



AP  
UNIVERSE

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BALEWADI

A UNIVERSE IS BORN





**IT'S BEEN LONG  
YOU LOOKED UP TO YOUR OWN SKY**





**IT'S BEEN LONG  
YOU SMILED UNCONDITIONALLY**





**IT'S BEEN LONG  
YOU DECLARED AN  
UNPLANNED HOLIDAY TO YOUR FAMILY**



**IT'S BEEN LONG, YOU WERE  
BUSY FINDING YOUR OWN  
UNIVERSE.**

# AP UNIVERSE

BALEWADI

MADE WITH EVERYONE'S WISH

HERE YOUR EVERY MOMENT  
WILL HAVE ITS OWN SPACE.



AP  
UNIVERSE

In Balewadi, over 15 acres of life is growing surrounded by a thriving environment. But once you enter the project, peace envelopes you welcoming you to your **own universe**.

**15 acres of Mixed Development \ 5 Premium Residential Towers  
Commercial Towers \ Luxury Retail \ 2.5 acres Central Podium  
G+3P+28 \ 3 & 4 BHK Apartments**



AP  
UNIVERSE

UNIVERSE  
SQUARE

18 M

24 M

MITCON

DASARA  
CHOWK

BALEWADI ROAD

NICMAR

RABINDRANATH  
TAGORE SCHOOL

CUMMINS, INDIA

HIGH STREET

BHARTI  
VIDYAPEETH  
SCHOOL

LAXMI MATA  
MANDIR

AP  
ATLANTIS

JUPITER  
HOSPITAL

30 M

AP ONE

D-MART

BALEWADI  
PHATA



## AN EPICENTRE OF EXPERIENCE

This futuristic location is perfect for all who consider themselves as seekers. It will have the glory of Mumbai and the tech-social life of Pune. Connected with two cities with its fringes of convenience having an important network of airport, railway station, hospitals, schools, colleges in it.

### HEALTHCARE

Jupiter Hospital **5 Minutes**  
Lifepoint Multispecialty  
Hospital **7 Minutes**  
Surya Hospital **10 Minutes**

### TRANSPORT

Railway Station **30 Minutes**  
Airport **45 Minutes**

### EDUCATION

Rabindranath Tagore School of  
Excellence **5 Minutes**  
C M International School **5 Minutes**  
Lexicon School, Balewadi **10 Minutes**  
Tree House High School **10 Minutes**

### ENTERTAINMENT

Westend Mall **10 Minutes**  
Spot 18 **15 Minutes**  
The Pavillion **20 Minutes**  
Xion Mall **20 Minutes**

### DAILY NEEDS

K K Bazaar **5 Minutes**  
Wellness Forever **5 Minutes**  
D Mart, Baner **10 Minutes**

MUMBAI - BANGALORE HIGHWAY

SCAN FOR GOOGLE MAP





4P Universe

ARTIST'S IMPRESSION

# SITE MAP



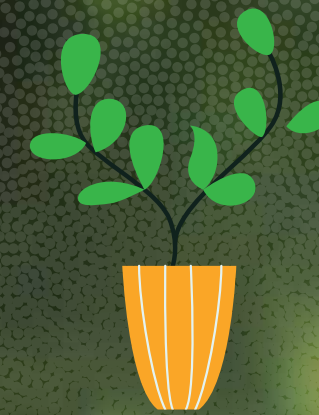
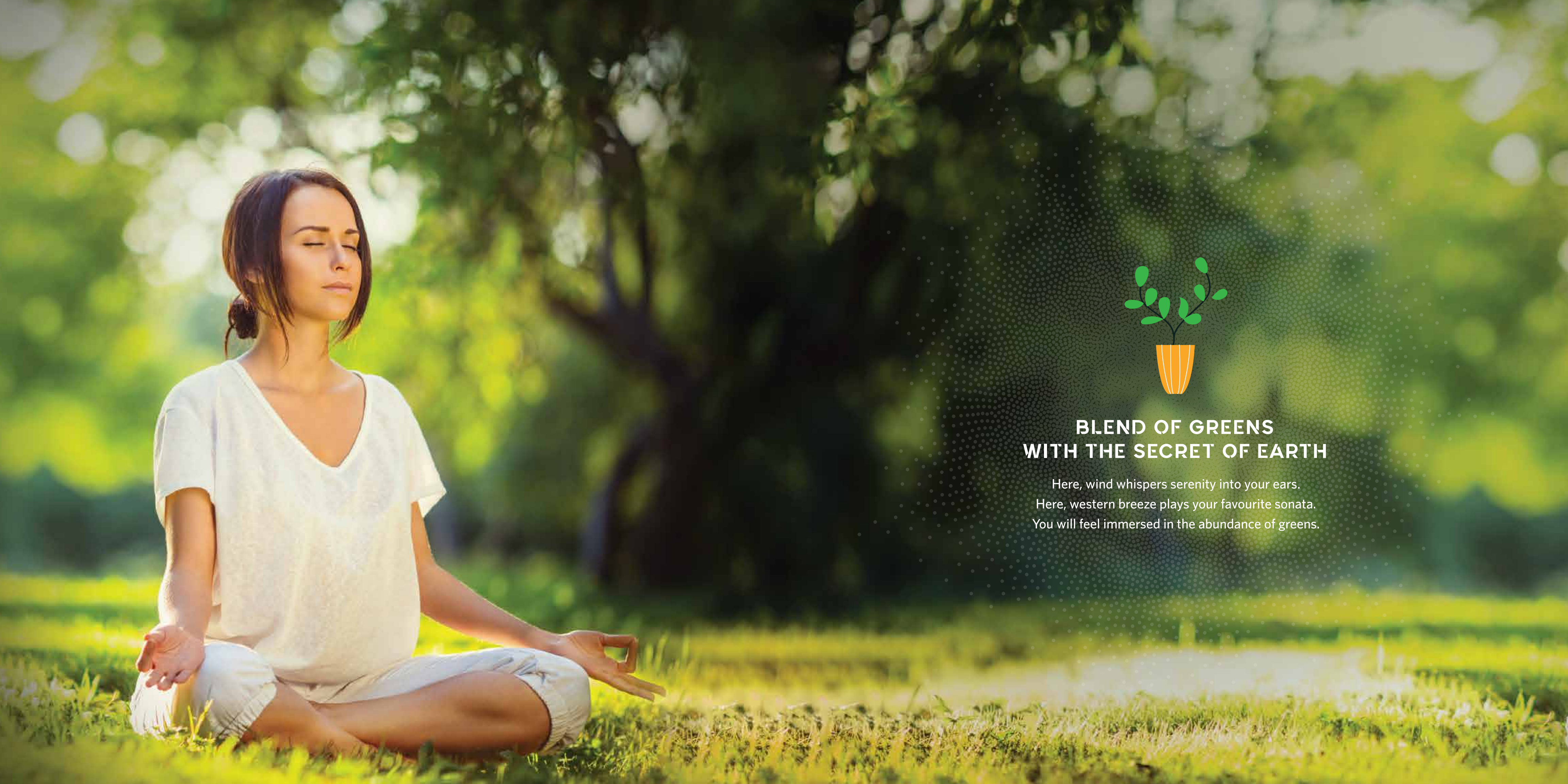
## LEGEND

- |     |                             |     |  |
|-----|-----------------------------|-----|--|
| 1   | 2.0 m Wide Jogging Track    | 15. | 15A. Indoor Games                                      |
| 2.  | Party Lawn                  |     | 15B. Table Tennis Area                                 |
| 3.  | 3A. Banquet Hall            | 16. | Sand Pit for Toddlers                                  |
|     | 3B. 50+ Seater Theatre      | 17. | Crèche   |
|     | 3C. Indoor Badminton Court  | 18. | Community Farming                                      |
| 4.  | Sacred Groves               | 19. | Children's Play Area                                   |
| 5.  | Miniature Golf              | 20. | 20A. Common Play Area (Netted)                         |
| 6.  | Infinity Edge Swimming Pool |     | 20B. Court for Basketball, Box Cricket, Futsal, Tennis |
| 7.  | Kids' Pool                  | 21. | Pets' Park   |
| 8.  | Sunken Pool Bar             | 22. | Amphitheatre with Stage for Performing Arts            |
| 9.  | Splash Pool for Toddlers    | 23. | Senior Citizens' Walking Track                         |
| 10. | 10A. Pool Deck              | 24. | Seating Area along with Senior Citizens' Walking Track |
|     | 10B. Changing Room          | 25. | Outdoor Gymnasium                                      |
|     | 10C. Spa & Steam Room       | 26. | Star Gazing Deck with Telescope                        |
|     | 10D. Salon                  | 27. | Water Body   |
| 11. | Jacuzzi                     | 28. | 1.5 acres of Green Belt                                |
| 12. | Pavilion on Pool Deck Area  |     |  |
| 13. | Barbeque Pit                |     |  |
| 14. | 14A. Gymnasium              |     |  |
|     | 14B. Yoga & Meditation Area |     |  |

AN ENTRANCE ODYSSEY



AP Universe



## **BLEND OF GREENS WITH THE SECRET OF EARTH**

Here, wind whispers serenity into your ears.  
Here, western breeze plays your favourite sonata.  
You will feel immersed in the abundance of greens.

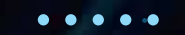


# GREENS

PHOTONEX: LANDSCAPED GREENS



ORBITO: JOGGING TRACK



SPHERIA: SENIOR CITIZENS' WALKING TRACK



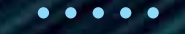
NOVA: SENIOR CITIZENS' SEATING AREA



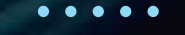
LAIKARK: PET PARK



ALIEN PIT: CHILDREN'S PLAY AREA



BABYLON: MINIATURE GOLF



OXYVILLE: 1.5 ACRES GREEN BELT



LANDSCAPED GREENS  
PAVED AREAS \ STEPPING STONES MERGING IN TURF LAWN  
SEATS & SEATING COURTS



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1.5 ACRES OF GREEN BELT



CHILDREN'S PLAY AREA  
TODDLERS' ACTIVE ARENA

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ARTIST'S IMPRESSION

MINIATURE GOLF



COMMUNITY FARMING  
SENIOR CITIZENS' WALKWAY

ARTIST'S IMPRESSION



## **2.5 ACRES PODIUM FOR YOUR WORLD-CLASS DESIRES**

Feel elevated among the array of luxurious amenities. From a super cool joggers' track to shaded cabanas to futuristic multipurpose court to active children's play area - your every desire will be fulfilled here.





# PODIUM

ACOSMIC AQUA: INFINITY EDGE SWIMMING POOL

VEGAS: KIDS' POOL

MOONELLA: TODDLERS' SPLASH POOL

AQUAVERSE: SUNKEN BAR WITH SWIMMING POOL

SOLARIS: PAVILION ON POOL DECK AREA

BIGBARB: BARBEQUE PIT

COSMOS: AMPHITHEATRE

KALPA: YOGA AREA

POLARIS: COMMUNITY FARMING

ION: WATER BODY

MORNINGSTARS: CRÈCHE

FITWAY: GYMNASIUM

NIRVANA: OUTDOOR GYMNASIUM

POLAROID: INDOOR GAMES ROOM

PLUTOREA: CHILDREN'S PLAY AREA

THEIA: MULTIPURPOSE COURT

GALAXIA: STAR GAZING DECK WITH TELESCOPE



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INDOOR GAMES ROOM



CRÈCHE

ARTIST'S IMPRESSION



ARTIST'S IMPRESSION

AMPHITHEATRE



GYMNASIUM

ARTIST'S IMPRESSION

—  
*club*  
**UNIVERSE**  
—



**FEEL ELEVATED  
OVERLOOKING THE WONDER OF UNIVERSE**

Your impeccable taste of luxury will be soothed by the facilities of the club. A series of ultra-modern amenities and other splendid features have made this entertainment area very much exclusive.



# CLUB

PLANETORIUM: BANQUET HALL

ZENORIA: MINI THEATRE

GRAVITY ZONE: MULTIPURPOSE HALL

ALPHA: SALON

PLATONA: SPA

NEBULA: STEAM ROOM

AZURI: JACUZZI

ATOMIA: TODDLERS' ACTIVE ARENA

WINDRY: INDOOR GAMES ARENA

LIGHT-YEARS ARENA: WAITING LOUNGE

VENUSERA: TABLE TENNIS

MYSTICA: PARTY LAWN



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MINI THEATRE



WAITING LOUNGE

ARTIST'S IMPRESSION



ARTIST'S IMPRESSION

PARTY LAWN



MULTIPURPOSE HALL

ARTIST'S IMPRESSION

UNIVERSE  
HOMES



RESIDENCES BLESSED WITH SUNSHINE  
WIND & HAPPINESS

Well-ventilated Houses \ 3 & 4 BHK Spacious Apartments  
Wide Balconies \ Grand Entrance Lobby  
Natural Light & Fresh Air Flow \ All Seasons' Wind







## LUXURY RETAIL INTEGRATED PRIDE

Convenience will be served right. All reputed brands and exclusive F&B outlets will be at your doorstep. Your after office hours will be crafted with joy and happiness at its best.





Lazy B

Joy Box

Shoptrop

MeShopping

Fashion Exchange

Step Above

Baby Angel

Daisy Doo

Deploya

Cute Cut..

Lucky's Mart



# FACILITIES

- 3 TIER SECURITY WITH ACCESS CONTROLLED LOBBIES
- POWER BACKUP FOR COMMON AMENITIES
- 4 HI-SPEED ELEVATORS FOR EACH BUILDING
- SOLAR WATER SUPPLY TO MASTER BEDROOM
- EARTHQUAKE RESISTANT RCC STRUCTURE
- MOBILE APP FOR SOCIETY MANAGEMENT
- WAITING LOUNGE FOR STAFF WITH COMMON TOILET AND BATHROOM
- CHARGING POINTS FOR ELECTRIC VEHICLES
- COVERED BUS STOP FOR SCHOOL BUSES
- ADEQUATE VISITOR CAR PARKING
- CCTV SURVEILLANCE FOR CRÈCHE TODDLERS' PLAY AREA, KIDS' PLAY AREA WITH ONLINE ACCESS TO PARENTS

# SPECIFICATIONS

## Flooring

- Italian marble flooring in living, dining, kitchen & passages
- 4'X2' vitrified tiles in bedrooms
- Anti-skid tiles for terraces\balconies

## Bathroom

- Vitrified dado tiles for all bathrooms
- Metal false ceiling in all bathrooms
- Glass partition in all bathrooms
- Exhaust fans for all bathrooms
- Solar water supply to master bedroom
- High quality CP and sanitary fittings with wall hung com-mode in all bathrooms

## Wall Finish

- Lustre paint
- Gypsum finish internal walls

## Balcony

- S.S railing with laminated glass
- All covered balconies

## Doors and Windows

- Veneer finish main door with biometric lock
- Laminated internal doors with mortise lock
- System windows from reputed brand

## Electrification

- D.G backup for light points in flat except power points
- High quality switches and wires with adequate light and socket points
- TV\Telephone\AC points in all rooms
- DTH provision in living room and all bedrooms
- Access controlled lobbies

## Kitchen

- Parallel\L-shaped kitchen platform in granite\engineered stone with steel sink and water purifier point
- Dado tiles up to lintel level
- MNGL gas pipeline provision in all apartments

## Security

- VDP
- Biometric
- Access controlled lobbies
- Integrated security system
- CCTV cameras in common areas
- Integrated society management system with intercom facility in each flat

# CONSULTANTS



**STRUCTURAL**



**MEP**



**ENVIRONMENT**



**LEGAL**

1. Adv. Chandan Parwani
2. Adv. Shilpa Pratap



**LANDSCAPE**

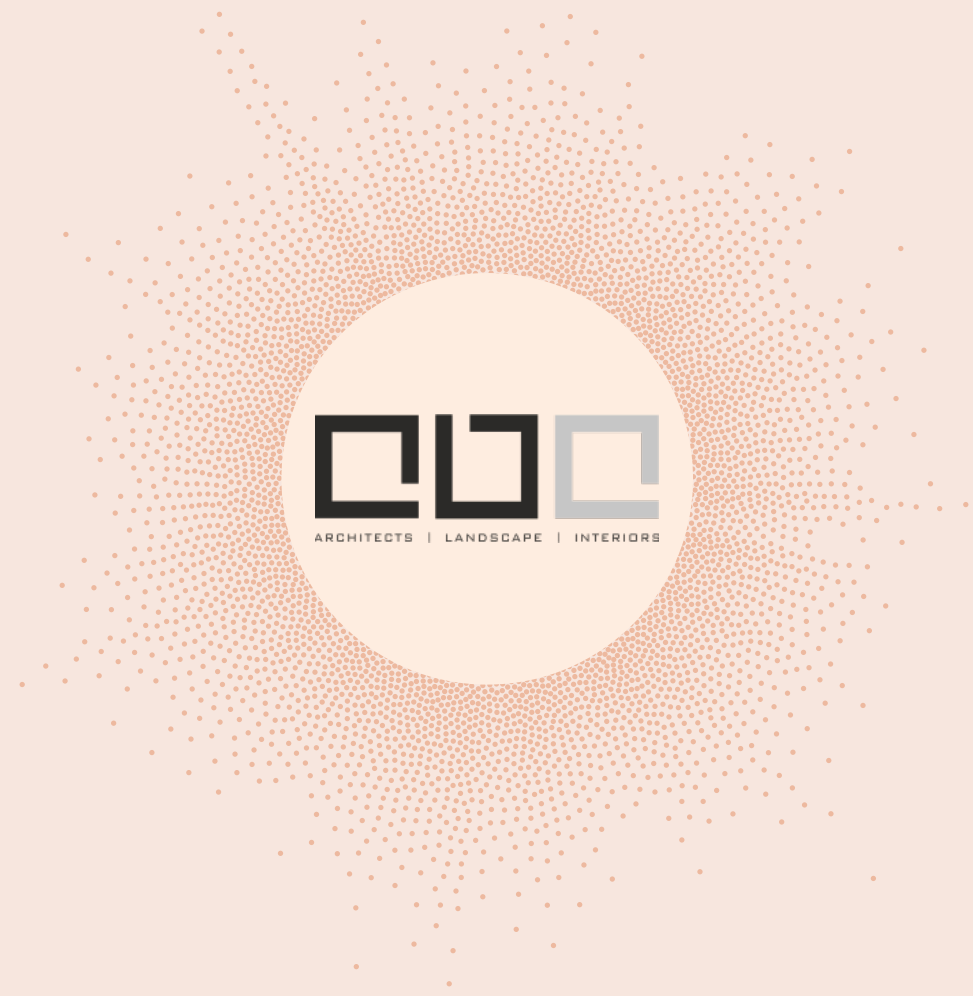


**ARCHITECTURAL LIASONING**

**Be the Bee**

**BRANDING**

# TEAM

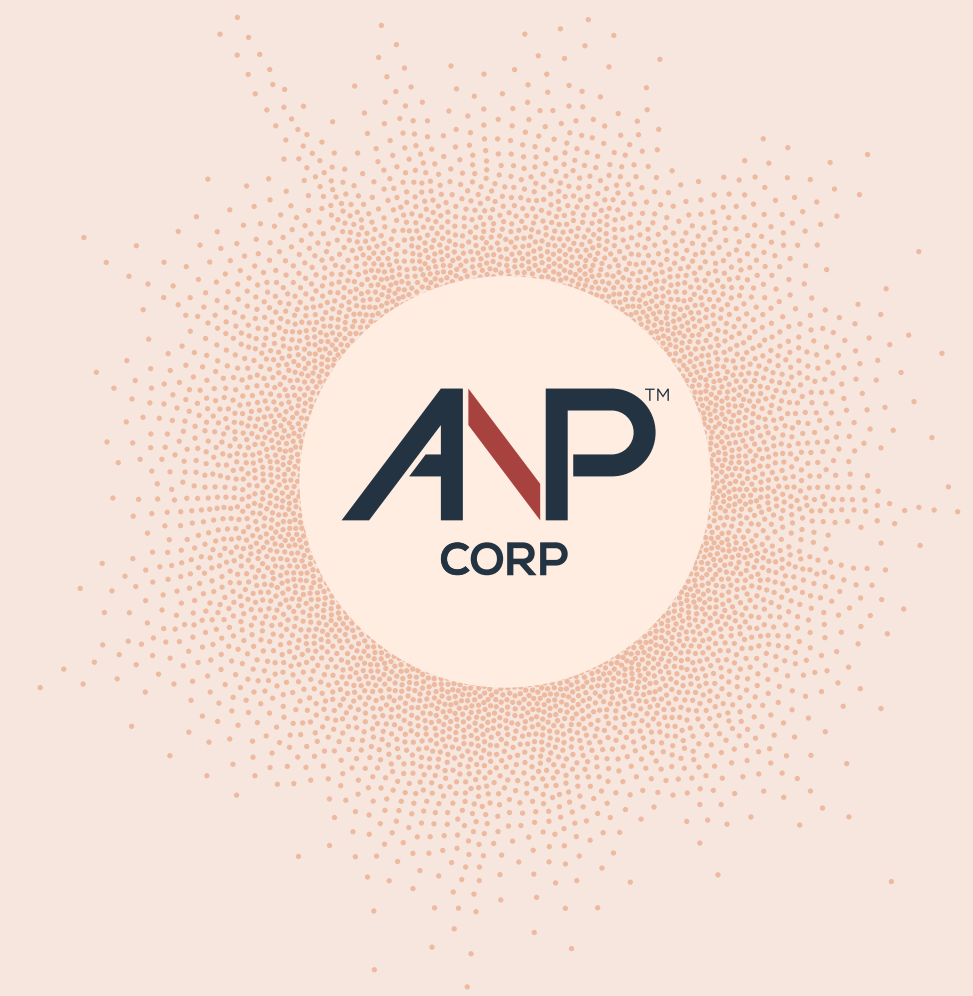


## ARCHITECT

A B A - AMIT BHAT ARCHITECTS is an Architecture and Interior Design Service firm based in Pune. The firm was started in 2008 by Ar. Amit Bhat who had previously worked with established companies, and his last working experience was with Jurong International based in Singapore for more than 3 years as Business Head for western region, India. He worked on various National and International projects with the company.

A B A has worked on a varied range of projects from high-end residential to commercial, IT, multiplex etc. Our expertise covers a full range of services including high end refurbishments and interior design. A B A team comprises of qualified architects who are all at par in working and designing best solutions for clients as per site scenario and conditions.

Our idea of providing services through an architecture and interior design firm is not about giving standard solutions but also about understanding the plot parameters and utilizing it to maximum potential.



## DEVELOPER

ANP Corp started its journey in real estate in 1996. ANP Corp is in the real estate industry since 1996. Initially known as Prakash Constructions and then very famously known as 5 Star Constructions, now it comes with a new identity, ANP Corp.

The goal of the group has always been about giving an experience to the customers and not just spaces. Retail, residential, and commercial spaces of top-notch standards to match with the best across the world.

ANP Corp with its brand new identity is particular about offering a life which is more pleasurable and delightful in the most magnificent way possible. Grandiosity not only comes from just a well-planned layout, but from every small detail that makes for a fine living.

ANP Corp is known for bringing architectural brilliance to your home. Every project is crafted with careful planning, ensuring a home befitting your dreams. Every detail added by ANP Corp enhances the beauty of each home.

An array of homes that will be a perfect host to all your moments with your loved ones. The goal is to redefine 'better living' with ideal designs, modern amenities, better specifications, and safer neighbourhoods.

SITE ADDRESS

**ANP Universe**

Sr. No. 49/50 Balewadi, Pune - 411045

Ph.: +91 74117 82361

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