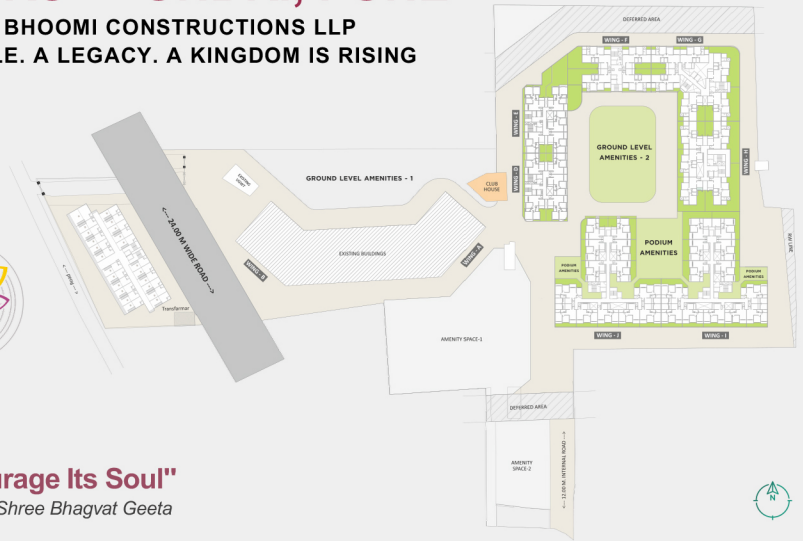


THE TITAN TOWERS — UNDRI, PUNE

PROJECT BY VENKATESH BHOOMI CONSTRUCTIONS LLP
A LANDMARK. A LIFESTYLE. A LEGACY. A KINGDOM IS RISING



"TRUTH Is The Foundation Of Real Spirituality & Courage Its Soul"

Shree Bhagvat Geeta

We salute the true courage of the numerous souls who have fought unconditionally and consistently on our borders.

WWW.KJESTATES7.COM

THE LOCATION

The land parcel is located within the limits of Pune Municipal Corporation at Undri – Pune South, adjacent to Bishop's Co-Ed School. The extensive network of educational institutions, shopping malls and residential complexes, along with its proximity to the proposed Purandar International Airport, has given a significant boost to the location. Today, Undri is emerging as one of Pune's fast-growing areas for real estate development.

- Location -** Undri, Taluka - Haveli, District - Pune
- Survey Nos -** 2(P), 4(P), 5 (P) Undri, Pune 411060
- Area -** 9 Acres
- Zone -** Residential
- Status -** RERA NUMBER (PR1261012601027)
FOR D & E Wings has been received



CONNECTIVITY

Pune is very well connected by road, rail and air with the rest of the country. As for the connectivity from this site to Pune Railway Station, Pune International Airport and to the shopping complexes, schools, colleges and places of work is concerned, there are large number of Uber / Ola taxis, buses and auto rickshaws available for travel.



DISTANCES TO IMPORTANT LANDMARKS FROM THE TITAN TOWERS ARE AS INDICATED:

- Pune Railway Station 11–12 KM
- Pune International Airport 18 KM
- Mahatma Gandhi Road 9–10 KM
- Pune Race Course / Royal Western India Turf Club Limited 8–9 KM

MEDICAL FACILITIES:

- (CHSC) Command Hospital Southern Command 7–8 KM
- (AICTS) Army Institute Of Cardio Thoracic Sciences 7–8 KM
- ECHS Poly Clinic 7–8 KM

DEFENCE HEAD QUARTERS:

- Head Quarters Southern Command 9–10 KM
- Head Quarters Dakshin Maharashtra and Goa Sub Area 9–10 KM
- Air Force Station Lohegaon 18 KM

EDUCATIONAL INSTITUTIONS IN CLOSE VICINITY OF THE TITAN TOWERS

- Bishop's Co-Ed School 350 M
- Sanskriti School 1.2 KM
- Euro Kids School 400 M
- Delhi Public School 2.2 KM

ENTERTAINMENT

- Rajendra Sinhji Army Mess & Institute 11 KM
- Turf Club, of which a large number of defence officers are members 8–9 KM
- Large number of special and multi-cuisine restaurants are also located nearby. 11.5 KM

OTHER HOSPITALS OF REPUTE NEARBY ARE:

- Ruby Hall Clinic 6 KM
- Sangam Hospital 500 M
- Noble Hospital 7–8 KM
- Pune hospital is coming up with 500 beds Multi speciality hospital 2.5 KM

ABOUT THE COMPANY

Decades of experience, trust, and expertise-brought together to build spaces that enrich lives, strengthen communities, and create lasting value for generations to come Venkatesh Bhoomi Constructions LLP, Urban Space Creators, and Sai Miracle Developers bring together decades of combined experience in shaping the Residential and Commercial Landscape of Pune and Pimpri-Chinchwad. From premium residences and commercial developments to large-scale rehabilitation initiatives under the SRA framework, the three groups share a common commitment to quality construction, timely delivery, customer satisfaction, and sustainable growth. Driven by innovation and guided by integrity, this alliance represents a collective vision - one that treats every project not as a transaction, but as a contribution to the city's future and a promise kept to every family and stakeholder it serves.

ELIGIBILITY (FOR D WING)

Sale of dwelling units in The Titan Towers – Undri , Pune will be restricted to the following (FOR D WING)

- Serving Defence Service Officers of the Army, Airforce and Navy.
- Retired Defence Service Officers of the Army, Airforce and Navy.
- Sons and daughters of Defence Service Officers, both serving and retired.
- Widows who are in receipt of family pension.
- Parents of unmarried fatal battle casualties.

(Note: Sons and/or daughters of Defence Service Officers must provide necessary proof to substantiate their claim)

SPECIAL PROVISIONS AVAILABLE FOR THE ARMED FORCES FRATERNITY & THEIR FAMILIES

- LAUNCH PRICE FROZEN UNTIL 31 DECEMBER 2026
- NO FLOOR RISE
- AGREEMENT WITHIN 30 DAYS OF EOI REGISTRATION

RESTRICTIONS:

- Apartment can be resold only after possession.
- In the event of early sale - Special provisions available for the Armed Forces Fraternity & their Families

PROJECT DETAILS - THE GRANDEST ADDRESS : EVERY NUMBER TELLS A STORY

9 ACRES	7 TOWERS	29 FLOORS	5 LEVELS OF PARKING	2 ACRES OF AMENITIES APPROXIMATELY	1375+ RESIDENTIAL UNITS	50+ LIFESTYLE AMENITIES
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PHASE ONE		PHASE TWO	
Wing D and Wing E - EXPECTED COMPLETION IN DEC 2029		Wing F and Wing I - Launching in 12 months	
D WING EXCLUSIVE FOR THE DEFENCE FATERNITY AT A SPECIAL RATE			
TYPE	CARPET AREA	ALL INCLUSIVE COST	EOI DEPOSIT
2 BHK	721 SQ FT	69,18,720	1,00,000
SMART 3 BHK	893 SQ FT	85,52,160	1,00,000
4 BHK	1442 SQ FT	1,37,92,440	1,00,000

LOAN FACILITY AVAILABLE FROM SBI AND ALL LEADING BANKS

All payments will be made by Demand Draft of any Bank drawn in favour of Venkatesh Bhoomi Constructions LLP, payable at Pune. On the reverse of the Demand Draft Service Number and Name of the Applicant should be mentioned. EOI Deposit can be transferred to the following Bank account: (Under Intimation to kjstates7@gmail.com)

ACCOUNT DETAILS

Beneficiary Name: Venkatesh Bhoomi Constructions LLP
Account No.: 50200107188577
Bank: HDFC Bank Ltd.
IFSC : HDFC0000962
Branch: Kenjale Nagar Bibvewadi

ADDRESS-

Colonel KJS Lamba (Retd.),
Flat No. 401, Wisdom Apartments, Saint Laurence Colony
Off BT Kavde Road, Near Mullay Hospital
Pune 411013

📞 9823073472

EXPRESSION OF INTEREST ACCEPTED NOW

- Format for 'Particulars of Applicant Form' and 'Expression of Interest' are available on our website www.kjstates7.com
- Download the format of 'Particulars of Applicant Form' and 'Expression of Interest Letter'
- Fill in the 'Particulars of Applicant Form' and 'Expression of Interest Letter' and send the same to us along with EOI deposit.

EVERYTHING AROUND THE TITAN TOWERS IS MOVING FORWARD SO WILL YOUR INVESTMENT