



24K MANOR
BY KOLTE-PATIL
PIMPLE NILAKH



The current MAHARERA approval apply exclusively to Tower - A & B upto designated floors and Tower - C is part of future development. | Artistic Impression

The green area visible is the property of the Ministry of Defense.



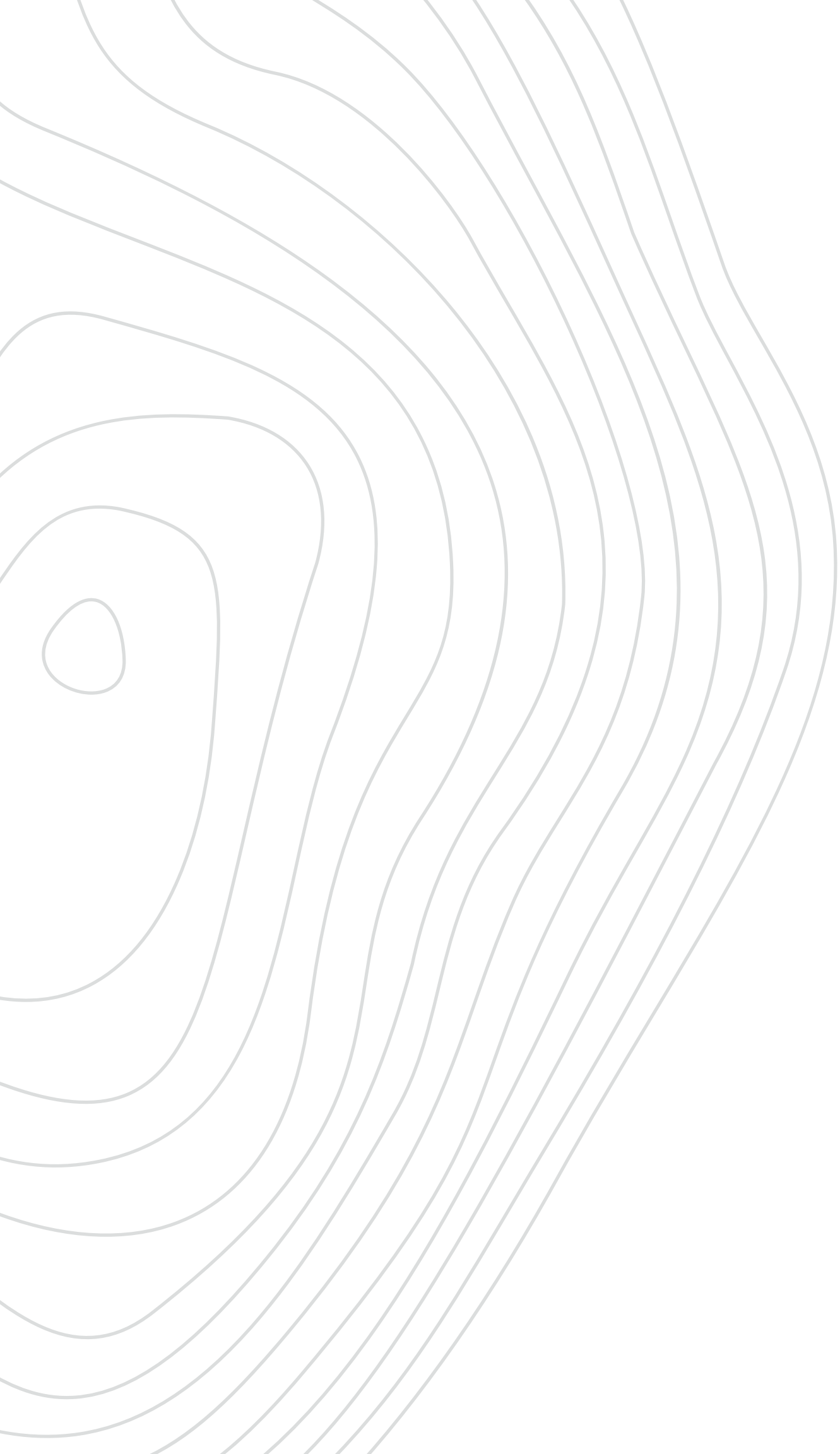
Artistic Impression

A plush locale for the elites and the evolved

LEGEND

1. COMMERCIAL PLAZA
2. PROJECT ENTRY
3. ENTRY TO COMMERCIAL PARKING
4. PROJECT EXIT
5. PARKING ENTRY POINTS
6. RAMP ACCESS TO PODIUM
7. PODIUM ACCESS FROM BUILDING
8. FIRE TENDER PATH
9. SECRET GARDEN
10. PAVILION SEATING
11. PAR SEATING
12. REFLEXOLOGY PATH
13. READING/ MEDITATION PAVILION
14. TODDLER PLAY AREA
15. KID'S PLAY AREA
16. ADVENTURE SPORTS
17. HALF BASKETBALL COURT
18. TOUCH TENNIS / PICKLE BALL
19. HORSESHOE
20. FOUR SQUARE
21. SCULPTURE
22. WATERWALL WITH LOTUS SCULPTURE
23. INFINITY EDGE SWIMMING POOL
24. KID'S POOL
25. AQUA GYM
26. LOUNGERS PAVILION
27. SUNKEN SEATING
28. YOGA DECK
29. STAGE
30. PARTY LAWN
31. BARBEQUE PAVILION
32. OUTDOOR LOUNGE
33. SERVICE ENTRY
34. SQUASH COURT





TOWER-A
FLOOR PLANS

01. 4BED - REGAL (TYPE 2B)

02. 4BED - REGAL (TYPE 2B)



TOWER - A TYPICAL FLOOR PLAN



04. 3BED - PRIMA (TYPE 2)

03. 3BED - PRIMA (TYPE 2)

01. 4BED - REGAL (TYPE 2B)

02. 4BED - REGAL (TYPE 2B)



TOWER - A REFUGE FLOOR PLAN



03. 4BED - REGALIA (TYPE 2)

01. 4BED - GARDEN (TYPE 2B)

02. 4BED - GARDEN (TYPE 2B)

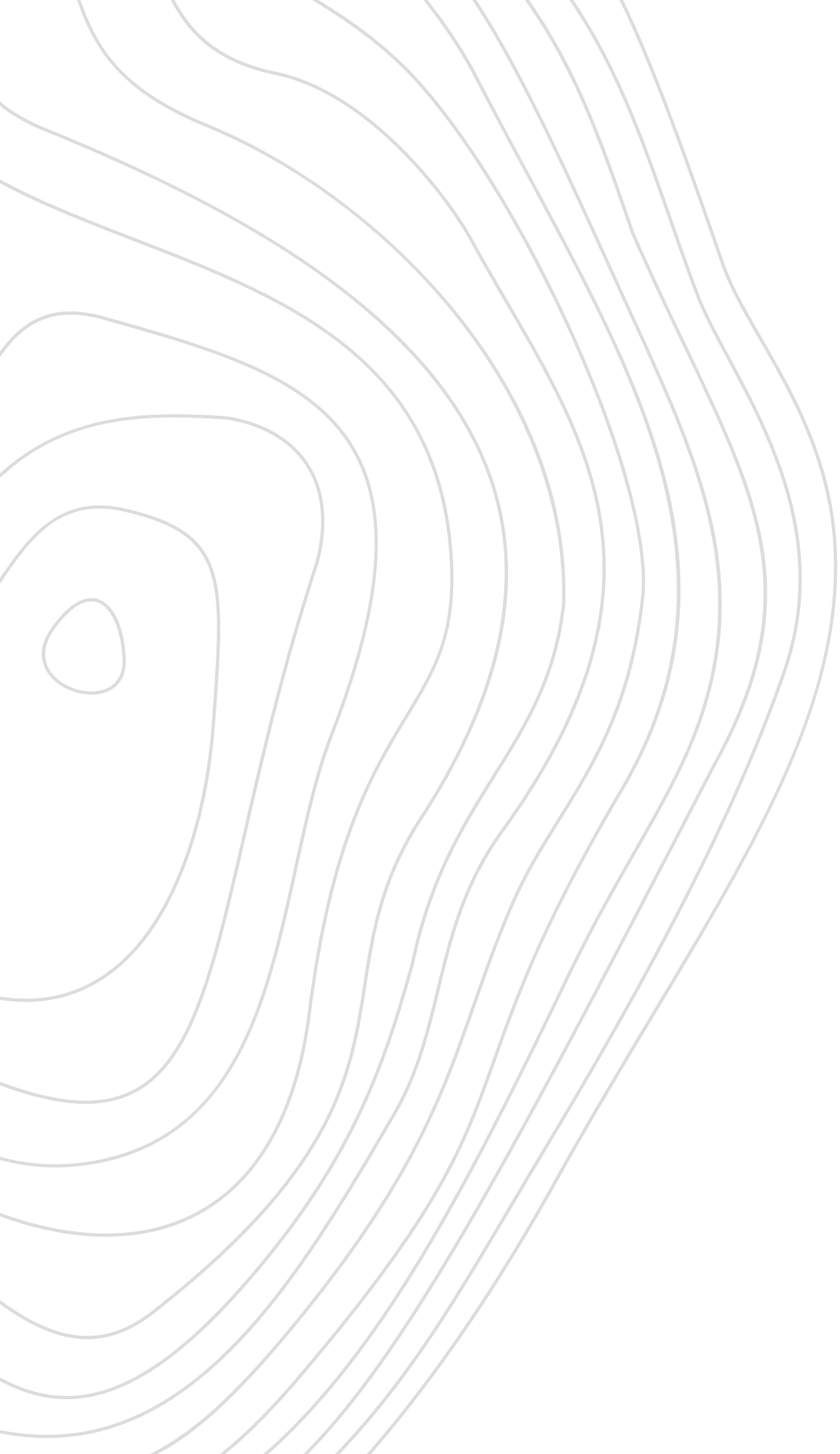


TOWER - A FIRST FLOOR PLAN

04. 3BED - PRIMUS (FIRST FLOOR -TYPE 2)

03. 3BED - PRIMUS (FIRST FLOOR -TYPE 2)





TOWER-A
UNIT PLANS



TOWER - A
BED - GARDEN (TYPE 2B)

USABLE CARPET AREA (Sq.M. / Sq.Ft.): 194 / 2089

LIVING SPACE

- A ENTRANCE FOYER
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE
- O ALL SEASON'S DECK
- P JUNIOR MASTER TOILET
- Q BEDROOM 4

BEDROOMS

- H MASTER SUITE
- I MASTER DRESSING
- J MASTER SUIT TOILET
- K MASTER SUITE DECK
- L BEDROOM 2
- M BEDROOM 2 TOILET
- N JUNIOR MASTER SUITE
- R BEDROOM 4 TOILET



3

TOWER - A - FIRST FLOOR
 BED - PRIMUS (TYPE 2)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 146 / 1570



LIVING SPACE

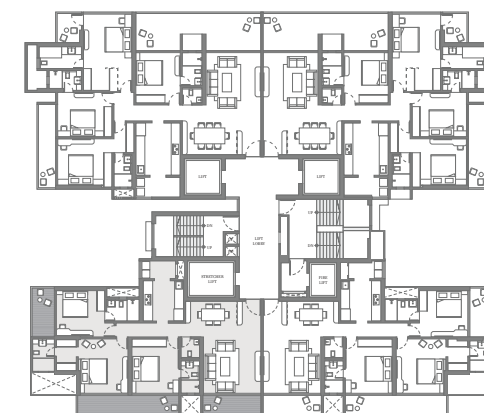
- A ENTRANCE FOYER
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

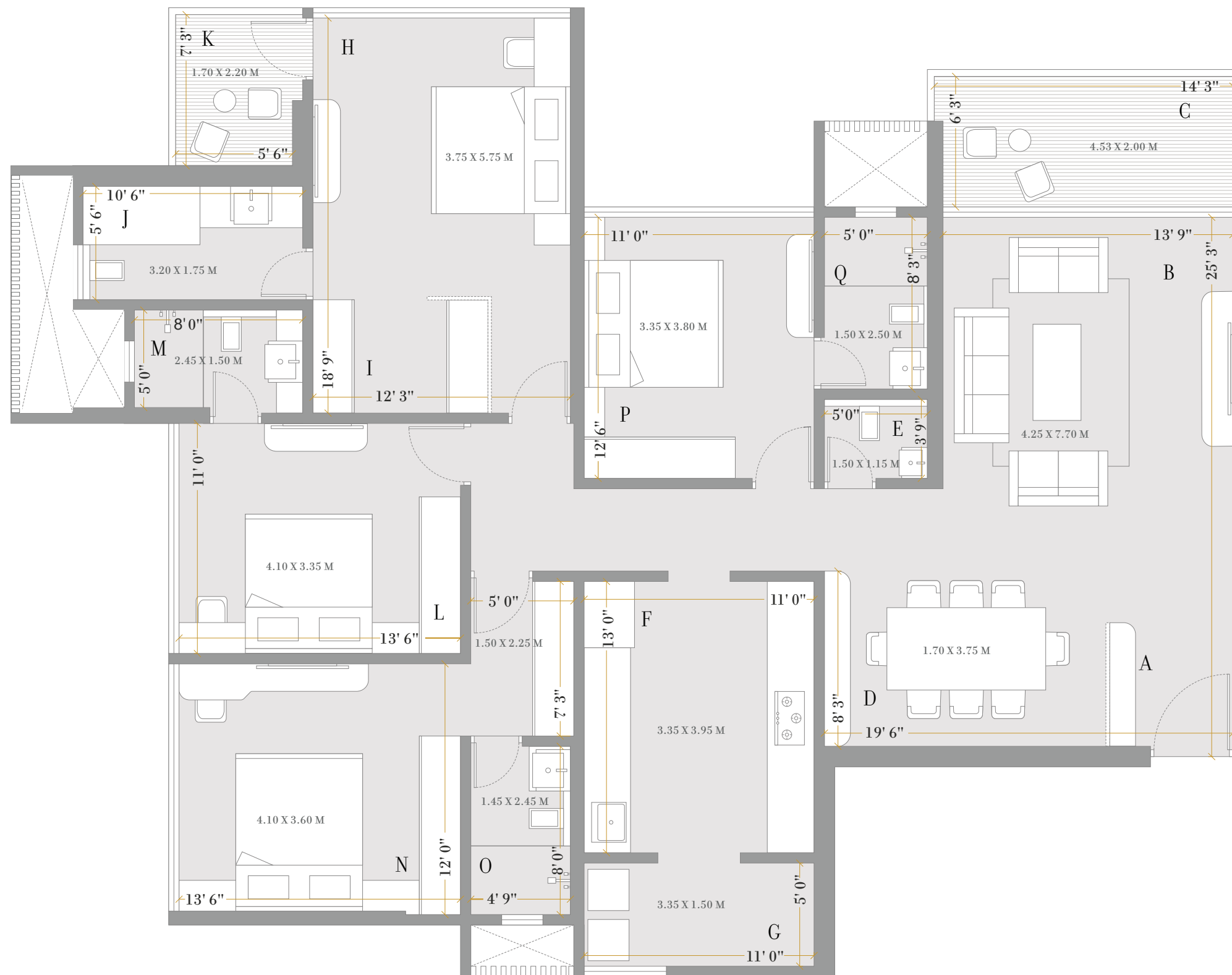
KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

- H BEDROOM 1
- I BEDROOM 1 TOILET
- J MASTER SUIT
- K MASTER DRESSING
- L MASTER SUIT TOILET
- M ALL SEASON'S DECK
- N JUNIOR MASTER SUITE
- O JUNIOR MASTER TOILET
- P JUNIOR MASTER DECK





4

TOWER - A BED - REGAL (TYPE 2B)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 169.4 / 1823

LIVING SPACE

A ENTRANCE FOYER

B LIVING ROOM

C ALL SEASON'S DECK

D DINING

E POWDER TOILET

KITCHEN SPACE

F MASTER KITCHEN

G UTILITY SPACE

BEDROOMS

H MASTER SUITE

I MASTER DRESSING

J MASTER SUIT TOILET

K MASTER SUITE DECK

L BEDROOM 2

M BEDROOM 2 TOILET

N JUNIOR MASTER SUITE

O JUNIOR MASTER TOILET

P BEDROOM 4

Q BEDROOM 4 TOILET



3

TOWER - A BED - PRIMA (TYPE 2)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 133.15 / 1433



LIVING SPACE

A ENTRANCE FOYER

B LIVING ROOM

C ALL SEASON'S DECK

D DINING

E POWDER TOILET

KITCHEN SPACE

F MASTER KITCHEN

G UTILITY SPACE

BEDROOMS

H BEDROOM 1

I BEDROOM 1 TOILET

J MASTER SUIT

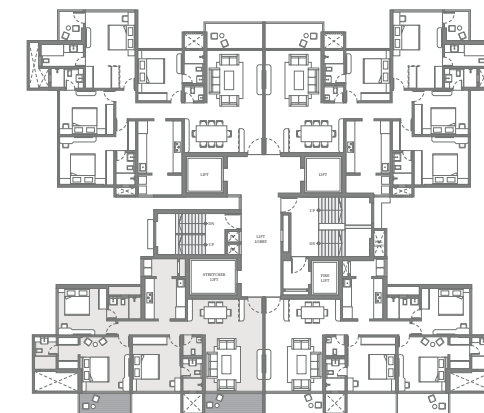
K MASTER SUIT DRESSING

L MASTER SUIT TOILET

M MASTER SUIT DECK

N JUNIOR MASTER SUITE

O JUNIOR MASTER TOILET





TOWER - A
BED - GARDEN (TYPE 2B)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 194 / 2089

LIVING SPACE

A ENTRANCE FOYER

B LIVING ROOM

C ALL SEASON'S DECK

D DINING

E POWDER TOILET

KITCHEN SPACE

F MASTER KITCHEN

G UTILITY SPACE

BEDROOMS

H MASTER SUITE

I MASTER DRESSING

J MASTER SUIT TOILET

K MASTER SUITE DECK

L BEDROOM 2

M BEDROOM 2 TOILET

N JUNIOR MASTER SUITE

O ALL SEASON'S DECK

P JUNIOR MASTER TOILET

Q BEDROOM 4

R BEDROOM 4 TOILET



3

TOWER - A - FIRST FLOOR BED - PRIMUS (TYPE 2)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 146 / 1570



LIVING SPACE

- A ENTRANCE FOYER
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

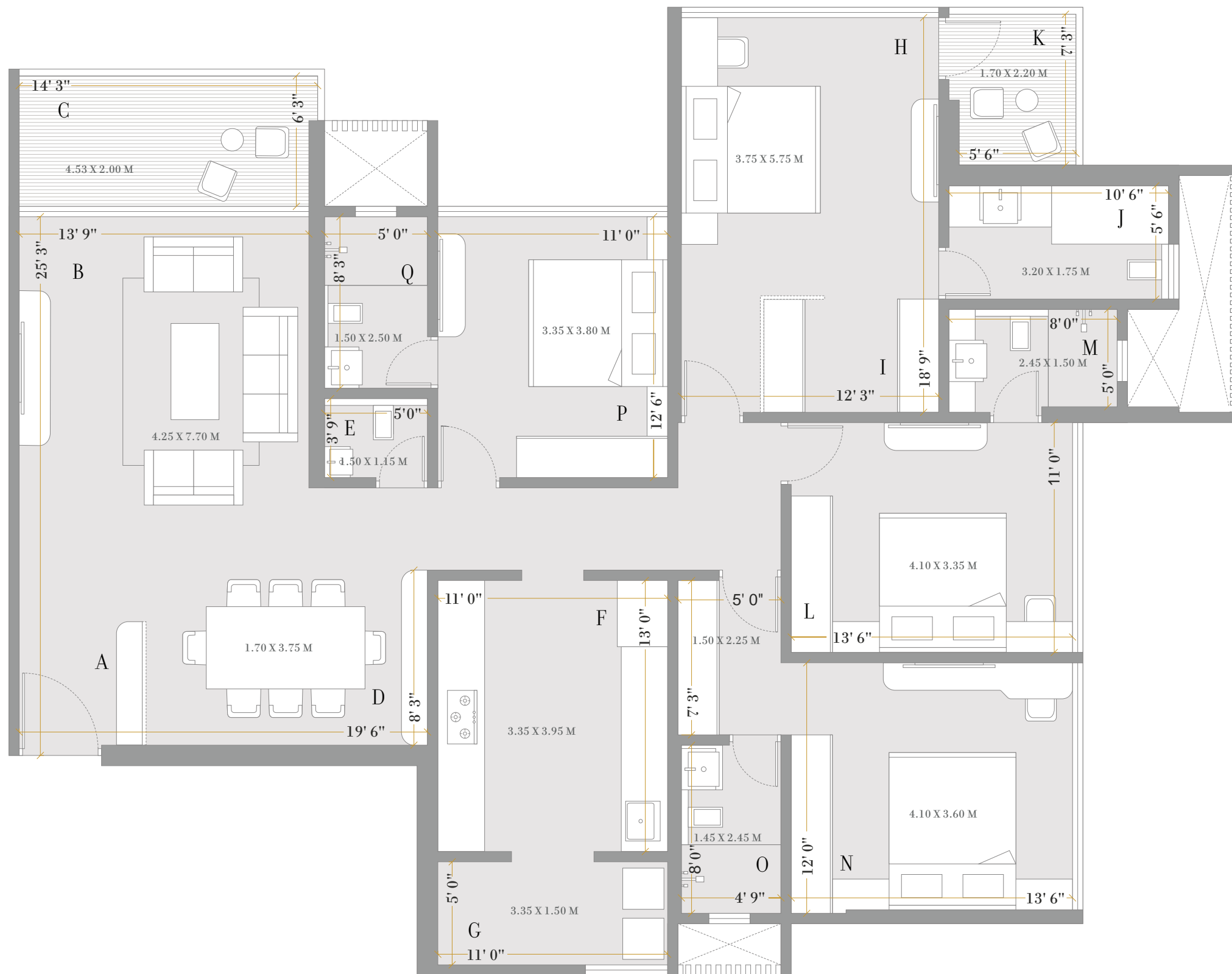
KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

- H BEDROOM 1
- I BEDROOM 1 TOILET
- J MASTER SUIT
- K MASTER DRESSING
- L MASTER SUIT TOILET
- M ALL SEASON'S DECK
- N JUNIOR MASTER SUITE
- O JUNIOR MASTER TOILET
- P JUNIOR MASTER DECK





TOWER - A
BED - REGAL (TYPE 2B)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 169.4 / 1823

LIVING SPACE

A ENTRANCE FOYER

B LIVING ROOM

C ALL SEASON'S DECK

D DINING

E POWDER TOILET

KITCHEN SPACE

F MASTER KITCHEN

G UTILITY SPACE

BEDROOMS

H MASTER SUITE

I MASTER DRESSING

J MASTER SUIT TOILET

K MASTER SUITE DECK

L BEDROOM 2

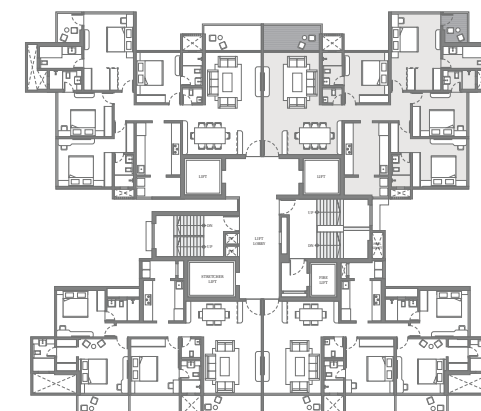
M BEDROOM 2 TOILET

N JUNIOR MASTER SUITE

O JUNIOR MASTER TOILET

P BEDROOM 4

Q BEDROOM 4 TOILET





TOWER - A
BED - PRIMA (TYPE 2)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 133.15 / 1433



LIVING SPACE

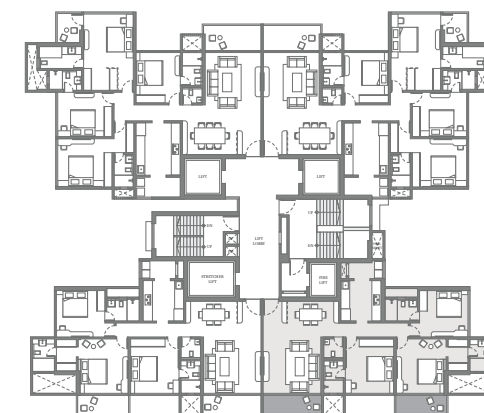
- A ENTRANCE FOYER
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

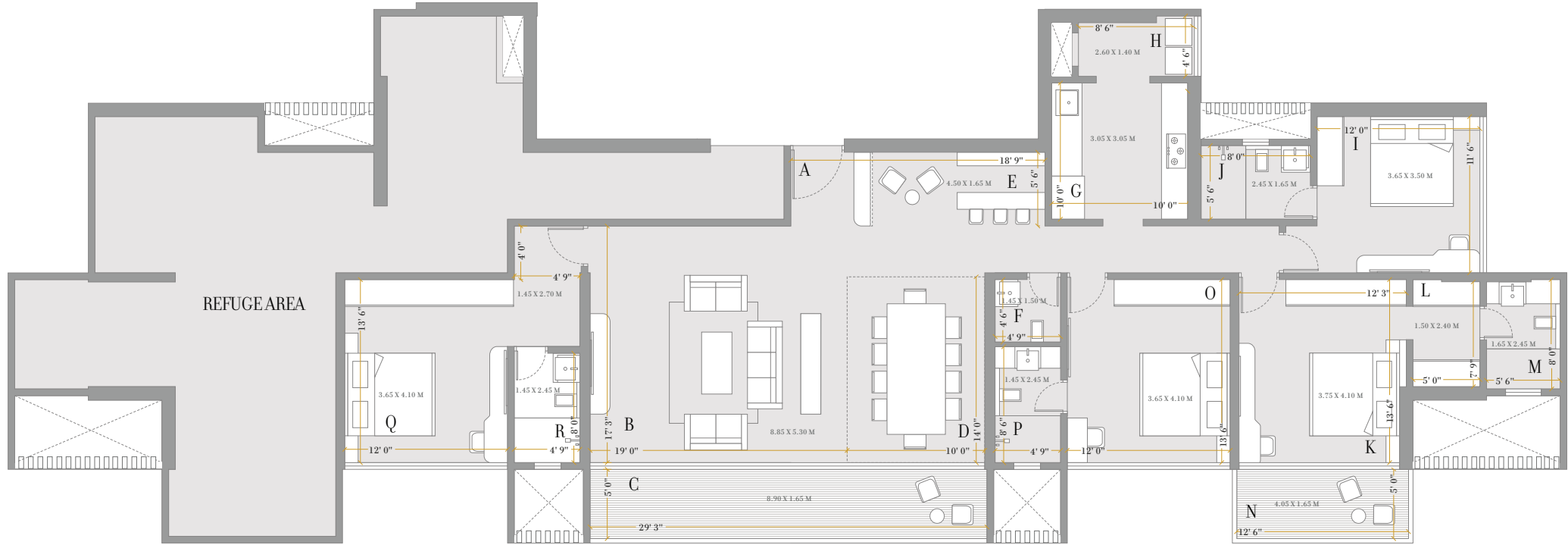
- H BEDROOM 1
- I BEDROOM 1 TOILET
- J MASTER SUIT
- K MASTER SUIT DRESSING
- L MASTER SUIT TOILET
- M MASTER SUIT DECK
- N BEDROOM 2
- O BEDROOM 2 TOILET



4

TOWER - A - REFUGE
 BED - REGALIA (TYPE 2)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 188.5 / 2029



LIVING SPACE

- A ENTRANCE FOYER
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E WAITING/BAR AREA
- F POWDER TOILET
- J JUNIOR MASTER TOILET
- K MASTER SUIT
- L MASTER SUITE DRESSING
- M MASTER SUIT TOILET
- N MASTER SUIT DECK
- O BEDROOM 3

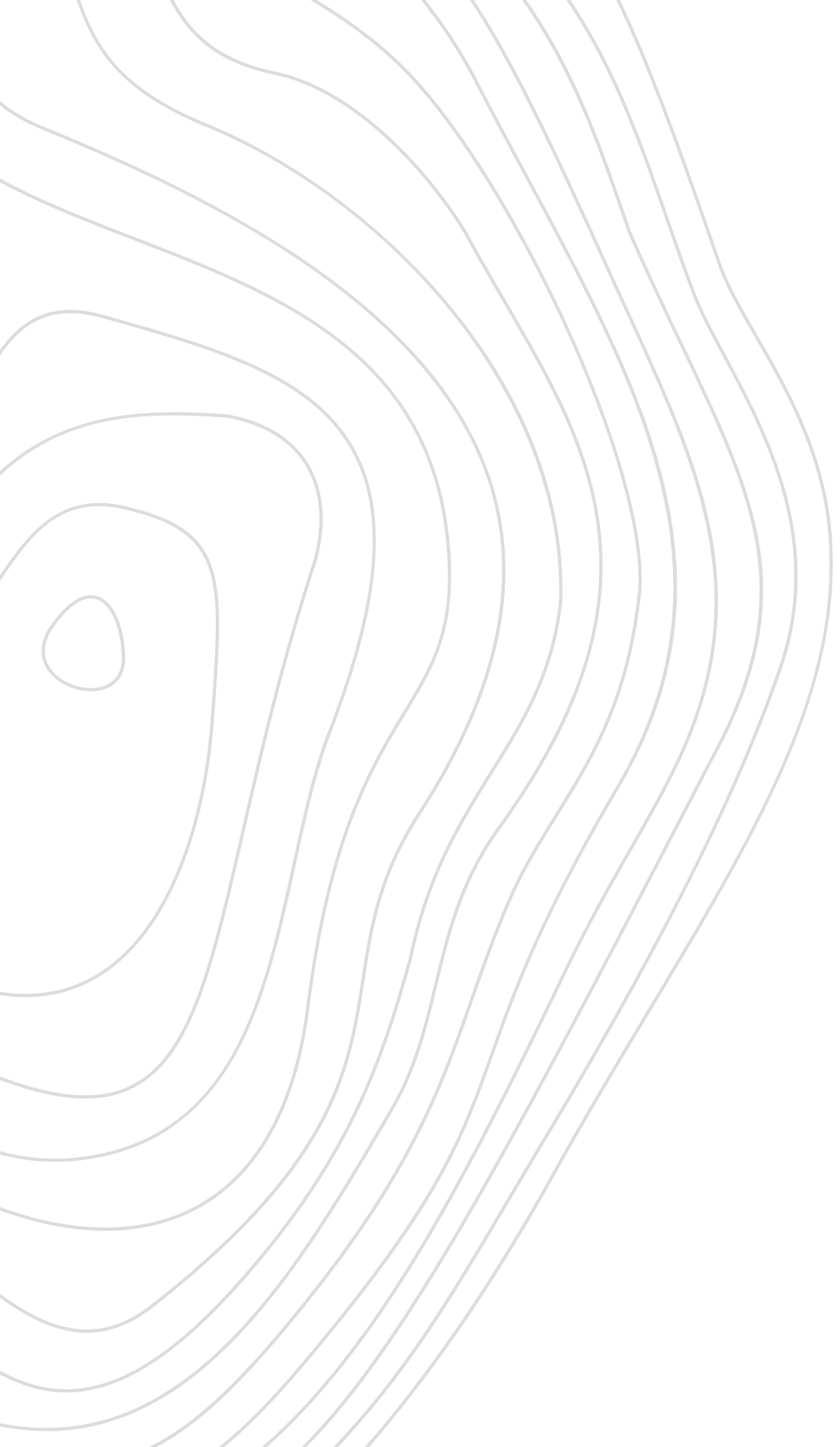
KITCHEN SPACE

- G MASTER KITCHEN
- H UTILITY SPACE

BEDROOMS

- I JUNIOR MASTER SUITE
- P BEDROOM 3 TOILET
- Q BEDROOM 4
- R BEDROOM 4 TOILET

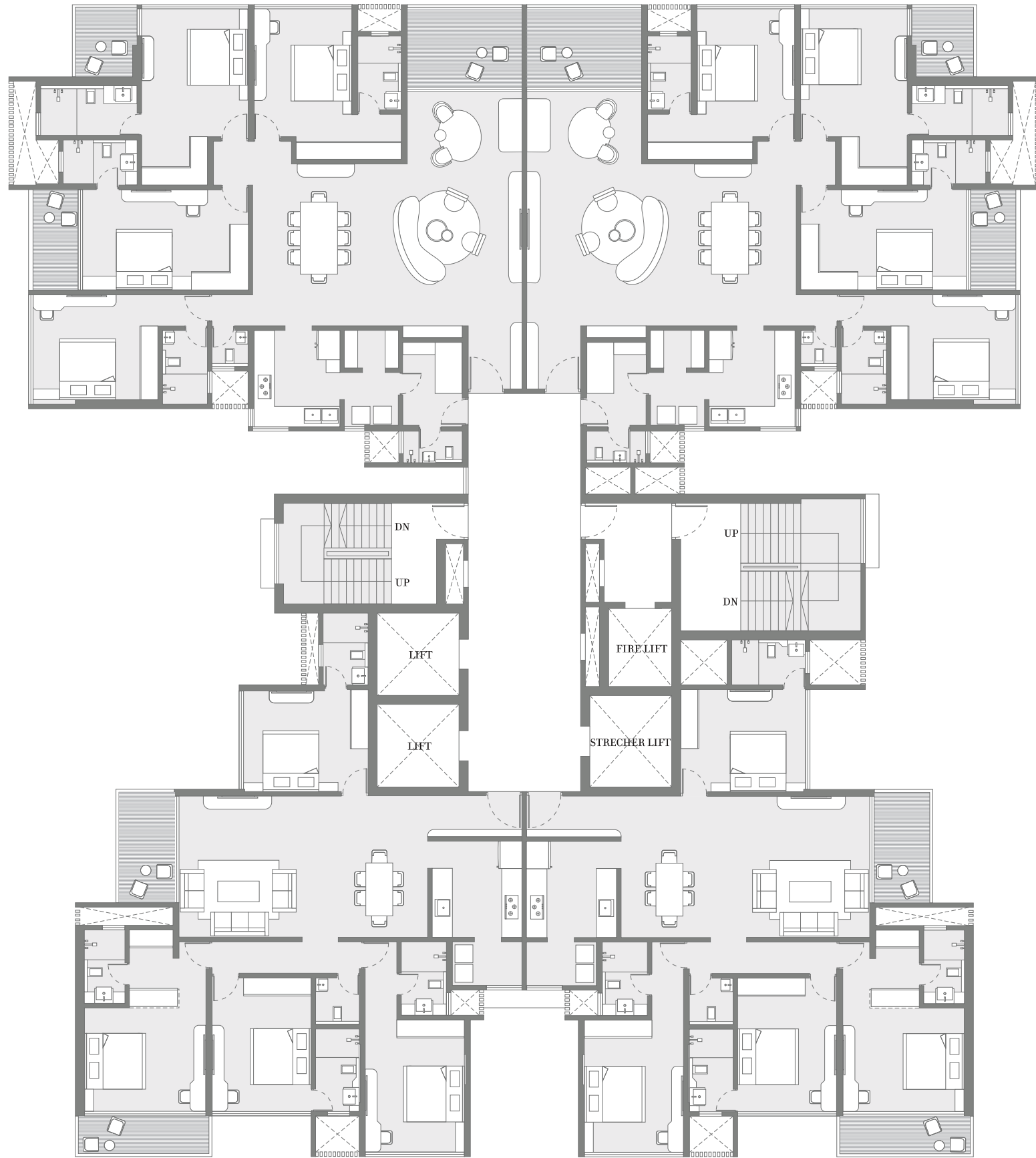




TOWER-B
FLOOR PLANS

4BED - REGALIA (TYPE 1)

4BED - REGALIA (TYPE 1)



TOWER - B TYPICAL FLOOR PLAN

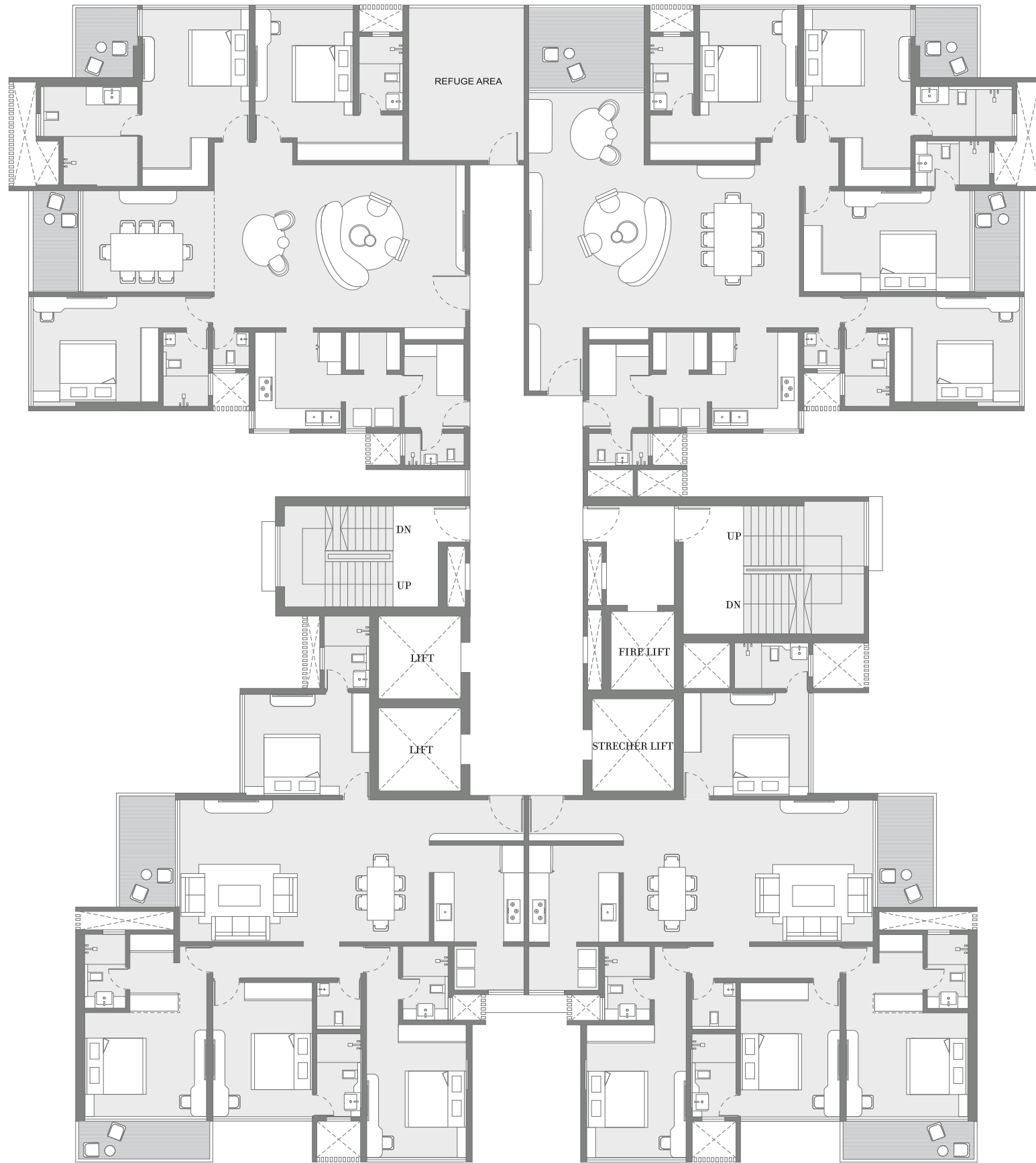
4BED - REGAL (TYPE 2A)

4BED - REGAL (TYPE 2C)



3BED - PRIMUS (TYPE 1)

4BED - REGALIA (TYPE 1)



4BED - REGAL (TYPE 2A)

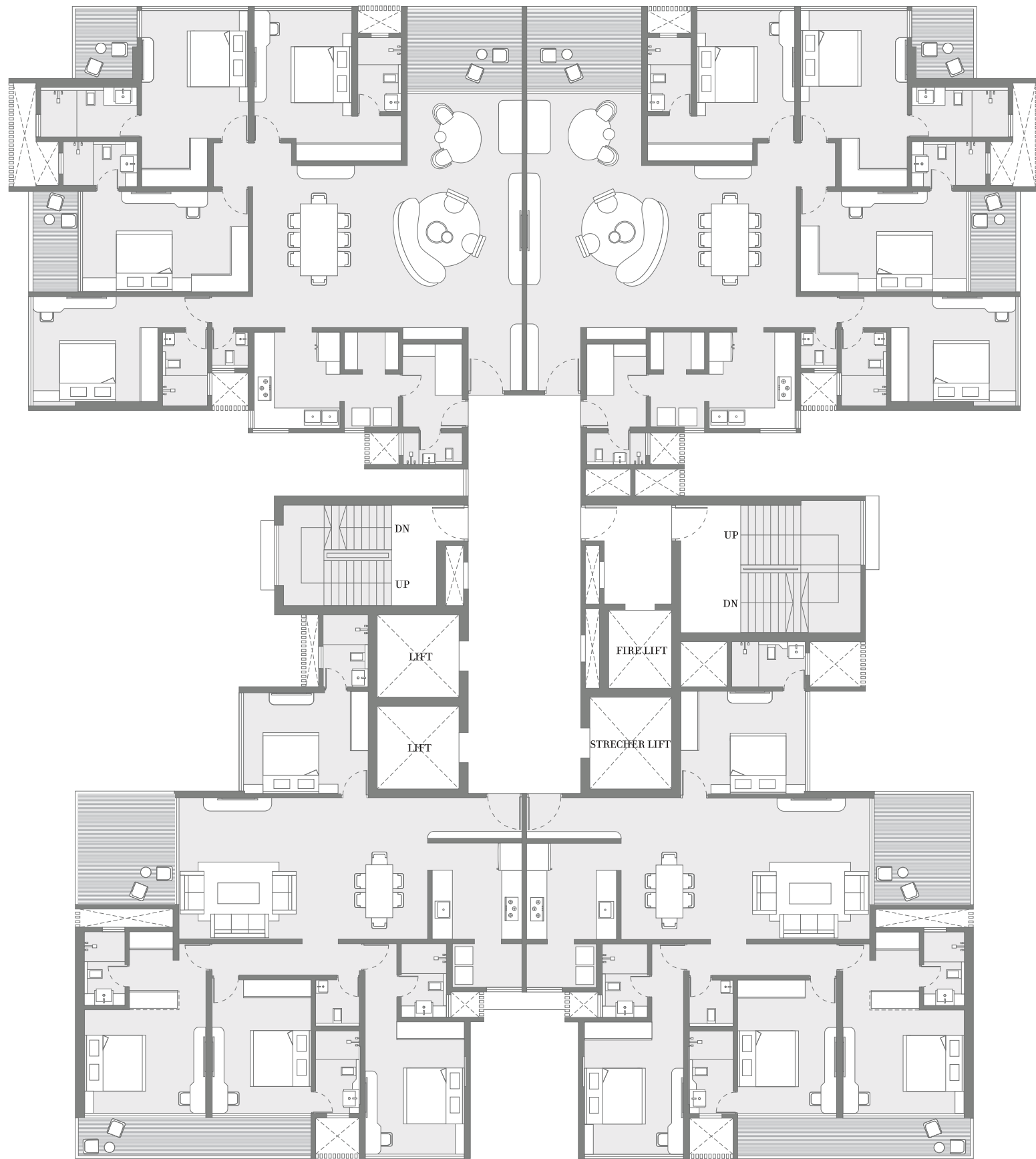
4BED - REGAL (TYPE 2C)

TOWER - B REFUGE FLOOR PLAN



4BED - REGALIA (TYPE 1)

4BED - REGALIA (TYPE 1)

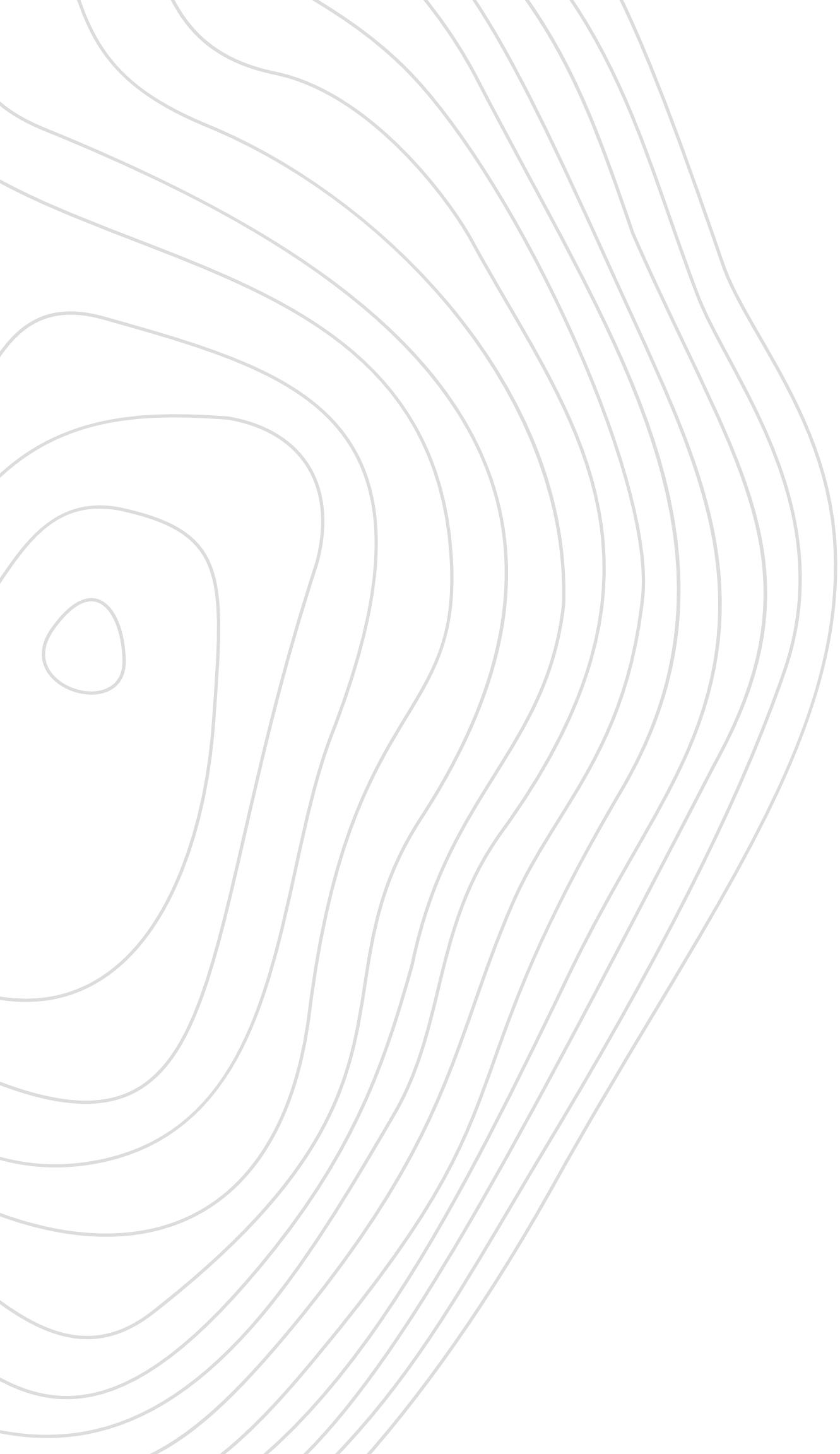


4BED - REGAL (FIRST FLOOR - TYPE 2A)

4BED - REGAL (FIRST FLOOR - TYPE 2C)

TOWER - B FIRST FLOOR PLAN



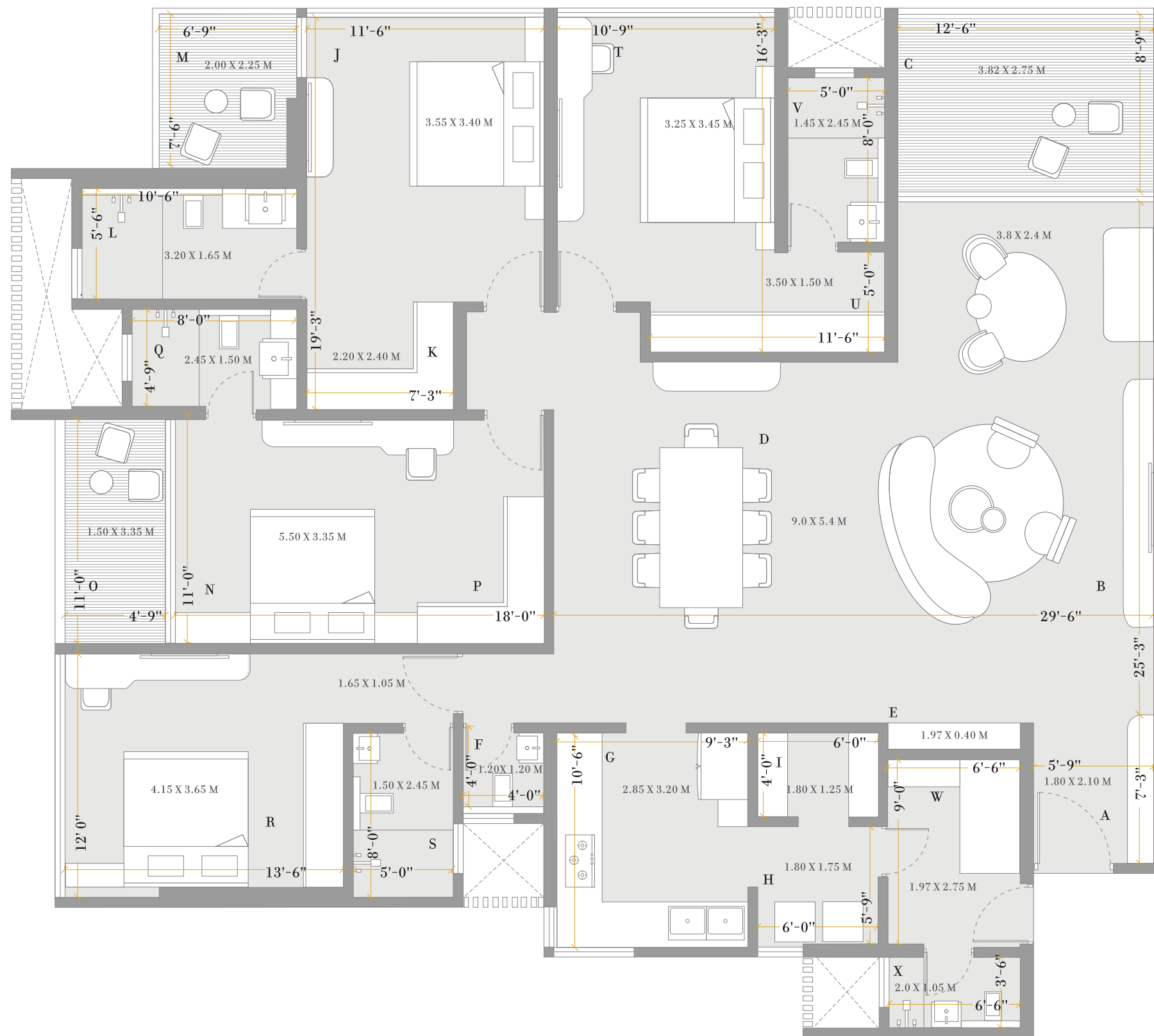


TOWER-B
UNIT PLANS

4

TOWER - B BED - REGALIA (TYPE 1)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 208.08/ 2240



LIVING SPACE

- A ENTRANCE LOBBY
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POOJA NICHE

KITCHEN SPACE

- G MASTER KITCHEN
- H UTILITY SPACE
- I STORE ROOM

BEDROOMS

- J MASTER SUITE 1
- K MASTER SUITE 1 DRESSING
- L MASTER SUIT 1 TOILET

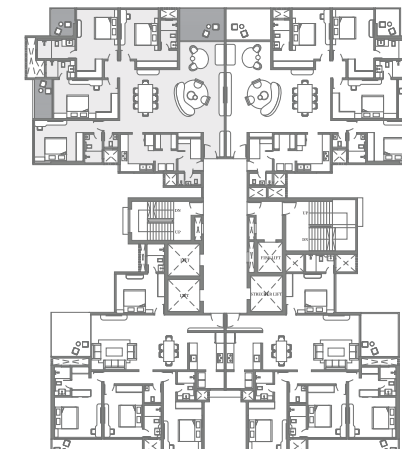
- M MASTER SUITE 1 DECK
- N MASTER SUITE 2
- O MASTER SUITE 2 DECK
- P MASTER SUITE 2 DRESSING
- Q MASTER SUIT 2 TOILET

BEDROOMS

- R GUEST BEDROOM
- S GUEST BEDROOM TOILET
- T JUNIOR MASTER SUIT
- U JUNIOR MASTER DRESSING
- V JUNIOR MASTER TOILET

STAFF'S SPACE

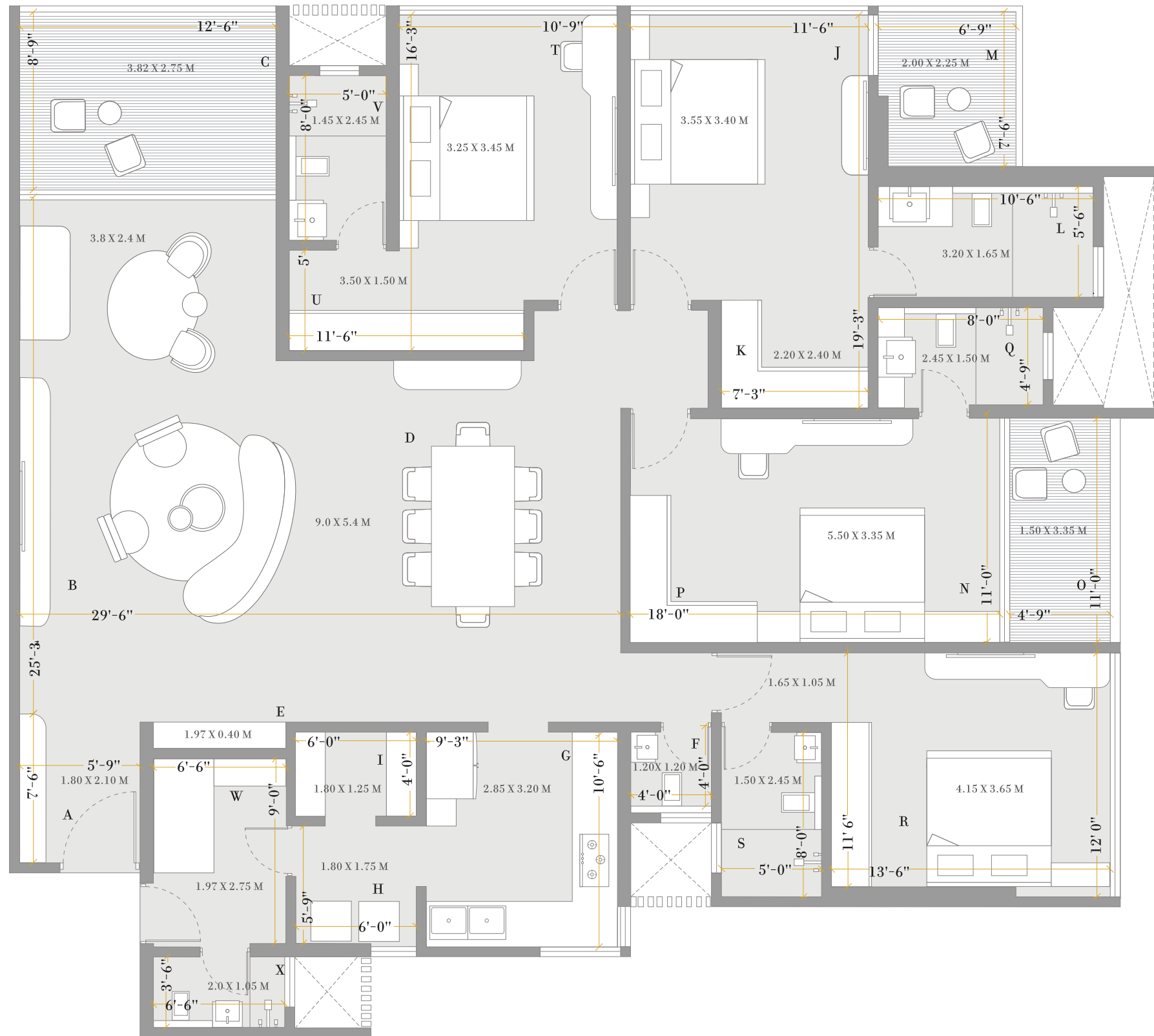
- W SERVANT ROOM
- X SERVANT TOILET



4

TOWER - B
BED - REGALIA (TYPE 1)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 208.08/ 2240



LIVING SPACE

A ENTRANCE LOBBY

B LIVING ROOM

C ALL SEASON'S DECK

D DINING

E POOJA NICHE

F POWDER TOILET

KITCHEN SPACE

G MASTER KITCHEN

H UTILITY SPACE

I STORE ROOM

BEDROOMS

J MASTER SUITE 1

K MASTER SUITE 1 DRESSING

L MASTER SUIT 1 TOILET

M MASTER SUITE 1 DECK

N MASTER SUITE 2

O MASTER SUITE 2 DECK

P MASTER SUITE 2 DRESSING

Q MASTER SUIT 2 TOILET

BEDROOMS

R GUEST BEDROOM

S GUEST BEDROOM TOILET

T JUNIOR MASTER SUIT

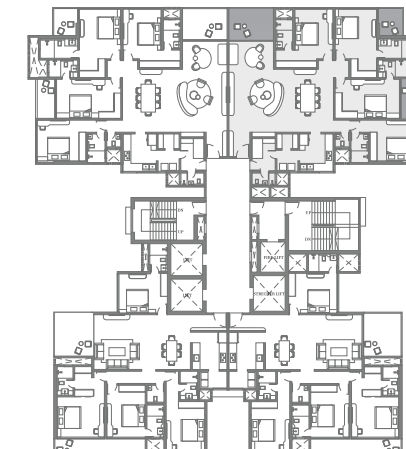
U JUNIOR MASTER DRESSING

V JUNIOR MASTER TOILET

STAFF'S SPACE

W SERVANT ROOM

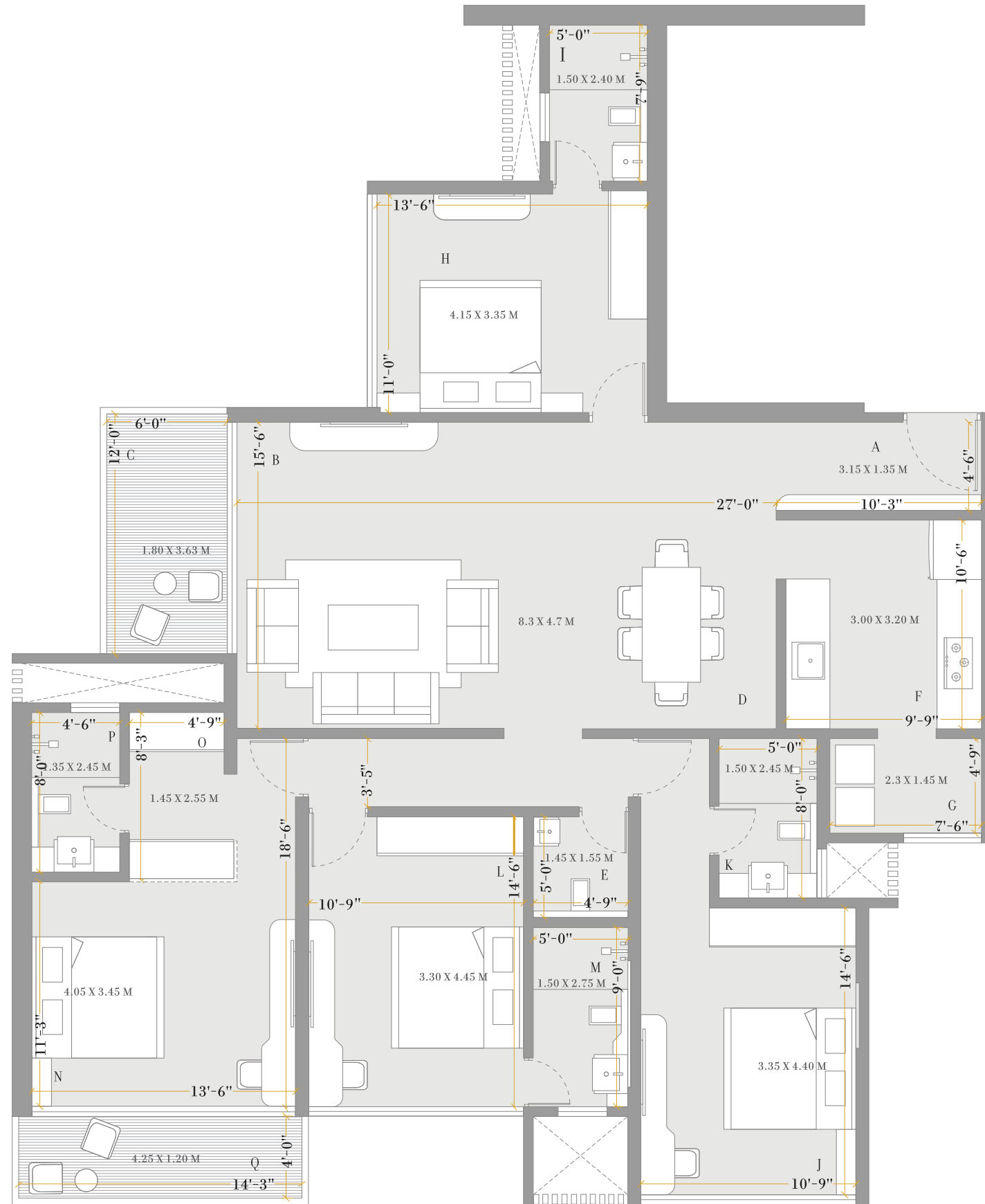
X SERVANT TOILET



4

TOWER - B
BED - REGAL (TYPE 2A)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 164.46 / 1770



LIVING SPACE

- A ENTRANCE LOBBY
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

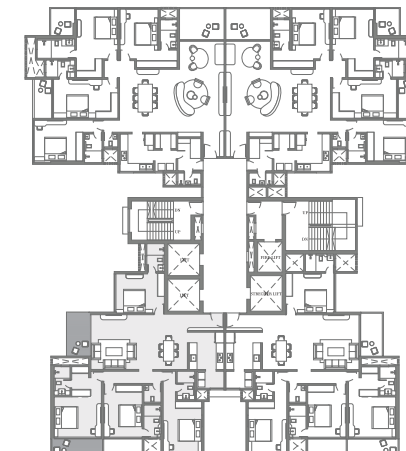
KITCHEN SPACE

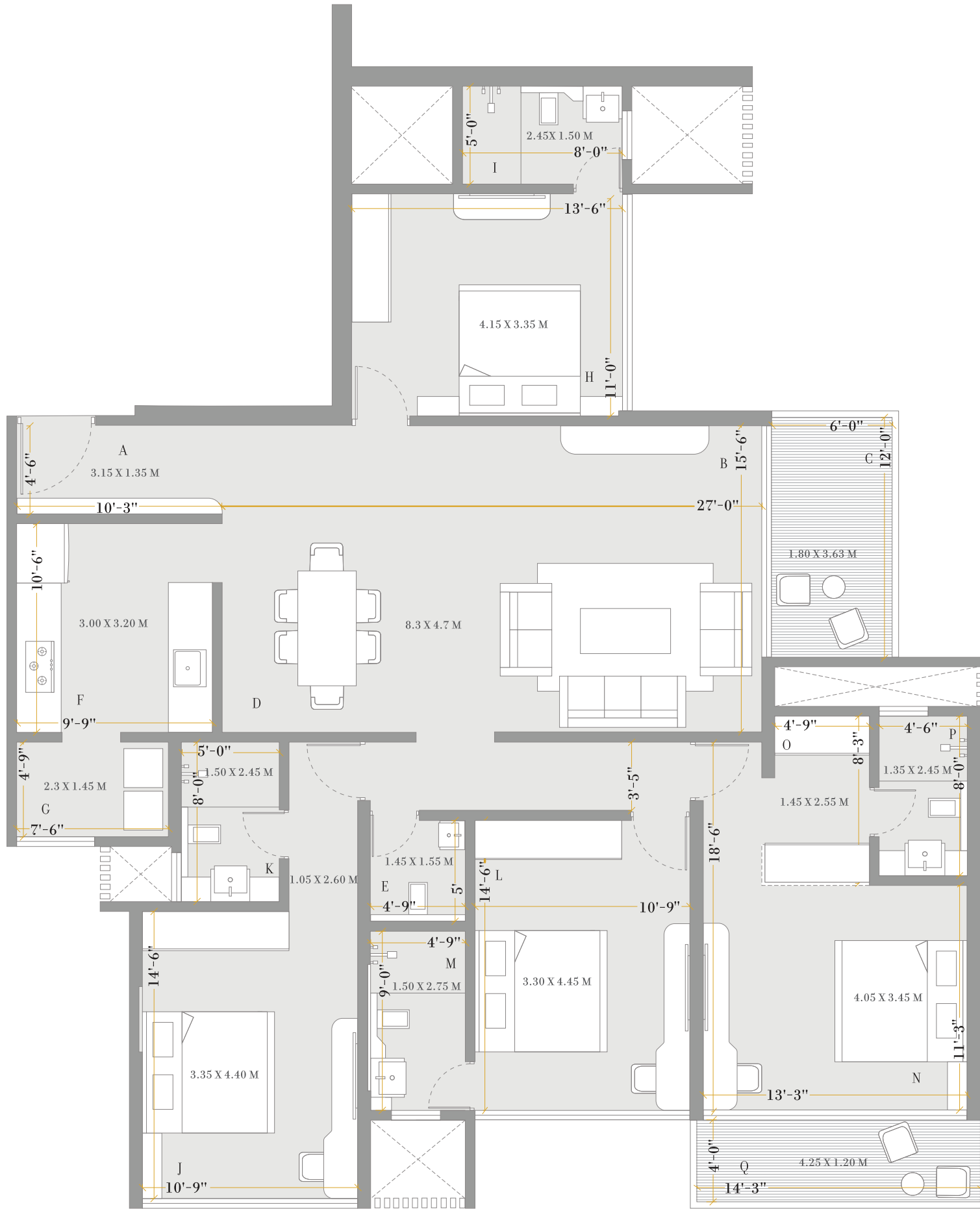
- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

- H BEDROOM 1

- I BEDROOM 1 TOILET
- J BEDROOM 2
- K BEDROOM 2 TOILET
- L BEDROOM 3
- M BEDROOM 3 TOILET
- N MASTER SUITE
- O MASTER SUITE DRESSING
- P MASTER SUITE TOILET
- Q MASTER SUITE DECK





TOWER - B
BED - REGAL (TYPE 2C)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 164.83 / 1774

LIVING SPACE

- A ENTRANCE LOBBY
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

- I BEDROOM 1 TOILET
- J BEDROOM 2
- K BEDROOM 2 TOILET
- L BEDROOM 3

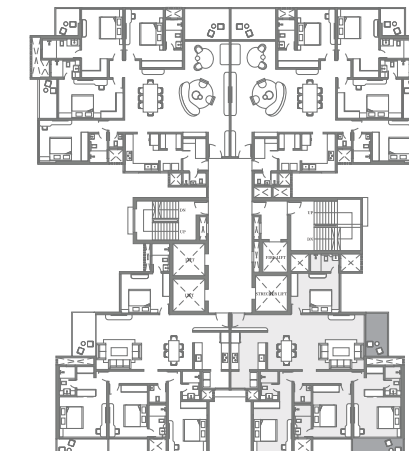
KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

- M BEDROOM 3 TOILET
- N MASTER SUITE
- O MASTER SUITE DRESSING
- P MASTER SUITE TOILET
- Q MASTER SUITE DECK

BEDROOMS

- H BEDROOM 1



3

TOWER - B-AT REFUGE BED - PRIMUS (TYPE 1)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 173.48/ 1867



LIVING SPACE

- A ENTRANCE
- B LIVING ROOM
- C DINING
- D ALL SEASON'S DECK
- E POWDER TOILET

KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE
- H STORE ROOM

BEDROOM

- I BEDROOM 1

- J BEDROOM 1 TOILET

- K BEDROOM 2

- L BEDROOM 2 DRESSING

- M BEDROOM 2 TOILET

- N MASTER SUITE

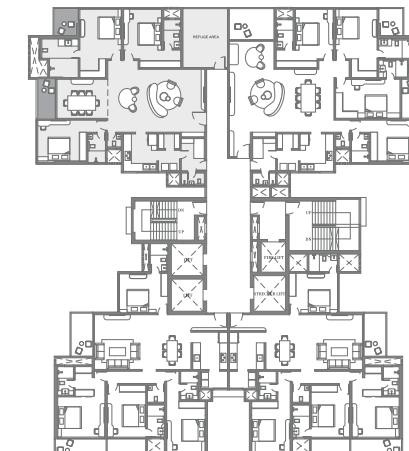
- O MASTER SUITE DECK

- P MASTER SUITE DRESSING

- Q MASTER SUITE TOILET

STAFF'S SPACE

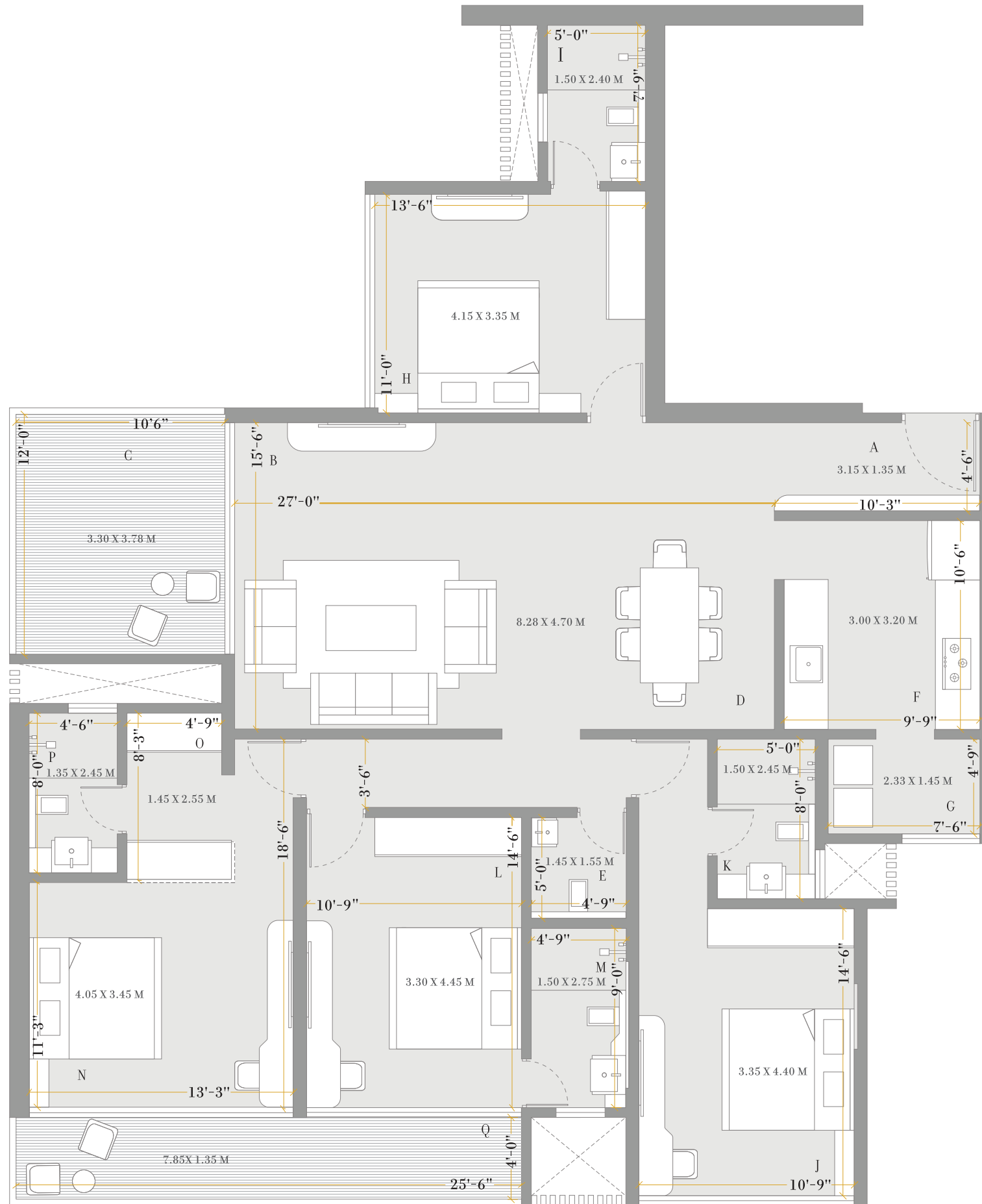
- R SERVANT ROOM
- S SERVANT TOILET



4

TOWER - B - 1ST FLOOR LEVEL BED - REGAL (TYPE 2A)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 173.44 / 1867



LIVING SPACE

- A ENTRANCE LOBBY
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

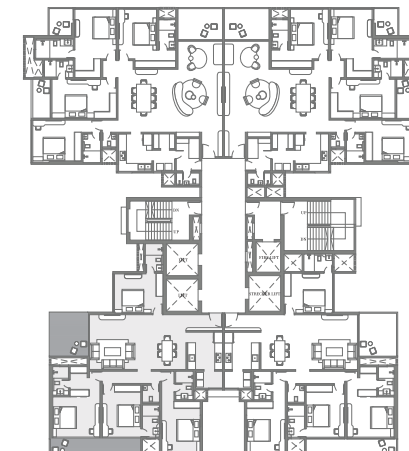
KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

- H BEDROOM 1

- I BEDROOM 1 TOILET
- J BEDROOM 2
- K BEDROOM 2 TOILET
- L BEDROOM 3
- M BEDROOM 3 TOILET
- N MASTER SUITE
- O MASTER SUITE DRESSING
- P MASTER SUITE TOILET
- Q MASTER SUITE DECK



4

TOWER - B - 1ST FLOOR LEVEL BED - REGAL (TYPE 2C)

USABLE CARPET AREA (SQ.M. / SQ.FT.): 173.81/ 1871



LIVING SPACE

- A ENTRANCE LOBBY
- B LIVING ROOM
- C ALL SEASON'S DECK
- D DINING
- E POWDER TOILET

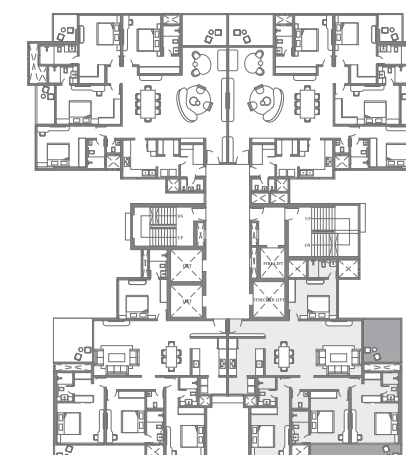
KITCHEN SPACE

- F MASTER KITCHEN
- G UTILITY SPACE

BEDROOMS

- H BEDROOM 1

- I BEDROOM 1 TOILET
- J BEDROOM 2
- K BEDROOM 2 TOILET
- L BEDROOM 3
- M BEDROOM 3 TOILET
- N MASTER SUITE
- O MASTER SUITE DRESSING
- P MASTER SUITE TOILET
- Q MASTER SUITE DECK



WHERE NOTHING IS SECOND BEST

Specifications are of crucial importance. They greatly enhance the impression and at the same time make your living a lot more comfortable. So, nothing but the very best has been chosen to thoughtfully create an astounding experience in every palatial home. Top-of-the-line brands complementing the high luxury quotient and the finest fitments are all that you would see in every corner.

<h2>Flooring</h2>	<ul style="list-style-type: none"> Living, dining, passage - Marble flooring Kitchen - Glazed vitrified tiles 1200 x 600 mm Master bedroom - Glazed vitrified tiles 1200 x 600 mm Other bedrooms - Glazed vitrified tiles 1200 x 600 mm Attached terrace/ balcony - Anti-skid wooden finish tiles Utility - Anti-skid vitrified tiles 600 x 600 mm Window sill - Full body vitrified tile / marble Staircase 	
<h2>Toilets</h2>	<ul style="list-style-type: none"> Flooring - 600 x 600 mm Anti-skid tile flooring Dado - Glazed tile 600 x 1200 mm upto lintel level, highlighter wall in shower area in marble for master bedroom only Door - Laminated door shutters Sanitary ware - Duravit, Kohler or equivalent make CP fittings - Grohe, Kohler or equivalent make Shower column with rain - Master bathroom only-Grohe, Kohler or equivalent Shower - Full body vitrified tile / granite Basin counter - Glass partition with door- all bathrooms Dry and wet area - Modular false ceiling False ceiling - Provided Concealed flush tank - Provided Mirror 	
<h2>Doors & Windows</h2>	<ul style="list-style-type: none"> Main door - Veneer finish prehung doors Internal doors - Laminate finish prehung doors Windows & attached Balcony doors - Aluminium anodised / powder coated sliding windows & doors with mosquito mesh 	
<h2>Kitchen</h2>	<ul style="list-style-type: none"> Four burner hob and chimney - Elica, Faber, Bosch, Kaffe or equivalent make Full body vitrified tile / Granite kitchen platform 2 ft. Dado above counter S.S sink with drain board Water purifier- Eureka Forbes, AO Smith, Kent or equivalent make 	
<h2>Internal Electrification</h2>	<ul style="list-style-type: none"> Switches & wiring - Modular switches of Schneider, Legrand or equivalent with concealed copper wiring Polycab or equivalent Light points & power points - Adequate power / light points provided Power back-up - Provision of inverter TV - TV points provided in living & all bedrooms TV - Provision in living room only 	
		<h2>Air Conditioning</h2> <ul style="list-style-type: none"> Bedrooms - Split AC in all bedrooms living & dining area - Split AC in living and dining
		<h2>Plumbing</h2> <ul style="list-style-type: none"> Type - Concealed anti-corrosive plumbing
		<h2>Wall Finishes</h2> <ul style="list-style-type: none"> Interior - Gypsum finished ceiling & walls with emulsion paint Exterior - Texture finish acrylic paint
		<h2>Railing</h2> <ul style="list-style-type: none"> Attached terrace/balcony staircase - S.S. glass railing - M.S. railing
		<h2>Home Automation / Security Systems</h2> <ul style="list-style-type: none"> Light/fan control switches in living, dining & 2 bedrooms Video door phone integrated with intercom system Fire sprinkler & smoke detector Motion sensor light in all bathrooms Main door digital lock- Yale, Dorma, Ozone, Godrej or equivalent make FTTH network provision DTH provision
		<h2>Lifts</h2> <ul style="list-style-type: none"> Passenger & stretcher lift
		<h2>BMS</h2> <ul style="list-style-type: none"> Provided



24K MANOR
TOWER A
P52100052151



24K MANOR
TOWER B
P52100054048

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