

ARTEMIS looks forward to welcoming you.

Desktop.Ink

To a lifetime of shared joys,

quick drives to and from work,

plenty of spaces to live, breathe and grow in.

To a world where you will always feel so special

that it will be but natural for you to forever hold

your head a little higher!

Welcome. **WALK TALL.**



Architect  
**M/s Deshpande & Dixit Associates**  
Pune

Landscape Designer  
**M/s Sumanshilp**  
Pune

Interior Designer  
**Sanjay Newaskarr Pvt. Ltd.**  
Pune

Structural Consultant  
**M/s Hansal Parikh & Associates**  
Pune

Legal Consultant  
**Adv. Kiran Kothadia**  
**Adv. Manisha Kasture**

Environment Consultant  
**Oasis**  
Pune

Branding & Communication **Pratisead Communications Pvt. Ltd.** Pune

A Creation By



**Calyx Constructions Pvt. Ltd.**  
The Forum Building, 5th Floor, Pune-Satara Road, Pune - 09  
**Ph. No.:** +91-88888 50014 **Email:** admin@calyxcorp.co.in  
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## Walk Tall

There are some things we should all look for when we set out to buy a home.

Location. Area. Rate. Access roads. Facilities. Neighbourhood. Amenities.

Internal specifications.

Some of the homes we see fail to qualify. Some deliver on certain parameters, some on others. Very rarely do we find a few that satisfy on all parameters.

But then, even more rarely comes along a home that goes the extra mile. It doesn't merely satisfy, it delights. It doesn't simply fit you, in a powerful way it alters you. It puts a spring in your stride. It makes you square your shoulders with pride.

Once in a while such a home comes along. And you don't choose it. It chooses you. And for the rest of your days you **WALK TALL ...**







# Welcome

## A ARTEMIS WALK TALL 2 BHK ICONIC RESIDENCES

Welcome to that top-of-the-world-feeling!

Two Towers. 22 Storeys Each. 144 Luxurious Condos.

3 Lavish Penthouses. And... Unending Bliss.

Nestled in a cosy enclave just off Sinhgad Road. Allowing you spectacular views of the city. A superbly designed complex of 2 BHK homes. Complete with landscaped spaces, wide internal roads, an overall aura of elegance and an indefinable sense of being the best among equals.

That's ARTEMIS for you. Iconic in its truest sense - A place of leisure and luxury, one that is both a privilege and a pleasure to be in. And there's a home in there for you.

One which will feel you with a sense of pride so strong that you will always **WALK TALL!**





There are plenty of homes on Sinhagad Road. But none in a location that is both as picturesque and convenient as this! Close to all the conveniences of life, but removed just enough to ensure serenity. Well connected, easily accessible and yet not cloistered, ARTEMIS is situated in a location that makes it the perfect choice for people who deserve to live the fine life!

Close to some of the top educational institutes in Pune.

Proximity to Mumbai – Bangalore highway means that it is very well connected to the IT hub of Hinjewadi.

A short drive from top healthcare facilities.

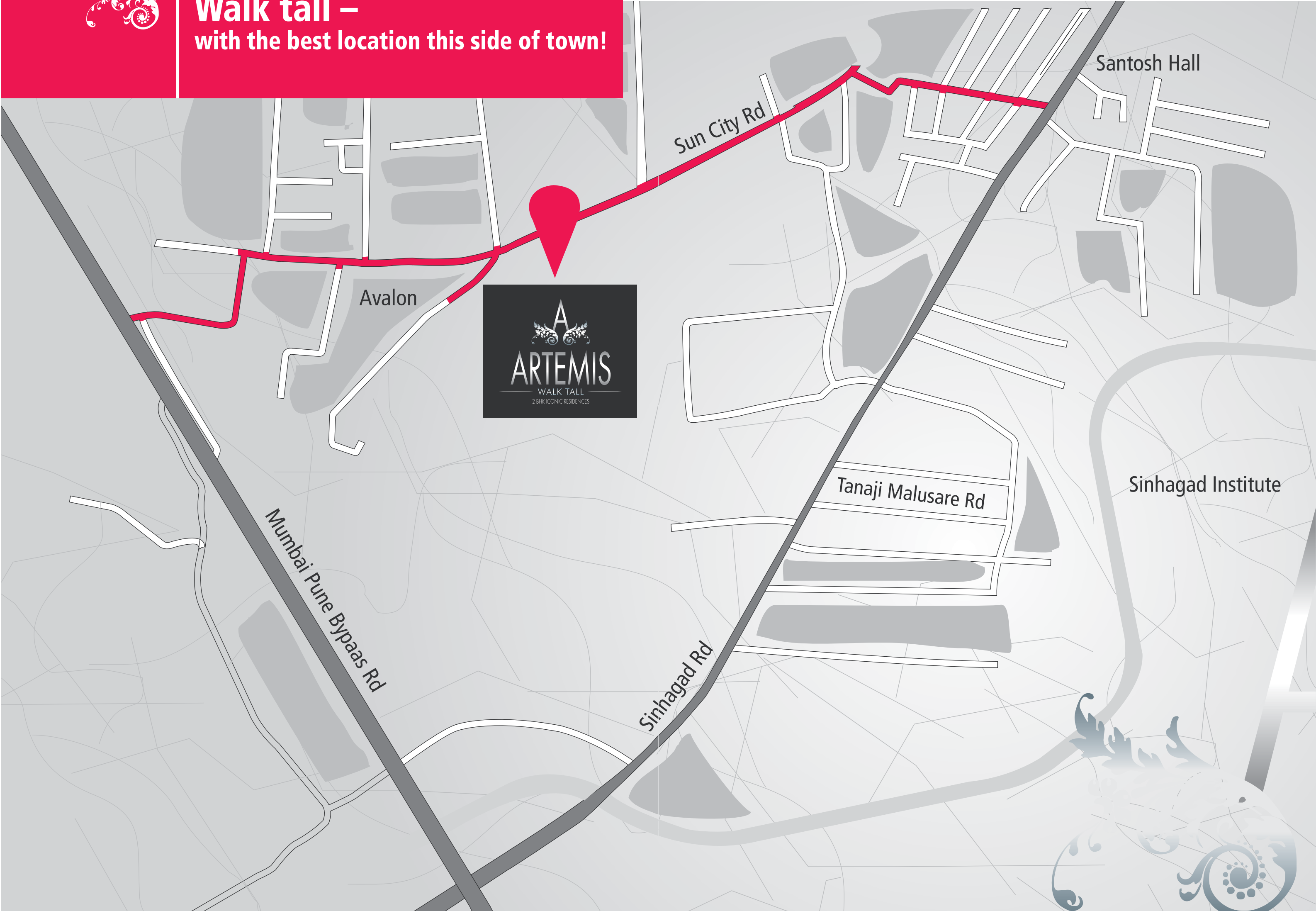
Up market malls, multiplexes and commercial establishments are all very conveniently close by.

**Key Distances ( In Minutes )**

Pune Railway Station.....	12
Pune International Airport .....	30
Swargate.....	10
Katraj .....	07
Sinhagad College of Engineering.....	04
MIT College of Engineering.....	10
Cummins College.....	05
Deenanath Mangeskar Hospital .....	10
Tree House High School.....	02
Abhiruchi Mall.....	05



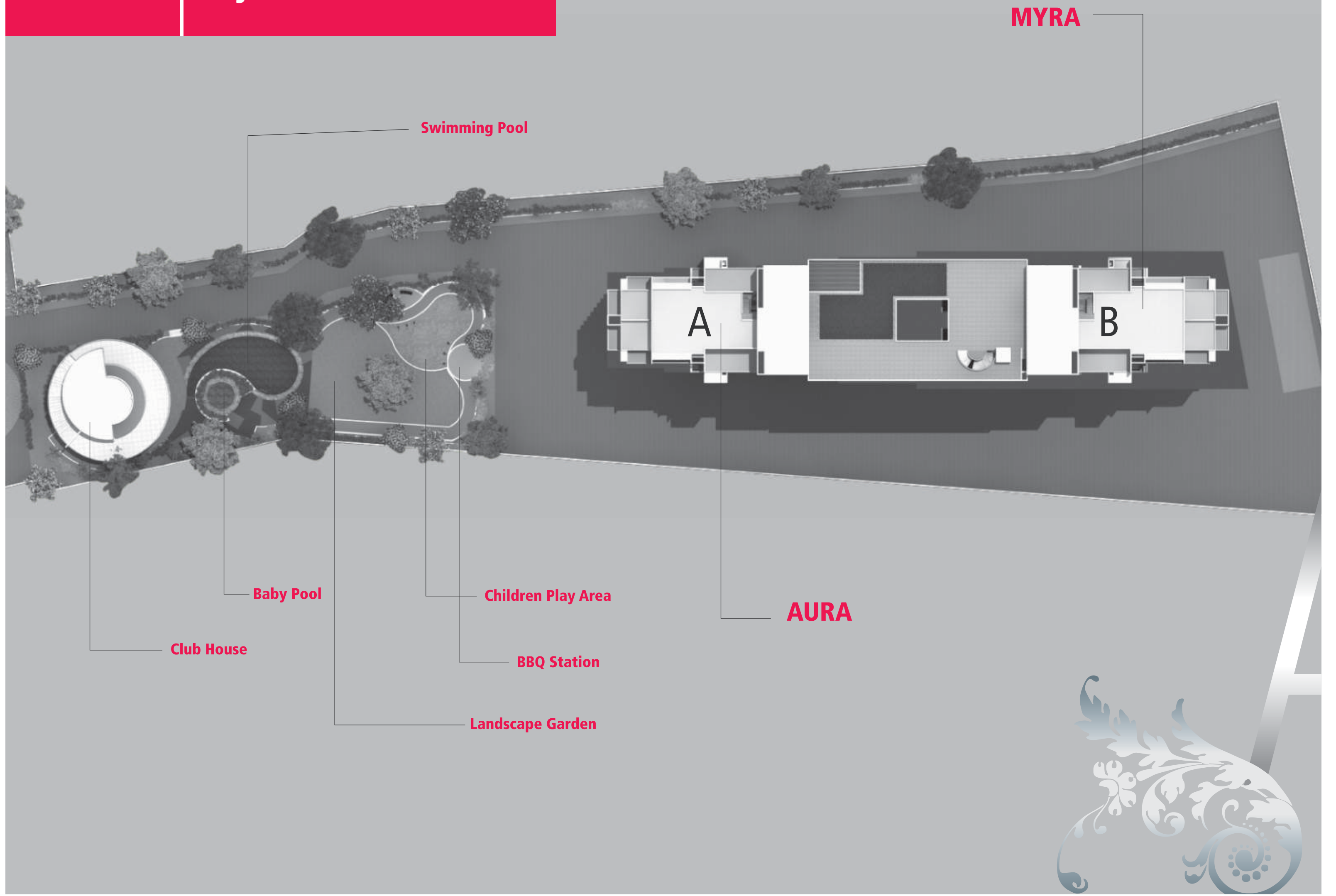
**Walk tall –  
with the best location this side of town!**







## Project Layout



MYRA

Swimming Pool

A

B

Baby Pool

Children Play Area

AURA

Club House

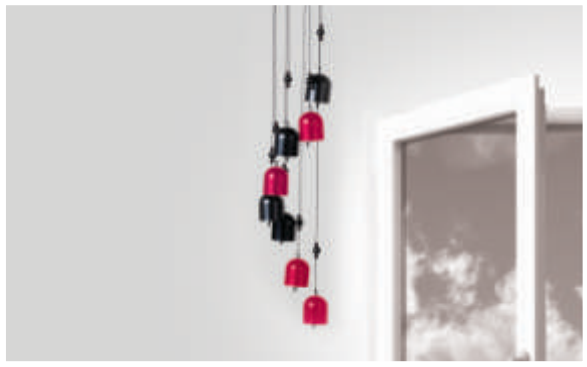
BBQ Station

Landscape Garden





Renowned for creating skylines of remarkable beauty, the Calyx Group has invested its best creative genius in planning and designing ARTEMIS. Everything from the facades of the buildings, to the landscaping, to the graceful interiors is a result of obsessive attention to detail. Nothing is too insignificant for us at the Calyx Group Group, no detail too unworthy of our time. At ARTEMIS you will experience it for yourself – a lifestyle that has been woven with precision and artistry to give you, every day, many, many reasons to **WALK TALL!**



**Sophistication.  
Personified.**





The joy of being surrounded by a million shades of green and the bliss of looking up into unbroken expanses of sky. That is one of the biggest blessings of ARTEMIS. Making 'home' your favourite place to be! Vast open areas to sit back relax and admire the beauty of being 'you'. Where fun, freedom and laughter are the way of life and the great treasure of 'space' is in abundance. Come, live the ARTEMIS life. Breathe free. **WALK TALL!**



**Charming Greens.  
Royal Blues.**





When we say you **WALK TALL** at ARTEMIS, it's not just a nice line. It's an experience.

One that is borne out through the beauty, quality and intelligent selection of amenities and facilities that we are making available to all our residents.



# Life @ ARTEMIS Is Simply Extraordinary





Nature is harmony and the sky eternal peace. ARTEMIS gives you a big slice of these both making life an unending celebration. Vast open areas to sit back relax and admire the beauty of being 'you'. Where fun, freedom and laughter are the way of life and the great treasure of 'space' is in abundance.



# Amenities

## Live Fine

- Grand decorative entrance lobby featuring elegant furniture and fixtures
- Designer landscaped gardens
- Well-maintained lighting system in common areas
- Cement concrete internal roads with street reflectors
- Solar lighting for streets
- Two high-speed automatic elevators
- Stretcher lift
- Power back-up for lift and common areas
- Ample open and covered parking space
- Convenient visitor parking
- Building designed to resist seismic forces

## Live the Highlights

- Swimming pool including kid's pool and pool deck
- Pool side party lawn
- State-of-the-art gymnasium
- Pool table
- Building surrounded by mango trees**
- Jogging track
- Children's play area
- Library
- Table tennis
- Board games
- Community hall
- Society office
- Coffee at Eiffel Tower**
- Meditation area
- Senior citizen area
- Tulsi vrindavan (worship pedestal)
- Telescope
- Barbeque station
- Mini Golf in the Sky**
- Activity deck
- Floral garden
- Fragrance garden

## Live Secure

- 24/7 security
- Video door phone
- Guards' house
- Garbage chute facility
- Sewage treatment plant
- Modern designer entrance gate





## Living Room

- Vitrified tile flooring
- Walls with gypsum finish and acrylic paint
- Adequate electrical points, TV point and telephone point
- Attractive main entrance door with quality fittings and night latch
- MS openable door for terrace
- Antiskid/ rustic tiles for terrace flooring
- Powder-coated three track aluminium windows with mosquito mesh
- MS grills and granite sill

## Bedrooms

- Vitrified tile flooring
- Adequate electrical points
- Provision for AC in master bedroom
- Three track aluminium windows with mosquito mesh
- MS grills and granite sills
- Walls with gypsum finish and acrylic paint

## Kitchen

- Vitrified tile flooring
- Adequate electrical points
- Exhaust fan
- Granite kitchen platform with SS sink
- Dado up to full level above platform
- Dry balcony for each flat
- Antiskid/ rustic tile flooring
- Provision for washing machine

## Toilets

- Antiskid flooring
- Wall with tile dado up to full level
- Doors laminated on one side and with a PVC skin on the other side
- Finest quality CP fittings and sanitary ware
- Provision for water boiler

## Salient Features

- MCB for electrical safety
- Best quality concealed copper wiring
- Fully automatic elevator with backup
- Generator backup for common areas
- Attractive entrance lobby
- Adequate parking for all flats
- Intercom facility



# Specifications







# Layout Plan

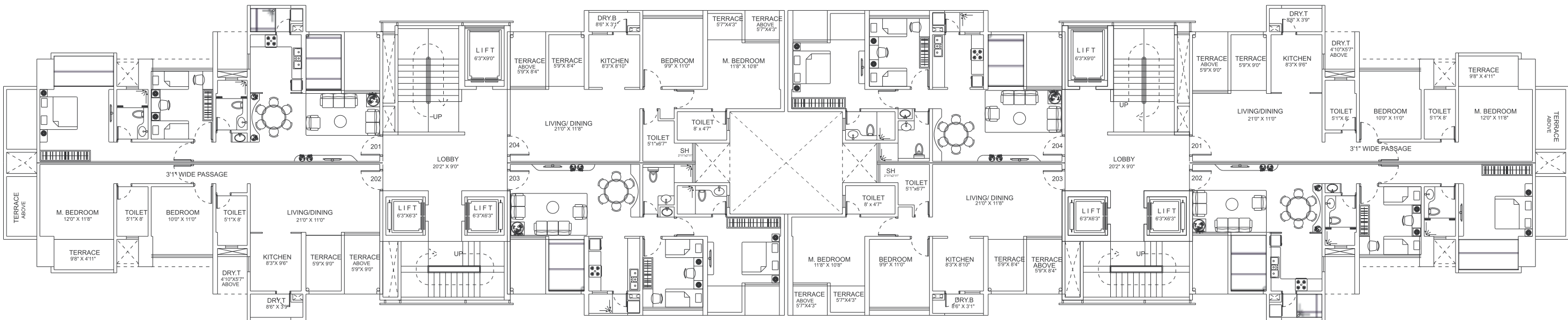


## ARTEMIS

WALK TALL

2 BHK ICONIC RESIDENCES

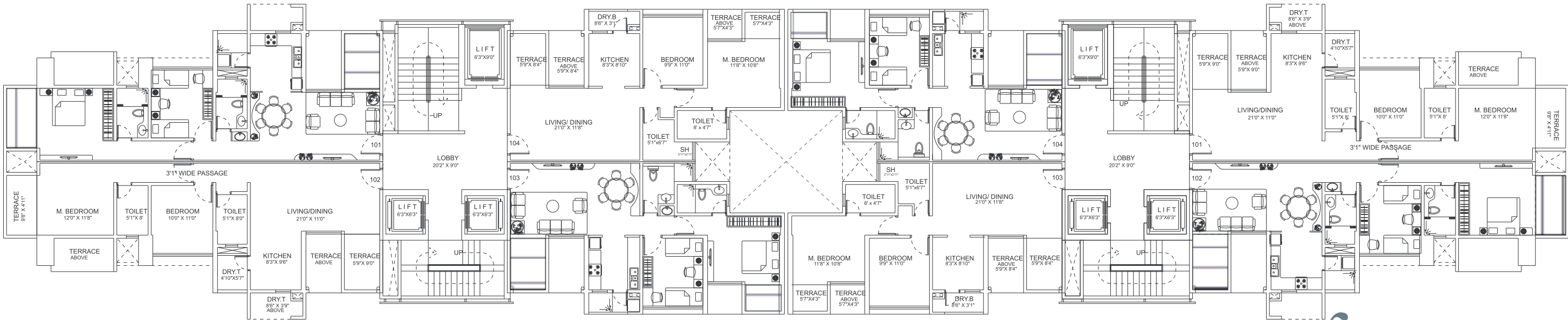
### SECOND, FOURTH, SIXTH, TENTH, TWELFTH, FOURTEENTH & SIXTEENTH



	CARPET	TERRACE	SALABLE
201	730.35	131.64	1207.00
202	730.35	131.64	1207.00

	CARPET	TERRACE	SALABLE
203	707.52	71.80	1091.00
204	707.52	71.80	1091.00

### FIRST, THIRD, FIFTH, SEVENTH, NINTH, ELEVENTH, FIFTEENTH, SEVENTEENTH & NINETEENTH



	CARPET	TERRACE	SALABLE
101	730.35	126.26	1199.00
102	730.35	126.26	1199.00

	CARPET	TERRACE	SALABLE
103	707.52	71.80	1091.00
104	707.52	71.80	1091.00







# Floor Plan

## 3D View







# Floor Plan

## 3D View







CALYX is a towering name in the field of real estate development, with a multitude of projects completed in Pune. We have set benchmarks of excellence time and again by creating homes that suit the lifestyles of our customers.

We, at CALYX have always and will always strive towards excellence with unflinching adherence to four basic tenets; Technology, Quality, Transparency and Customer Service. With our devotion to quality and attention to advanced construction techniques we are committed to giving all our clients lifestyles that set benchmarks of elegance, grandeur and genuine value.



**The Creators.  
Walking Tall!**