

**Know why  
we say**

**#HumseAcchaKaunHai**

Launching  
**opera**  
@ Rhythm County  
Hadapsar-Handewadi



**Smart  
architecture**





**Aesthetic  
elevation**





Your happiness,  
**thoughtfully**  
**planned!**

24M. WIDE ROAD

COMMERCIAL-A

COMMERCIAL-B

MAIN GATE

ENTRY/EXIT

FUTURE DEVELOPMENT

STP

SERVICES

WING A4

WING A3

WING A2

WING A1



WING B5

WING B6

WING B7

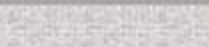
WING B8

WING B9

CLUB HOUSE

WING B1

WING B2



WING B3

WING B4

AMENITY

SERVICES

12M. WIDE INTERNAL ROAD

ENTRY/EXIT



# Amenities

## RECREATION



- Multipurpose Hall
- Jogging Track
- Party Lawn
- Landscaped Entrance
- Amphitheater
- Open-Air Activity Zone
- Meditation Zone
- Landscaped Garden
- Water Bodies
- State-Of-The-Art Gymnasium
- Carom Room
- Card Play Area
- Gazebo
- Yoga And Aerobics Area
- Senior Citizen Plaza
- Ganpati Temple

## LUXURY



- Swimming Pool
- Jacuzzi
- Kids' Pool
- Separate Designer Changing Rooms (Ladies & Gents)
- Designer Entrance Foyer
- Toddlers Zone
- Shrub Area
- Herbal Plantation
- Automatic Lift
- Power Back-Up For Lift & Common Areas

## SPORTS



- Children's Play Area
- Skating Rink
- Tennis Court
- Volleyball Court
- Yoga Deck
- Cricket Pitch
- Basketball Court

## OTHERS



- Designer Entrance Gate
- Senior Citizen Seating
- Solar PV System
- Paved And Landscaped Pathway
- Sewage Treatment Plant and RO Water Treatment Plant for Eco-Friendly Housing
- Rainwater Harvesting
- Organic Waste Collector Machine



**Cricket Pitch**



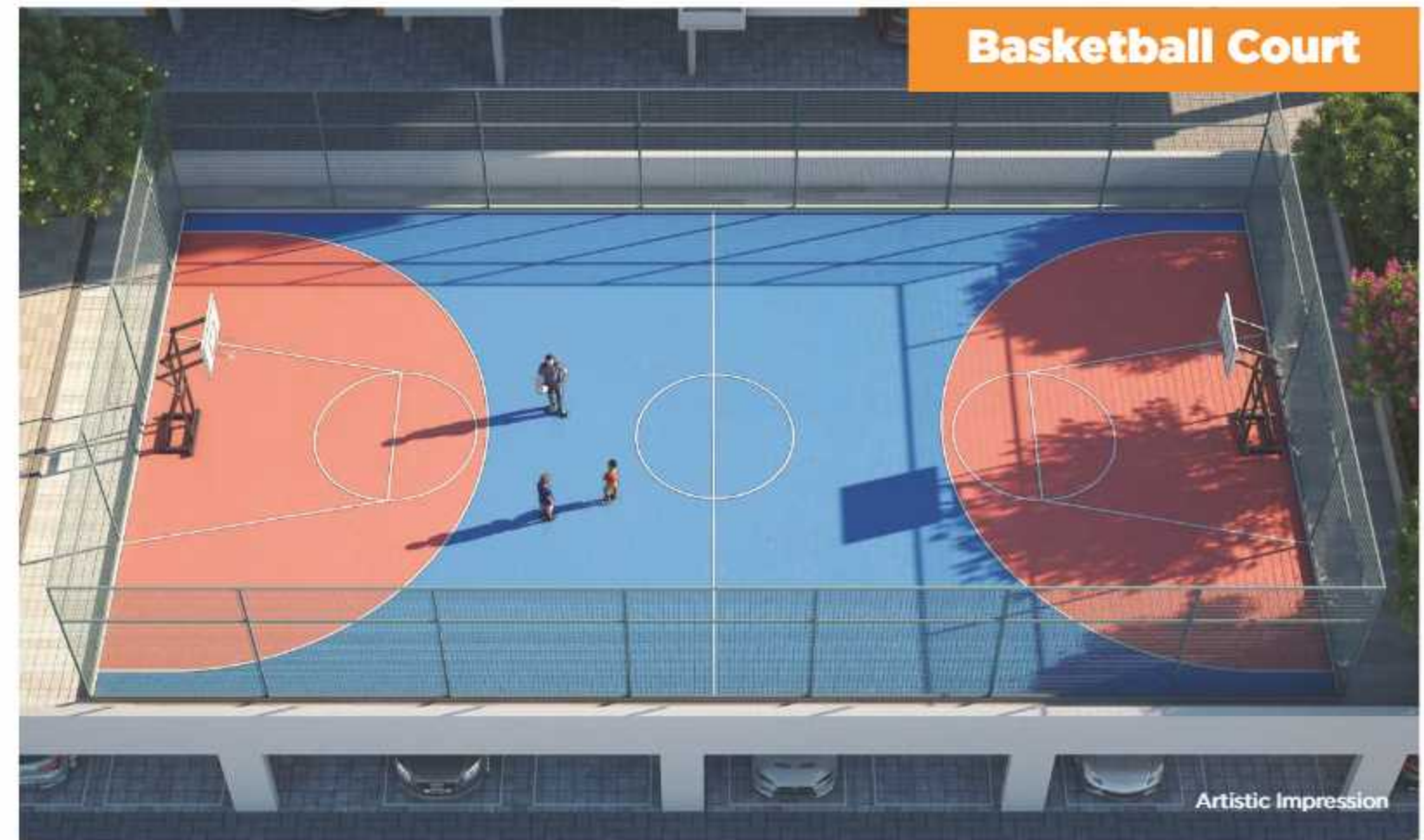
Artistic Impression

**Yoga Deck**



Artistic Impression

**Basketball Court**



Artistic Impression



**Clubhouse**



Actual Site Photograph



**Open-Air Activity Zone**



Actual Site Photograph

**Swimming Pool & Kids' Pool**



Actual Site Photograph

**Children's Play Area**



Actual Site Photograph

**Indoor Play Area**



Actual Site Photograph











# 2 BHK



**Carpet area 724 Sq. ft.**



**3 BHK**



**Carpet area 892 Sq. ft.**





# B7 Building 1st Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Cupboard sq.m.	Total carpet area sq.m.	Podium Garden sq.m.	Total useable area	
								sq.m.	sq.ft.
101	2 BHK	58	2.40	6.12	0.74	67.26	4.44	71.7	772
102	3 BHK	72.89	2.58	7.39	0	82.86	9.1	92.0	990
103	3 BHK	72.89	2.58	7.39	0	82.86	9.1	92.0	990
104	2 BHK	58	2.40	6.12	0.74	67.26	4.44	71.7	772



202, 302, 402,  
502, 602, 702,  
902, 1002, 1102,  
1302, 1402

203, 303, 403,  
503, 603, 703,  
903, 1003, 1103,  
1303, 1403

201, 301, 401,  
501, 601, 701,  
901, 1001, 1101,  
1301, 1401

204, 304, 404,  
504, 604, 704,  
904, 1004, 1104,  
1304, 1404



# B7 Building Typical Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Cupboard sq.m.	Total useable area	
						sq.m.	sq.ft.
201, 301, 401, 501, 601, 701, 901, 1001, 1101, 1301, 1401	2 BHK	58	2.40	6.12	0.74	67.3	724
202, 302, 402, 502, 602, 702, 902, 1002, 1102, 1302, 1402	3 BHK	72.89	2.58	7.39	0	82.9	892
203, 303, 403, 503, 603, 703, 903, 1003, 1103, 1303, 1403	3 BHK	72.89	2.58	7.39	0	82.9	892
204, 304, 404, 504, 604, 704, 904, 1004, 1104, 1304, 1404	2 BHK	58	2.40	6.12	0.74	67.3	724

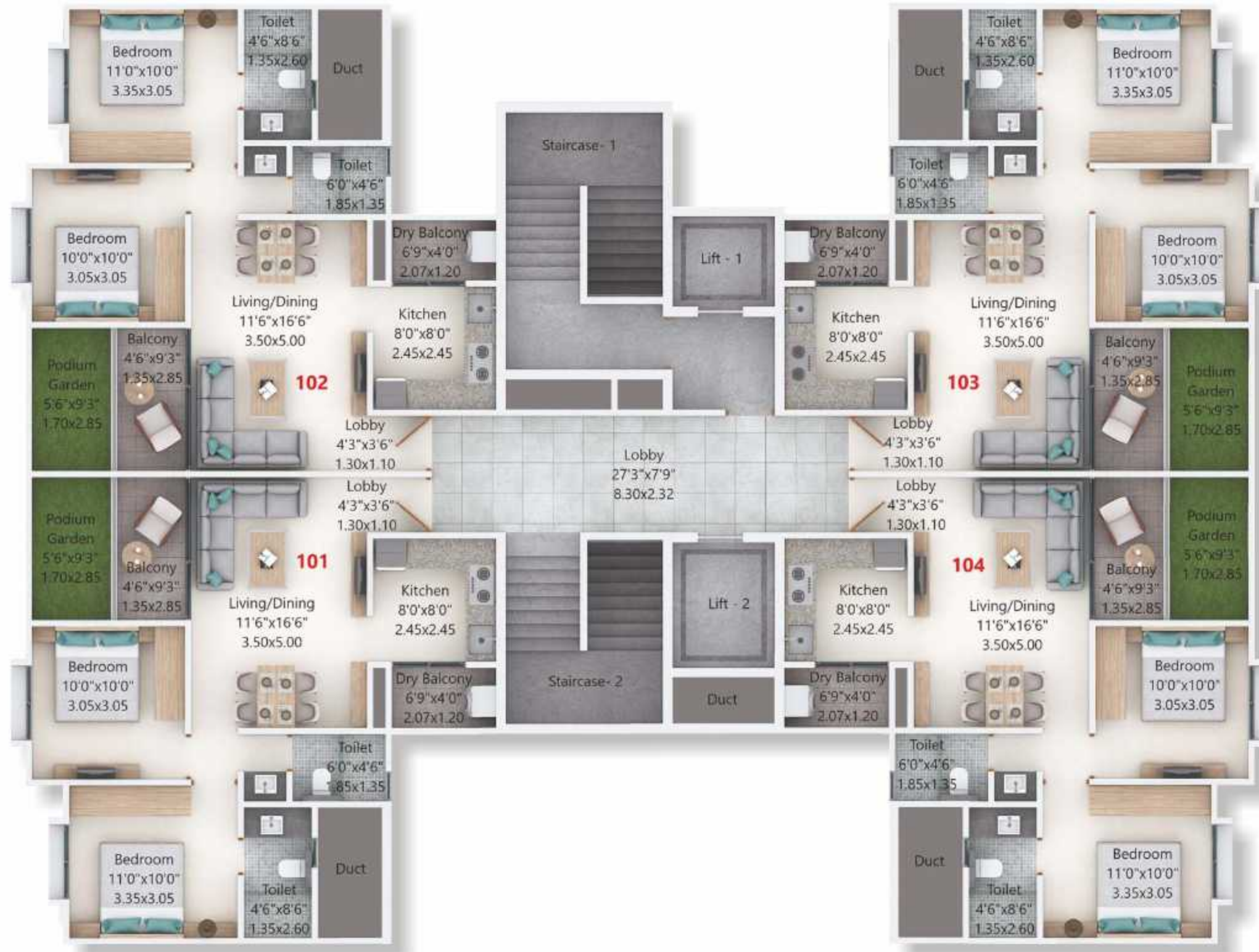




**B7 Building**  
**8th & 12th**  
**Refuge Floor Plan**

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Cupboard sq.m.	Total useable area	
						sq.m.	sq.ft.
802, 1202	3 BHK	72.89	2.58	7.39	0	82.9	892
803, 1203	3 BHK	72.89	2.58	7.39	0	82.9	892
804, 1204	2 BHK	58	2.40	6.12	0.74	67.3	724





# B8 Building 1st Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Total carpet area sq.m.	Podium Garden sq.m.	Total useable area	
							sq.m.	sq.ft.
101	2 BHK	55.77	2.49	3.84	62.1	4.84	66.9	721
102	2 BHK	55.77	2.49	3.84	62.1	4.84	66.9	721
103	2 BHK	55.77	2.49	3.84	62.1	4.84	66.9	721
104	2 BHK	55.77	2.49	3.84	62.1	4.84	66.9	721

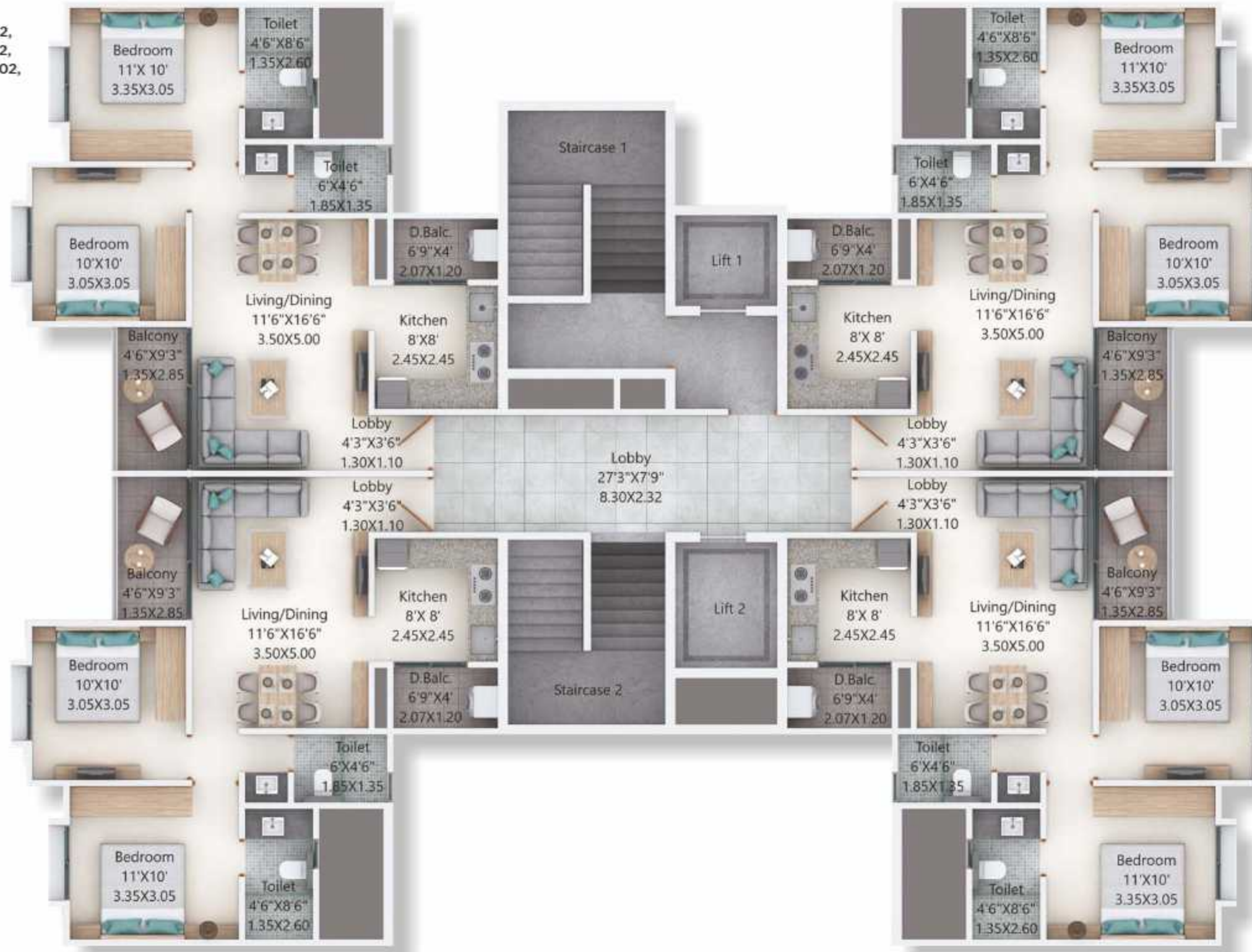


202, 302, 402,  
502, 602, 702,  
902, 1002, 1102,  
1302, 1402

203, 303, 403,  
503, 603, 703,  
903, 1003, 1103,  
1303, 1403

201, 301, 401,  
501, 601, 701,  
901, 1001, 1101,  
1301, 1401

204, 304, 404,  
504, 604, 704,  
904, 1004, 1104,  
1304, 1404



# B8 Building Typical Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Total useable area	
					sq.m.	sq.ft.
201, 301, 401, 501, 601, 701, 901, 1001, 1101, 1301, 1401	2 BHK	55.77	2.49	3.84	62.1	668
202, 302, 402, 502, 602, 702, 902, 1002, 1102, 1302, 1402	2 BHK	55.77	2.49	3.84	62.1	668
203, 303, 403, 503, 603, 703, 903, 1003, 1103, 1303, 1403	2 BHK	55.77	2.49	3.84	62.1	668
204, 304, 404, 504, 604, 704, 904, 1004, 1104, 1304, 1404	2 BHK	55.77	2.49	3.84	62.1	668





# B8 Building 8th & 12th Refuge Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Total useable area	
					sq.m.	sq.ft.
802, 1202	2 BHK	55.77	2.49	3.84	62.1	668
803, 1203	2 BHK	55.77	2.49	3.84	62.1	668
804, 1204	2 BHK	55.77	2.49	3.84	62.1	668





# B9 Building 1st Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Cupboard sq.m.	Total carpet area sq.m.	Podium Garden sq.m.	Total useable area	
								sq.m.	sq.ft.
101	3 BHK	72.89	2.58	7.39	0	82.86	9.1	92.0	990
102	2 BHK	58	2.40	6.12	0.74	67.26	4.44	71.7	772
103	2 BHK	58	2.40	6.12	0.74	67.26	4.44	71.7	772
104	3 BHK	72.89	2.58	7.39	0	82.86	9.1	92.0	990





# B9 Building 8th & 12th Refuge Floor Plan

Flat no.	Unit Type	RERA Carpet sq.m.	Dry Balcony sq.m.	Balcony sq.m.	Cupboard sq.m.	Total useable area	
						sq.m.	sq.ft.
802, 1202	3 BHK	72.89	2.58	7.39	0	82.9	892
803, 1203	2 BHK	58	2.40	6.12	0.74	67.3	724
804, 1204	3 BHK	72.89	2.58	7.39	0	82.9	892



# Specifications



## KITCHEN

- Granite Kitchen Platform
- Stainless Steel Sink and Dado up to 2 Feet Level
- Provision for Exhaust Fan In Kitchen



## BATHROOM

- Jaquar or Equivalent CP Fittings
- Cera or Equivalent Sanitary Fittings
- Provisions for Exhaust Fan in Each Toilet
- Designer Tiles Up To Lintel Level In All Toilets
- Table-top wash basin



## FLOORING AND WALL FINISH

- 2X2 Vitrified Flooring For Entire Flat
- Anti-Skid Tiles In All Attached Terraces And Balconies
- OBD (Oil Bond Distemper) for Internal Walls
- Apex for External Walls



## DOORS

- Decorative Main And Internal Doors With Wooden Door Frame
- SS Finish Fittings For All Doors
- Cylindrical Lock For Internal Doors



## WINDOWS

- Powder-Coated Sliding Windows
- MS Railing And Grill For Safety And Security
- Granite Window Sill For Windows And Bathroom Door Frames



## ELECTRICAL

- Concealed Copper Wiring- Polycab Or Equivalent
- Switch , Sockets And DBS.- Legrand Or Equivalent
- Generator Back-Up For Common Lighting



## ELEVATORS

- Automatic Passenger Elevators
- Power Back-Up For All Elevators



## ENTRANCE LOBBY

- Secured Entrance Lobby
- Royal Entrance Lobby
- Waiting Lounge



## PERIPHERAL ROADS

- Well-Illuminated Internal Concrete Roads
- Road With Pavers



## GARDEN AND LANDSCAPING

- Professionally Designed Garden And Landscaping
- Children Play Park With Premium Quality Equipment



## SECURITY

- 24 Hour Security
- CCTV Camera



Here's where  
you can  
experience  
it all



Not to scale



## CREDITS

**Architect**  
Advantage Architecture

**Landscape Designer**  
Suman Shilp

**R.C.C. Consultant**  
G.A. Bhillare

**M.E.P. Consultant**  
M.E.P. Consultant Pvt Ltd

**Strategy & Brand Consultant**  
Thinking Partners



**Site Address:** Sr. No. 10P/11P, Autade, Hadapsar-Handewadi Road, Pune - 411028.

Call: **866 999 6664** | [www.majestiqueproperties.com](http://www.majestiqueproperties.com)

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