





**3 BHK Signature Spaces  
HADAPSAR**



The VTP Group is a Pune based conglomerate that has always delivered its services by adhering to its core values of quality, trust and commitment.

Beginning its journey nearly thirty years ago, the group ventured into the cement and steel industry and has grown to become the second largest distributor of cement in Maharashtra. Later, it ventured into the real estate sector, creating homes under the construction arms of Urban Homes and Urban Lifestyle.

It has completed and handed over 0.5 million sq. ft. till date and has 4.5 million sq. ft. in ongoing projects.



Urban Lifestyle is a vertical of the VTP Group that displays opulence with the construction of premium and luxury projects. Each project comes with ultra-modern amenities and well-appointed homes that are custom built to ensure an exemplary lifestyle. The beautiful signature spaces coupled with style and sophistication provide comfort and convenience that is truly unparalleled.

Apart from Urban Balance, the other premium project under the Urban Lifestyle vertical is Urban Space. Located at NIBM Road, it ensures a life steeped in blissful splendour in the city, yet away from its chaos. A private lap pool in every apartment, a 32,000 sq. ft. landscaped garden and a serene locale, all await you at Urban Space.



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## ABOUT URBAN BALANCE

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### 3 BHK Signature Spaces HADAPSAR

A harmonious life is the culmination of various elements in perfect balance.

Urban Balance, a 3 BHK project in Hadapsar, enriches the quality of life by providing this balance in every aspect that goes into making a perfect home and a harmonious life.

Enjoy the advantages of residing in the heart of the city, and at the same time living amidst refreshing, green surroundings. Experience modern comforts and amenities in flawlessly designed interiors with simple, pleasing exteriors.

Balancing beauty, privacy, safety and comfort; Urban Balance is everything you've ever wanted for the perfect life.



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LIVE IN PERFECT  
HARMONY

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## EXCEL AT WORK

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Centrally located in Hadapsar, Urban balance ensures you spend quality time at work, as well as private moments at home.





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# UNWIND

## AT HOME

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# PLAYGROUND OF

## HAPPINESS

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Urban Balance is the perfect place to provide a nurturing environment for your children.

- A safe children's play area has been made to ensure your little ones love living at Urban Balance as much as you do
- With a number of well reputed schools located not very far from the project, it hits the perfect balance yet again





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A NEIGHBOURHOOD  
THAT NURTURES

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## YET DISCONNECTED

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Urban Balance is nestled in Hadapsar, in close proximity to Business and IT centres, townships, malls and shopping arcades. Stay connected to pleasant surroundings and disconnected from the chaos of city life. At Urban Balance, you get to have it all.





STAY  
CONNECTED



 **URBAN  
BALANCE**

3 BHK Signature Spaces  
HADAPSAR





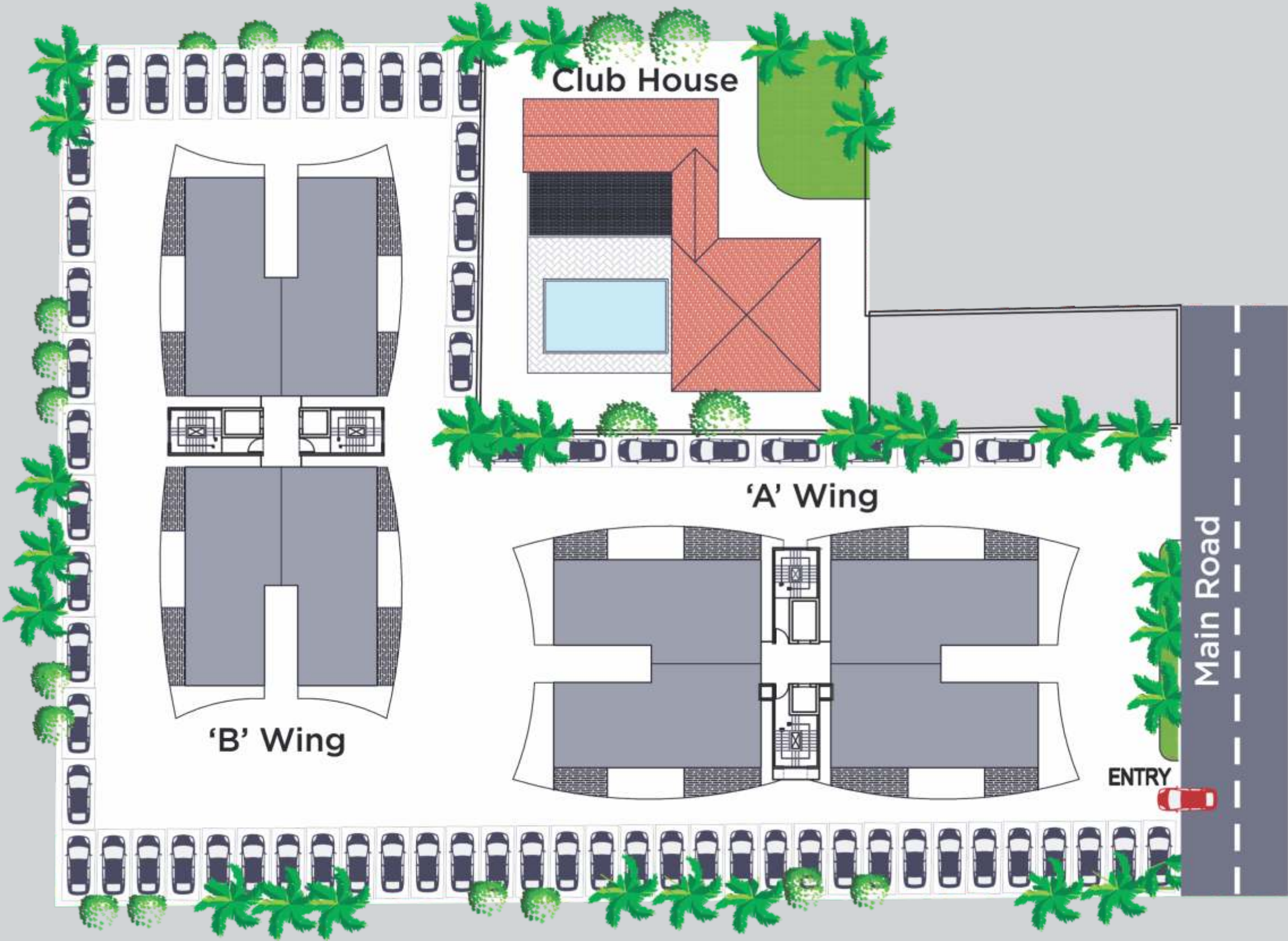
# LOCATION

## KEY DISTANCE PLACES

- 15 mins from the Airport
- 20 mins from the Railway Station
- 5 mins from Magarpatta
- 10 mins from Pune - Solapur Highway
- 20 mins from M.G. Road, Camp



LAYOUT  
PLAN



A METICULOUSLY  
CRAFTED DESIGN



COMFORT AND CLASS  
ALL IN ONE SPACE



## COMFORTABLE LIVING

Experience stylish and comfortable interiors that make your home your favourite place to be.

- Grand Entrance Lobby
- Composite Marble Flooring
- Spacious Private Terrace



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## RECIPE FOR HAPPINESS

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## WARMTH OF TOGETHERNESS

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Discover the recipe for happiness at Urban Balance. Taste the good times and enjoy the scintillating flavours of laughter and joy.

- Modular Kitchen with Cabinets below the Platform
- Branded S.S. Sink & Water Purifier
- Granite Kitchen Platform
- Chimney & Hob



ALL YOU EVER  
WANTED AND MORE



## AMENITIES

### ENLIVEN YOUR LIFESTYLE

- Clubhouse
- State-of-the-art Gymnasium
- Semi Covered Pool
- Party Terrace / Multipurpose Hall
- Children's Play Area
- Grand Entrance Gate  
with Security Cabin
- Party Lawn with Barbeque Area
- Internal Concrete Roads
- Indoor Game Room





PERFECTION IS  
IN THE DETAILS



SPECIFICATIONS

FLOORING

- Flooring for Living & Dining - Composite Marble
- Kitchen and other Bedrooms: 800 X 800 Vitrified Tiles
- Master Bedroom: Wooden Laminated Floor
- Dry Balcony: Designer Anti-Skid Ceramic Tiles
- Tiles Terraces: Designer Anti-Skid Ceramic Tiles

DOORS

- Main Door: Grand Entrance Veneer Finish Door
- Internal Doors: Laminated Flush Door

WINDOWS

- Powder Coated Aluminium Sliding Windows with Mosquito Net

WALL FINISHES

- Interior - Pop Finished Walls with Lustre Paint
- Exterior - Texture Paint

KITCHEN

- Granite Kitchen Platform
- Branded S.S Sink
- Modular Kitchen with Cabinets below the Platform
- Water Purifier
- Chimney & Hob
- Ceramic/Glazed Tiles above Kitchen Platform

TOILETS

- CP Fittings: American Standards Fittings in all Toilets Flooring
- Matt Finished Tiles for all Toilets
- Designer Decorative Dado Tiles
- Glass Partition for Shower Area
- Louvered Glass Window in Powder Coated Aluminium Frame
- Concealed Anti-corrosive Plumbing

AUTOMATION

- Key-less Entry with Biometric Locks
- Video Door Phone with Intercom Facility
- Panic Switch
- Burglar Alarm
- Fire Alarm
- Gas Leak Detector

ADDITIONAL SPECIFICATIONS

- 100% DG Back-up for Lifts & Common Area
- Switches: Legrand or Equivalent Modular Switches
- Concealed Copper Wiring with M.C.B
- Adequate Electric Points with TV & Telephone Points in each Room



## OTHER FEATURED PROJECTS



**URBAN SPACE**  
3, 4 BHK and Penthouses | NIBM



**URBAN SOUL**  
2 BHK | KHARADI



**URBAN NEST**  
1.5, 2 and 3 BHK | UNDRI



**URBAN SENSES**  
2 and 2.5 BHK | KHARADI



**URBAN RISE**  
1.5 and 2 BHK | PISOLI



**URBAN LIFE**  
1 and 2 BHK | TALEGAON





### 3 BHK Signature Spaces HADAPSAR

Urban Lifestyle brings you the beginning of a beautiful tale as you enter its warm, inviting gates. Built with precision, crafted with care and adorned with elegance and comfort, these homes combine all the elements needed to give a home character and quality. It's the perfect beginning to a perfect story.

Urban Lifestyle in association with VTP, invites you to experience life, in its fullest and happiest form.

A Concept by



A Project by



JV Partner



#### Architect

Reza Kabul, Mumbai

#### RCC Consultant

J+W Consultants (Formerly Y. S. Sane)

#### Services Consultant

Architectural Energy Solutions Pvt. Ltd.

#### Legal Consultant

Chandan Parwani

#### Brand Consultant

The Circus Works | thecircusworks.com

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#### Site Address

Survey No 201, Opposite Kumar Picasso  
Sadeh Satra Nali, Hadapsar, Pune - 411 028

#### Corporate Address:

VTP Group, Next To Inorbit Mall, Pune Nagar Road,  
Pune - 411014, Maharashtra

Disclaimer : This brochure depicts an imaginary concept. The information contained in the brochure and the related inserts are indicative. The developers reserve the right to modify or cancel any plan or amenity, without any notice. This brochure is not a part of any offer or contract.





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