of Pharmacy - 2 km
Balaji Law College - 3.2 km
Lotus Business School - 2.2 km
DY Patil International
University - 6 km

SCHOOLS

Vedh Valley World School - 600 mtr
Akshara International School - 1.4 km
Blossom International School - 1.2 km
Podar International School - 2.3 km
EuroSchool, Wakad - 4.2 km

HEALTHCARE

Aditya Birla Hospital - 6 km
Life Care Hospital - 2.4 km
Surya Mother & Child Care
Hospital - 4.1 km
Ruby Hall Clinic - 5 km
Lifepoint Multispeciality
Hospital - 3.1 km

METRO STATION

Wakad Metro Station* - 3.4 km
Wipro Circle
Metro Station* - 4 km



KOHINOOR GROUP: A LEGACY OF 39 YEARS

Kohinoor Group is a world-class real estate company, based in Pune. It is leading the change through its path-breaking commercial and residential endeavours across the city. Be it the introduction of globally recognized real-estate practices at work or collaboration with celebrated names in the business, the group has consistently pulled out all stops to bring developments that are truly a league apart. Through its Sada Sukhi philosophy, Kohinoor Group has been delivering a shining future to its customers.

The group's success has been primarily driven by its dynamic Chairman & Managing Director, Mr. Krishnakumar Goyal. With him as the guiding light, the company is scaling greater heights with equal passion. While the real estate arm is its crown jewel, Kohinoor Group has a diversified presence across manufacturing, logistics and services.

As the nation readies to script a multi-decade growth story, Kohinoor Group intends to play its part in building a 'Thriving India' and cater to a mix of startups, established companies, entrepreneurs, investors and a diverse set of homeseekers. While the 8 million sq. ft. of construction echoes a rich legacy, the 9 million sq. ft. under construction reflects its game-changing approach. With its core values, Kohinoor Group aspires to keep the momentum going and become the most trusted and dependable provider of real estate solutions.

BUILDING REAL ESTATE ICONS AND TRUST SINCE 1983

— OVER —
39
SUCCESSFUL
PROJECTS

— OVER —
18
ONGOING
PROJECTS

— OVER —
8M
SQ. FT.
DELIVERED

— OVER —
9M
SQ. FT.
IN PROGRESS

— OVER —
8K
HAPPY
CUSTOMERS

THE FOUNDING PILLARS OF KOHINOOR

MR. KRISHNAKUMAR GOYAL

Chairman and Managing Director

From building the Kohinoor empire from its very roots to turning around the fortunes of the Cosmos Co-op. Bank, Mr. Krishnakumar Goyal is a man of many achievements. He is also passionate about giving back to society via various social initiatives in education, culture, sports, literature, and arts. At Kohinoor, he plays the role of guiding us with his key strategic inputs, vision, empathy, and professionalism.



MR. VINEET GOYAL

Joint Managing Director

Vineet has a proven ability to develop and strengthen management teams for better profitability and efficiency. Spearheading the operations, sales and business expansion verticals, his dynamic leadership is cementing Kohinoor's presence as a professional entity with a growing footprint in real estate. A trendsetter in the industry, Vineet's dynamism and passion is a source of inspiration for every member of the Kohinoor team.

MR. RAJESH GOYAL

Joint Managing Director

Rajesh has always displayed natural leadership qualities. Complementing B-School learnings with the invaluable mentoring by his illustrious father, he has ably marshalled Kohinoor's resources. He provides astute leadership to the portfolios of land acquisition and trading, finance, liaisoning, and warehousing. Always looking for the next big challenge, Rajesh invests his energies in property aggregation and developing income-generating assets.

MR. VINEET
GOYAL



MR. RAJESH
GOYAL



THE 'SADA SUKHI RAHO' PHILOSOPHY

The eternal blessing of 'Sada Sukhi Raho' has been at the core of everything that we undertake. Because each brick that we lay and every square foot we build, makes us responsible towards our residents, partners, and society at large.

Which is why our projects come with 5 key pillars that ensure a happier tomorrow for everyone. We pride ourselves on creating so many smiles and we owe you a happy ever after, beginning from the first site visit to final possession, and even after that.



BRANDED
HOMES



SECURE
LIVING



SUSTAINABLE
LIVING



MAINTENANCE
TEAM



HEALTHY
LIFESTYLES

THE 'SADA SUKHI RAHO' TEAM

Our Sada Sukhi Raho philosophy is an amalgamation of a deep understanding of customer pain-points and years of creating delightful experiences. We have a dedicated 25-member post-sales customer satisfaction team which helps customers solve any query or problem related to a Kohinoor property.

Armed with the robust back-end of a call centre and a ticketing system against every query, we've resolved numerous concerns for customers across all residential and commercial projects - even months after getting final possession. In short, Sada Sukhi Raho is not a tagline; it's a mantra that we live by, so that you get a peaceful and secure happy ever after.

1983 1989 1995 2001 2002 2006 2007 2008 2009 2010 2013 2014 2017 2018 2019 2020 2021 2022

Kohinoor
**CEMENT
TRADING
DIVISION**
established



Tied up with
KIMBERLY CLARK
at Pimpri-Chinchwad,
for manufacturing tissues



Launched first project
of 300 rowhouses
in Pimple Saudagar -
**SHUBHASHREE
WOODS**

Completed
**1 MILLION
SQ. FT.**
of construction

Signed the
first agreement with the
TATA GROUP for
HOTEL GINGER
in PCMC



**LAUNCH OF
NANO HOMES**
- an affordable housing
project in Ravet



Completed
**2 MILLION
SQ. FT.**
of construction

Completed
**3 MILLION
SQ. FT.**
of construction

Completed
**4 MILLION
SQ. FT.**
of construction

Ventured into
the exciting
serviced hostels
business with
YOUTHVILLE



Completed
**5 MILLION
SQ. FT.**
of construction

Completed
**6 MILLION
SQ. FT.**
of construction

Launched
new projects
**KOHINOOR
SAPPHIRE 2,**
TATHAWADE
**KOHINOOR
JEEVA,**
BIBWEWADI

Newly-launched
residential projects:
**KOHINOOR
SHANGRILA,**
PIMPRI
PRESIDENTIA,
B.T. KAWADE ROAD
SPORTSVILLE,
MAAN,
HINJAWADI PH.1
**KOHINOOR
VIVA CITY,**
DHANORI

Completed
**8 MILLION
SQ. FT.**
of construction

Newly-launched
residential projects:
**COURTYARD
ONE,**
WAKAD
**ABHIMAAN
TOWNSHIP,
PHASE 3,**
SHIRGAON
**KOHINOOR
KALEIDO,**
NEW KHARADI

Establishment
of the
**KOHINOOR
BRAND**



First construction project
under the
**'KOHINOOR
CONSTRUCTIONS'**
brand inaugurated
in Bopodi, Pune

Established
**'WORLD OF
MOTHER'**
- a one-of-its-kind
commercial complex
dedicated to empowering
women entrepreneurs



Launched the
FIRST MULTIPLEX
in Pimpri-Chinchwad



Delivered a
joyful future to
**1000+
HAPPY
FAMILIES**

A township of
504 apartments -
LATIS
launched in Talegaon



Delivered a joyful future to
2000+ HAPPY FAMILIES

Signed two agreements with
**INDOSPACE -
TWO OF THE LARGEST
LOGISTICS PARKS**
at Ranjangaon & Chakan



Delivered a
joyful future to
**4000+ HAPPY
FAMILIES**

Launched
**ABHIMAAN
TOWNSHIP**
at Shirgaon with
1155 homes
(Phase I & II)
in July 2017

Delivered a
joyful future to
**5000+
HAPPY
FAMILIES**

1000+ homes delivered.
Launched 2 new-age projects -
KOHINOOR SAPPHIRE
and
KOHINOOR CORAL

Delivered a joyful future to
6000+ HAPPY FAMILIES



Newly-launched
commercial project:
**KOHINOOR
WORLD
TOWERS,**
PIMPRI
Newly-launched
residential projects:
**KOHINOOR
EMERALD, SUS**
**KOHINOOR
GRANDEUR**
RAVET

Newly-launched
residential project:
**KOHINOOR
SAPPHIRE 3**
TATHAWADE

Delivered a
joyful future to
**8000+ HAPPY
FAMILIES**

THE PULSE OF PUNE'S HAPPIEST FAMILIES

As a homebuyer you always seek a brand that delivers what it promises. Since inception, Kohinoor has always believed that there will be two distinct types of residential projects in Pune - Regular Homes and Kohinoor Homes. A Kohinoor Home by definition will offer residences that are beyond compare in quality, design and value. Which means, you can expect everything to be of best-in-its-class quality in a Kohinoor Home. Choose one today; build a Sada Sukhi future for generations.

OUR RESIDENTIAL PROJECTS

SQ.FT. CONSTRUCTED TILL NOW - **7 MILLION SQ. FT.** | SQ.FT. UNDER CONSTRUCTION - **7.1 MILLION SQ. FT.**

COMPLETED PROJECTS:

- Kohinoor Shangrila - Phase 1, Pimpri
- Saheel Elegance, Pimpri
- Kohinoor Grandeur, Ravet
- Kohinoor Latis, Talegaon
- Shubhashree Phase 3, Akurdi
- Kohinoor Classy Marvel, Bopodi
- Kohinoor Corner, Bopodi
- Kohinoor Reina, Kondhwa
- Shubhashree, Akurdi
- S3 Lifestyle, Pimple Saudagar
- Tinsel Town, Hinjawadi Phase 2
- Vineet Residency, Akurdi
- Air Castle, Ravet
- Kohinoor Tower, Pimpri
- Kohinoor Vyona, Pimpri
- Saheel Calysta, Wakad
- Kohinoor Nano Homes, Ravet
- Kohinoor Falcon, Pashan-Sus Road
- Shubhashree Woods, Pimple Saudagar
- Kohinoor Tinsel County, Hinjawadi
- Kohinoor High Point, Model Colony
- Kohinoor Sapphire 1, Tathawade
- Saheel Fortune Park, Moshi
- Princess Villa, Bhosari
- Saheel Residency, Thergaon
- Abhimaan Township Ph.1 & 2, Shirgaon

UNDER CONSTRUCTION PROJECTS:

- Kohinoor Coral, Hinjawadi Phase 3
- Abhimaan Township, Phase 3
- Kohinoor Grandeur - Tower D, Ravet
- Kohinoor Shangrila - Phase 2, Pimpri
- Kohinoor Presidentia, Sopan Baug Annexe
- Sportsville by Kohinoor, Maan, Hinjawadi Ph 1
- Kohinoor Kaleido, New Kharadi
- Kohinoor Sapphire 2, Tathawade
- Kohinoor Jeeva, Bibwewadi
- Kohinoor Emerald, Sus
- Kohinoor Viva City, Dhanori
- Kohinoor Sapphire 3, Tathawade
- Courtyard One, Wakad
- Kohinoor Westview Reserve, New Wakad

*Data as of January 2023

KOHINOORS OF PUNE



k KOHINOOR
VIVA CITY
DHANORI

SPACIOUS 2 & 3 BHK



k KOHINOOR
SAPPHIRE - III
TATHAWADE

SPACIOUS 2 & 3 BHK



k kaleido
NEW KHARADI

PREMIUM 2 & 3 BHK

KOHINOORS OF PUNE



Artist's Impression

**KOHINOOR
CORAL**
HINJAWADI

PREMIUM 2 BHK



Artist's Impression

**KOHINOOR
SHANGRILA**
FINOLEX CHOWK, PIMPRI

**PREMIUM
2 & 3 BHK**



Artist's Impression

**KOHINOOR
EMERALD**
SUS

PREMIUM 2 BHK HOMES



Artist's Impression

**KOHINOOR
PRESIDENTIA**
SOPAN BAUG ANNEXE

SEMI-FURNISHED 2 BHK



Artist's Impression

KOHINOOR
JEEVA
BIBEWADI

PREMIUM 2 BHK



Artist's Impression

AASHIRWAD
TOWERS

ABHIMAAN 2

PREMIUM 1 & 2 BHK



Artist's Impression

Sportsville
BY KOHINOOR

PREMIUM 2 BHK HOMES



Artist's Impression

KOHINOOR
COURTYARD ONE
WAKAD

PREMIUM 2 & 3 BHK



Site Address:

Sr. No. 22/23, Punawale, Tal: Mulshi,
Dist: Pune - 411033

Corporate Address:

Kohinoor Development Corporation, A-101/102,
ICC Trade Tower, S. B. Road, Pune - 411 016

[REDACTED] | Website: www.kohinoorpune.com



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