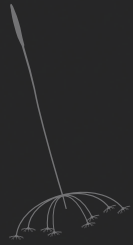




Make a wish 

A luxurious home in Kothrud







Voila...

Yash Elna 

3 & 3.5 BHK Luxurious Apartments
Off Karve Road, Opp. Karishma Soc.



Large, Lavish And Luxurious

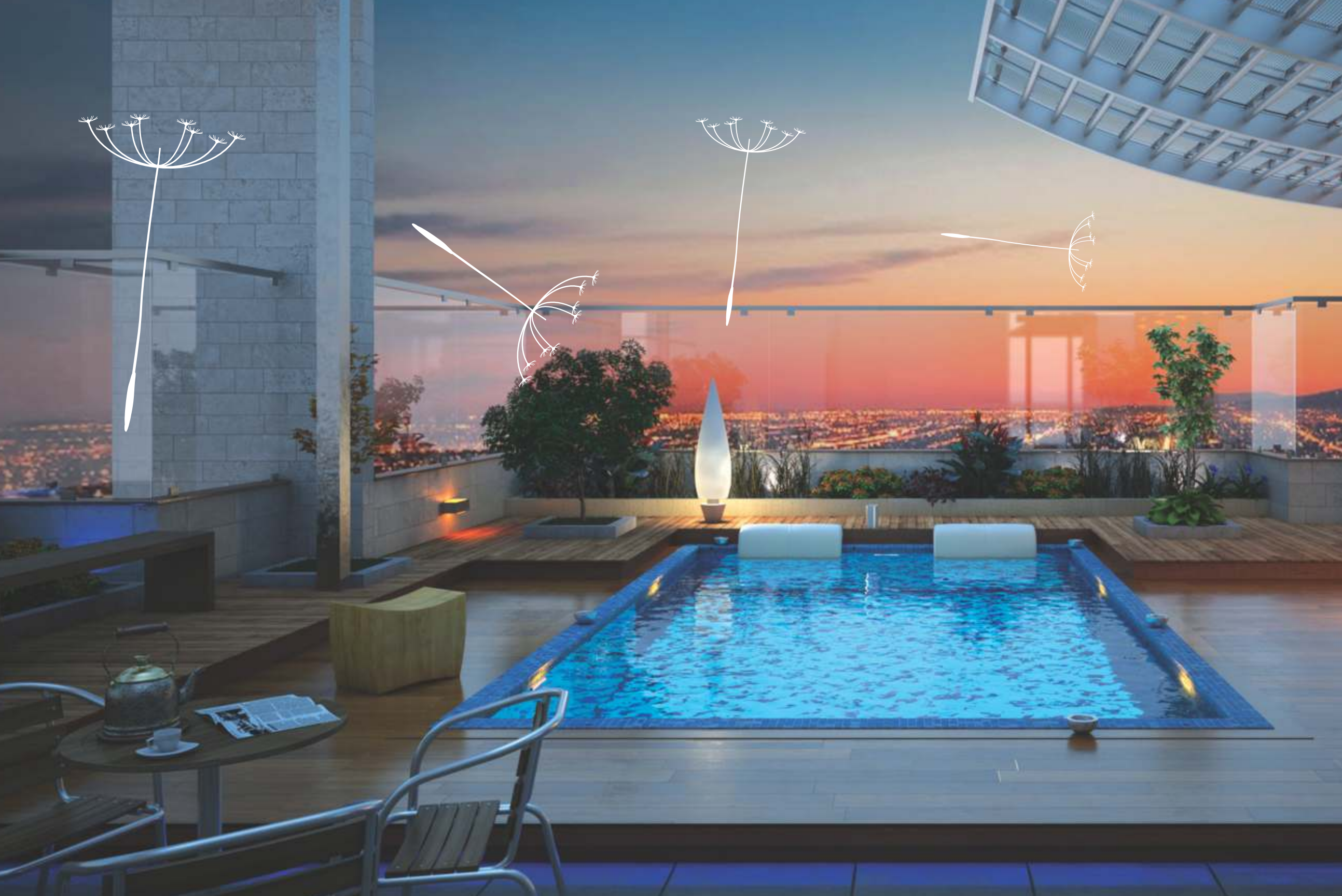
Your Dream home in Kothrud!

Nestled in the heart of Kothrud, Punekar's favourite residential destination, Yash Elina exudes luxury and finesse which is unmatched. Here's your chance to upgrade into a lavish apartment without going out to the city's fringes. We have planned and designed Yash Elina keeping in mind the lifestyle of a new age family.

Yash Elina 

The building elevation is made to blend with the modern city ambience yet emanating a charisma of the classical architecture. Optimum utilisation of horizontal and vertical spaces offers the residents spacious and well-laid out apartments, garden area, recreation avenues and good-sized common areas.







Plunge into pleasure



Rejuvenate

Vertical space is smartly utilised at Yash Elina ensuring luxury, rejuvenation and recreation avenues for the residents. Be it the gym & club house on 7th level or the beautiful landscape garden, play area, amphitheatre & plunge pool on the top terrace. You are assured of much pleasure and pride living here!

3 BHK

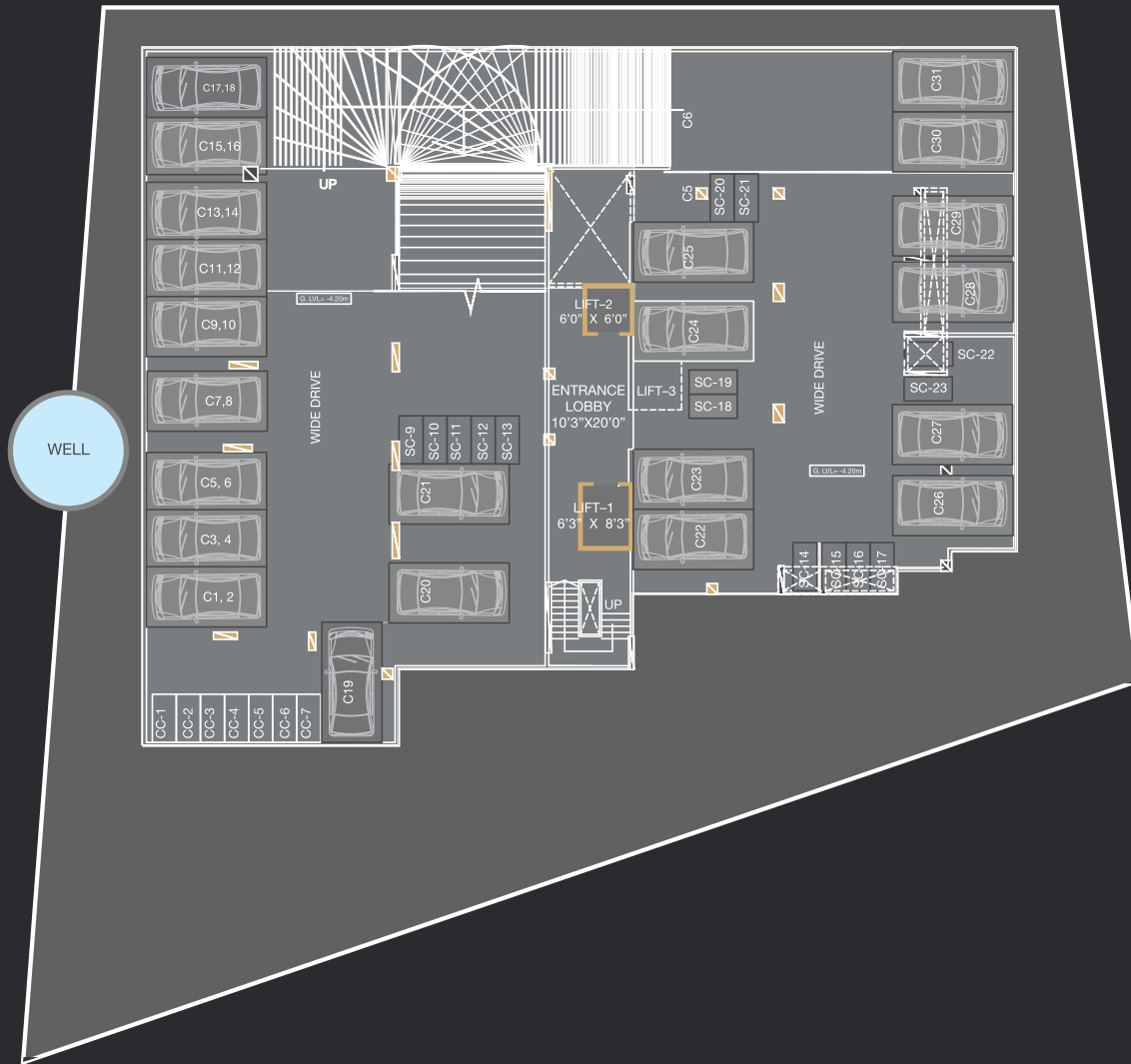
Cut Section



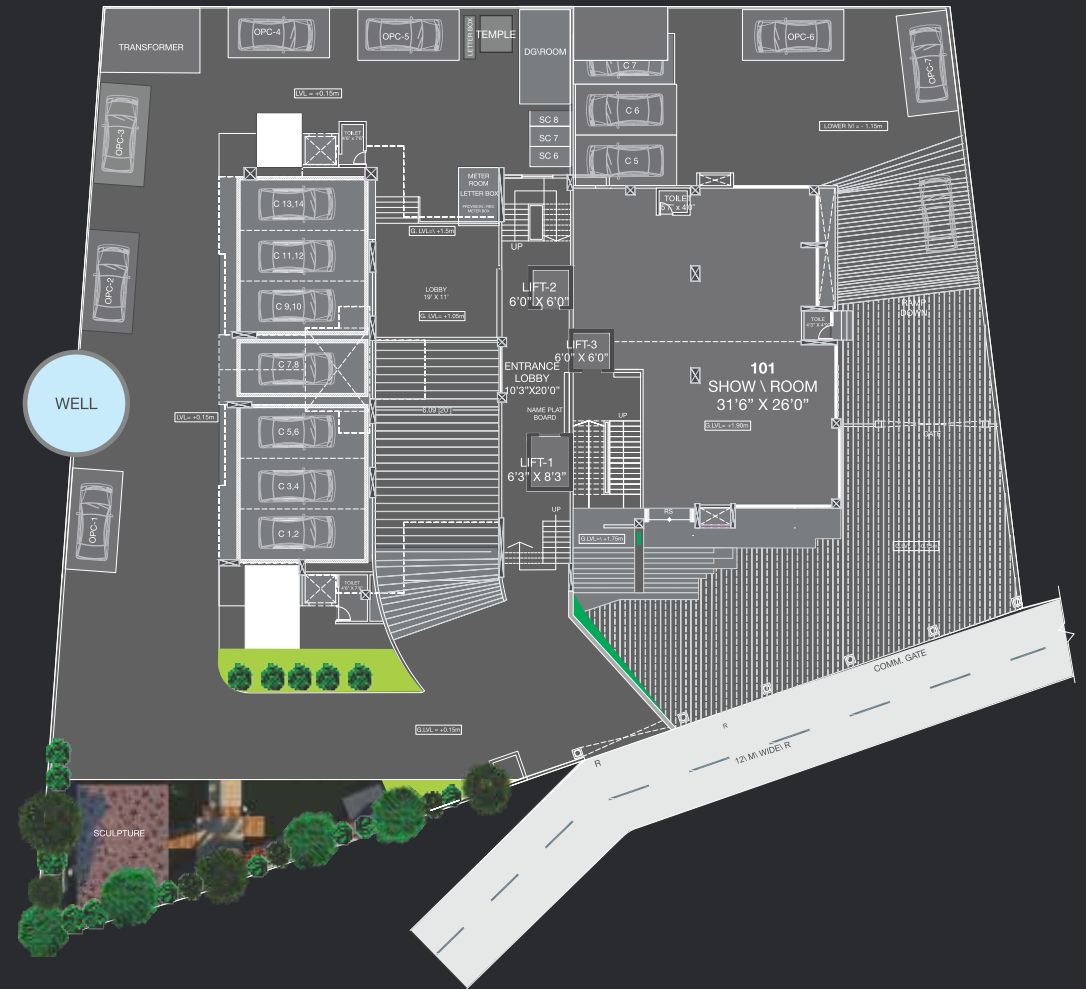
3.5 BHK
Cut Section



Basement Floor Plan

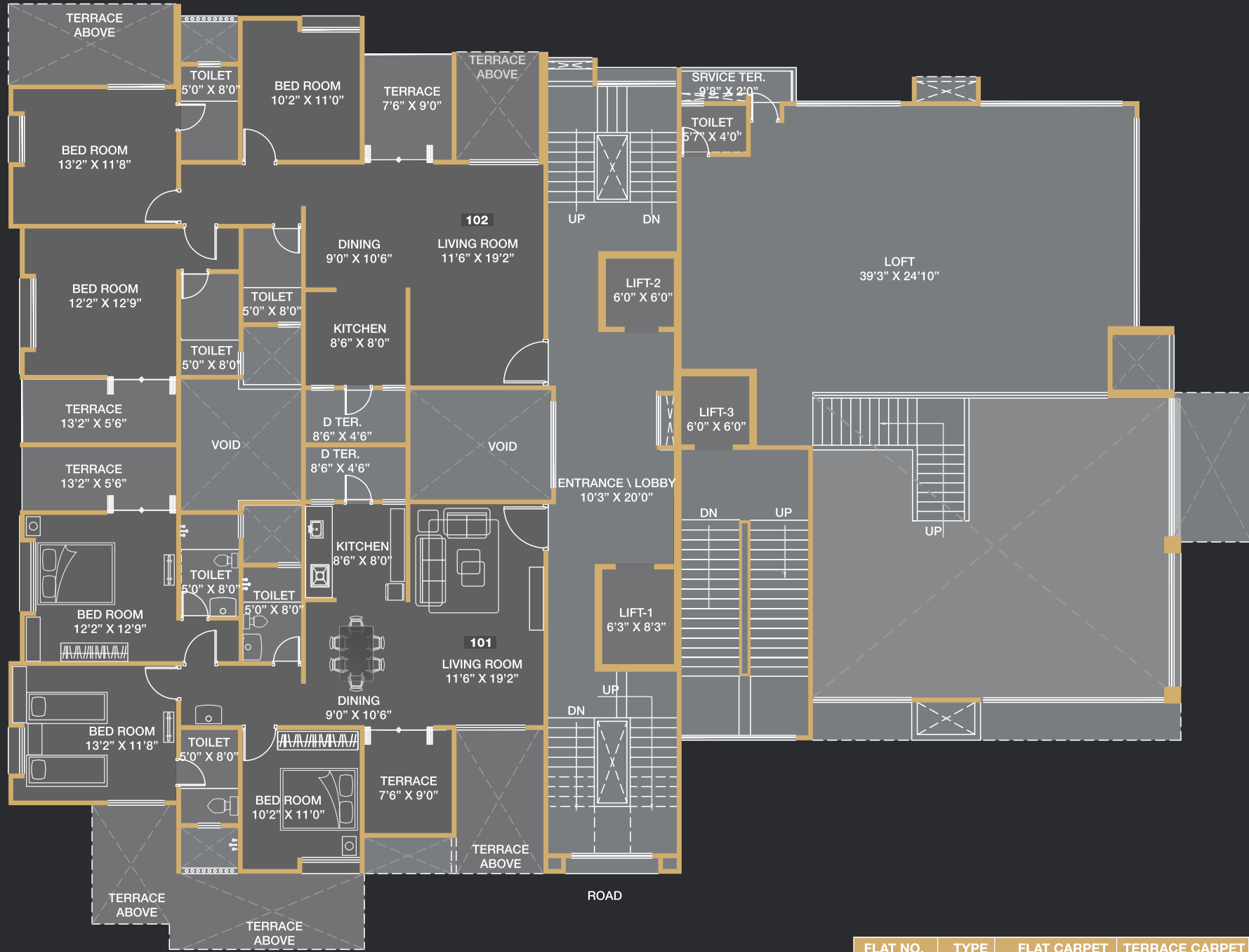


Ground Floor Parking Floor Plan



OFFICE NO.	OFFICE LOFT		LOFT		SALABLE AREA	
	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
SHOW RM1	1814	168.52	907	84.26	3809	354

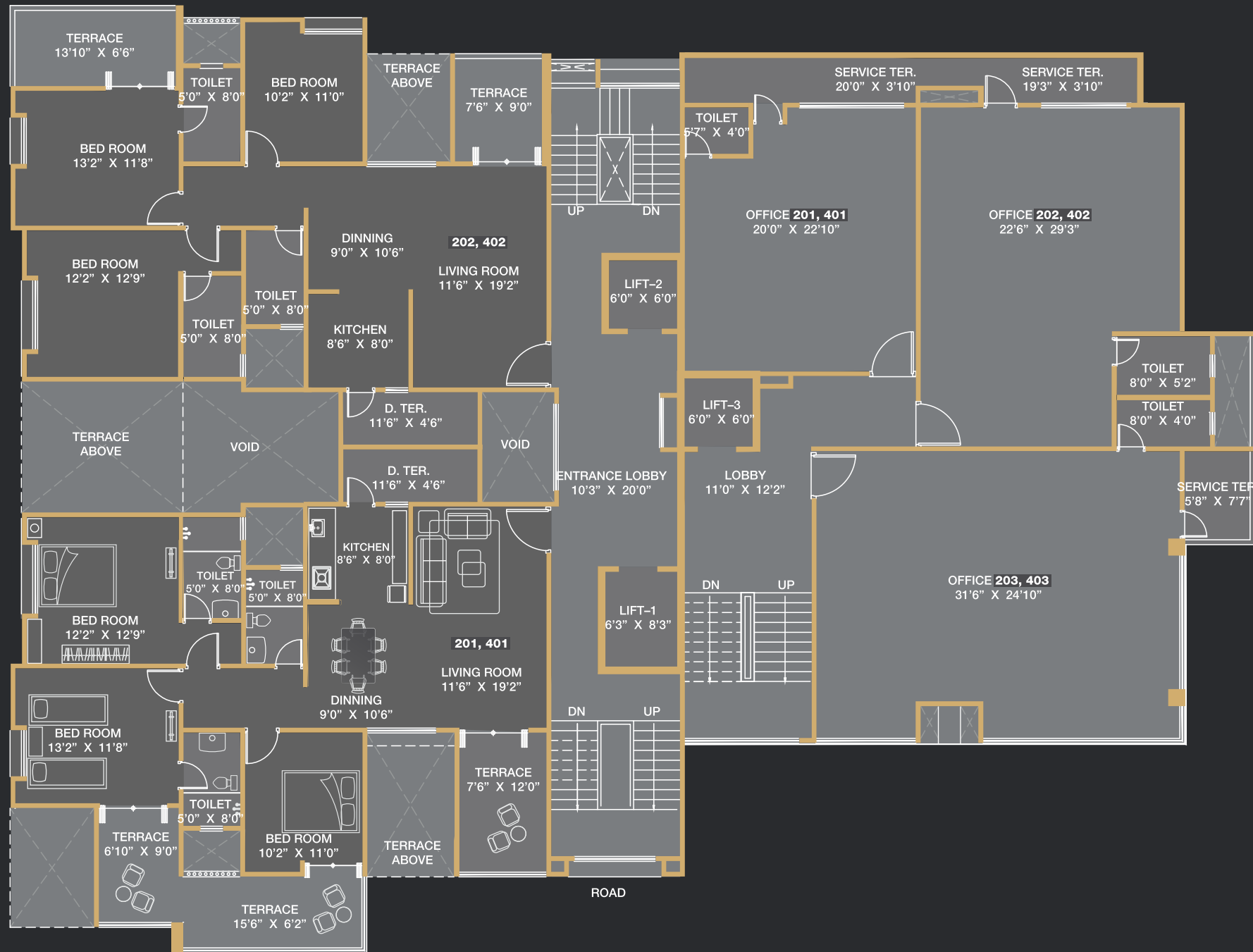




FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
101	3 BHK	1056	98.1	178	16.53	1666	155
102	3 BHK	1057	98.19	178	16.53	1667	155

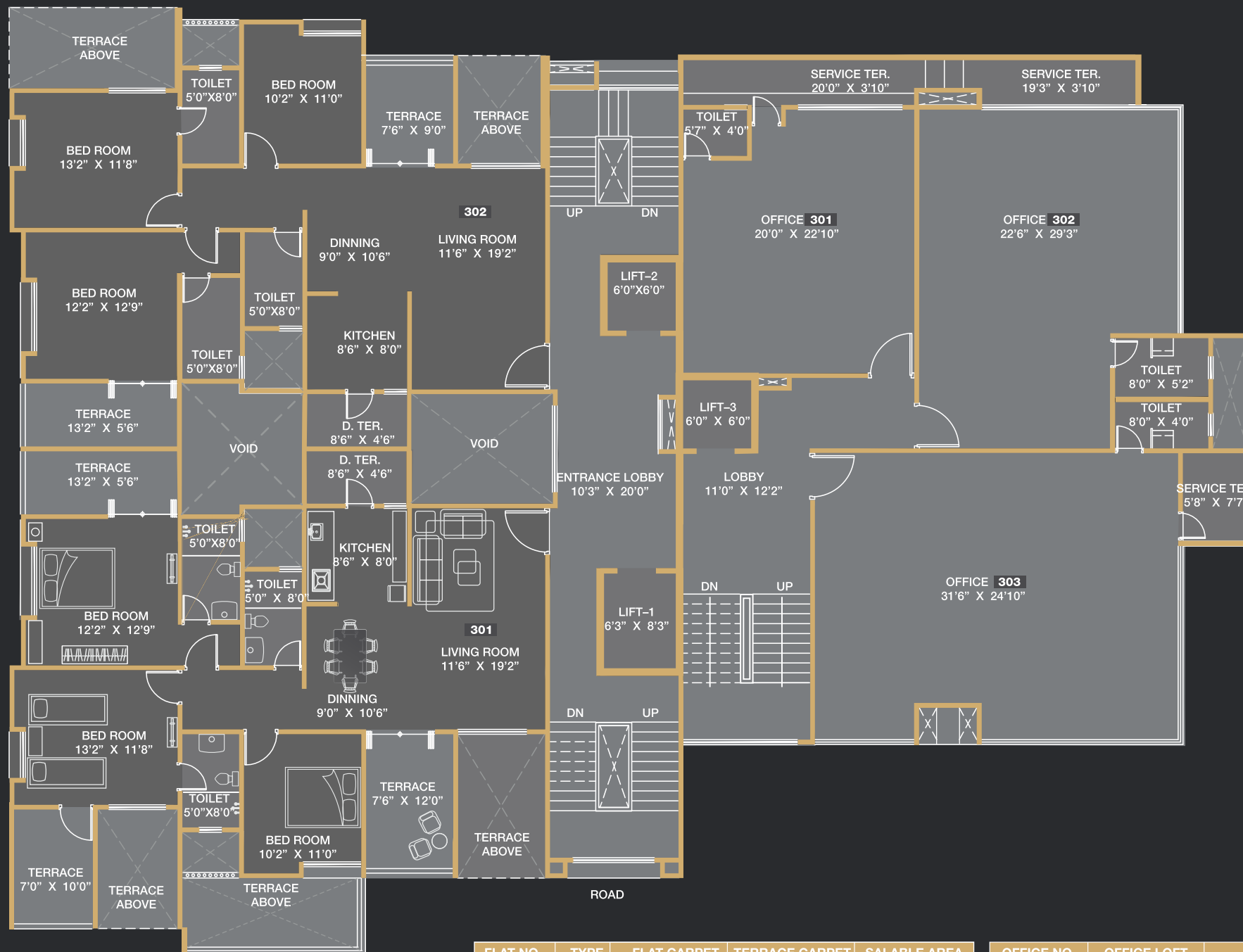


2nd & 4th Floor Plan



FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
201,401	3 BHK	1058	98.29	308	28.61	1844	171
202,402	3 BHK	1056	98.1	211	19.6	1710	159

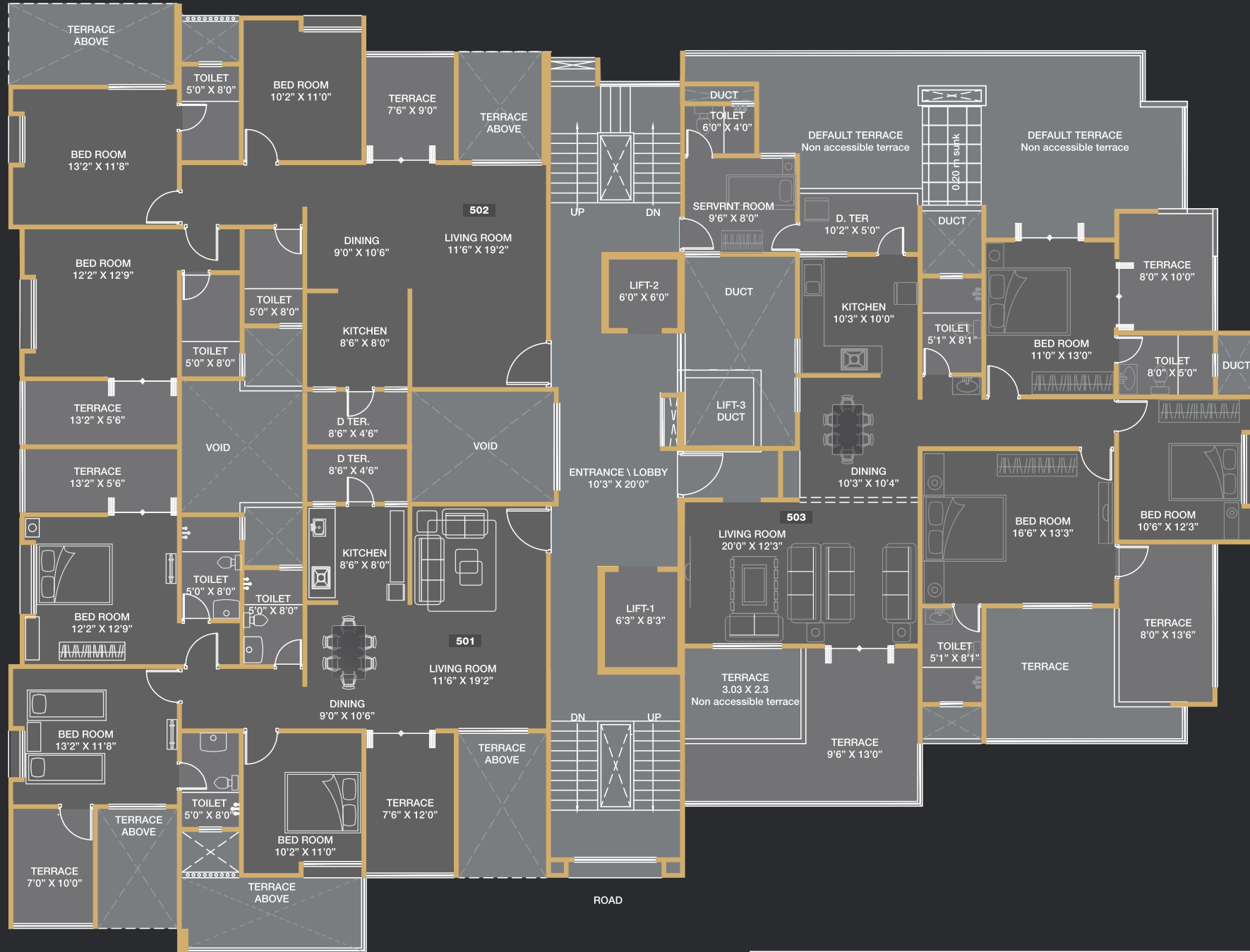
OFFICE NO.	OFFICE LOFT		LOFT		SALABLE AREA	
	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
201,401	457	42.45	78	7.24	749	70
202,402	643	59.73	65	6.03	991	92
203,204	800	73.32	43	3.99	1180	110



FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
301	3 BHK	1057	98.19	270	25.08	1791	166
302	3 BHK	1056	98.1	178	16.53	1666	155

OFFICE NO.	OFFICE LOFT		LOFT		SALABLE AREA	
	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
301	457	42.45	78	7.246	749	70
302	643	59.73	65	6.03	991	92
303	800	74.32	43	3.99	1180	110

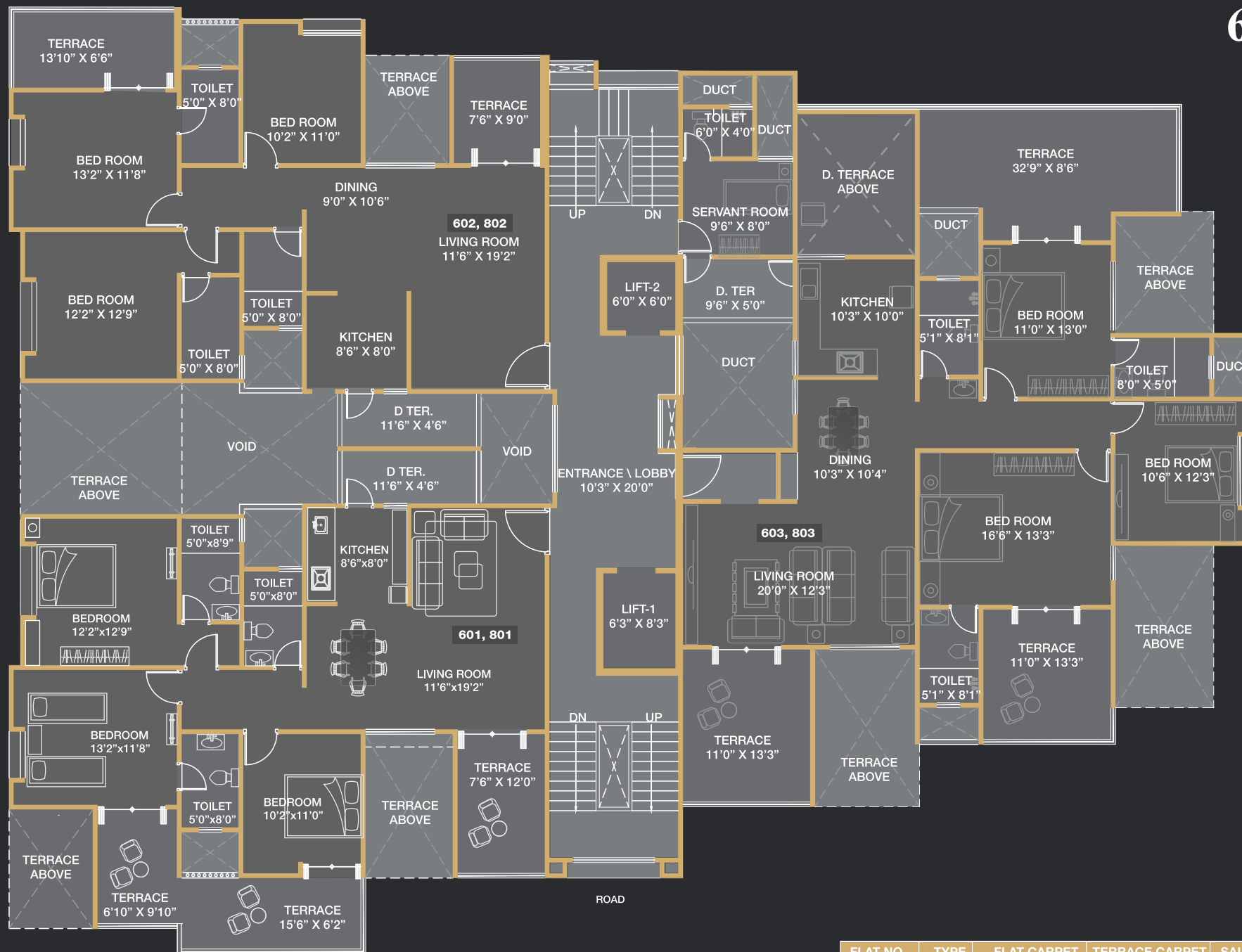
5th Floor Plan



FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
501	3 BHK	1057	98.19	270	25.08	1791	166
502	3 BHK	1056	98.1	178	16.53	1666	155
503	3.5 BHK	1310	121.7	422	39.2	3259	303



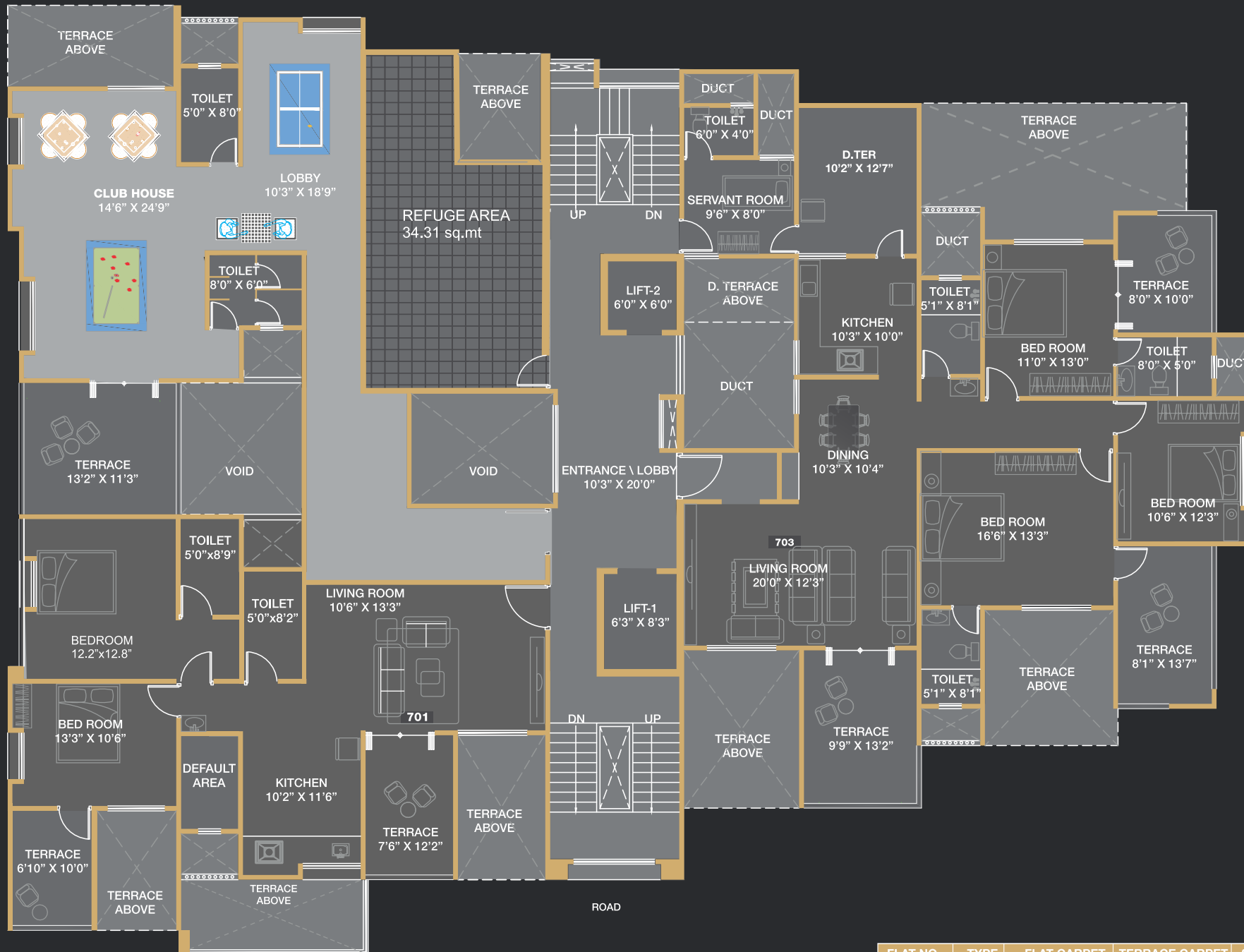
6th & 8th Floor Plan



FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
601,801	3 BHK	1056	98.1	308	28.61	1841	171
602,802	3 BHK	1056	98.1	211	19.6	1710	159
603,803	3.5 BHK	1310	121.7	541	50.26	2499	323



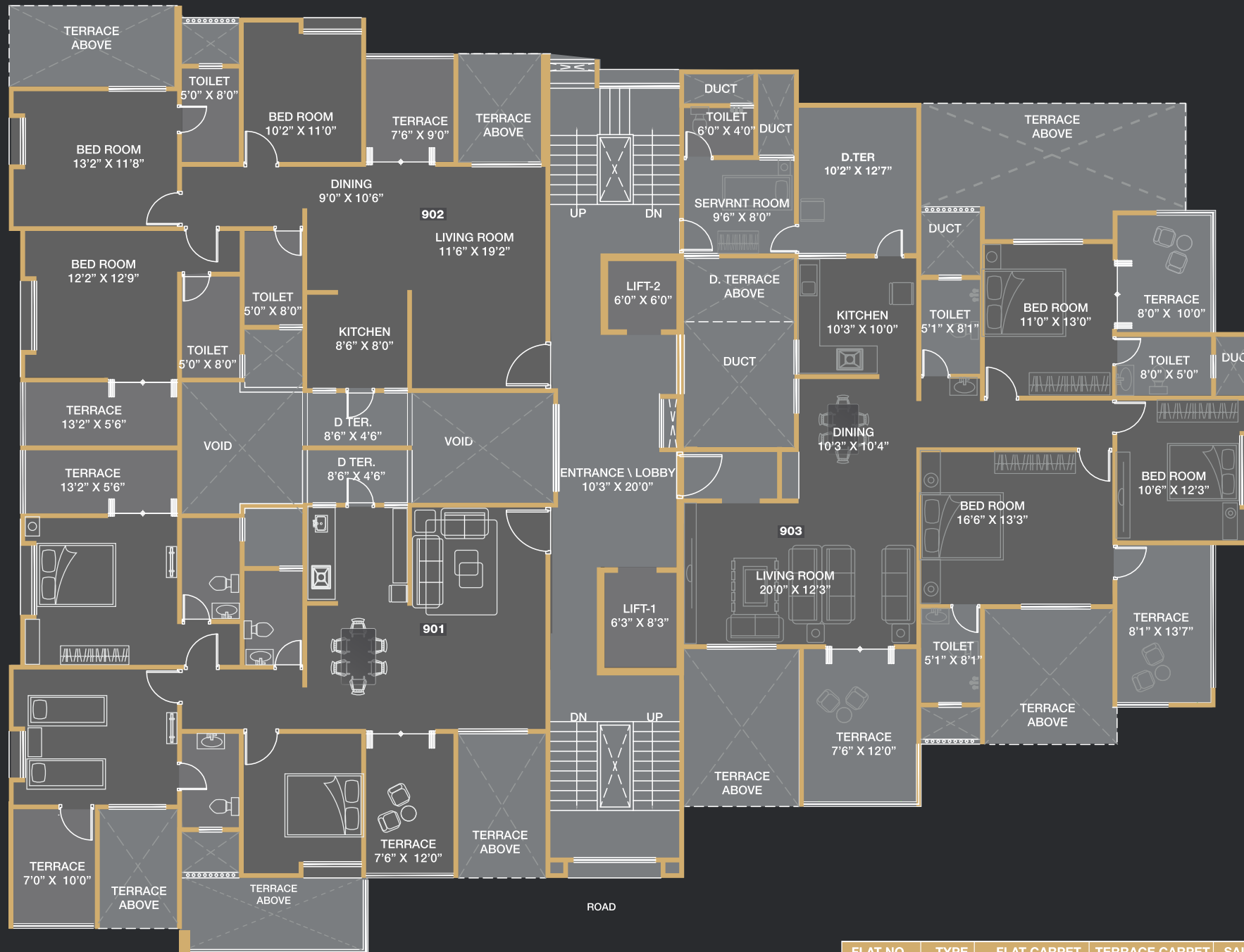
7th Floor Plan



FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
701	2 BHK	888	82.49	159	14.77	1413	131
703	3.5 BHK	1309	121.6	447	41.52	2371	220



9th Floor Plan

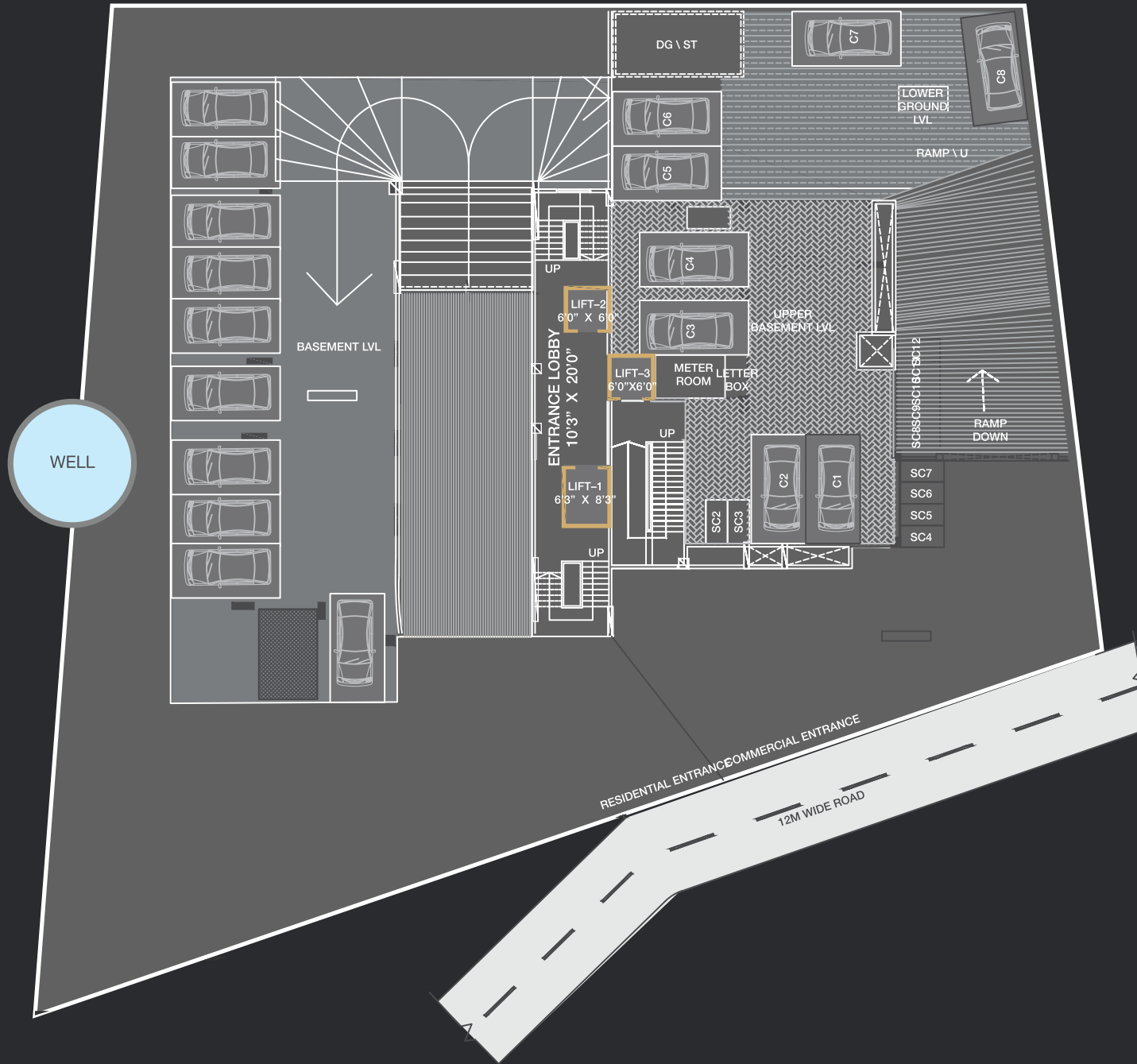


FLAT NO.	TYPE	FLAT CARPET		TERRACE CARPET		SALABLE AREA	
		Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr	Area Sq.ft	Area Sq.mtr
901	3 BHK	1057	98.19	178	16.53	1667	155
902	3 BHK	1056	98.1	178	16.53	1666	155
903	3.5 BHK	1309	121.6	447	41.52	2371	220



Lower Ground Floor Parking

Floor Plan



Terrace Floor Plan



Specifications

RCC

Earthquake resistant framed structure conforming to ISS codes

BRICKWORK

Internal /external high quality AAC block work

PLASTER

- External – Sand faced double coat plaster with water proofing reliance reckron fibers
- Internal – base cement plaster with gypsum finish

FLOORING

- Italian marble for living, kitchen, dining and passage
- Premium quality vitrified 2'x2' tiles in all rooms
- Anti-skid designer tiles in terraces and utility area

KITCHEN

- Modular kitchen of international repute with service platform
- Hub and chimney of international repute
- Telephone black granite platforms
- Stainless steel sink of international repute
- Provision for Water purifier
- Exclusive dado tiles

DOORS

- Elegant main entrance veneer finish door with melamine polish
- Premium fittings and night latch for main door
- Veneer finish door frame for main entrance and bedrooms
- Italian marble door frame for terraces
- UPVC sliding doors with mosquito mesh for attached terraces
- Internal door frame for washroom in Italian marble and external in veneer
- Internal door panel for washroom in laminate and external in veneer

WINDOWS

- UPVC three track windows with mosquito mesh
- Large size windows for enhanced ventilation
- Italian marble frames for all windows

LIFT

- Fully automated passenger lift and Service / Stretcher lift

WASHROOMS

- 2'X2' Premium designer tiles for dado and floor
- False ceiling
- Concealed PPR plumbing
- TOTO / equivalent C.P and sanitary fittings
- Italian marble counter top wash basin (TOTO /equivalent)
- Provision for electric Geyser
- Solar water heater system in each washroom

ELECTRICAL

- Premium Legrand 'Arteor' series switches and board
- Concealed copper wiring with main circuit breakers
- Colour touch screen video door phone with intercom facility
- Provision for inverter backup for emergency light in each apartment
- Generator back up for all common sharing facilities
- Provision for split A/C in living and bedrooms
- Telephone points in living room and bedrooms
- 3 phase electric connection

UTILITY

- Separate space for washing of utensils
- Provision for washing machine

PAINTING

- Superior exterior weather coat emulsion paint
- Superior wall finish for internal walls

SPECIAL FEATURES

- 3 Tier security
 - Biometric access control system
 - Multi apartment video door phone
 - CCTV cameras at basement, ground and top terrace
- Water Softener plant for ample supply of well water
- Provision for DTH connection in living and all bedrooms
- Provision for Wi-Fi connection
- Exclusive entrance for residents
- SS railing with toughened glass panels



Amenities

GROUND LEVEL

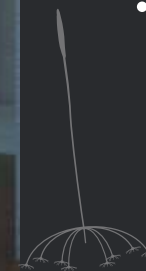
- Elegant plush entrance lobby with exclusive entrance for residents
- Temple for prosperity
- Multilevel mechanized covered car parking
- Premium Quality solar panels
- Sit out with water body for cordial discussions
- Fragrance zone
- PMC compliant fire hydrant system
- Rain water harvesting
- Well illuminated pathways
- Trimix/designer paving block for internal pathway with decorative compound wall

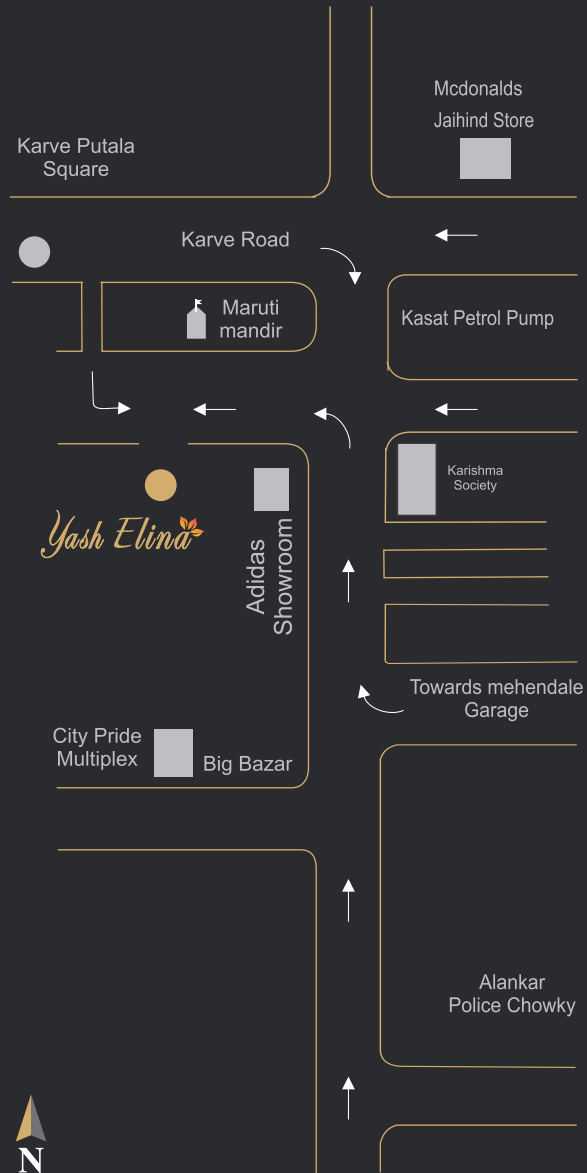
SEVENTH FLOOR

- Yoga centre
- Fully air conditioned Club house and state of art gymnasium

TOP TERRACE

- Tantalizing plunge pool
- Secured children's play area with playing equipments
- Beautiful landscaped party lawn
- Mini Amphitheater





◀ LOCATION MAP

CREDITS

Architect : Jay Aeram

Structural Consultant : Sunil Mutalik & Associates

Legal Advisor : Adv. Uday Kulkarni

Interior Designer : Sanjay Newaskar

MEP Consultant : DM Engineering Consultant

Landscape Designer : Ajay Mehta

Site

"Yash Elina" S. No. 16/7, CTS No. 682, Opp. Karishma Society, Behind Maruti Mandir, Off Karve Road, Kothrud, Pune - 411 038

Email: info@yashbuilder.com, yashelina5@gmail.com Website: www.yashbuilder.com

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