

Your Joyous Dwelling



MahaRERA Registration No.: P52100047863





# Feel the Music Inside

Living has its music and beat. You shake your head while listening to music and tap your foot when you hear beats. At this place, you can feel the music inside.



Vastu Compliant Home



Convenience at your Doorstep







# Explore Hidden Surprise

Many times you get surprises in life. Incidents, times, and happenings create such moments. At this place, the arrangements and comfort are all set to explore hidden surprise.



Kitchen with  
Attached Dry Balcony



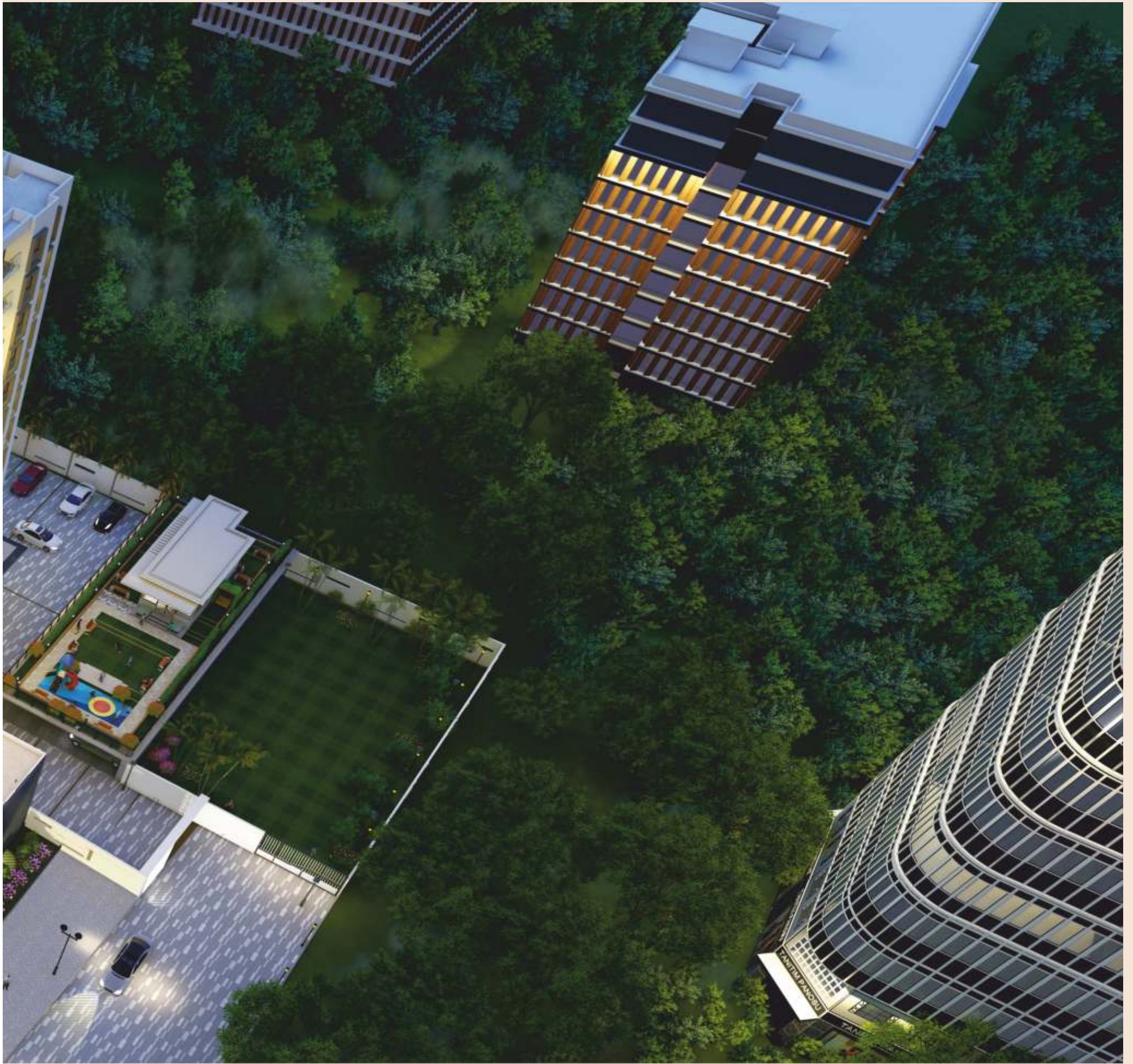
L-type  
Kitchen Platform





ARTIST'S IMPRESSION









ARTIST'S IMPRESSION





# Where Joy is Inbuilt

Being alive is not living. Living means enjoying life to the fullest with all its colors, flavors, and tastes. This place is carved to live in a new fashion, where joy is inbuilt.

Rama Heritage is an iconic identity of this area. We have finished the commercial spaces. Now we are elevating the residential spaces. We are leading both these segments with our highly professional team.



1st Phase Completed Successfully



Be a Member of a Dynamic Friendly Community









# Match For Your Inner Voice

This craft is a perfect match for you. It is designed considering all essentials of a human for an uplifted living. You will find every corner aligned to your persona giving a perfect match.



Spacious Living Room with  
Attached Balcony



Full Size Windows for Better  
Light & Ventilation



UNIT PLAN 1BHK



UNIT PLAN 2BHK







Children's  
Play Area



Open  
Air Gym



Party  
Lawn



Senior Citizen  
Sit - Out



Kids Climbing  
Wall



Sand Pit



Multipurpose  
Hall



Exclusive Access to  
Society Members



# Amenities for Comfort

Taking cognizance of every need of your life, our experts have designed these residences cleverly. This expert touch has crafted every amenity that is essential for comfort.



## FACILITIES AND SPECIFICATIONS



### STRUCTURE & MASONRY

- Earthquake resistant RCC Frame structure
- External wall 6" ecofriendly (light weight) blocks
- Internal wall in 5" AAC Block
- External wall sand faced plaster
- Internal wall & ceiling in gypsum finish



### ELECTRICAL FITTINGS

- Electrical concealed copper wiring with modular switches and adequate points in all rooms



### FLOORING

- Vitrified tiles flooring in living room, dining, kitchen, bedroom and passage
- Anti-skid ceramic flooring in terrace, dry terrace and toilet floors



### KITCHEN & DRY BALCONY

- Granite top kitchen platform
- Stainless steel sink (Nirali / Franke or equivalent brand)



### WINDOWS

- High performance aluminium glazing for all habitable rooms



### BATHROOM / TOILET

- Glazed tile dado up to lintel level in all bathrooms
- UPVC concealed plumbing
- Jaquar or equivalent bathrooms CP fittings



### DOORS & DOOR FRAMES

- Attractive main entrance door with premium quality fittings & fixtures
- All room door frames in plywood with decorative flush door finished with both side laminate
- Bathroom & WC door frame in granite



### PAINTING

- Oil Bound Distemper paint in entire flat (Asian / Berger or equivalent brand)
- External weather shield / water resistant paint (Asian / Berger or equivalent brand)

COMMON AMENITIES



Grand Designer Entrance  
Gate with Security Cabin



Boom Barrier



CCTV Cameras  
in Common Areas



Generator Power Backup  
for Common Area & Lifts





## LOCATION MAP

### EDUCATION

EuroSchool Undri - ICSE School	750 m
RIMS International School Undri	1.1 km
Orchids The International School	1.2 km
Sanskriti School	2.1 km

### HOSPITAL

Sangam Hospital	1.4 km
Ruby Hall Clinic, Wanowarie	5.8 km
CIVIL OPD CH (SC) PUNE	7.4 km
Command Hospital	7.7 km

### CONNECTIVITY

Khadi Machine Chowk	3.0 km
D MART	3.9 km
ISKCON NVCC Pune	4.8 km

## COMPLETED PROJECTS



**Parakh Capital**  
Hadapsar, Pune

Year of Completion  
2023



**Grand Bay**  
Manjri Bk, Pune

Year of Completion  
2018



**Gemini Park Avenue**  
NIBM, Pune

Year of Completion  
2014



**Gemini Riverfront**  
Aundh, Pune

Year of Completion  
2010



Grandbay Developers is a brand in real estate known for its unique and distinguished elevations. The trust and legacy acquired by us are not a result of different buildings; it is an effect of satisfied customers, **happy channel partners**, and **admiring members** of the fraternity in **the last two decades**. We give our best in **design, elevation, amenities, and elegance**. We seek to extend our passion widely in the future and pour in efforts in this direction.



RAMAA  
HERITAIGE  
PHASE II

CREDITS

RCC Consultants:

J. W. Consultants Pune

Architect:

Cubix Architects Associates

Legal Advisor:

Adv. Kamlesh Chhajed

3D Renders :

Architect Shruti Kochar

Landscape:

Kaasya Landscape Designers



MahaRERA Registration No.: P52100047863  
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