



ABOUT WINDOWS GROUP

www.windowsgroup.in

Windows Group is a group of professionals from Information Technology Field working in IBM, Infosys, Cognizant, Cybage, TCS, Mahindra Satyam, Tech Mahindra, L&T, Syntel, Synechron, Symantec, KPIT, Opus, Infosoft ,Neil Soft joined hands to build homes with excellent amenities, High security, top quality, good neighbors and above all much cheaper than market rate which would be closed to Hinjewadi city IT park.

- The main objective of this group is to make efficient costing flats along with passing monetary or legal help to IT professional fraternity in time of crisis considering all IT professionals are in private sector where pink slip is now common thing.
- Saving of marketing cost by using companies internal boards and mail thread.
- Saving of commercial interest by pooling members resources.
- Saving in terms of GST, Stamp Duty and others.
- Saving of in future increased FSI by owning the land from day1.
- Saving of consultant charges while formulating specifications by incorporating members idea

- Current Windows
Phase 1, 2 & 3 Campus



Windows Society has few Booking open for Phase4

- Windows Phase4 is close to 300+ mtr ahead of Windows Phase1,2 and 3 Campus in Sus , which is on SUS-Symbiosis college State highway going from Pashan to Hinjwadi phase 1,3,Pune
- Only IT professionals can book units and become member in Windows Society.
- Minimum saving of 10 lac in case of 2 BHK and 15 lac in case of 3 BHK compared to Adjacent Projects like Sukhwani Gracia , Life Monteage ,Kohinoor Falcon, Sukhwani Panorma in Sus

Current Status in windows Phase4 on June 2018

- Project has N.A. Order received from Collector, Pune
- PMRDA Approved for P+P+10 floor
- 12th slab is completed this month. brick work completed till 8th floor
- Public Notice to purchase the phase4 land:

<http://epaper.eprabhat.net/466697/Pune-City-Edition/cit#page/6/2>

- Phase4 Google Map:
<https://www.google.co.in/maps/place/18%C2%B033%2721.7%22N+73%C2%B044%2727.8%22E/@18.5560451,73.7388593,17z/data=!3m1!4m2!3m1!1s0x0:0x0?hl=en>
- Phase1&2&3 Google Map:
<https://maps.google.com/?ll=18.552598,73.750319&spn=0.002624,0.004801&hnear=Pune,+Maharashtra,+India&t=h&z=18>

Proposed
Windows
Phase4
Campus
,beside
Sahyadri
Motors on SUS
Road,Pune





TYPICAL FLOOR PLAN

FLAT	TYPE	CARPET	TERRACE/SIT-OUT	TOT. CARP.	SALABLE
A	2BHK	698.00	85.00	783.00	1057.00
B	3BHK	872.00	218.00	1090.00	1472.00
C	3BHK	872.00	218.00	1090.00	1472.00
D	2BHK	701.00	82.00	783.00	1057.00
E	2BHK	722.00	139.00	861.00	1162.00
F	3BHK	996.00	121.00	1117.00	1508.00
G	2BHK	724.00	142.00	866.00	1169.00

Proposed Residential Layout (P+P+12)
At Sus for Windows Group

PI ARCHITECTS					
DATE	DEALT BY	REVISED BY	CHECKED BY	SCALE	
14.09.2018	(P/A/J)	(P/A/J)	(P/A/J)	1:1	







2 BHK



3 BHK

AMENITIES

- Gym.
- Club House.
- Landscaped Area and Children' park.
- Half Basketball court
- CCTV surround security
- Common dish antenna
- Solar water Heater.
- Standard Wi-fi Campus.
- Piped gas Connection
- Jogging track



SPECIFICATION

- General Specification
- All Civil works to be executed as per Indian standards of various specifications(As per ISO codes)
- All Materials to be used as per relevant Indian standards (as per IS codes)
- Adequate number of borewell +provision with PMC water supply will be provided.
- Plastering Work: External Plaster – Double coat with water proofing. Internal Plaster: Double coat with POP/Gypsum over backing for all walls and ceiling
- Flooring Work: As per relevant IS codes
- Vitrified tiles(3' X 3') of premium quality
- Bathroom: Antiskid ceramic tiles of premium quality of (1.5' x 1') of approved make
- Premium quality Designer Dado till 7' (200 mm x 300 mm).
- Staircase for Flats/Apartments: Kotah treads/tiles and rises with grooves, corners will be chamfered
- Terrace/Balcony etc:
- Antiskid flooring tiles of 1' x 1' with skirting of approved make
- Window Cills:
- Premium quality granite Cills of Jet black with moulding to cover the complete cill
- Toilet Door Frame/Jam, Premium Granite (Jet Black)
- Kitchen: Platform: Jet Black Granite
- Doors and Windows
- Door/Frames All rooms except bath/toilet:
- Teakwood of premium quality door frame of size 125mm x 75 mm with polish matching shutter
- Internal door - Flush doors.
- Main door - teak wood frame, Designer shutter with Veneer finish on both sides.
- Door bell of approved make
- Toilet Shutters: FRB doors.
- Balcony/Terrace Door
- Sliding Aluminium door, 25 mm series, glass 5 mm and other specification same as window
- Sanitary ware/fixtures:
- Hindware/Parryware, Wall hung commodes, Premium fittings

Steps to enquire

- 1. send email to windowsociety@yahoo.in email id with your requirement.
- 3. After the email sent an automatic response will come which is followed by acknowledgement email with details for windows phase 4.
- 4. After the booking, a mail invite for joining the yahoo group will be sent in some days, which will become the main source of update from society apart from website.
- 5. Once agreement is done, SBI and Cosmos bank are one of the approved banks for taking home loans. Loans from other banks can also be taken.
- 6. Members can apply for PMAY and take advantage up to 2.7 lac in home loan interest.
- SBI Home loan : Arun: 992204774 Cosmos Bank loan (Ms Manisha madam): 7030123421 (Branch Manager - Aundh Sanewadi Branch)



Sunny's World

Hotel Doulat

सुखवानी
ग्रेसिया
Sukhwani Gracia

Phinix Elina

windows
Phase4

सहाद्री मोटर्स
MAHINDRA
Sahyadri Motors

Whitefield Sus

Google



Hinjewadi Phase3 and Phase2 buses for Tech M ,TCS from Windows Phase 4 Society Main Gate .Nande Chande road is going to complete very soon as per MIDC/PMRDA

NEAREST SCHOOLS

Vidya Valley(<http://www.vidyavalley.com>) ,500 Mtr Range

Tree House High School(<http://www.treehousehighschool.com>)

500 mtr range.

Vibgyor (<http://www.vibgyorhigh.com>) 1-2 Km range

NEAREST HOSPITAL

2 Km Vitalife Clinic, Medipoint Hospital Pvt. Ltd. (8 km)

University Circle :6 KM, Symbiosis College:1 KM

Nearest renowned residential Project: Sukhwani Gracia,
Sukhwani Panorma, Life Montege, Kohinoor Falcon, Aarohi
Society, ParthJainam Society,



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