

GANGA
AVANTA

MAGARPATTA ROAD

40 Years of Building Homes

88+

Completed Projects

45+

Million Sq.Ft Delivered

1.5L+

Happy Families

ISO
9001-2000

First ISO Certified Real Estate Company



DO BETTER, DREAM BIGGER &
CREATE A BETTER FUTURE.

Goel Ganga Developments is one of the most trusted and sought after real estate brands in Pune. Since the inception, four decades ago, we have made our mark in innovation and reliability. We have exceeded the expectations of our clientele by delivering value par excellence. Customer's first approach is the foundation of our business operations. Goel Ganga Developments has a staunch commitment to details in all the endeavours and are known for punctual delivery. With several residential, commercial and business complexes, we've contributed immensely in raising the skyline of Pune.

Luxury Never Goes Out Of Style

Luxury is a feeling evoked through the idea of comfort, high quality, elegance and exclusivity. At Ganga Avanta, we have brought to you, just that. The already impeccable location of Mundhwa-Magarpatta is all set to welcome the elite and bountiful Ganga Avanta - a new plush project by Goel Ganga. This landmark project will add exuberance to the lives of connoisseurs who have the finest taste in life.



A Bounty to the Skylines

Goel Ganga's Avanta offers 3 BHK & 4 BHK regular and duplex lavish homes to accommodate all your dreams. The thoughtfully designed spaces make an excellent choice for all your living activities. A combination of high quality design, functionality and efficiency - it is set to change the face of Mundhwa with its grace and panache. Every aspect of these homes is designed to impress with its luxury and comfort. These homes will delight your senses, now residents will experience style and luxury never seen before.



DAY VIEW | Artist Visualisation

Master Plan Layout

- 1 Entrance Plaza
- 2 Jogging Track
- 3 Gym
- 4 Pathway
- 5 Pergola
- 6 Seating Area
- 7 Swimming Pool & Kids Pool
- 8 Deck Sunbathing Deck
- 9 Outdoor Shower
- 10 Clubhouse
- 11 Buffet Counter
- 12 Ayurveda Garden
- 13 Acupressure Pathway

- 14 Statue
- 15 Indoor Games (Chess Board, Carrom Area, T. V. Room, Library Area, Table Tennis)
- 16 Childrens Play Area - Sand Pit Area
- 17 Feature Wall
- 18 Children's Play Area with Rubber Flooring
- 19 Stage
- 20 Party Lawn
- 21 Yoga Meditation
- 22 Amphitheater
- 23 Flag Post
- 24 Half Basketball Court
- 25 Seating Area For Senior Citizen
- 26 Hammock Plaza
- 27 Lawn Tennis



TOP VIEW | ARTIST VISUALISATION

DISCLAIMER: DESIGNS SHOWN IS FOR REPRESENTATIONAL PURPOSE, ACTUAL DESIGNS ARE SUBJECTIV CHANGE.

Conveniences with Comfort And Luxury

Delve into the vibe of luxury living wrapped with effulgence of elegance. Devour the pure essence of comfort and leisure at its best. An embodiment that defines the opulence with astounding infra and alluring amenities. Reside amid the most secure gated community, and stroll worry-free around every corner of the project. We know secured services and a safer neighborhood is of paramount importance, that's why your safety is our topmost priority.



Club
House



Acupressure
Pathway



Tennis
Court



Gymnasium



Swimming
Pool



Party
Lawn



Jogging
Track



Entrance
Lobby



Senior Citizens
Sit Out



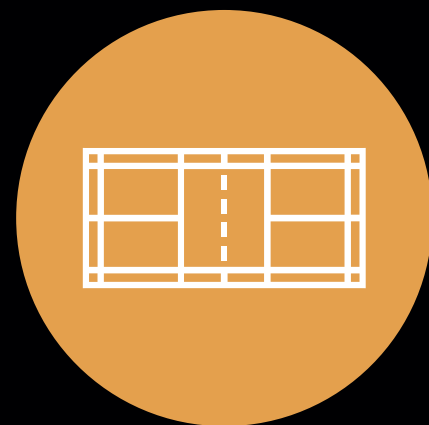
Fire Fighting System
for Building as per
NBC norm



Herbal
Garden



Children's Play
Area



Half Basketball
Court



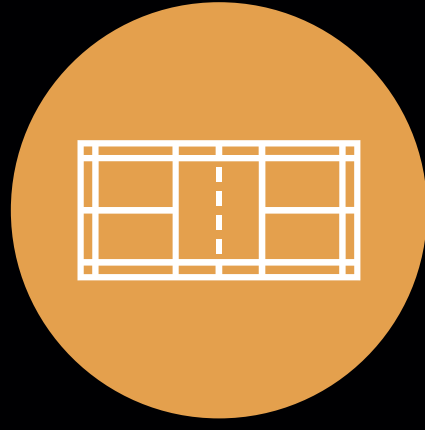
Pavilion



Pergola



Children's Play Area



Half Basketball Court



Pavilion



ENTRANCE GATE | ARTIST VISUALISATION

Tranquilize with Aristocracy

Soothe yourself amid world-class amenities relishing every moment of it. Well-crafted conveniences to treat you with leisure and blissful environ.



SWIMMING POOL | ARTIST VISUALISATION

Expedite the Joyride

Supremely crafted lifestyle that exemplifies the concept of luxury living. It's an amalgam of ebullience and robustness to enliven your lifestyle. So, get ready to dive in!



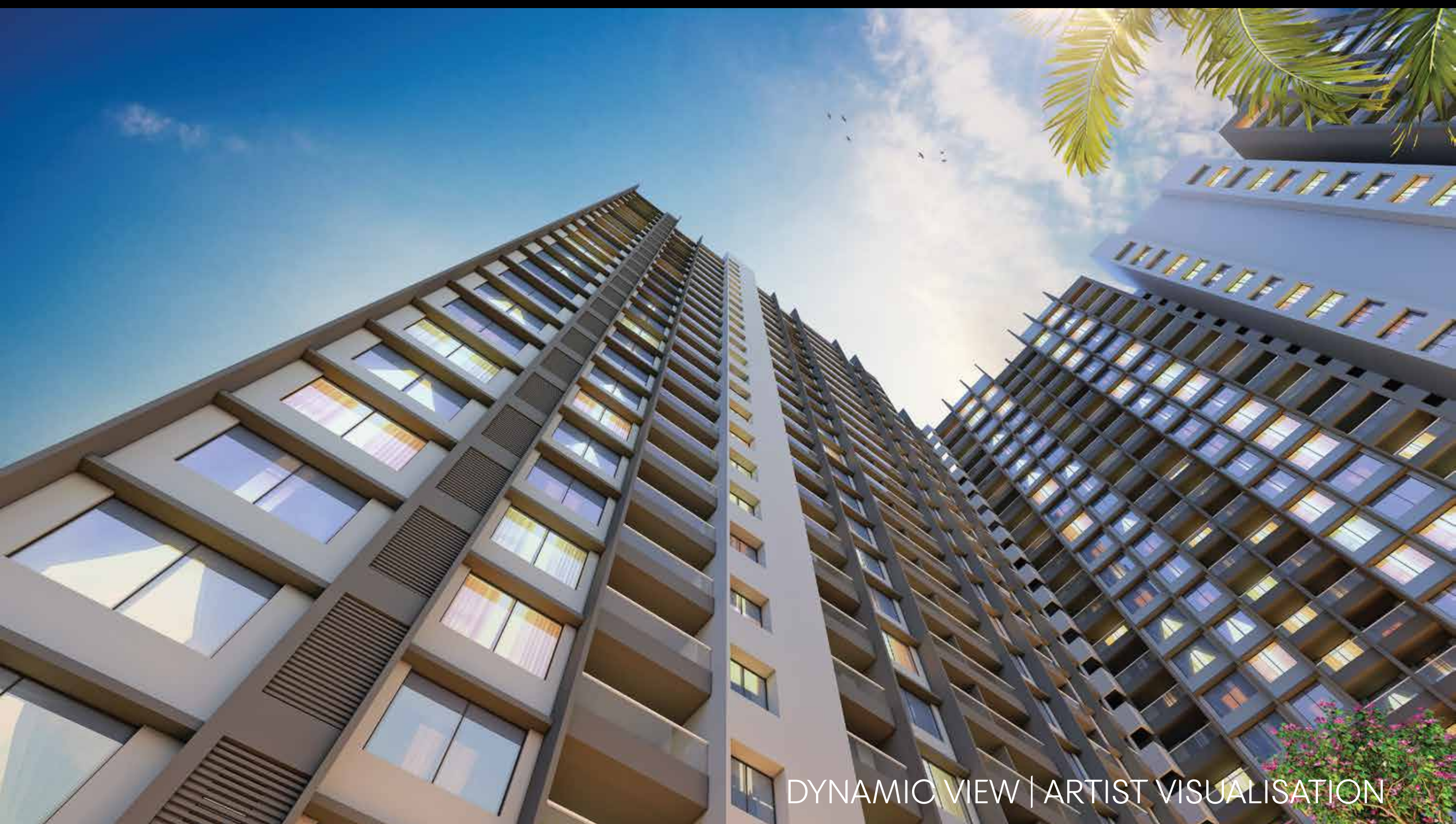
CHILDREN PLAY AREA | ARTIST VISUALISATION



BASKETBALL COURT | ARTIST VISUALISATION



CLUB HOUSE | ARTIST VISUALISATION



DYNAMIC VIEW | ARTIST VISUALISATION

Specifications

STRUCTURE

- RCC wall structure

EXTERNAL & INTERNAL PLASTER

- External Double Coat plaster and internal wall with Gypsum finish

KITCHEN

- Granite platform with stainless Steel Sink.
- Electric points for washing machine, water purifier & fridge

DOORS

- Finished Flush Doors with CP fittings

WINDOWS

- Aluminum sliding windows

FLOORING

- Vitrified Tiles in entire flat with matching skirting
- Parking- Chequered tiles / Tremix concrete

TOILETS AND BATHROOM

- Ceramic tile flooring and dado up to 8 ft.'height
- Sanitary fitting-WC & washbasin Provided
- WHB counter in mater bathroom with the basin mixer
- C.P Fitting-Hot and Cold wall Mixer

CEILING:

- Bed rooms in POP/Gypsum finish
- False ceiling in living room only
- False ceiling in bathroom

AIR CONDITIONER

- Split AC in all bedrooms

ELECTRICAL

- Modular electrical switches with concealed copper wiring with MCB controls.

TV & TELEPHONE

- TV & Telephone points in living and bedrooms

SOLAR WATER HEATING SYSTEM

- Solar Net metering for common area electricity

PAINTING

- Internal walls and ceiling in Plastic Emulsion
- Railing-oil paint
- External walls —Acrylic paint

LIFT

- Lift with Generator back -up
- 3 Lift in Each building

SECURITY

- Smoke Detector
- Fire fighting
- CCTV in Common premises

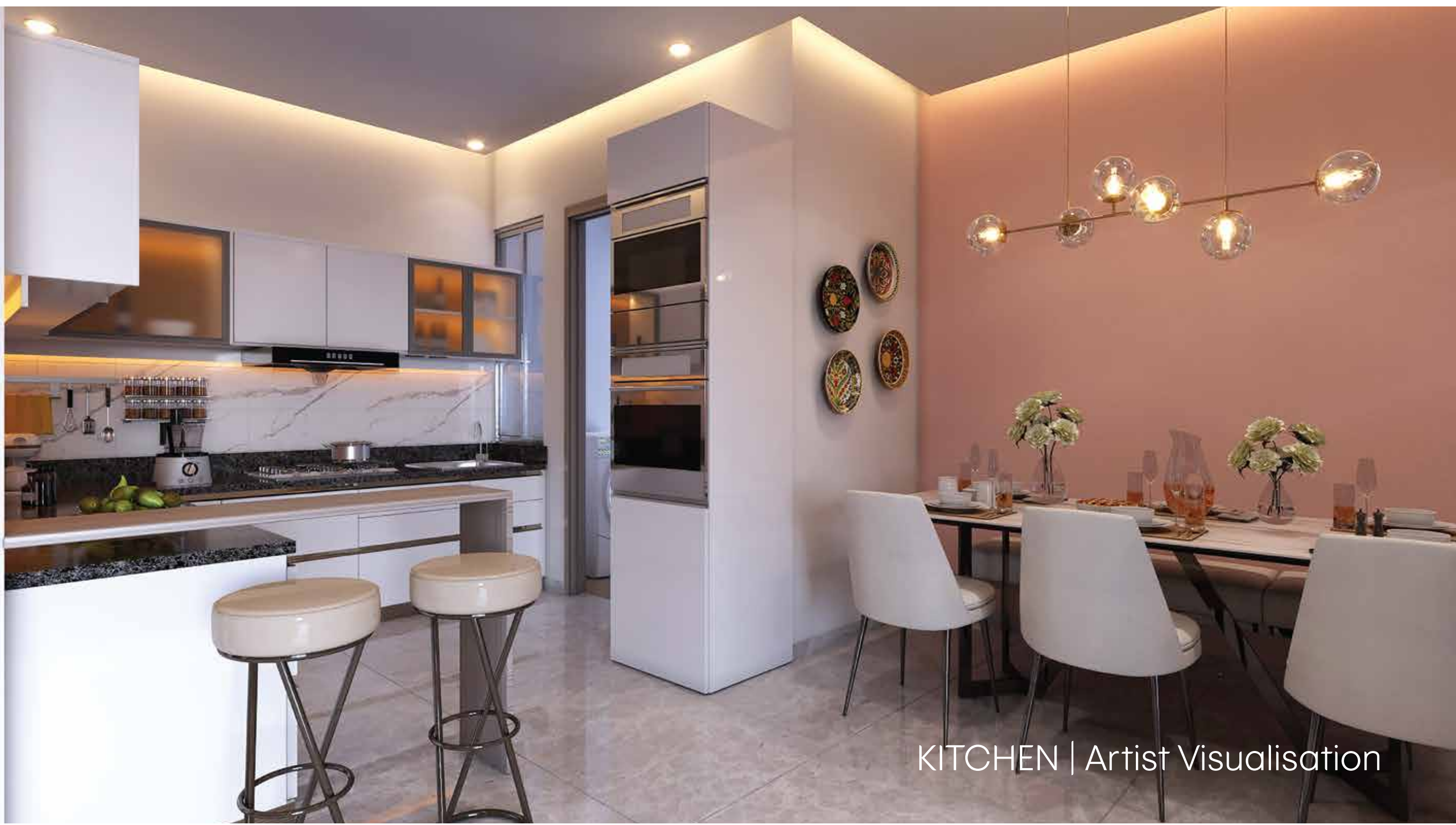


LIVING ROOM | Artist Visualisation



MASTER BEDROOM | Artist Visualisation

Disclaimer: Furniture shown is for representational purpose, actual flat will be unfurnished



KITCHEN | Artist Visualisation



Guest Bedroom | Artist Visualisation



Children Bedroom | Artist Visualisation

Disclaimer: Furniture shown is for representational purpose, actual flat will be unfurnished

Resplendence Beyond Imagination

A place for the hedonist offering magnificence with every corner. Owning a place at Avanta is a treat to your lifestyle. Get ready to witness alluring infrastructure studded with eye-gazing environ and world-class convenience that enliven your lifestyle.



NIGHT VIEW | ARTIST VISUALISATION

Experience A Vibrant Lifestyle

Indulge into the lifestyle that defines quality living, studded with a sprightly environment all around you. Not only work ease, but Ganga Avanta is located in the heart of a bustling social infrastructure, fulfilling your shopping and entertainment needs with utmost ease.



COMMERCIAL VIEW | ARTIST VISUALISATION

Ultimate Elegance With Seamless Connect

CONNECTIVITY

· Pune International Airport	15	Min
· Pune Railway Station	20	Min
· Bus Stop	03	Min
· Magarpatta City	05	Min

HOSPITALS

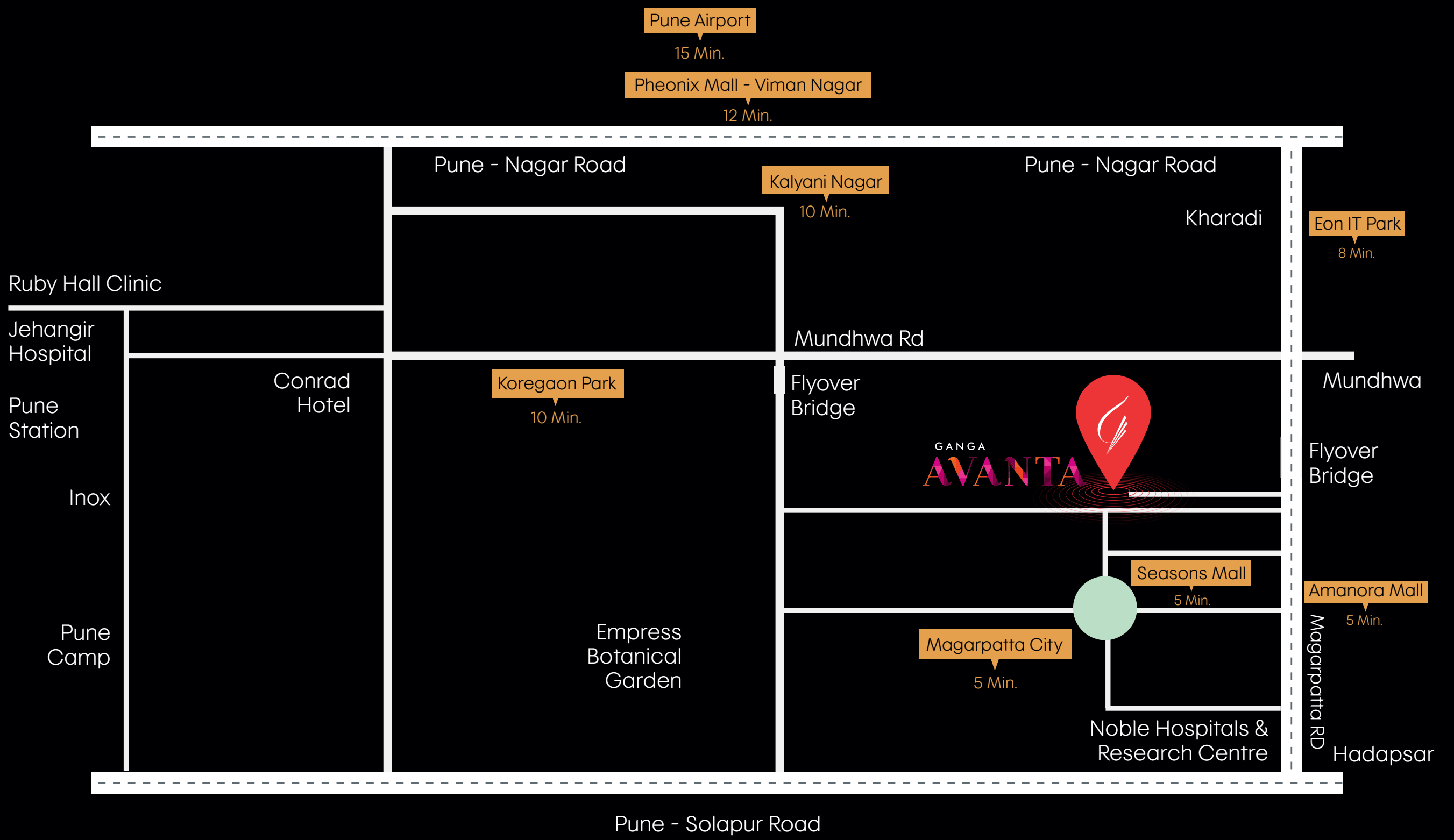
· Hospitals: Columbia Asia Hospital	12	Min
· Hospitals: Noble Hospital Hadapsar	06	Min

SHOPPING & ENTERTAINMENT

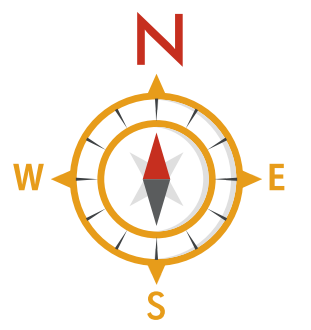
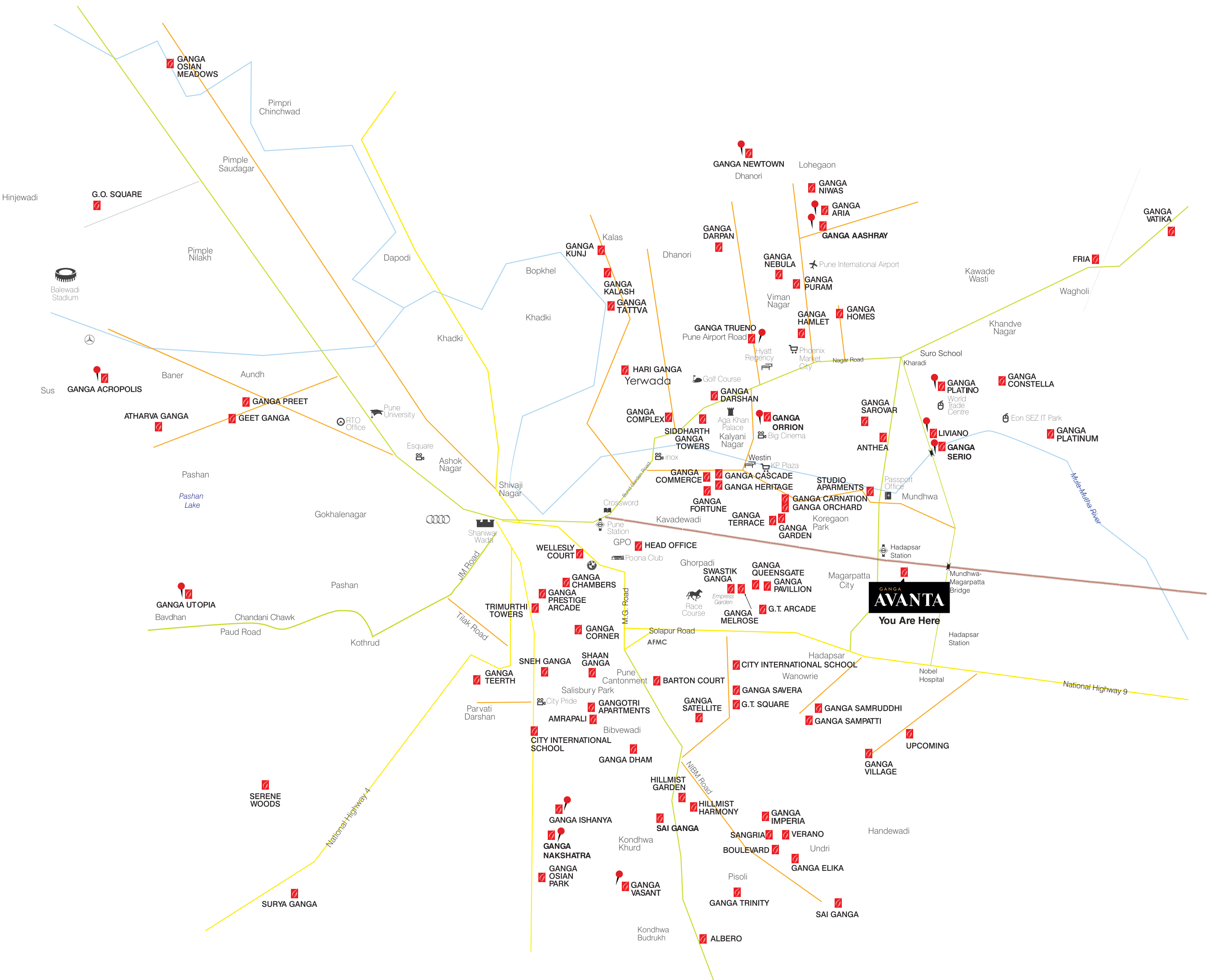
· Seasons Mall	05	Min
· Amanora Mall	05	Min
· Cinepolis Cinemas (Seasons Mall)	05	Min
· Phoenix Mall	10	Min

EDUCATIONAL INSTITUTES

· Intervida Jagriti School	03	Min
· Atelier International Preschool	06	Min
· Vidya Pra Magarpatta City School	03	Min
· Euro School Kharadi	05	Min
· Symbiosis College	10	Min



GOEL GANGA DEVELOPMENTS LANDMARK PROJECTS ACROSS PUNE



Ongoing Projects

EAST

GANGA
PLATINO
KHARADI

GANGA
LIVIANO
KHARADI

GANGA
SERIO
KHARADI

GANGA
ORRION
KALYANI NAGAR

GANGA
AVANTA
MUNDHWA

GANGA
PLATINUM
KHARADI

UPCOMING
KHARADI

WEST

GANGA
ACROPOLIS
BANER-SUS

GANGA
UTOPIA
BAVDHAN

UPCOMING
WAKAD

NORTH

GANGA
NEWTOWN
DHANORI

GANGA
ARIA
DHANORI

GANGA
AASHRAY
DHANORI

GANGA
TATTVA
DHANORI

GANGA
TRUENO
AIRPORT ROAD

SOUTH

GANGA
ISHANYA
BIBWEWADI

GANGA
NAKSHATRA
BIBWEWADI

GANGA
SANGRIA
MOHAMMADWADI,
NIBM ANNEXE

GANGA
VASANT
HADAPSAR-
HANDEWADI RD.

CODENAME
EMPIRE
NIBM ANNEXE



www.goelgangadevelopments.com

SITE

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PROJECT FINANCE PARTNER



WITH YOU, RIGHT THROUGH

JV PARTNER

MILIND KACHI & FAMILY

DISCLAIMER: THIS BROCHURE IS PURELY CONCEPTUAL AND NOT A LEGAL OFFERING,
NOR WILL BE A PART OF THE AGREEMENT. NUMBER OF UNITS AND FLOORS MAY BE REVISED.
DEVELOPERS RESERVE THE RIGHT TO AMEND LAYOUTS, PLANS, ELEVATION,
COLOR SCHEME, SPECIFICATIONS, AMENITIES, ETC

