



DOLPHIN
PALMS



OUR LEGACY



We are a real estate company with a strong commitment to excellence and customer-centric approach. Established in 2005, we have consistently delivered high-quality residential, commercial, and industrial properties, totaling more than 2 million square feet across various locations in Pune/PCMC.

20+
Years of
Building Trust

18+
Completed
Projects

2+
Million Sq. Ft.
Delivered

DOLPHIN PALMS

Aditya Birla Memorial Hospital

Pune - Mumbai Express highway

S. B. Patil College

Planet Wisdom School

PCACS Ravet

Little Einsteins Preschool

Vidyanagar High School

Arise International School

Mumbai - Bengaluru Highway

Varad Hospital

Phoenix MOM

Iskcon Temple

Talawade IT Park

Akurdi Railway Station

Dheeraj International School

D'Mart

Elpro City Mall

DY Patil Institute of Technology

Rainbow Preschool

Bhakti Shakti Chowk

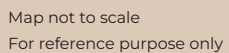
City Pride School

Aditi Multispeciality Hospital

Symbiosis Skills & Professional University

Hinjawadi IT Park

Proximity of 9-20 mins



A PLUSH HOME TAGGED WITH THE BEST

#HOME MILEAGE

WHAT IS HOME MILEAGE?

Introducing Home Mileage - A groundbreaking metric that encapsulates the essence of a fulfilling living experience. Unlike traditional evaluations, #HomeMileage adopts an approach similar to assessing a vehicle's mileage that includes:

Premium features & amenities | Community & lifestyle

Peaceful living | Qualitative living

Don't rely on just square feet now.

Embrace quality, comfort, and unparalleled living with Dolphin Palms.

WELCOME TO

DOLPHIN PALMS

Comprising 5 towers of modern homes, Dolphin Palms, a state-of-the-art project in the heart of Ravet is an urban oasis that perfectly balances a homebuyer's need for premiumness and comfort.



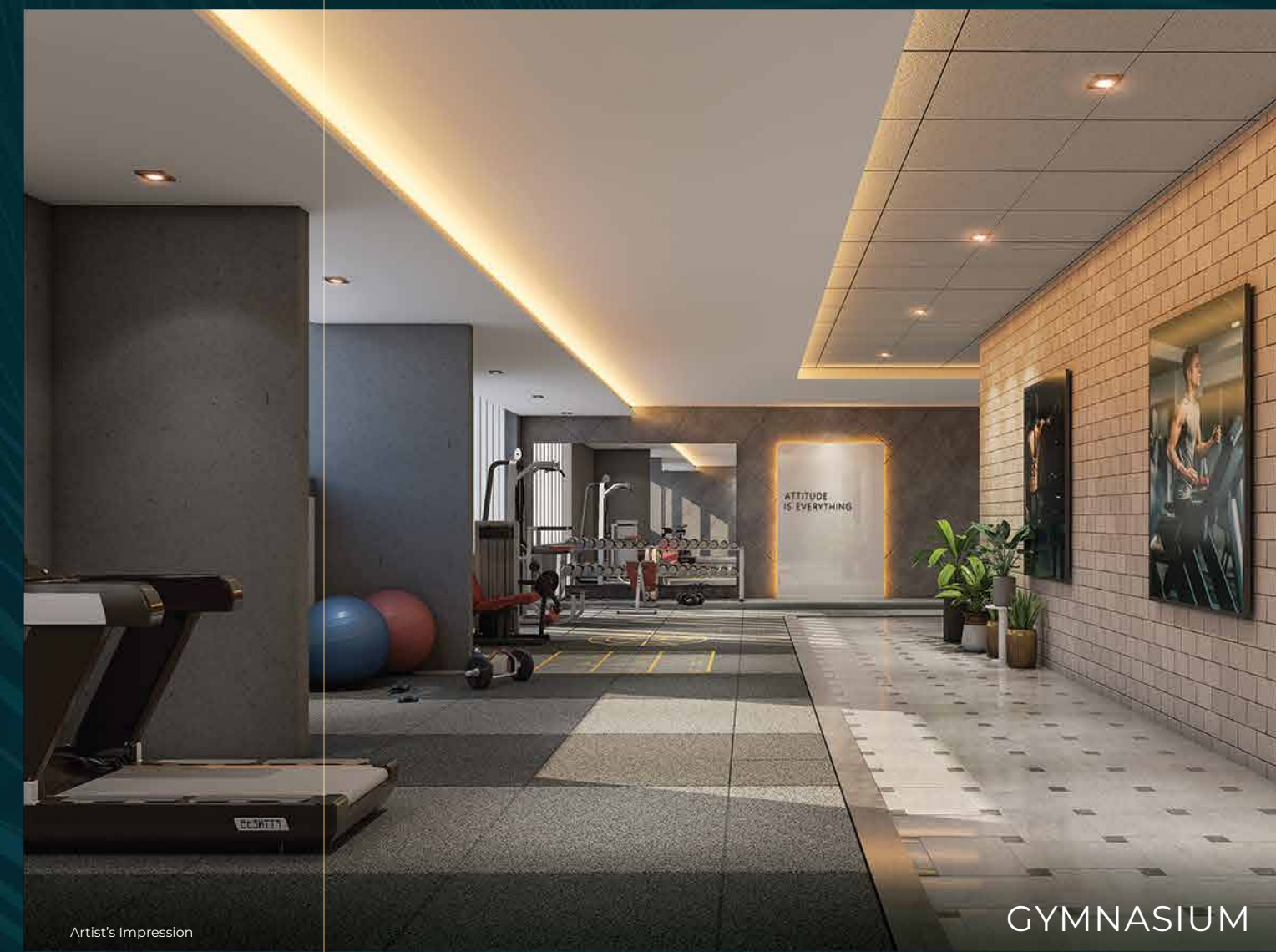
PREMIUM 2 & 3 BHK HOMES





50+ MULTILEVEL AMENITIES

Nestled in the heart of PCMC, Dolphin Palms offers an unparalleled living experience with over 50 amenities designed to enhance your daily life.



• PROJECT LAYOUT •





GROUND LEVEL LAYOUT

1 ALL AMENITIES ON GROUND LEVEL ARE WHEELCHAIR ACCESSIBLE

2 PATHWAY

3 SEATING AREA

4 BOUGAINVILLEA ARBOR

5 TILE AREA

6 CLUB HOUSE

7 SAND-PIT AREA

8 TODDLERS' PLAY AREA

9 HAMMOCK PARK

10 BUFFET AREA

11 PERGOLA

12 TULSI VRUNDAVAN

13 HANGING GARDEN

14 SENIOR CITIZEN SIT-OUT WITH PEBBLE BED

15 FESTIVAL CELEBRATION AREA

16 STAGE

17 FLAG HOISTING AREA

18 TEMPLE

• TERRACE LAYOUT •

- 1 ENTRANCE LOBBY
- 2 LAWN AREA
- 3 FEATURE WALL
- 4 GAZEBO
- 5 PERGOLA
- 6 BUFFET AREA
- 7 PATHWAY
- 8 SENIOR CITIZEN SIT-OUT
- 9 SEATING AREA
- 10 TODDLERS' PLAY AREA
- 11 TILE AREA
- 12 MULTIPURPOSE HALL
- 13 CAFETERIA
- 14 SUNSET/SUNRISE POINT
- 15 SUN BATH BENCH AREA
- 16 INDOOR GAMES
- 17 PLAY AREA
- 18 GRAFFITI / CLIMBING WALL



- 19 DANCE ROOM
- 20 OPEN GYM AREA
- 21 ZUMBA ROOM
- 22 STEPPING STONE
- 23 INDOOR YOGA AREA
- 24 LIBRARY/ TUTION ROOM
- 25 ACUPRESSURE TRACK
- 26 OUTDOOR GAMES
 - a. CHESS BOARD
 - b. SNAKE AND LADDERS
 - c. HOPSCOTCH
- 27 YOGA & MEDITATION AREA
- 28 LOOK OUT TERRACE
- 29 PEBBLE BED
- 30 AMPHITHEATRE/AMPHI SEATING
- 31 LAWN AREA/PERFORMING AREA
- 32 STAGE
- 33 STAR GAZING



HEAVEN BELOW

From up, it looks like the most appealing edifice in Pune's residential skyline. It definitely stands out from the rest in terms of features and architecture being one of the many.

SPECIFICATIONS



STRUCTURE

- Earthquake Resistant RCC structure



MASONRY

- All walls in 5” AAC blocks



PLASTER

- Sand faced plaster for external surfaces
- POP / Gypsum finish Internal Walls



FLOORING

- 4 x 2 Vitrified tiles with skirting in entire flat.
- 2 x 2 Anti-skid flooring in attached balconies.



WINDOWS

- Aluminium sliding windows with mosquito mesh.
- Granite window sill.



KITCHEN & DRY BALCONY

- Granite kitchen platform with stainless steel sink.
- Provision for exhaust fan / chimney / water purifier.
- Provision for washing machine in dry balcony.



DOORS

- Both side laminated main door with elegant fittings & name plate.
- Other doors both side laminated with cylindrical / mortise Lock.
- All door frames in ply / granite.
- Aluminium sliding doors for open balcony.



BATH & TOILET

- 4 x 2 Anti-skid flooring.
- 4 x 2 Dado tiles up to lintel.
- Sanitary ware CP fittings of JAGUAR make.
- Hot and cold Divertor for shower areas.
- Provision for exhaust fan / geyser.
- Solar water in one bathroom.



ELECTRICALS

- Concealed electrical points with FR copper wiring.
- Cable point in living and master bedrooms.
- A.C. Point in master bedroom.
- Provision for inverter back-up.



PAINT

- Emulsion paint in entire flat
- External finish - APEX paint

UNIT PLANS

2 BHK UNIT PLAN

CARPET AREA
759 sq. ft.



ISOMETRIC VIEW
2 BHK

2 BHK UNIT PLAN

CARPET AREA
786 sq. ft.



ISOMETRIC VIEW
2 BHK

3 BHK UNIT PLAN

CARPET AREA
874 sq. ft.



ISOMETRIC VIEW
3 BHK

TYPICAL FLOOR PLANS

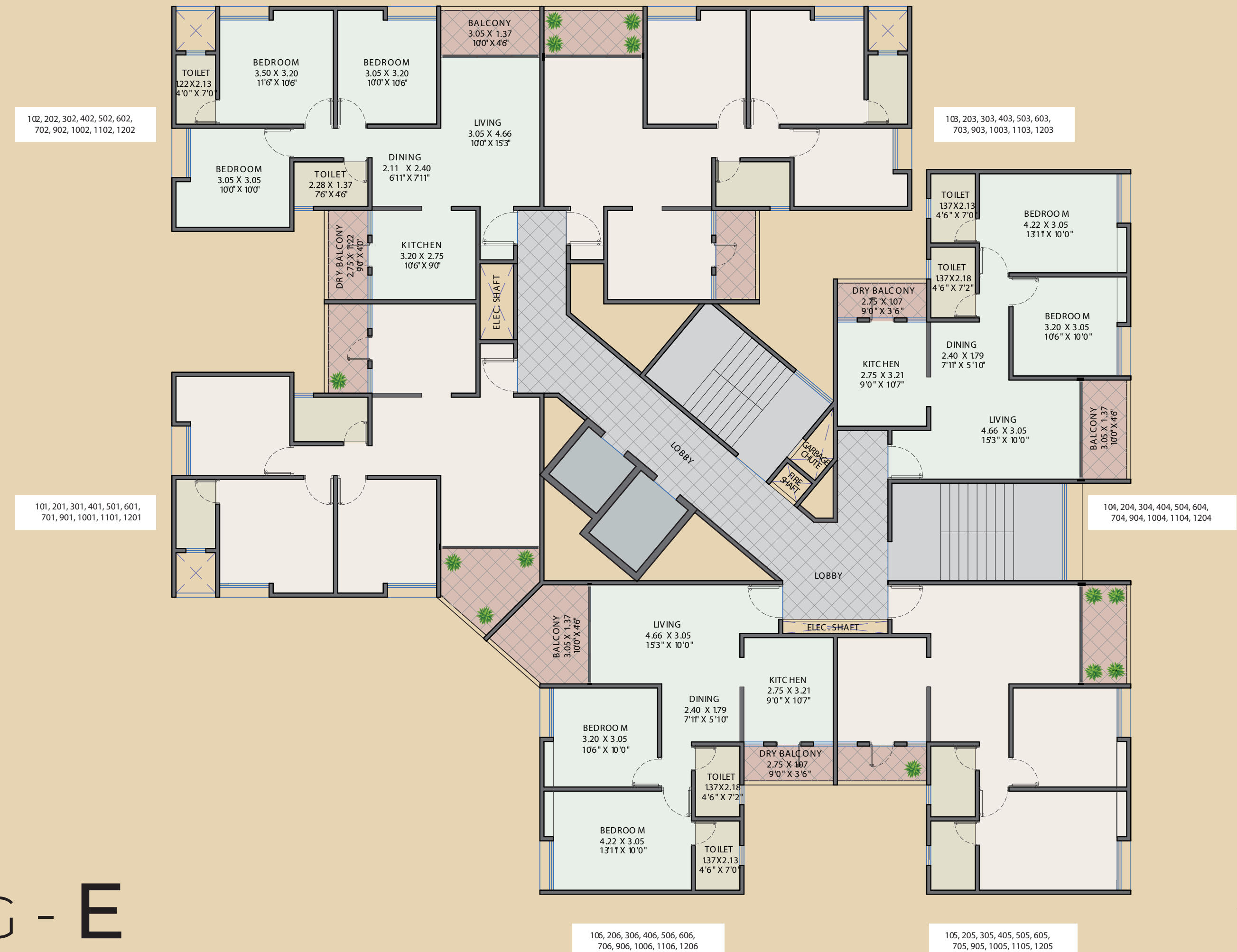
WING - C



WING - D



WING - E





Site Office: Dolphin Palms, Survey No. 139/2/1 and 139/2/2/1(P), Ravet, Pune - 412101

Corporate Office: Dolphin Group, Plot No. 151, Sector No. 24, Pradhikaran, Nigdi, Pune 411044.

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SCAN FOR
RERA DETAILS



Maha RERA No.
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