

GODREJ WOODSVILLE

HINJEWADI PHASE 1, PUNE

#LifeAtItsGreenest



Artist's impression, not an actual site photograph.

Godrej | PROPERTIES



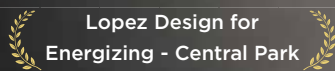
Brand Godrej

Godrej Properties brings the Godrej group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties' development combines a 125-year legacy of excellence and trust, with a commitment to cutting-edge design and technology.



Awards & Recognitions

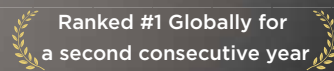
Giving you the best makes us the best. It's all thanks to you that Godrej Properties Limited has won over 250 awards and recognitions in recent years.



Lopez Design for
Energizing - Central Park



National Brand Leaders

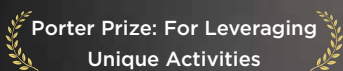


Ranked #1 Globally for
a second consecutive year

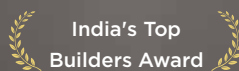
India's Best
Design Awards 2021

Track2Realty BrandXReport,
2019-20

GRESB (Global Real Estate
Sustainability Benchmark)



Porter Prize: For Leveraging
Unique Activities



India's Top
Builders Award

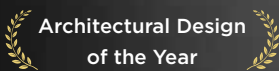


India's Top Builders

Porter Prize 2019

CWAB Awards, 2017

Construction World Architect
and Builder (CWAB) Awards, 2018



Architectural Design
of the Year



Plotted Development
of the Year

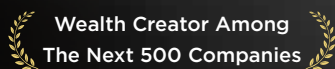


Best Interior Design

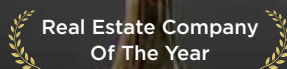
Realty Conclave Award, 2021

Realty Conclave Award, 2022

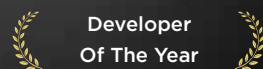
Realty Conclave Award, 2021



Wealth Creator Among
The Next 500 Companies



Real Estate Company
Of The Year



Developer
Of The Year

Fortune India

Construction Week
Awards, 2019

Golden Bricks Awards,
2016-17

Building excellence across Pune for over a decade



Source: Google Maps. Map not to scale.

PRESENCE IN PUNE



13,14,000
m² SOLD



15,000+
HAPPY FAMILIES

Hinjewadi: Your grand destination for a lifetime of indulgence



Pune International Airport
is a 45 minute drive
via Pashan Road*



Rajiv Gandhi Infotech Park
is just 5 minutes* away



84 hectares (approximately
208 acres) is being developed
adjacent to Mahalunge-Maan



283.28 hectares (approximately
700 acres) Mahalunge-Maan-Hi-Tech city
approved by PMRDA*



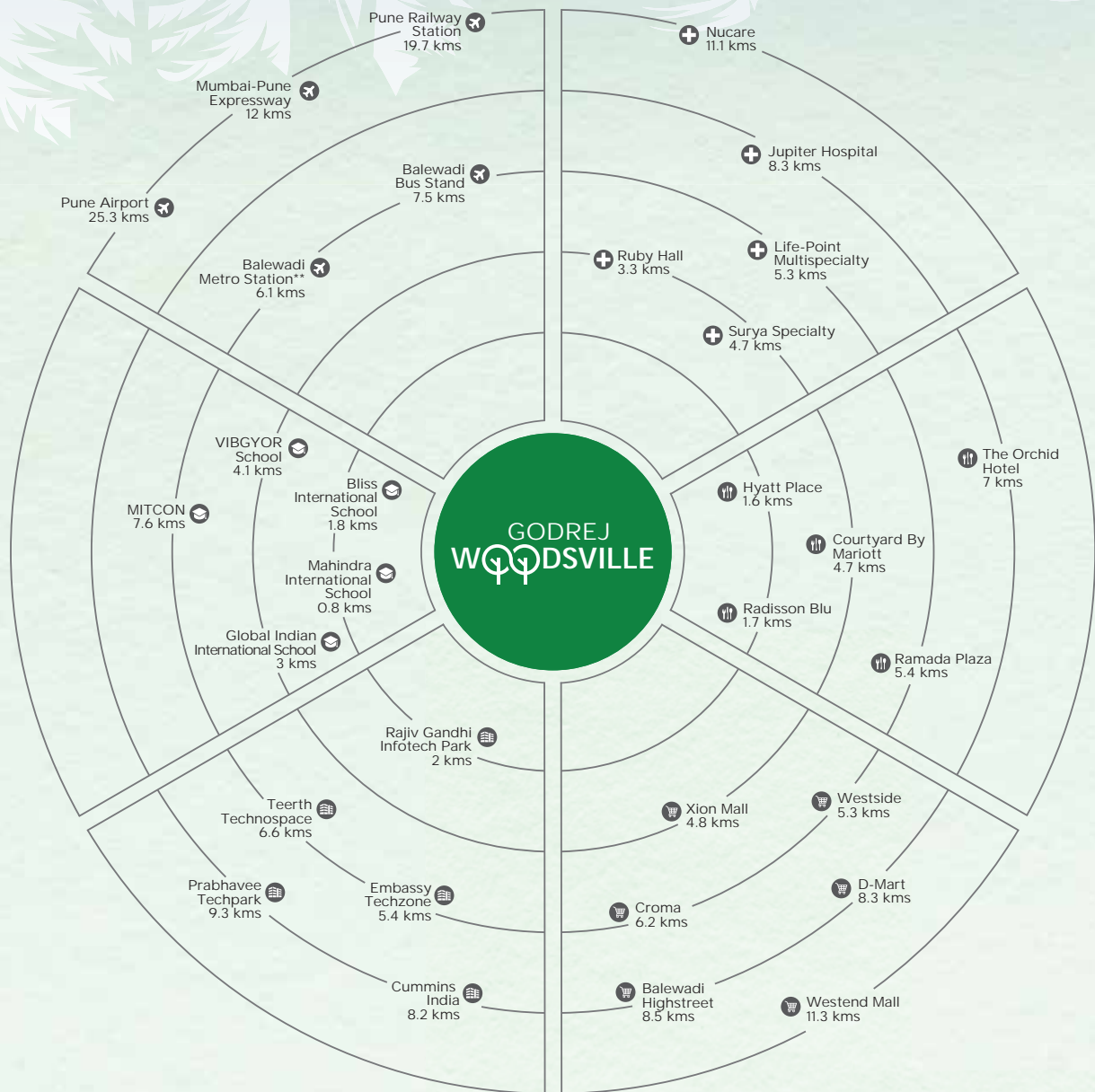
Stock image for representation purpose only

*Approximate travel time calculated as per Google Maps, subject to change as per traffic conditions.
*<http://www.pmrda.gov.in>

Live it up in the city's buzzing hotspot



Enjoy greater connectivity to every necessity



Approximate distance as per Google Maps.
 **Proposed Development. The proposed Metro mentioned above is proposed to be developed by the Government and other authorities and we cannot predict the timing or the actual provisioning of these facility(ies), as the same is beyond our control.

Book a home in the lungs of West Pune

Come home to a lush lifestyle. Your new township at Hinjewadi will be the lungs of West Pune, offering you a healthy and convenient way of life. Stay close to what you love the most with nature-friendly views, top schools, hospitals, malls and commercial centres.



Presenting
**GODREJ
WOODSVILLE**

#LifeAtItsGreenest



Artist's impression, not an actual site photograph

Welcome to a lush green lifestyle

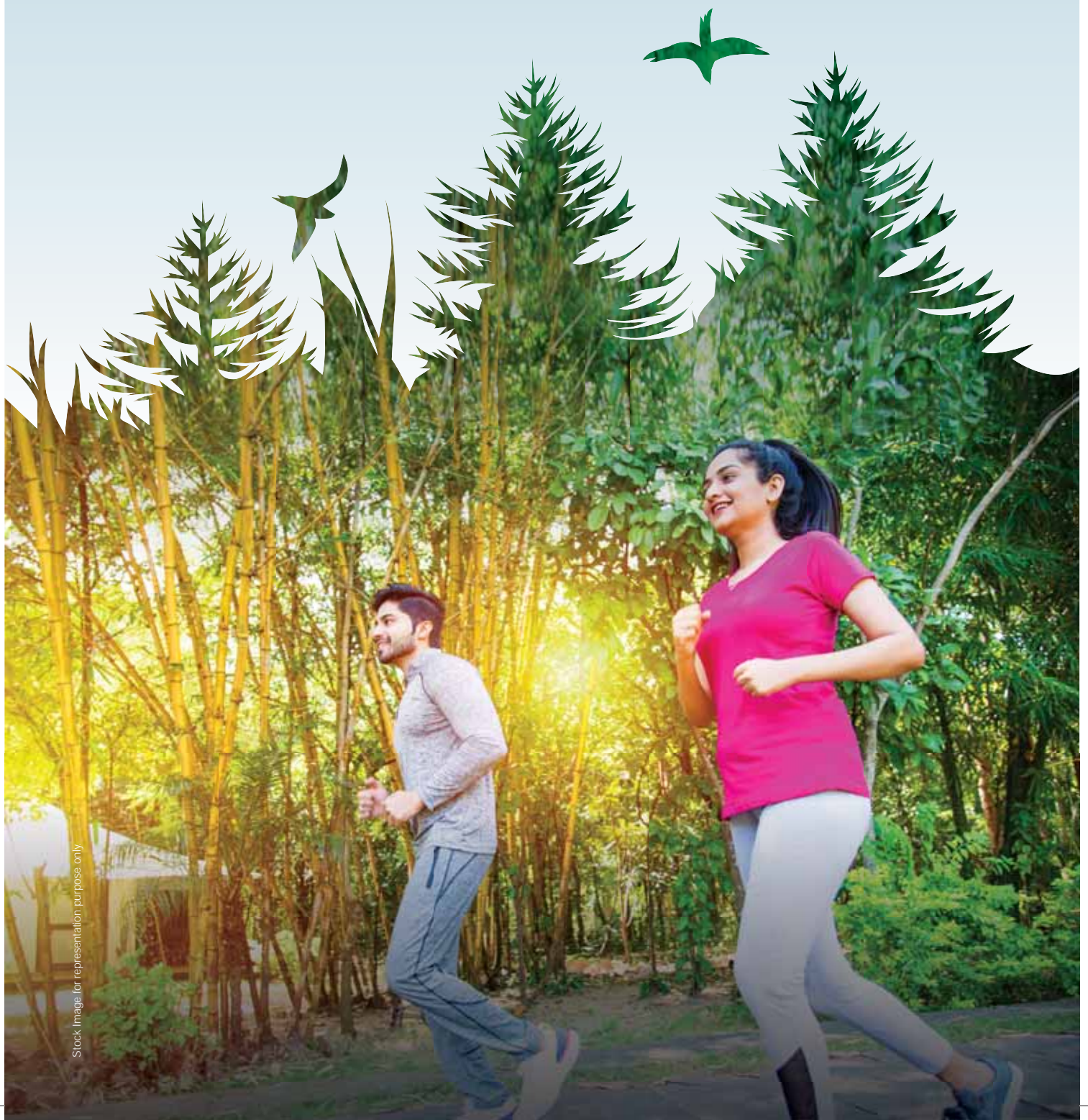
Come unwind with **400+ trees** and lush greens
in your nature-friendly home at Godrej Woodsville.



Enjoy your personal time on an 800-metre jogging track

'Me-time' is so much better when you do something productive.

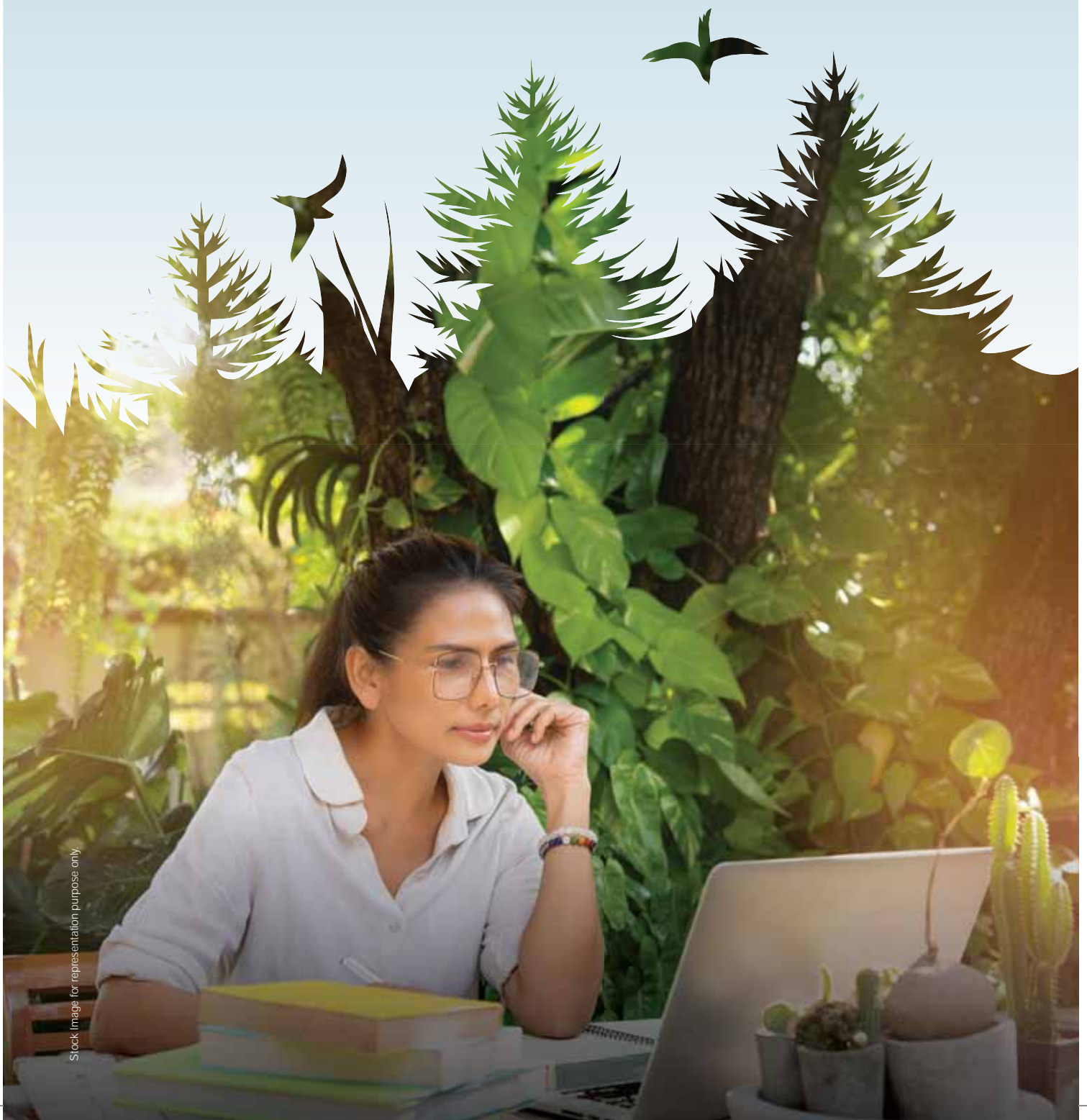
Now start your mornings the healthy way on an **800-metre jogging track**.



Work from Garden is the new norm

Your daily work routine just got a fun new venue.

Work stress-free in your nature-friendly '**Work from Garden**' space.



Pura Vida

Inspired by the Spanish concept of Pura Vida, this grandiose clubhouse evokes the theme of pure life with more than **15,000 sq.ft.** of space to do what you love the most.



Artist's impression, not an actual site photograph.

Unwind at the guest suite after a game of golf

There's nothing better than playing golf on a Sunday morning. Bring your friends over to your very own golf putting, enjoy a competitive game of golf and relax with them afterwards at the guest suite.



Club Top Multipurpose Court & Golf Putting



Guest Suites

Participate in squash or become a pro at digital gaming

Gather your friends, bring out your competitive side and ace your way to victory. From hosting your own squash tournament to playing your favourite digital games, there are endless ways to enjoy a thrilling evening at Godrej Woodsville.



Squash Court



Digital Gaming Arena

Let's make recreation time worthwhile

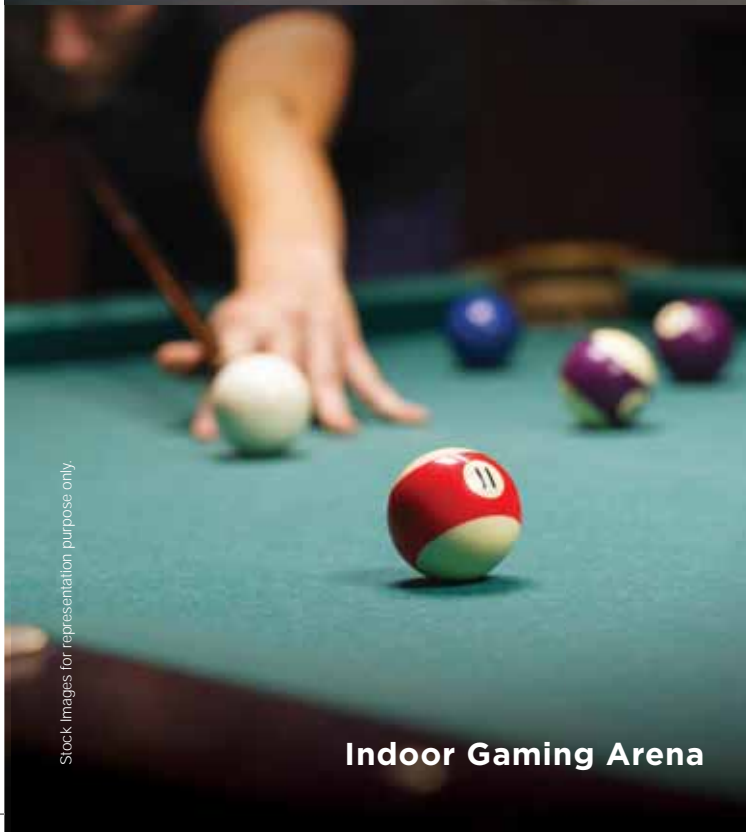
Our lifestyle centric clubhouse is designed to make every moment memorable. So come, unwind with the things you cherish the most.



Meditation & Dance Room



Multipurpose Hall



Indoor Gaming Arena



Gymnasium

It's time to read, relax and rejuvenate

Unwind and enjoy leisure time with lifestyle amenities tailored to your needs.



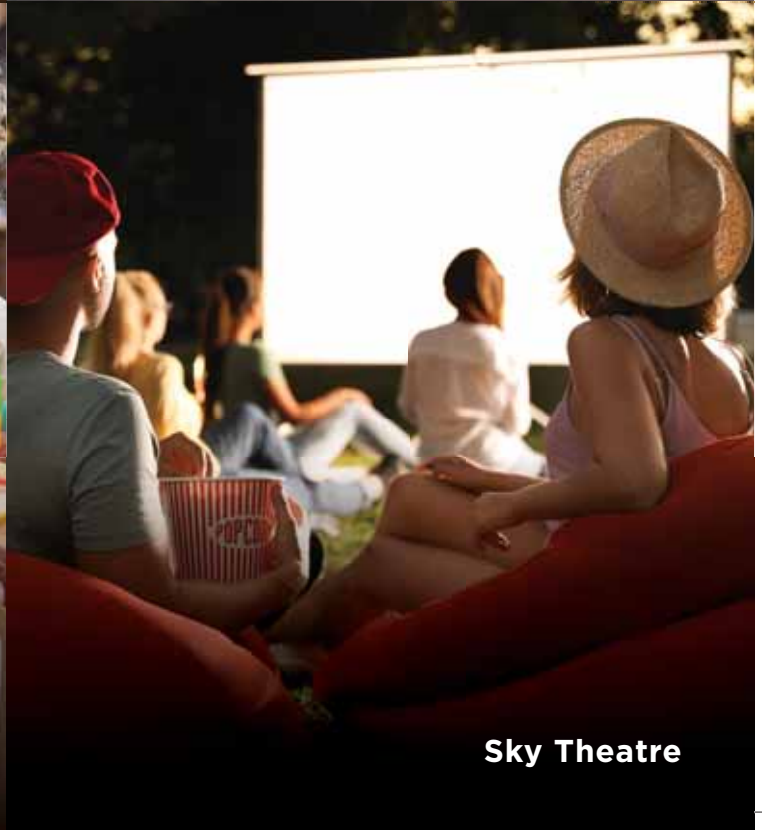
Library/Reading Lounge Area



Salon & Spa



Crèche



Sky Theatre

Live life to the fullest with amenities for every need

Schedule meetings in the business centre, watch your favorite shows at the mini theatre or simply unwind by the barbeque zone with your friends - The possibilities are both endless and one of a kind!



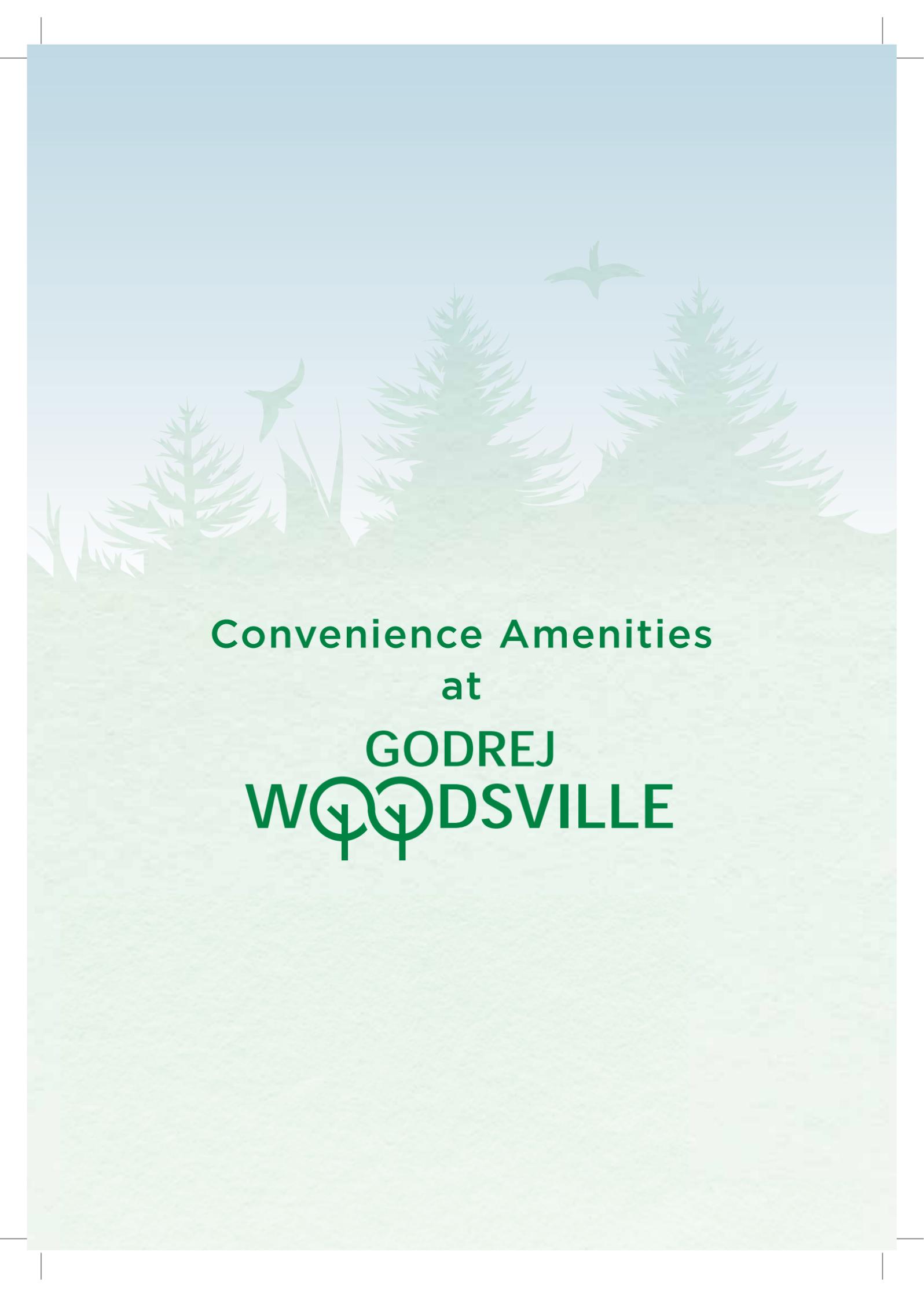
Business Centre



BBQ Grill Zone & Party Area



Mini Theatre



Convenience Amenities
at
GODREJ
WOODSVILLE

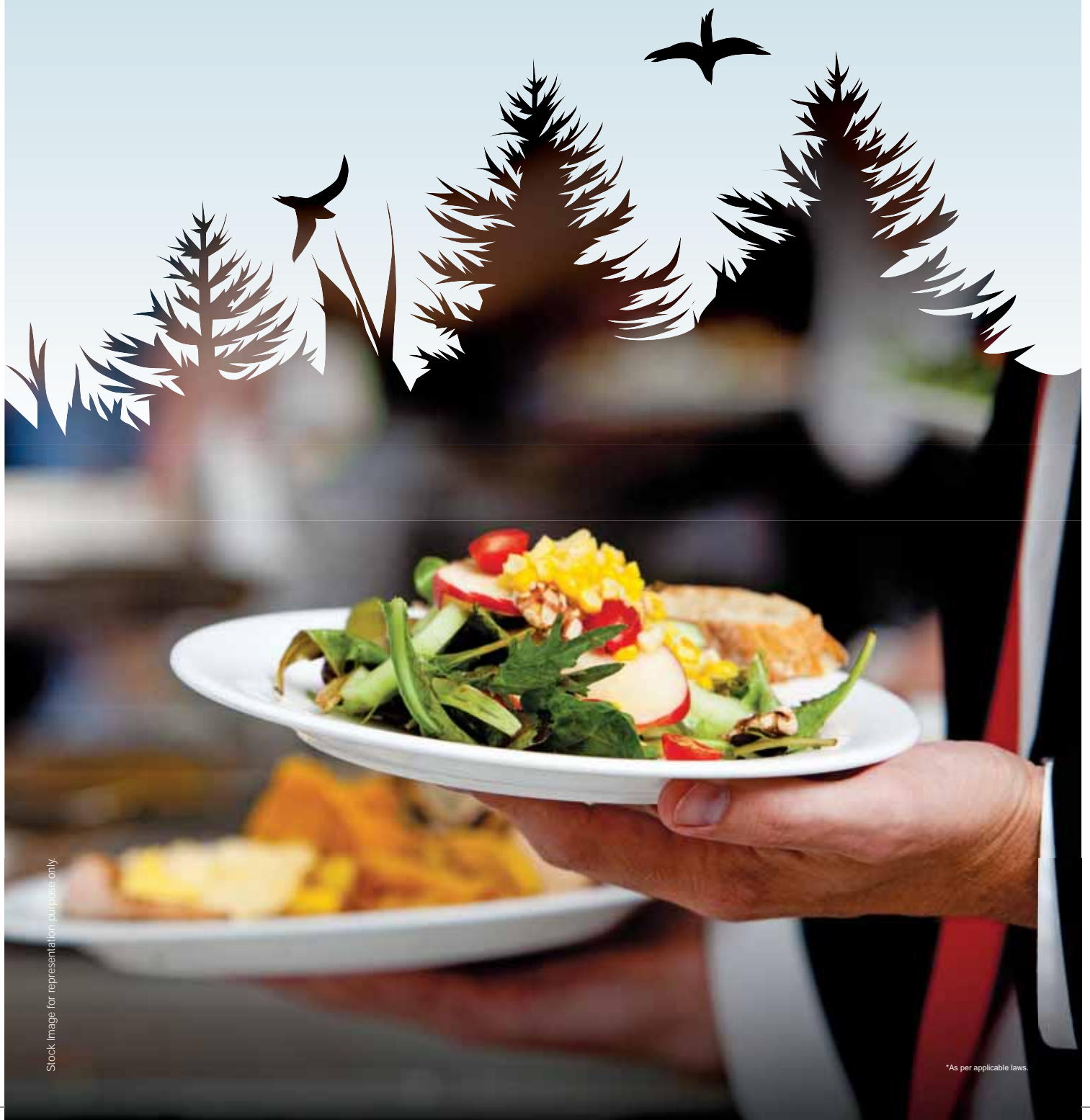
Welcome to futuristic living

Amenities of tomorrow are yours from today. Enjoy modern conveniences with energy efficient solutions such as Electric Vehicles at your disposal round the clock.



A premium kitchenette now serving you round-the-clock*

Your cravings for delicious food at any time of the day have been answered.
At Godrej Woodsville, you can now visit the 24x7* kitchenette handled
by a renowned hospitality chain that serves hot and homely food at all times.



Convenience is just round the corner

Stay comfortable at all times with convenience amenities such as a food vending machine and an RO Purifier.



Centralised RO in every unit



Video Door Phone



Food Vending Machine



Smart Parcel Locker

Daily necessities made easy

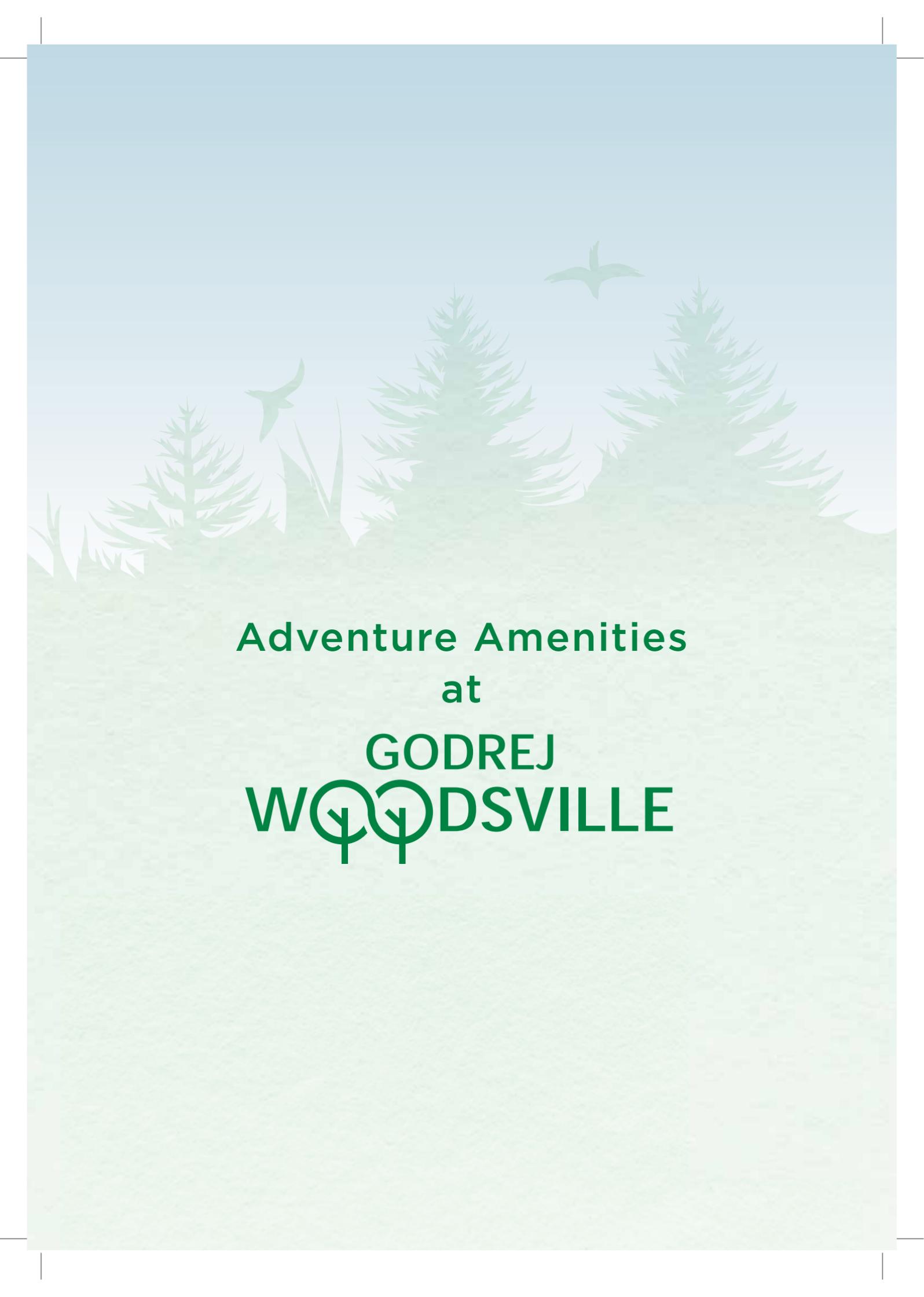
Life's better when everything you love is nearby.



Pharmacy



Laundromat



Adventure Amenities
at
GODREJ
WOODSVILLE

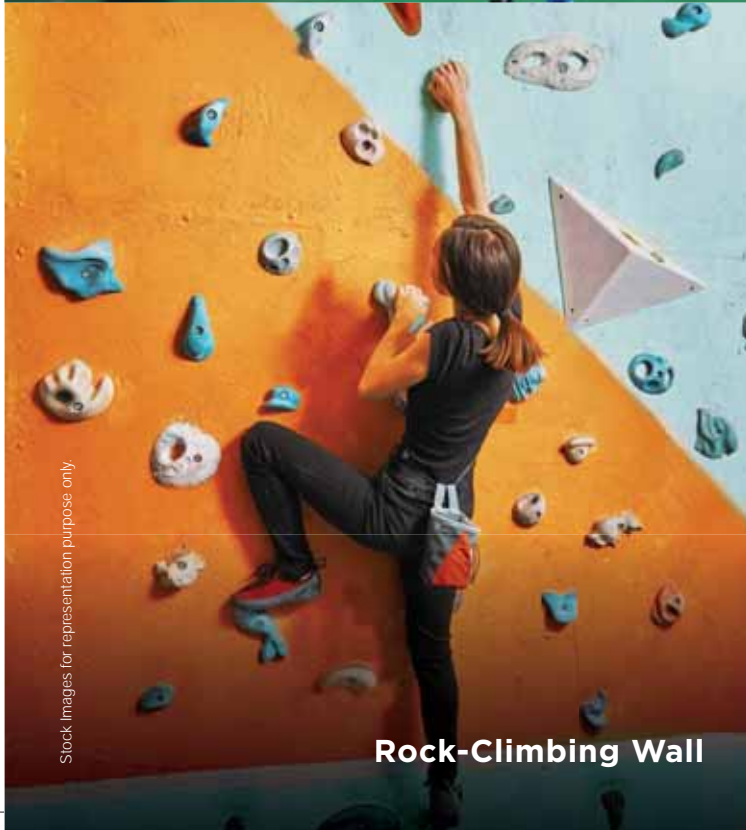
Playtime just got exciting!



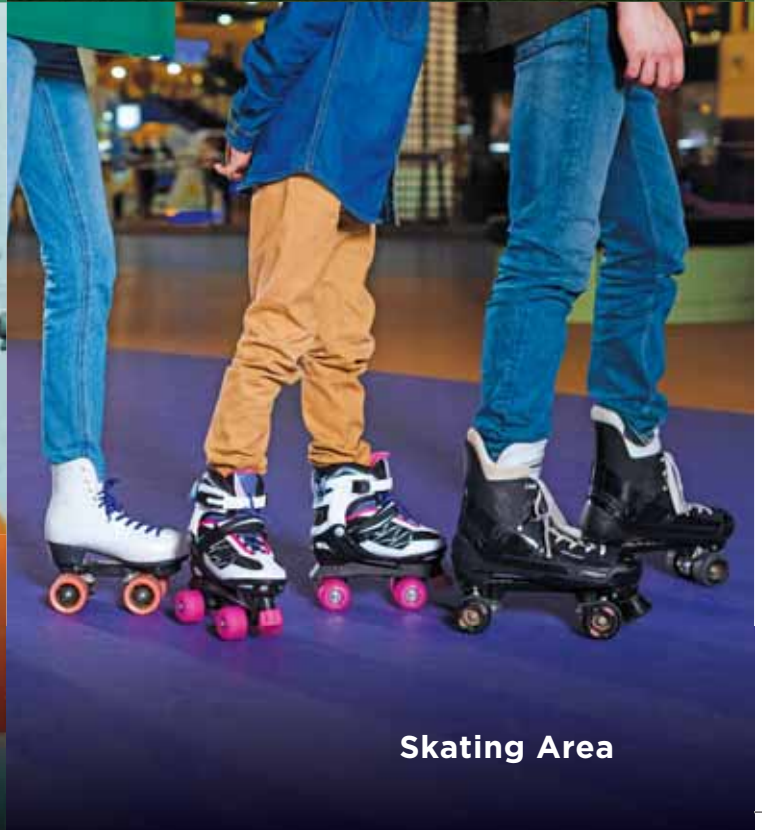
Shuttle Court



Box Cricket Pitch



Rock-Climbing Wall



Skating Area

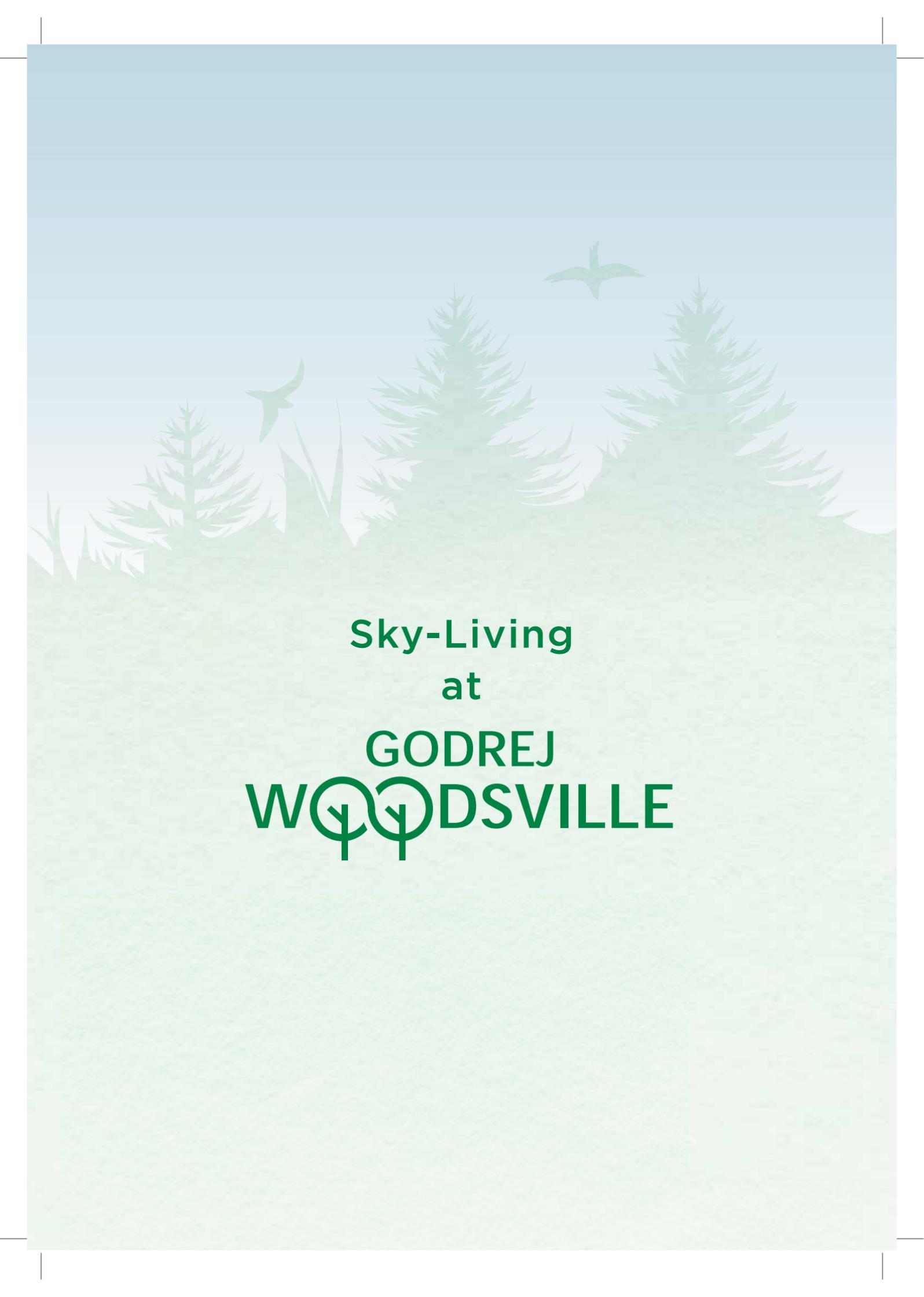
Let nature fuel your fitness



Cross-fit Area



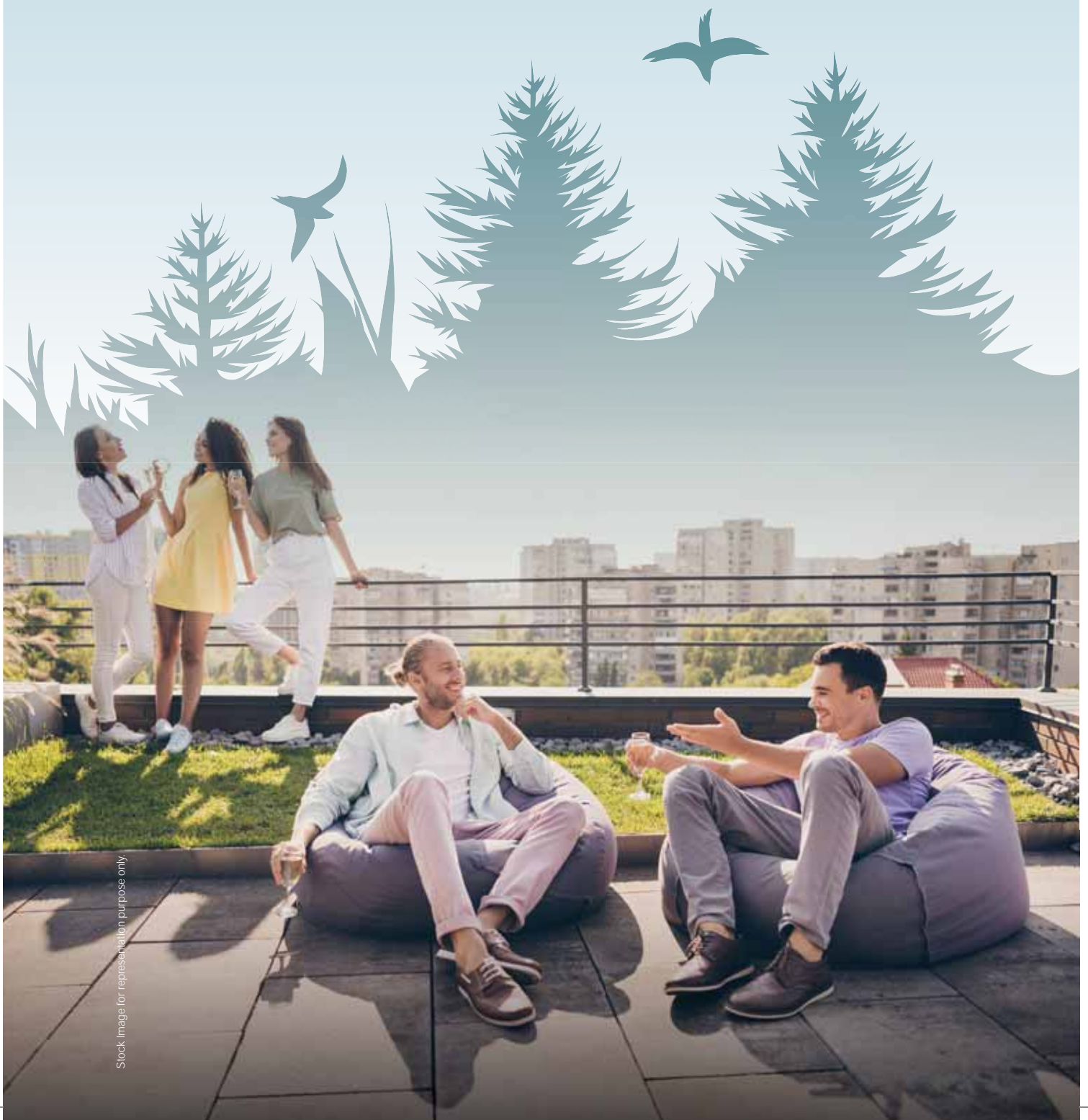
Outdoor Gym



Sky-Living
at
GODREJ
WOODSVILLE

Enjoy Sky Living as you lounge amidst the clouds

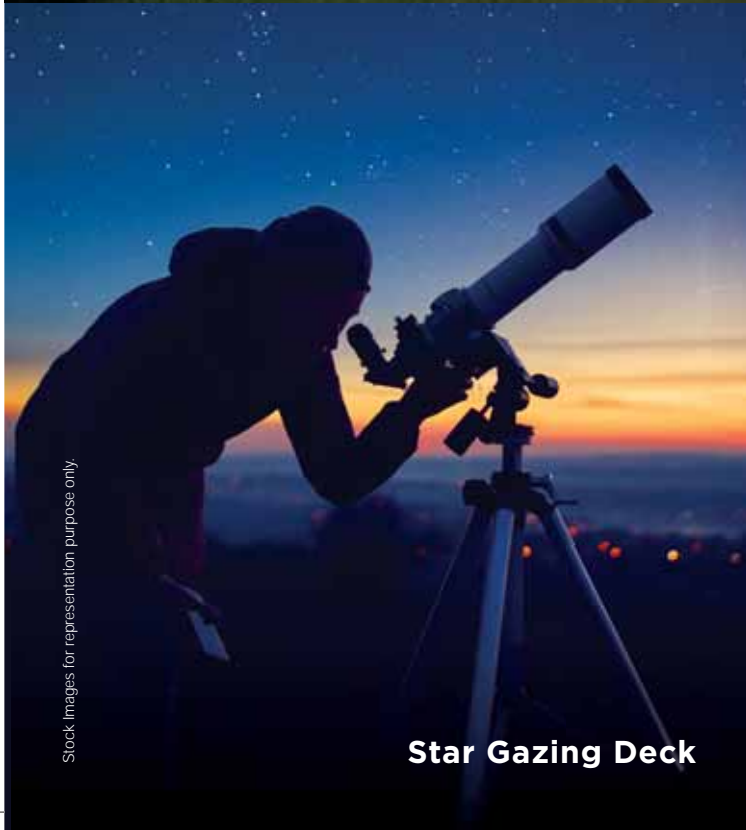
An exclusive lifestyle eagerly awaits you in the clouds. Unwind above the rest of the world in your very own Sky Lounge and Viewing Deck.



Sky Amenities

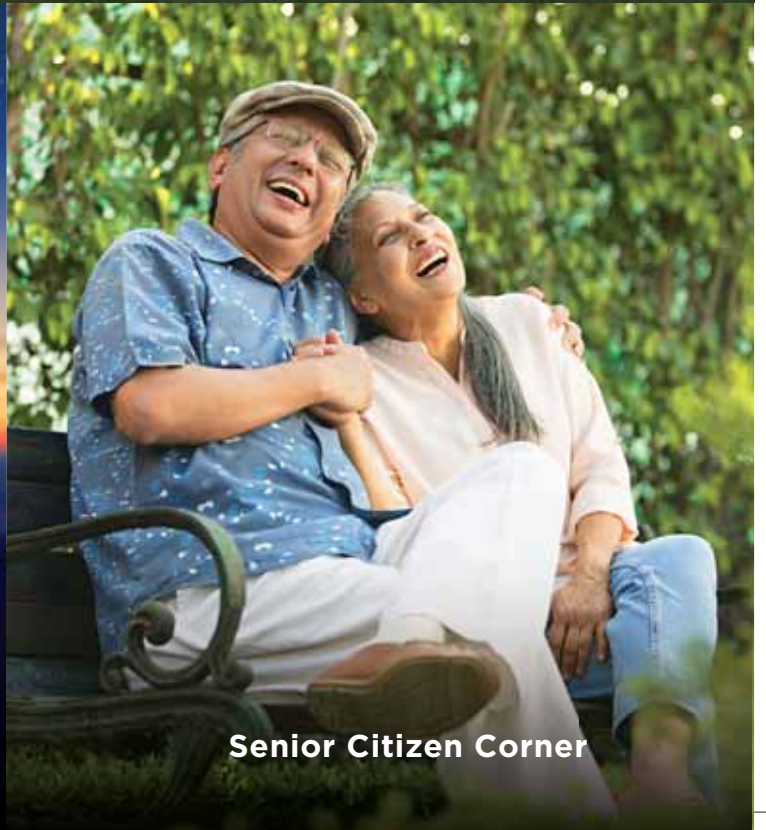


Meditation Pavilion & Yoga Lawn



Stock Images for representation purpose only.

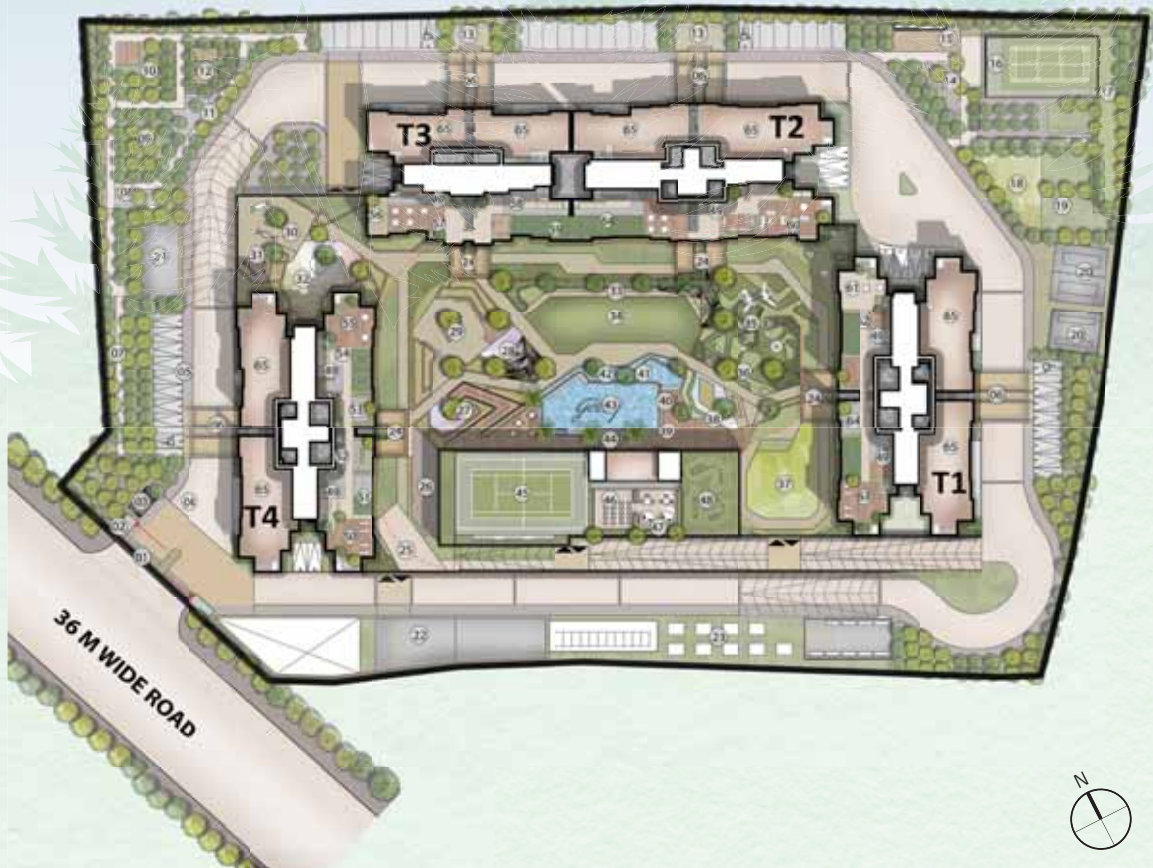
Star Gazing Deck



Senior Citizen Corner

MASTER LAYOUT PLAN

GODREJ
WQDSVILLE



GROUND LEGEND

01. ENTRANCE / EXIT
02. SECURITY CABIN
03. SCHOOL-TAXI PICK UP & DROP OFF
04. DRIVEWAY
05. JOGGING NECKLACE
06. DROP OFF
07. ORCHARDS
08. SENIOR CITIZEN CORNER
09. FRAGRANCE GARDEN
10. MEDITATION DECK
11. SIT OUT COURT
12. HOBBY GARDEN / URBAN FARMING
13. ENTRANCE LANDSCAPE COURT
14. YOUTH KATTA
15. ROCK CLIMBING
16. SHUTTLE COURT
17. BOX CRICKET
18. OUTDOOR GYM
19. CROSS FIT ARENA
20. DG
21. OWC
22. STP
23. TR

PODIUM LEGEND

24. ENTRY COURT
25. JOGGING NECKLACE
26. SKATING AREA
27. STUDY CORNER
28. SOCIALIZING CORNER
29. URBAN COURTYARD
(FOR ALL AGE GROUPS)
30. SWING GARDEN
31. FAMILY CORNER
32. WORK FROM GARDEN
33. AMPHITHEATRE
34. MULTI-PURPOSE LAWN
(ARTIFICIAL TURF)
35. KIDS' PLAY AREA
36. TODDLER'S PLAY AREA
37. CELEBRATION GARDEN
38. SITOUT SPACES FOR YOUTH
39. POOL DECK
40. INTERACTIVE KIDS FOUNTAIN
41. KIDS' POOL
42. WADING POOL
43. MAIN POOL
44. CLUB HOUSE ENTRY
45. MULTI-PURPOSE COURT
46. SKY THEATRE
47. LOUNGE
48. GOLF PUTTING

TERRACE LEGEND

49. ENTRY COURT
50. STAR GAZING
51. MEDITATION PAVILION
52. SOCIALIZING CORNER
53. YOUTH CORNER
54. SENIOR CITIZEN CORNER
55. CREATIVE CORNER
56. VIEW POINT
57. BBQ DECK
58. OUTDOOR CLASSROOM
59. YOGA LAWN
60. SKY LOUNGE
61. BOARD GAMES
62. GRAFFITI WALL
63. VITAMIN-D DECK
64. SKY WALK
65. SOLAR PANEL

A stylized, minimalist illustration of a landscape. The background is a light blue gradient. In the foreground, there are three green pine trees of varying heights. Two birds are shown in flight, one above the leftmost tree and one above the middle tree. The ground is represented by a light green, textured area.

Presenting Premium 2 & 3 BHK Homes

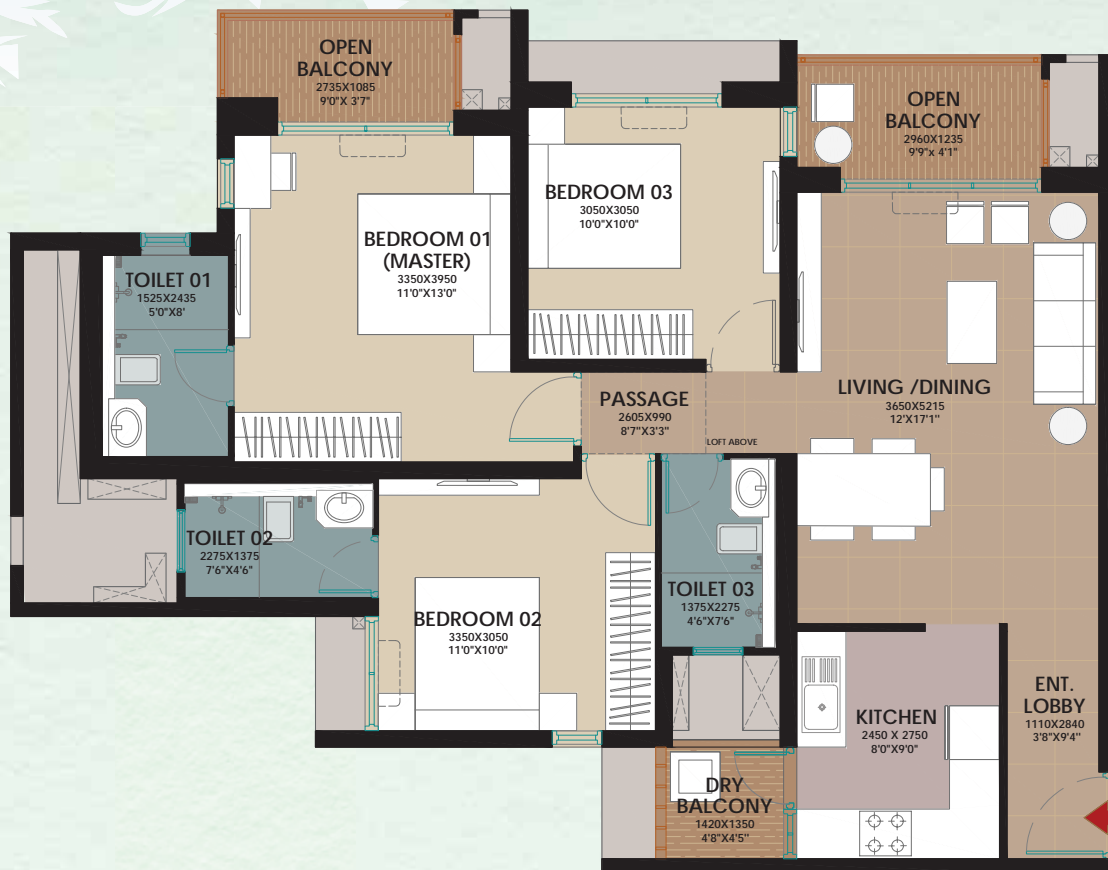
2 BHK UNIT PLAN



SPECIFICATION

CONFIGURATION	CARPET AREA (SQ. MT.)	EXCLUSIVE AREA (SQ. MT.)	TOTAL AREA (SQ. MT.)	TOTAL AREA (SQ. FT.)
2 BHK	62.77	8.85	71.62	771

3 BHK UNIT PLAN



SPECIFICATION

CONFIGURATION	CARPET AREA (SQ. MT.)	EXCLUSIVE AREA (SQ. MT.)	TOTAL AREA (SQ. MT.)	TOTAL AREA (SQ. FT.)
3 BHK	81.36	9.08	90.44	973

Specifications



STRUCTURE

- Earthquake resistant framed RCC structure
- Internal - Oil bound distemper with gypsum plaster
- External walls - Textured paint



DOORS/WINDOWS

- Main entrance - Pre hung doors
- Other doors - Pre hung doors
- Windows - Powder coated aluminum windows with mosquito mesh on sliding windows



ELECTRICALS

- Modular switches - Anchor / Schneider / Equivalent - Childproof
- Provision for Cable TV, Telephone, AC, WIFI points



FLOORING

- Living / dining - Vitrified tiles
- Master bedroom - Vitrified tiles
- Other bedrooms - Vitrified tiles
- Kitchen - Vitrified tiles
- Balconies - Matte Anti-skid tiles
- Utility area - Matte Anti-skid tiles
- Master toilet - Matte Anti-skid tiles
- Other toilet - Matte Anti-skid tiles



KITCHEN

- Granite counter top + SS sink
- Wall cladding with tiles above counter upto 2 ft



TOILET

- Sanitary ware - Jaquar / Kohler / American Standard / Equivalent
- CP fittings - Jaquar / Kohler / American Standard / Equivalent
- Counter top - Granite counter top
- Wall cladding (all toilets) - Ceramic tiles upto lintel level



SPECIAL FEATURES

- Video door phone
- Solar water (in master bedroom's toilet)
- Centralized RO
- Modular Kitchen (2 & 3 BHK Apartments)- Top and Bottom Cabinets
- Garden Balcony (2 & 3 BHK Apartments)- 2 Green Stand



SAFETY FEATURES

- Parapet wall, MS railings

*The following are the tolerable limits for materials. The Developer shall not be held liable for the said limits

i. Tiles: +/- 3mm in warpage & bent.

ii. Granite: Granites are natural stones, so there may be variations in colours/shades and/ or grains.

**As per prevailing NBC regulations.

Partners

**Architect
Hafeez
Contractor**

ALCOVE



Urban Design
Urban Planning
Landscape Architecture



Spot Offer
for 2 & 3 BHK

Your opportunity to live lavish with a modular kitchen

Cook your favourite recipes with greater ease in
your modular kitchen.



Stay healthy with nature's touch

Breathe easy in your backyard garden with 30+ planters in the balcony.





The Project Godrej Woodsville is registered with MahaRERA bearing registration no. P52100046729, available at <http://maharera.mahaonline.gov.in>.

Site Address – Godrej Woodsville, Hinjewadi Phase 1, Pune 411057.

Godrej Woodsville is part of a sanctioned Township of around 84 Hectares approx. (208 Acres) at Village Mahalunge, Maan and Hinjewadi, Pune. The Developer, viz, Maan- Hinje Township Developers LLP, (wherein Godrej Properties Limited is a partner) as owners of 3 Hectares approx. (7 Acres) of the land in said Township, out of which 2 Hectares approx. (4 Acres) of the land is being developed as "Godrej Woodsville". The sale is subject to terms of application form, allotment letter and agreement for sale. Recipients are advised to apprise themselves of the necessary and relevant information of the project prior to making any purchase decisions. T&C Apply. The official website of Godrej Properties Limited is www.godrejproperties.com. Please do not rely on the information provided on any other website.