



Notting Hill



BECAUSE *you* ALWAYS WANTED A CLASSICAL LIVING

Remember when you first read the **European classic** you fell in love with rich heritage and classical portrayal of it. When you first saw the British rom-com on television, you pictured **your future house like a true European Bungalows**. When you visited England for the first time, along with its weather, you admired its architecture also.



IN THE CORNER OF YOUR HEART,
YOU ALWAYS WANTED TO HAVE A
BRITISH BUNGALOW...





NOTTING HILL.
AN *architecture*
INSPIRED BY THE
REAL ONE.

At Pride World City, we have brought forth Row Houses and marina facing European Twin Bungalows called Notting Hill. It transports you to the affluent district of West London. The creations have followed the classical European Architecture that brings an otherworldly charm to this project.



ROW HOUSES

G+ 1 | DUPLEX
3 BHK
PRIVATE GARDEN
ATTACHED PRIVATE PARKING



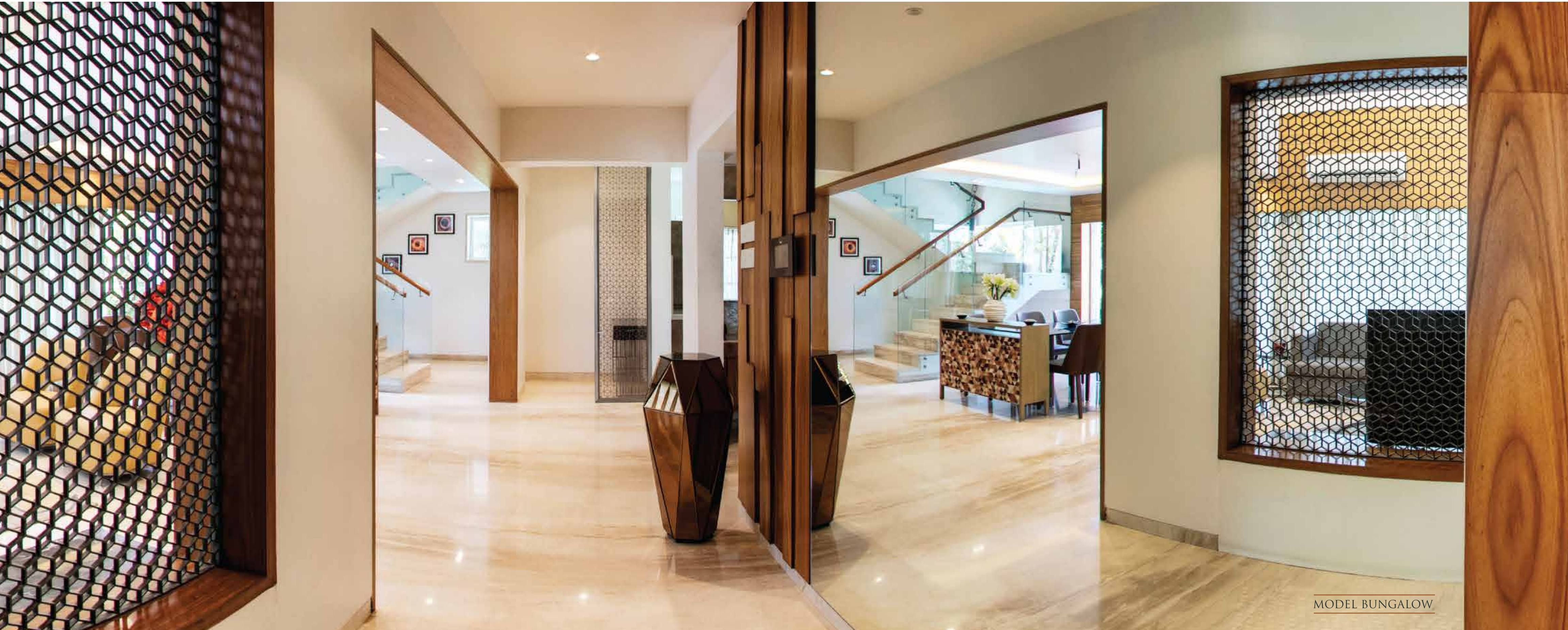
TWIN BUNGALOWS

G+ 2
4 BHK
PRIVATE GARDEN
ATTACHED PRIVATE PARKING
MARINA FACING



GET SWAYED BY THE SONGS OF THE SPACE

Witness the beauty of space unfurling in front of you in the **bungalows and row-houses at Notting Hill**. It helps you blossoming the inner-self of yours while it creates wonder for each and every member of your family. The **space-luxury of the European aesthetic** is now yours to savour.



EXQUISITE DESIGN REDEFINING ULTRA LUXURY

The architecture of the villa is a true statement of utilization of space. The interiors are intricately designed with elegance and aura. Every corner of it exudes the art of magnificence.





WELL PLANNED LIKE A EUROPEAN *city*

At Notting Hill, we have meticulously carved out the details of the various features that would make it a joy for you to live in. From **eco-friendly** facilities to **safety & security** measures, here every aspect has been taken care of.

Organic waste convertor

Internal concrete roads with
footpath & Street lighting

Entrance gate with security cabin

Sewage treatment plant

Water treatment plant

A NEIGHBOURHOOD ECHOING WITH *giggles*

Within Notting Hill, you'll find a neighbourhood where joy blossoms everywhere! The **dedicated children play areas** filled with running feet, laughter and squeals of delight will take you back to your own childhood days!











CHILDREN'S PLAY AREA
TOT- LOT AREA

MASTER PLAN

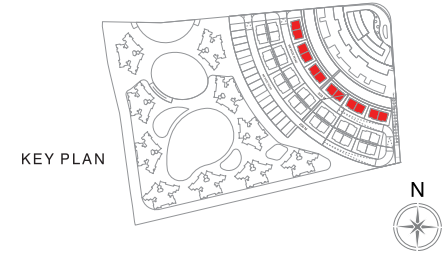
PHASE I - RH - 1 TO 16 - ROW HOUSES

PHASE I - 2B - 39 TO 50 - TWIN BUNGALOWS

-  COMMUNITY HALL
-  CHILDREN'S PLAY AREA
-  LAWN MOUND
-  JOGGING TRACK
-  TOT-LOT AREA
-  LAWN
-  DECK
-  WATER BODY
-  STEPPED SEATING AREA



TWIN BUNGALOWS



4 BHK TWIN BUNGALOW | Ground Floor Plan



4 BHK TWIN BUNGALOW | 1st Floor Plan



4 BHK TWIN BUNGALOW | 2nd Floor Plan



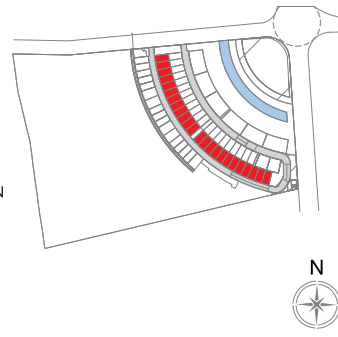
Twin Bungalow Area Statement (39 To 50)

Plot Area Sq.Ft.	Rera Carpet Area Sq.Ft.			Total Carpet Area Sq.Ft.	Balcony Area Sq.Ft.	Terrace Area Sq.Ft.	Porch Area Sq.Ft.	Garden Area Sq.Ft.	Saleable Area Sq.Ft.
	Gr. Floor (A)	1st Floor (B)	2nd Floor (C)						
2914	1148	767	496	D=A+B+C 2411	E 189	F 130	G 349	H 1200	4284

ROW HOUSES

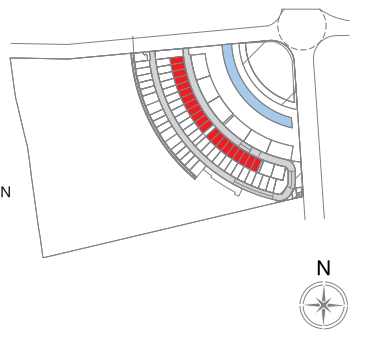
3 BHK | ROW HOUSE | 17 to 40

KEY PLAN



3 BHK | ROW HOUSE | 41 to 61

KEY PLAN



Ground Floor Plan



First Floor Plan



Ground Floor Plan



First Floor Plan

Row House Area Statement (17 To 40)

Plot Area Sq.Ft.	Rera Carpet Area Sq.Ft.		Total Carpet Area Sq.Ft.	Terrace Area Sq.Ft.	Porch Area Sq.Ft.	Garden Area Sq.Ft.	Saleable Area Sq.Ft.
	Gr. Floor (A)	1st Floor (B)					
1744	925	736	1661	86	524	227	2621

Row House Area Statement (41 To 61)

Plot Area Sq.Ft.	Rera Carpet Area Sq.Ft.		Total Carpet Area Sq.Ft.	Terrace Area Sq.Ft.	Porch Area Sq.Ft.	Garden Area Sq.Ft.	Saleable Area Sq.Ft.
	Gr. Floor (A)	1st Floor (B)					
1497	841	676	1517	68	397	193	2335

CLASSY SPECIFICATIONS CRAFTED WITH EXCELLENCE

FLOORING AND DADO

- **Imported marble flooring** in living and family rooms
- **Laminated wooden flooring in all bedrooms**, except the guest bedroom in 4 BHK twin bungalows. 800 x 800 vitrified tile flooring in the guest bedroom
- **Laminated wooden flooring** in the master bedroom and 800x800 or 900x900 vitrified flooring in other bedrooms and kitchen in the 3 BHK row houses of **Nitco/Kajaria/Zeal top/Rak Brand**
- **Imported marble** for staircase
- Vitrified flooring in the kitchen of Nitco/Kajaria/Zeal top/Rak Brand
- **Anti-skid ceramic tiles** in terrace floor of Nitco/Kajaria/Zeal Top/Rak Brand
- **Designer tile dado up to the false ceiling** in all bathrooms of Nitco/Kajaria/Zeal Top/Rak Brand
- **Marble flooring in all bathrooms** except servant toilet

KITCHEN

- **Designer modular kitchen** with S.S trolleys
- **Electric Chimney and Hob**
- **Black granite** kitchen top with **designer dado**
- **Water purifier** in kitchen

DOORS AND WINDOWS

- Pine/hardwood flush doors with veneer
- Melamine polish for the main door and all bedroom doors
- Mortise locks of Dorma/Hafele brand
- Dual side laminated door shutters with mortise locks for all bathrooms
- Three track anodized aluminum sliding windows/UPVC windows with S.S mosquito net
- Digital lock for the main door

BATHROOMS

- **Jaguar/Grohe/Hans Grope C.P. fittings**
- Sanitaryware of **Kohler/TOTO/Cera/Simpolo Brand**
- **Bathtub in the master bathroom** for Twin Bungalows only Partial shower glass in all bathrooms
- **Shower Panel** in the master bathroom (for Twin Bungalows only)
- **False Ceiling in each balcony**

ELECTRIFICATION AND CABLING

- Concealed copper wiring across Bungalow
- Touch Screen and remote operated electrical switched in all rooms except power switches
- Provision of Power point for geyser, Mixer, Fridge and Oven
- TV and telephone point in the living room and all bedrooms
- AC point in the living room and all bedrooms
- Exhaust fan in all toilets

SPECIAL FEATURES

- S,S Glass railing at all terraces and staircase
- Private elevator for each Bungalow (for Twin Bungalows only one)
- Porch and two-car parking spots with designer tiles/blocks
- Servant room with attached bathroom (For Twin Bungalows only)
- Private Garden
- Separate service area for washing (for Twin Bungalows only)
- Provision for auto curtain operating system





A CITY WITHIN A CITY, LOCATED AT THE RIGHT *place.*

Pride World City is on the futuristic proposed Ring road, one of the major infrastructure projects, that is just a few minutes from the Pune Airport. Charholi is pitched to be the most rapidly growing area in the city. This strategic location is in the center of the larger Pune Metropolitan Area is poised to be the best suburb of future Pune. It is at around 17 km from Pune railway station and 6 km from Pune International Airport and is close to the city's IT hub, Kalyani Nagar, which is 9 km away.

Viman Nagar **8.4 Km** | Phoenix Mall **9 Km** | Kalyani Nagar **10.4 Km**
Wagholi **11 Km** | Yerwada **11.1 Km** | Koregoan Park **12.2 Km**
EON IT Park **13 Km** | Kharadi **13 Km** | Khadki **13.8 Km**
Bund Garden **14.1 Km** | Magarpatta **15.8 Km** | Shivaji Nagar **15 Km**





BLUEPRINT OF A DREAM *EXTRAORDINARY*

In a crowded, bustling city, imagine being in the middle of 400 acres of open space. Now imagine having your own, spacious apartment there and imagine all the conveniences and happening areas close by. Pride World City strives to set higher benchmarks and attain international standards in excellence by continuously exceeding expectations. It envisions becoming the real estate brand that promises "Pride and Happiness" to all its dwellers and owners.

Welcome to Pride World City, where your imagination turns to reality. Situated at Charholi, it is a township of thoughtfully designed 2, 3 & 4 BHK apartments, row houses, and twin bungalows, with completed projects like Brooklyn and Long Island, housing thousands of happy residents. With world-class amenities already in place, Pride World City will soon have a planned cluster of schools, hospitals, parks, and entertainment and commercial centers. Each of these zones will be well-connected to superb infrastructure and a well-knit network of support services. This futuristic township with global standard amenities and facilities is located at one of the most promising & upcoming locations in the city, which is to be the center of greater Pune. Besides being just 20 min from Pune airport at Lohegaon, Pride World City also has easy access to popular hubs like Kalyani Nagar, Viman Nagar, Shivaji Nagar, and Koregaon Park.



SPEARHEADING INDIAN REAL ESTATE AS A FUTURE FORWARD DEVELOPER

A renowned name in the real estate space of Pune, Bangalore, and Mumbai, the Pride Group has been a leader in developing state-of-the-art commercial and residential projects since its inception in the mid-1990s. The Group is known for its bold contemporary designs, highest attention to detail, excellent engineering standards, and uncompromised focus on ethics. It has been one of the companies that have earned a distinctive place in the consumer mind as both an innovative and reliable development firm. For years it has been radically transforming the skylines of Bangalore, Pune & Mumbai and it will continue to do so, with its visionary designs, solid work ethic, and commitment to quality that speaks for itself. So far it has delivered 40 million sq. ft in residential and 02 million sq. ft in commercial space.

The Group has also forayed into the luxury hospitality segment with its extensive chain of the Pride Group of Hotels, setting new milestones in hospitality standards in the process.





DEVELOPED BY



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Adjacent to D.Y. Patil Knowledge City

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