



1 & 2 BHK Apartments @ YEOLEWADI



PHASE I - WING A  
R. NO. : P52100013814  
<https://maharera.mahaonline.gov.in>

## There was a time, not too long ago...

There was an easy pace and fresh feel to life.  
People lived in well-lit, spacious abodes.  
Doors opened to picture perfect gardens alive  
with colour and fragrance. Butterflies chased  
one another and fireflies danced in the dark.

There was a backyard for lazy family afternoons  
and informal dinners. Occasionally one would catch  
a refreshing afternoon nap.

Gini Aria recreates all those moments  
and presents you a home,  
where the summer breeze entangles the curls of your hair,  
sunbeams falling through twigs stroke your skin with care.

## The time is now, Don't let it pass...



At Gini Aria, time flows as the tree called 'life', blossoms...  
The leaves of memories that fade with the past are always replenished by the new petals...





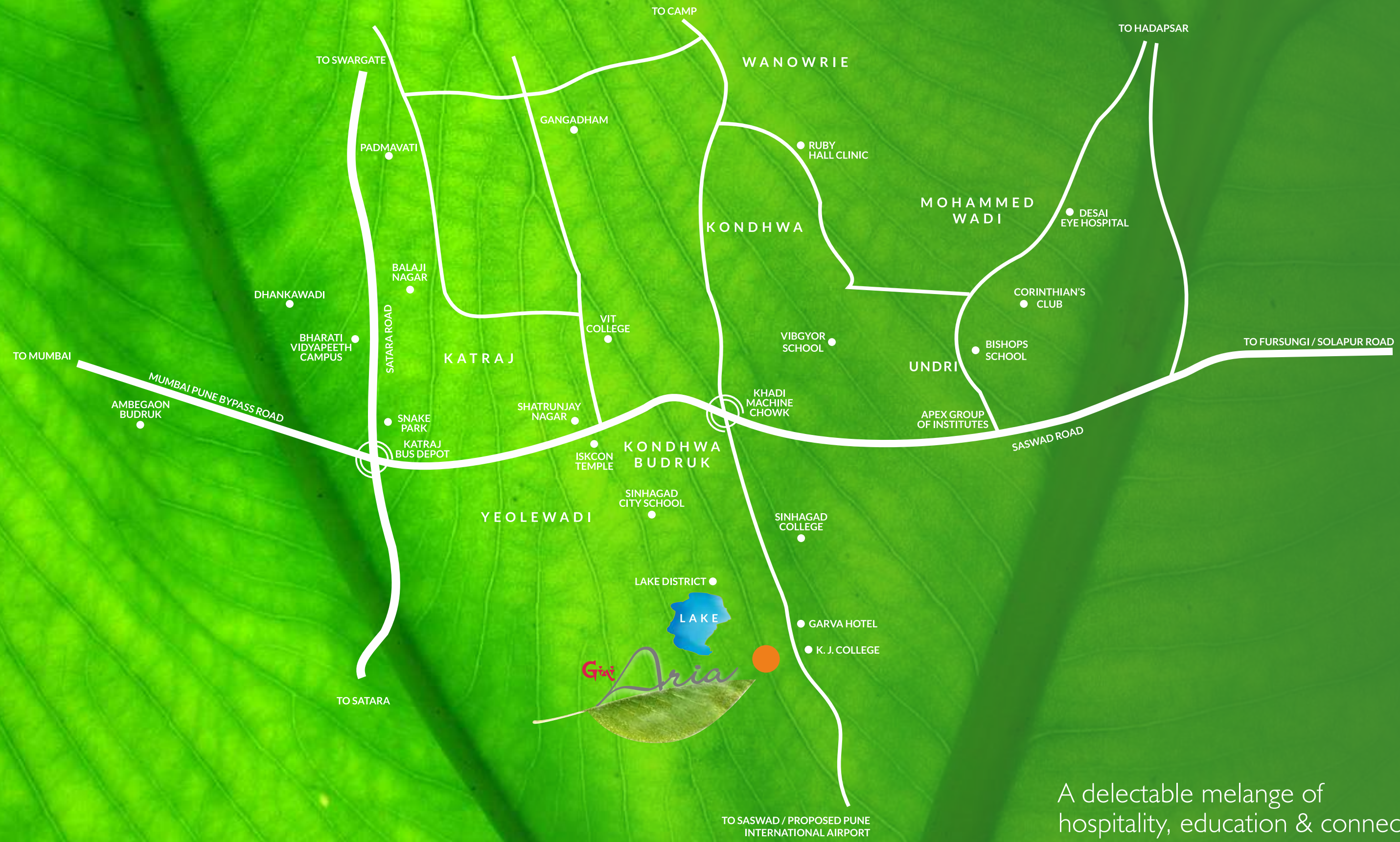
In harmony with NATURE,  
yet close to CITY!

Set in scenic and spectacular surroundings, Gini Aria is all about a lifestyle with a richer sense of luxury. A welcoming environment that leaves the stress of the city far behind and a sanctuary away from the hustle and bustle; Gini Aria will be the next generation of integrated community living.

A harmonious blend of lifestyle options; from comfortable 1 BHK to opulent 2 BHK apartments situated in elegantly landscaped greens.

**Gini** Aria





Location Map  
Not to scale

- SCHOOLS / COLLEGES UNIVERSITY**
- Trinity College of Management Research : 0.5 Km.
  - Bishop School, Undri : 6.5 Km.
  - RIMS International School: 7.5 Km.
  - Delhi Public School: 8 Km.
  - Bharti Vidyapeeth : 8.5 Km.
  - Bishop School, Camp : 11 Km.
  - Sinhgad College : 2 Km.

- HOTEL & RESTAURANTS**
- Hotel Garva: 0.1 Km.
  - KFC/ Jyoti Hotel : 6.5 Km.
  - Corinthians Club: 7.5 Km.
  - ZK's: 7.5 Km
  - Fort Jadhavgad: 27 Km.

- IT PARKS**
- S.P. Infocity, Fursungi: 14 Km.
  - Magarpatta: 15.5 Km.
  - Hinjewadi: 32.5 Km.

- MALLS & ENTERTAINMENT**
- D Mart Kondhwa: 4 Km
  - Konark E-square: 5.5 Km.
  - More Super Market, Kondhwa: 5.5 Km.
  - Dorabjee Mall: 6.5 Km.
  - Trendz Furniture: 5 Km.

- HOSPITALS:**
- Satyanand Hospital (Opp. Konark): 6 Km.
  - Inamdar Hospital: 6.5 Km.
  - Bharti Vidyapeeth Hospital (Medical College): 8.5 Km.
  - Desai Hospital: 8.5 Km.
  - Military Hospital: 8.5 Km.
  - Ruby Hall Clinic (Wanowrie): 9 Km.

## A delectable melange of hospitality, education & connectivity

Gini Aria combines the best of both worlds. It's a quiet green suburb to live in with a varied population, giving it a cosmopolitan atmosphere. It is also well equipped with all the facilities you need. Renowned shopping centres, malls, multiplexes, IT parks, specialty hospital as well as variety of leading international schools are in the vicinity.



Welcome to  
A GREENER ADDRESS..!



An iconic symbol of  
ELEGANT HARMONY..!



The perfect settings for  
**URBANE LIVING..!**





## LEGENDS

1. MAIN ENTRANCE
2. GAZEBO
3. PARTY LAWN
4. CLUB HOUSE
5. SWIMMING POOL
6. KIDS POOL
7. BASKET BALL RING
8. CHILDREN'S PLAY AREA
9. AMPHITHEATRE
10. SAND PIT AREA
11. YOGA/MEDITATION AREA



BEATIFIC elevations  
with heart warming  
ENVIRONS

A delightful treat of LUXURY,  
served at YOUR DOORSTEP

The embellished elegance with an exquisite excellence forms an unforgettable experience of living with pleasure. Experience all the colours of life in these resplendent homes, where the luxe of the environment and refined comforts create an astounding blend.

Giv Aria

Welcome to  
A DISTICTIVE CLASS..!



## THE INFINITE JOYS



### Celebrate the healthy lifestyle

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At Gini Aria, we have created a haven for those who take their fitness seriously. The splendid facilities are sure to make you feel like working out every day. The element of enjoyment has been added to make exercising an invigorating experience.



### Gleeful adolescence

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The careful planning of the landscapes makes it certain to enliven the evenings and holidays of the teenagers. With plenty of open spaces and natural settings for playing, every day is sure to turn into sports day.

### Breathe in the nature

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Embrace the evergreen environs outside, inhale the scents of the seasons and feel the youth returning to your soul. The unblemished green hues will surely touch the hearts and caress the feet.



### Bundles of happiness for kids

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The smiles on the faces of the kids is the greatest luxury there is. That is why we have made sure to give plenty of reasons to the kids to smile. Now take a stroll on the soft lawns with them or let them feel the whizzing winds while playing with the swings.





## FINE LIVING can't get any finer!

Relish the feel of splashing soft waves in the pool, unwind from the tedious day with the enveloping coolness and the tranquil ambience. The gazebos, the swimming pool along with splendid panorama, make Gini Aria a home you look forward to live in.

## AMENITIES

- CLUB HOUSE
- SWIMMING POOL
- KIDS POOL
- MULTIPURPOSE HALL
- PARTY LAWN
- CHILDREN'S PLAY AREA
- GAZEBO
- SAND PIT
- AMPHI THEATRE
- GYMNASIUM



Work HARD... Play HARDER... Live BETTER...

ARDENT vibrance & urban  
VERSATILITY woven in one!

An abundance of smart conveniences along with the scintilla of nature enliven your lifestyle. Take advantage of the plush blessings that nature brings. Here are the abodes that offer you the freedom to express the inner self. Live the life you always dreamed about.



A UNIQUELY CURATED  
collection for modern life.!







**1 BHK APARTMENT**

**LEGEND**

- A** Entrance
- B** Living Room
- C** Dining Area
- D** Kitchen
- E** Dry Terrace
- F** Bath
- G** Toilet
- H** Bedroom
- I** Terrace



**LEGEND**

- A** Entrance
- B** Living Room
- C** Dining Area
- D** Kitchen
- E** Dry Terrace
- F** Master Bedroom with attached toilet
- G** Bedroom
- H** Bath
- I** Terrace

**2 BHK APARTMENT (COMPACT)**



## 2 BHK APARTMENT

### LEGEND

- |                      |  |
|----------------------|--|
| <b>A</b> Entrance    | <b>F</b> Master Bedroom with attached toilet |
| <b>B</b> Living Room | <b>G</b> Bedroom                             |
| <b>C</b> Dining Area | <b>H</b> Bath                                |
| <b>D</b> Kitchen     | <b>I</b> Terrace                             |
| <b>E</b> Dry Terrace |  |

## SPECIFICATIONS in details...

### R.C.C.

- Structure designed with earthquake resistant frame

### ELECTRIFICATION

- Concealed electrical wiring
- Renowned modular switches
- A/C point in master bedroom
- Standard ISI multi strand wires with MCB

### FLOORING

- Vitrified tiles
- Anti-skid tiles for terraces, dry balcony and toilets

### KITCHEN

- Granite / marble platform
- Stainless steel sink
- Dado tiles up-to 4' height
- Water purifier provision
- Exhaust fan provision

### TERRACE / BALCONY

- Provision for washing machine in dry balcony

### DOORS

- Modular doors with CP fittings

### WINDOWS

- Granite / marble window sills
- Aluminium powder coated windows with mosquito net
- Window grills
- Sliding door for terrace

### BATHROOM

- Concealed plumbing
- Health faucet
- Bathroom glazing up-to 7' height
- Granite / marble door frames for bathrooms
- Solar heated water in master bathroom
- Geyser provision in common bathroom
- Exhaust fan provision

### SPECIAL FEATURES

- Concrete road with trimix finish
- Fire fighting system
- Underground and overhead tanks
- P.O.P. / gypsum wall finish with oil bond distemper paint for interiors
- Acrylic emulsion paint for exteriors
- Anti termite treatment for the entire complex

### CONVENIENCE

- Cable and telephone points in living room and master bedroom

### SECURITY

- Video door phone
- CCTV cameras for selected common area
- Security cabin

### POWER BACKUP

- Generator back-up facility for common areas, elevators & water pumps

### EXCLUSIVITY

- Renowned elevators, 2 for each wing

### ECO FRIENDLY FEATURES

- Solar water heating
- Rainwater harvesting
- Sewage treatment plant
- Organic waste converter



## IGBC REGISTERED - ECO FRIENDLY HOMES

Gini Aria has been registered and pre-certified under IGBC (Indian Green Building Council), which means we are not just offering homes immersed in nature; we are offering a chance to make the Earth, a flourishing planet once again, just by the way you live. The measures implemented to protect the environment ensures that our imprint in this world is making it better.



GINI CONSTRUCTION PVT. LTD.

At Gini, we believe that the place of a true market leader lies in the hearts of satisfied customers. For us, excellence is achieved by competing with ourselves and by a complete dedication to our customers. It is this belief of ours, that has driven us to consistently deliver projects that are of superlative quality in every aspect.

Within 10 years, since we entered the real estate sector of Pune City in 2007, we have been able to create a legacy of innovative and futuristic landmarks. Since then we have built over 1 million sq ft of residential and commercial spaces in Mumbai, Ahmedabad and Pune. However, what gives us our biggest sense of pride is our relationship with the 1000+ happy families and many more satisfied customers. It is their happiness and support that motivates us to conquer new heights and achieve new milestones.



2007: GINI SANSKRUTI  
@ HADPSAR  
The place which encompasses the native and traditional architecture with a blend of nature. It's an integrated residential complex of 2BHK & 3BHK apartments adding up to 384 units.



2009: GINI BELLISSIMO  
@ DHANORI  
A residential project spread across five acres, embracing the modern comforts. The complex has 2BHK & 2½ BHK Apartments and Penthouses adding up to 276 units.



2011: GINI BELLINA  
@ LOHEGAON  
Elegantly crafted apartments equipped with modern amenities and impressive features make a perfect dream home. The complex has spacious and airy 1½, 2 and 2½ BHK apartments adding up to 188 units.



2012: GINI VIVIANA  
@ BALEWADI  
'Viviana' in Italian means vibrant and full of life. The complex houses 6 towers having spacious 2BHK, 2½ BHK & 3BHK apartments adding up to 226 units.



2012: Gini Lake Gardenz  
@ Ahmedabad  
A luxurious residential complex of 3 BHK apartments and penthouses. The complex consists of four towers of 12 stories each, adding up to 88 units.



2014: Harlalka Heights  
@ Mumbai  
A luxurious 16 Stories tower, adding up to 33 units.

C R E D I T S

ARCHITECTS



R.C.C. CONSULTANTS



LANDSCAPE DESIGNER



MEDIA





- A PROJECT BY -

GINI CONSTRUCTION PVT. LTD.

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Member  
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PUNE METRO