



KAMALRAJ V-SQUARE

PRAYAG

2 & 3 BHK Soothing Homes

Project By: KAMALRAJ V-SQUARE



A PARTNERSHIP THAT IS AN AMALGAMATION OF FOCUS, HONESTY AND QUALITY.



THE KAMALRAJ

Since our inception 18 years ago, we, The Kamalraj Group have always been about noticing the change and adapting to new technologies to full-fill new demands. In today's dynamic times, as the demands are changing more rapidly than ever, we too are constantly evolving and providing the best-in-class housing solutions to Pune-kars.

From the humble beginnings in 2004 till now, the leadership of Shri. Mohan S. Thorat & Shri. Kamlesh K. Gandhi (BE. Civil) has made Kamalraj synonymous with Trust, Quality, and Satisfaction in the real estate business. Till now the group has developed and delivered over 13 million sq. ft. across Pune and has over 13 million sq. ft. of spaces currently under development. Our development is not only limited to residential projects. 70% of our new projects are being developed for IT and other commercial sectors. As beautiful as our journey is till now, we look forward to making it even more glorious with our enthusiastic, innovative, and dynamic outlook.



THE V-SQUARE

A face in the crowd, Prasad Pawar has that unmistakable honest demeanour. An alumnus of a renowned varsity – he is a self-made man, an entrepreneur, a civil engineer. Joining as an architect in the year 1995 was his first tryst with professionalism. A short stint as a contractor also added to his multifaceted repertoire. Prasad Pawar, though impeccable dedication and honesty have earned the trust of the market. So much so, that people respect him for his reliability and competency. As the owner of V-Square Group – he is here to make an indelible mark on the market.

PUNE UNDER THE REIGN OF KAMALRAJ TILL NOW 18+ YEARS OF EXPERIENCE

DELIVERED DREAM HOMES TO THOUSANDS OF FAMILIES

OVER

15

SUCCESSFUL
PROJECTS

OVER

13L

SQ.FT. UNDER
DEVELOPMENT

OVER

2K

HAPPY
CUSTOMERS

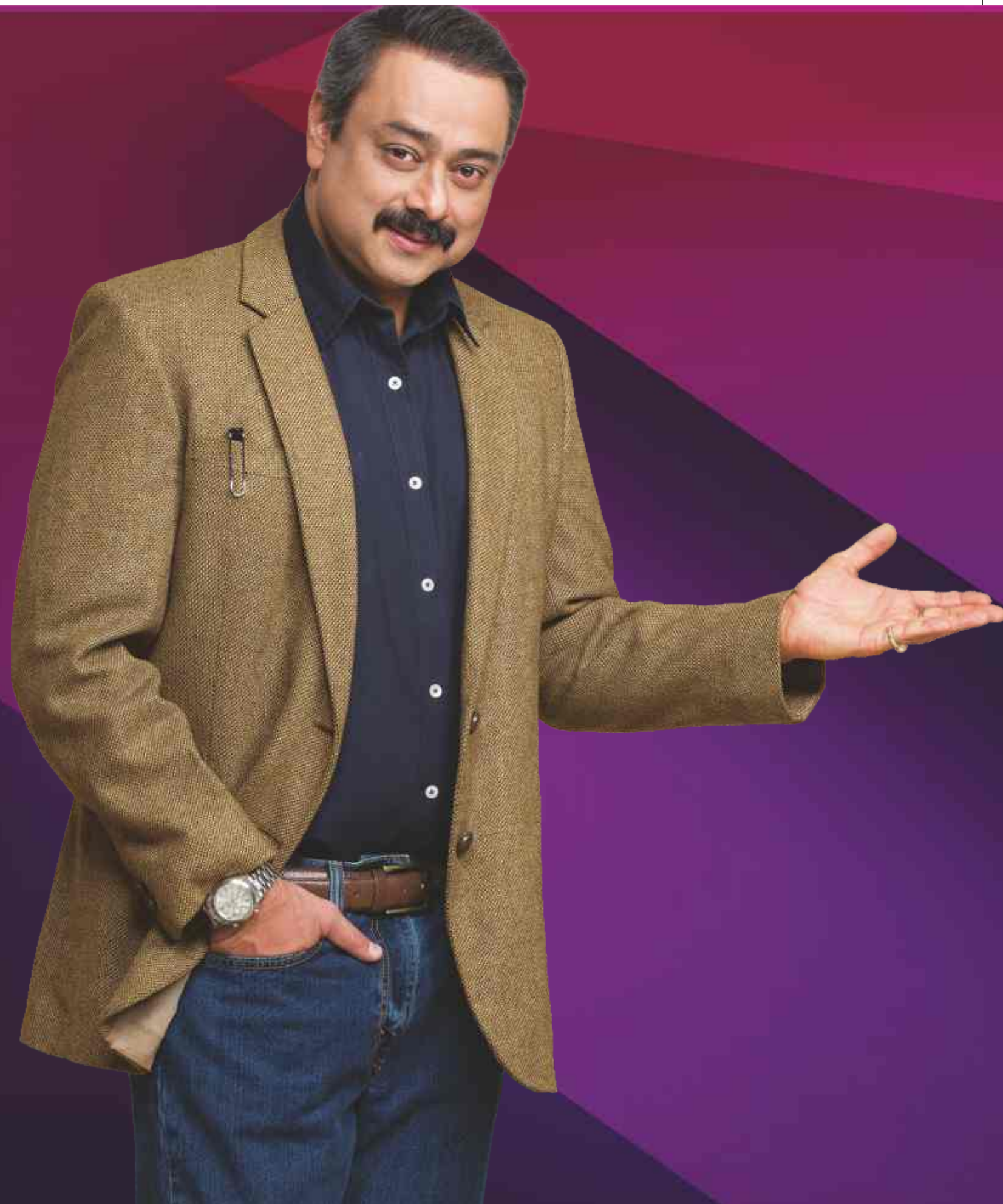
OVER

20L

SQ.FT.
DEVELOPED TILL DATE

PROMOTING ECO-FRIENDLY HOUSING

- Minimum use of wood as a natural material for interior works
- Rainwater harvesting for aquifer recharge and various landscape applications.
- Wastewater and solid waste management



KAMALRAJ V-SQUARE
PRAYAG

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DIGHI MEIN DUM HAI!

Life here is peaceful

The area is surrounded by greenery

Only 20 minutes away from Pune International Airport

Close to ICC Devi Gaurav Technology Park & Talawade IT Park

A central location for Pune & PCMC

An ideal investment destination

Neighbouring areas like Vishrantwadi & Bhosari brings commercial and industrial development closer to Dighi

10/10 ON
Location ✓

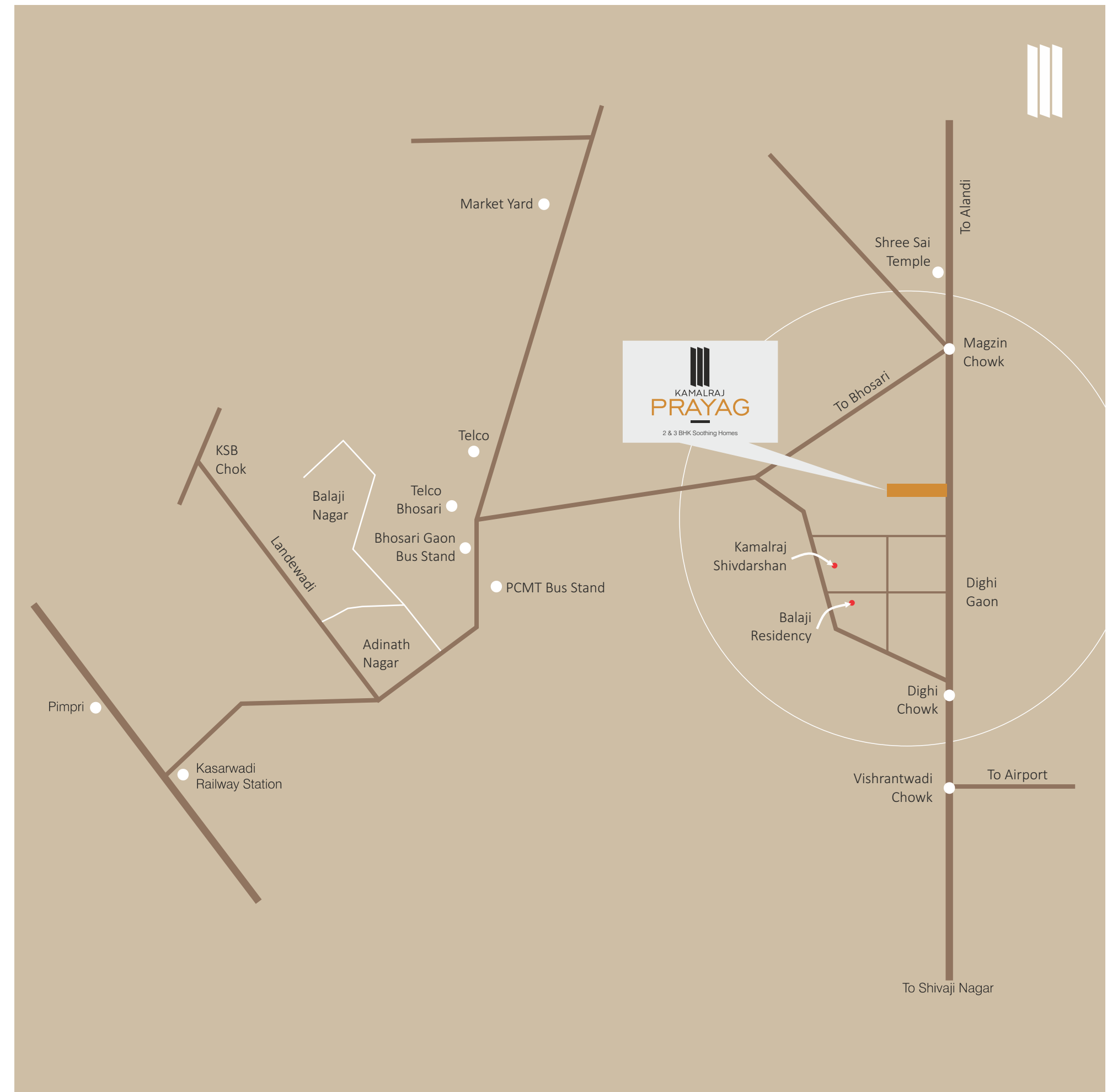
10/10 ON
Ambience ✓

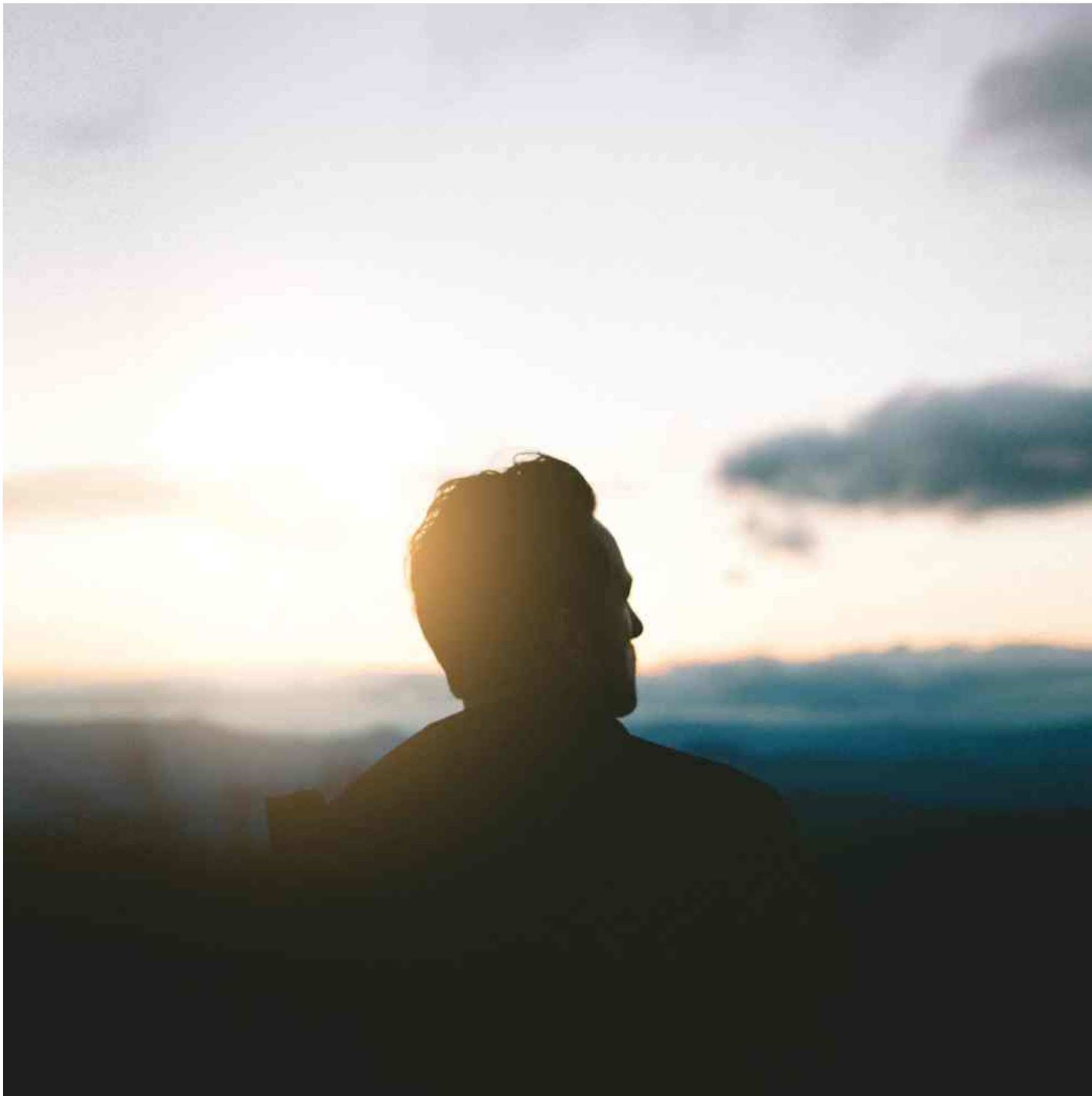
10/10 ON
Appreciation ✓

DIGHI THE HIDDEN GEM OF NORTHERN PUNE

KEY DISTANCES

Market.....	0 km
Bhosari.....	3 km
Bhosari MIDC.....	6 km
School.....	2 km
Hospital.....	0.5 km
Railway Station (Kasar wadi).....	9 km
Pimpri-Chinchwad.....	10 km
Airport.....	10 km
Pune.....	13 km





BE BLESSED, BE AT DIGHI

As city limits of Pune are expanding day by day, there are more possibilities emerging at newer locales. Although business hubs, educational institutes, places of cultural significance and lush green surroundings are becoming harder to access...Kamalraj Prayag at Dighi is an exception. It not only has open surroundings full of lush green vegetation but it's connectivity to the entire city brings everything within your reach. So, forget the worries of getting your scheduled disturbed and lead a stress-free life.

FEEL THE ABUNDANCE

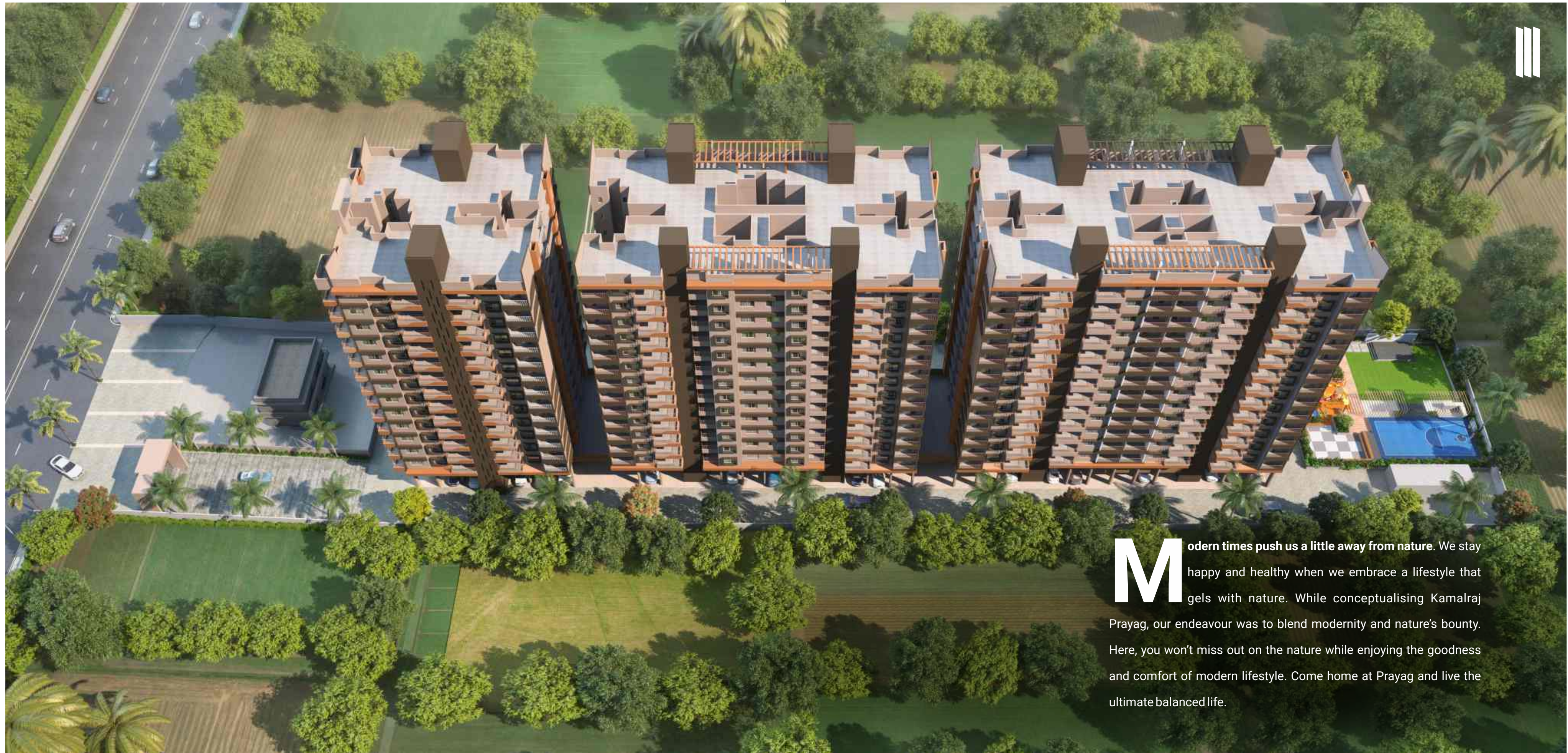
The name Prayag stands for confluence of three sacred rivers i.e., Ganga, Yamuna and Saraswati. A place where the divine powers of these rivers combine and give birth to prosperity and abundance. Similarly, Kamalraj-Prayag is a confluence of elements that not only makes your dream home but a dream lifestyle. The abundance of space, world class amenities and convenience will give you a feeling of fulfilment. Being surrounded by community of like-minded people will add more happiness and make it part of your lifestyle. Your wait for a happy home ends now





MODERN LIFE WITH A TOUCH OF LUSH GREENS





Modern times push us a little away from nature. We stay happy and healthy when we embrace a lifestyle that gels with nature. While conceptualising Kamalraj Prayag, our endeavour was to blend modernity and nature's bounty. Here, you won't miss out on the nature while enjoying the goodness and comfort of modern lifestyle. Come home at Prayag and live the ultimate balanced life.



SUAVE ENTRANCE

Approach your dream home in style.

Whether you are leaving for work or coming back after having a tiring day, the elegant entrance of Kamalraj Prayag will always make you feel blissful.

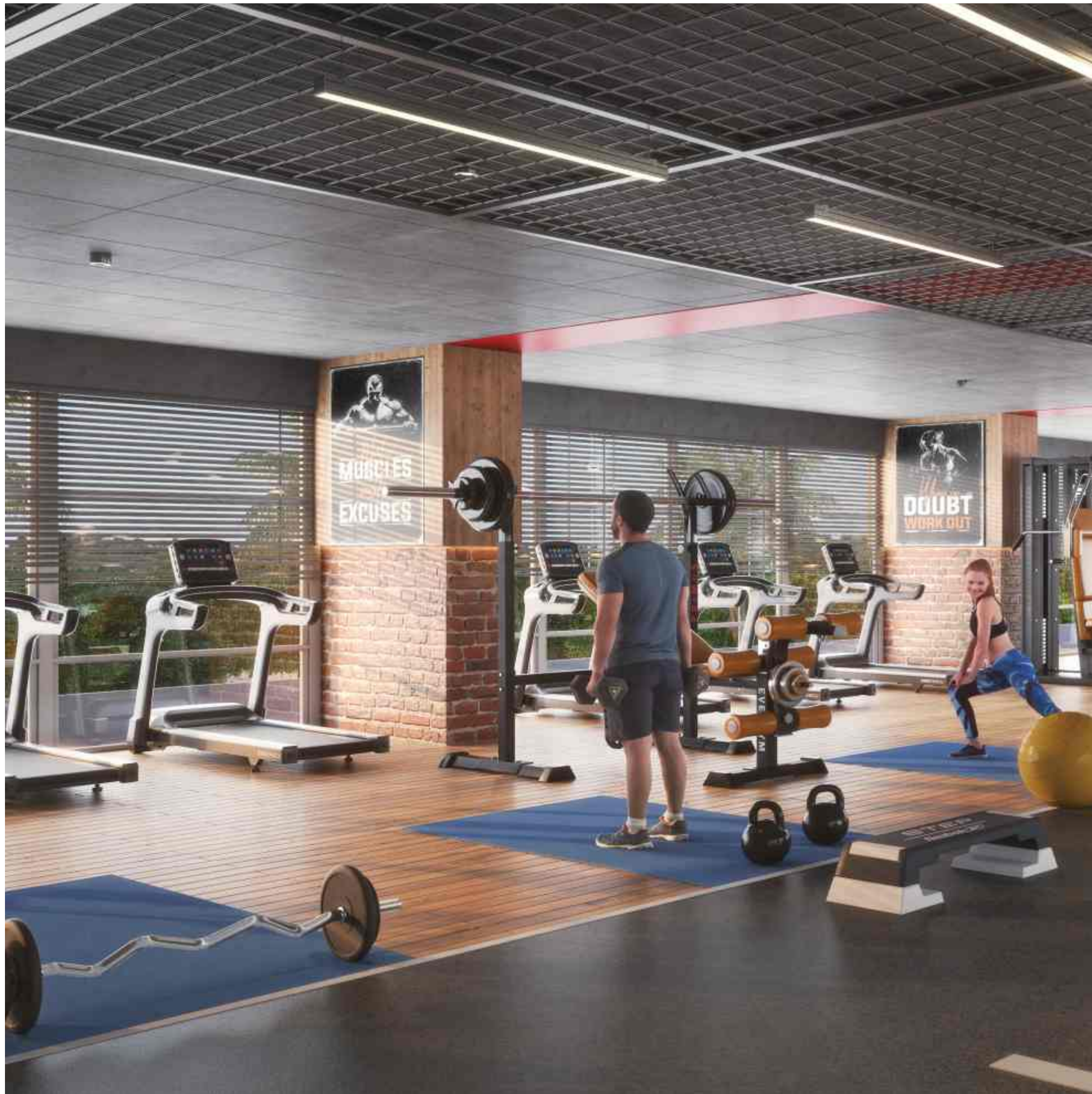


FUN CARNIVAL

As we all have observed in past few years, the surge in kids' online activity is leading to decrease in their interest of playing outdoors. To avoid this and its after effects such as unhealthy lifestyle habits, we present Fun Carnival. A medley of games, rides and sports court for the children. With synthetic floor for their protection, it's full of numerous options to play.







THE POWER DEN

your ultra-modern fitness hub
at the Kamalraj Prayag



Lavish 3 BHK homes sport 3 side open design which bring in ample sunlight and breeze in every room. While spacious 2 BHK homes deliver abundant space you need as your family grows and aspirations go up. Kamalraj Prayag has been designed to delight everyone at home.



PARTY
LAWN

MULTI-
PURPOSE
COURT

OPEN
GYM

KIDS
PLAY
AREA

A

B

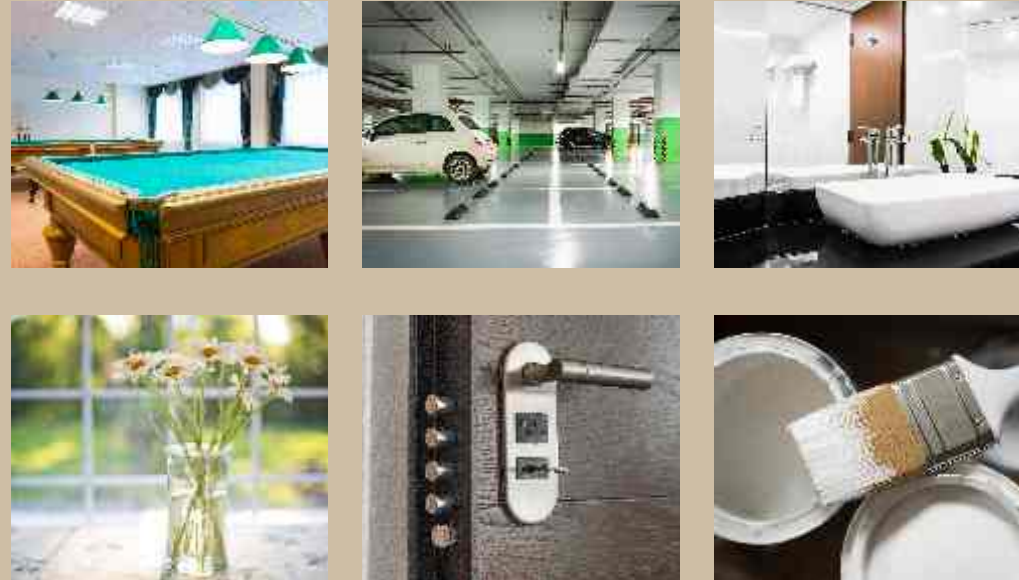
C

ENTRY
GATE

200 FT
WIDE
ROAD

AMENITIES

- Club House
- Gym
- Party Lounge
- Kids Play Area
- Yoga / Meditation Zone
- Pool Table
- Senior Citizen Plaza



SPECIFICATIONS

RCC

- RCC earthquake resistant framed structure

WALL

- External wall 6" thick eco friendly AAC brick with water proofing coat of Sand face cement morta plaster on external side
- Internal partition walls to be 5" and 4" thick eco friendly AAC with gypsum plaster on each side & ceiling pop finish Flooring
- 800 x 800 vitrified flooring in all rooms
- Anti skid tiles flooring in bathroom, W.C. and terraces Kitchen
- Steel Grey or Black granite top kitchen platform with SS sink & dado tiles upto lintel level

PARKING AREA

- Paving blocks/ chequered tiles with adequate lighting
- Letter boxes for each flat and notice board

STAIRCASE AND LIFTS

- Staircase with kotha or ceramic steps & ceramic flooring for the landing & standard size lift

WATER SUPPLY

- Provision for separate overhead and underground tank
- Drinking water tank with adequate capacity in each building with auto water level controller

DOORS

- The main door will be flush door with decorative laminate sheet fro both side Fittings having door bell point, door eye piece for safety.
- Beautiful brass handles, safety chain and mortise lock"
- The bedroom door will have flush door with mortise lock & Laminate finished.

WINDOWS

- Granite Marble sill for all bathroom windows
- Aluminum powder coating sliding windows with safety grill mosquito prevention net
- The windows in bathroom & W.C. will have louvered & exhaust fan

TOILETS

- Concealed plumbing work with premium quality bathroom fittings
- One wash basin
- Provision for drinking water tap & regular use of water tap in kitchen
- Provision for hot and cold water mixing systems in bathroom
- Provision for water heater, exhaust fan and solar water"

BATHROOM & W.C.

- Glazed tiles in bath upto 7' & WC. upto sill level height with modern concept

ELECTRIFICATION

- All electrical point of concealed copper wiring with modular switches with provision of 15 amp power point in kitchen and bathroom
- Adequate light points in parking and garden area
- Telephone, TV cable connection points in living room and intercom connections

PAINTING

- ACC I Apex paint for external faces of the building
- Oil bound distemper paint for the internal faces of the apartments



C R E D I T S

STRUCTURAL CONSULTANT
G. A. Bhilare Consultants Pvt. Ltd.

ARCHITECT
Solespace Architectural
Consultant Pvt. Ltd.

LANDSCAPE DESIGNER
Mahesh Chinchalkar

EC CONSULTANTS
Shrikrishna Environment
Consultant Pvt. Ltd.

ELECTRICAL & PLUMBING
CONSULTANT
Architectural Energy Solution (P) Ltd.

3D VISUALISATION
Square One

BRAND CONSULTANT
Zest Creative

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PROJECT BY:



2 & 3 BHK Soothing Homes

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Disclaimer: "As per RERA, the definition of carpet area is the net usable floor area of an apartment, excluding the area covered by the external walls, areas under service shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment.

This brochure is purely conceptual and not a legal offering. Number of floors, flats or units may be revised due to amendment in development control rules. The developers reserve the rights to amend the layout, plans, elevations, specifications and amenities. The furniture layout displayed in the floor plans are indicative in nature and are not included with the actual apartment. The dimensions of the unit as mentioned are from "Bare wall" to "Bare wall". The perspective images shown in this brochure may not be to the scale or may not represent actual facade / elevation. The details of windows, paints, elevation features, landscaping, ground development, trees etc. in this brochure are an artist's impression and might be different from actual construction of building and development. The viewers affirm that he / she has not taken his/ her decision of purchase/booking by viewing these images. The company is not responsible for the action of the viewer's booking / purchasing a unit relying on these images.