

## NARENDRA REGENCY - 12



Proud Member of



A PROJECT BY



Site Address: Plot no. 65, Vijayanand Society, Narendra Nagar, Mouza: Somalwada, Nagpur.

## ABOUT

### **PADOLE INFRASTRUCTURE**

(A venture of Siddhivinayak Groups)

#### **VISION:**

Building affordable luxury

#### **MISSION:**

Your dream, Your budget, Your home

Padole Infrastructure (A venture of Siddhivinayak Groups) is a reputed construction and land development firm, with over a decade of expertise in quality infrastructures, Padole Infrastructure has played an important role in shaping the urban housing needs and commercial spaces in the No.1 Smart city, Nagpur.

Padole Infrastructure (A venture of Siddhivinayak Group) has been an insignia of trust and transparency, with a commitment to quality construction & a customer centric approach. We are the preferred choice for affordable luxurious housing schemes.

We envision every project with minute detail to ensure that the customer experience is rewarding and investment friendly. Quality and Innovation are the strong pillars imbibed in our each precious project. So with a solid track record of all 9 successful projects, we have carved a niche as a renowned and reputed brand within a short span of time.

### **NARENDRA REGENCY - 12**

Padole Infrastructure (A venture of Siddhivinayak Groups) launches Narendra Heights – 12 in the most strategic and most demanded location Narendra Nagar, Nagpur.

The apartments are crafted with sprawling 6 floors and with elegant elevation and aesthetics. The building is planned keeping in mind comfort of the home buyers.

Narendra Heights - 12 gives you easy access for daily convenience, ease of travel to almost all parts of Nagpur, well connected by Banks, Hotels, Fuel station, Metro connectivity, Inner ring road, Railway station and Airport. A Home which will bless you and family with peace, comfort and joy of living.

## Highlighting Features of NARENDRA REGENCY - 12

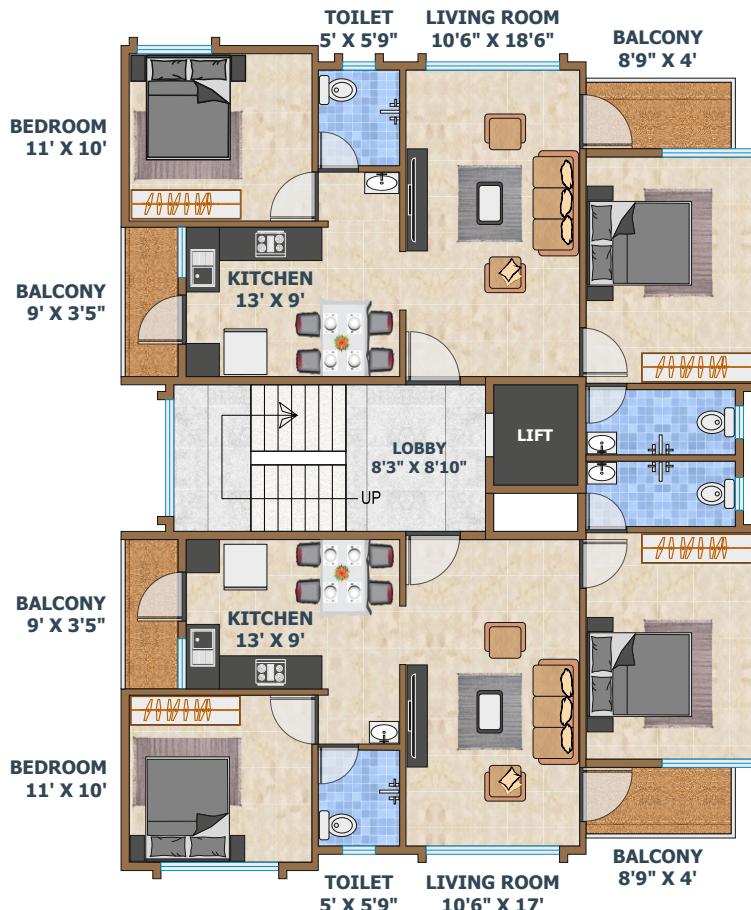
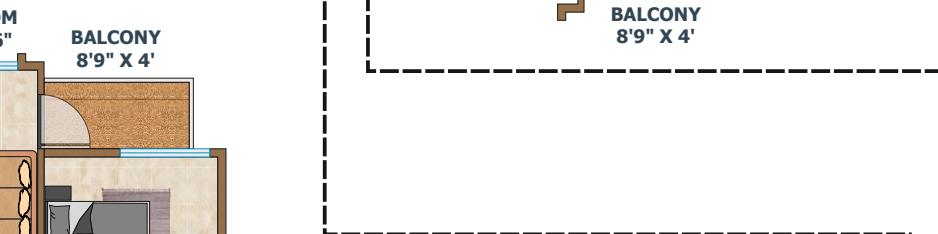
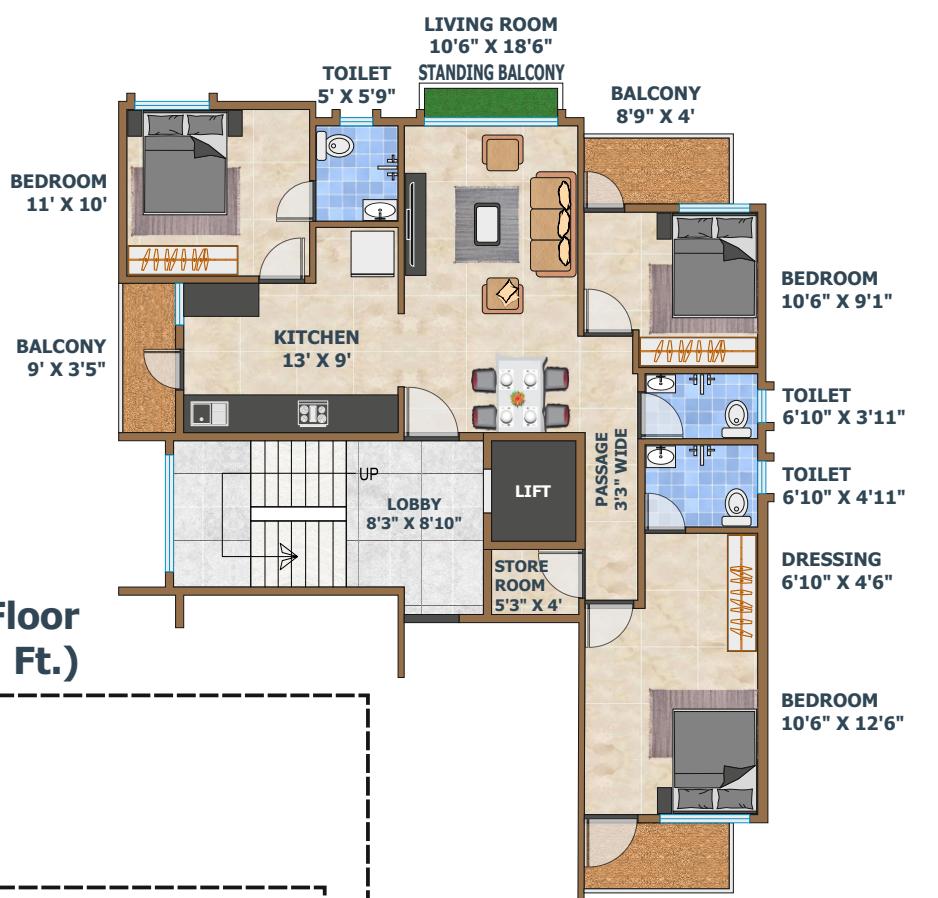
- » Building Crafted with **6 (Six) floors** with a **Duplex Penthouse**.
- » **Vastu-Compliant Homes**
- » **3BHK Spacious Homes** with 3 Spacious Toilets, Balconies with each bedroom.
- » Designed to provide **Excellent Light** and **Ventilation**.
- » **Elegant Sized Main entrance** door for each apartment.
- » **False Ceiling** with LED lights for entire flat.
- » **Touch Panel** switch board, **Lighting Motion Sensors** and **Amazon Alexa** in **Living Room**.
- » **Analog Door Phone** Systems per flat.
- » **Branded Lift** with **Automatic restoring device** and **Backup**.
- » Provision of **CCTV camera** to ensure **24 X 7 Security**.
- » Apartment with **Automatic Water Level Controller**
- » Switch to ensure Uninterrupted water supply.
- » **Spacious Roof top terrace** for common activities.
- » **Rain Water Harvesting** for maximum water sustainability.



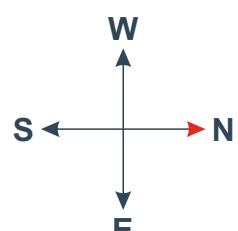
SPACIOUS  
WELL CRAFTED  
2,3 BHK FLATS & PENTHOUSE

## INCH BY INCH – Planned for Comfortable living

- » Provision of Hooks to place Torran on Main door.
- » Spacious planned living area.
- » 3 Channel Windows with provision of mosquito mesh.
- » Spacious designed Washroom.
- » Full length Kitchen platform with service platform.



3rd Floor - 2BHK for sale on rear side  
4th Floor - 2BHK for sale on rear side  
5th Floor - 2BHK for sale on front side  
6th Floor - 4BHK penthouse for sale on front side



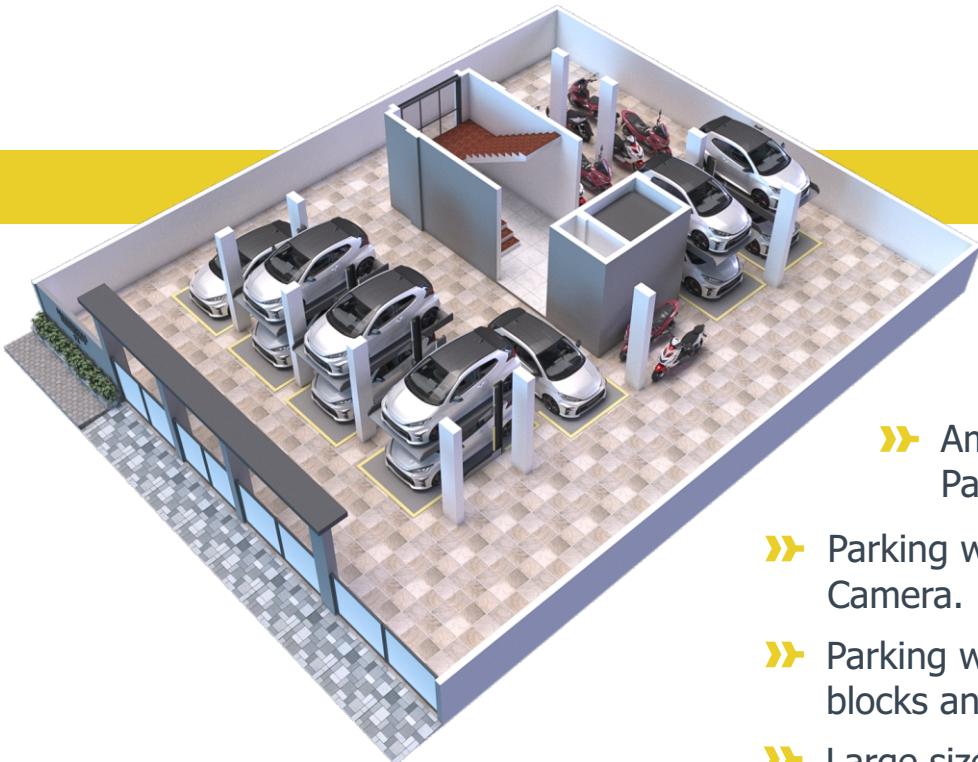
## TOP VIEW



**3BHK**  
**1st Floor & 2nd Floor**

**2BHK + 2BHK**  
**3rd Floor to 6th Floor**

## PARKING



- » Ample Car and 2-wheeler Parking space.
- » Parking with provision of CCTV Camera.
- » Parking with combination of Paved blocks and Vitrified flooring.
- » Large size Main gate for easy parking.

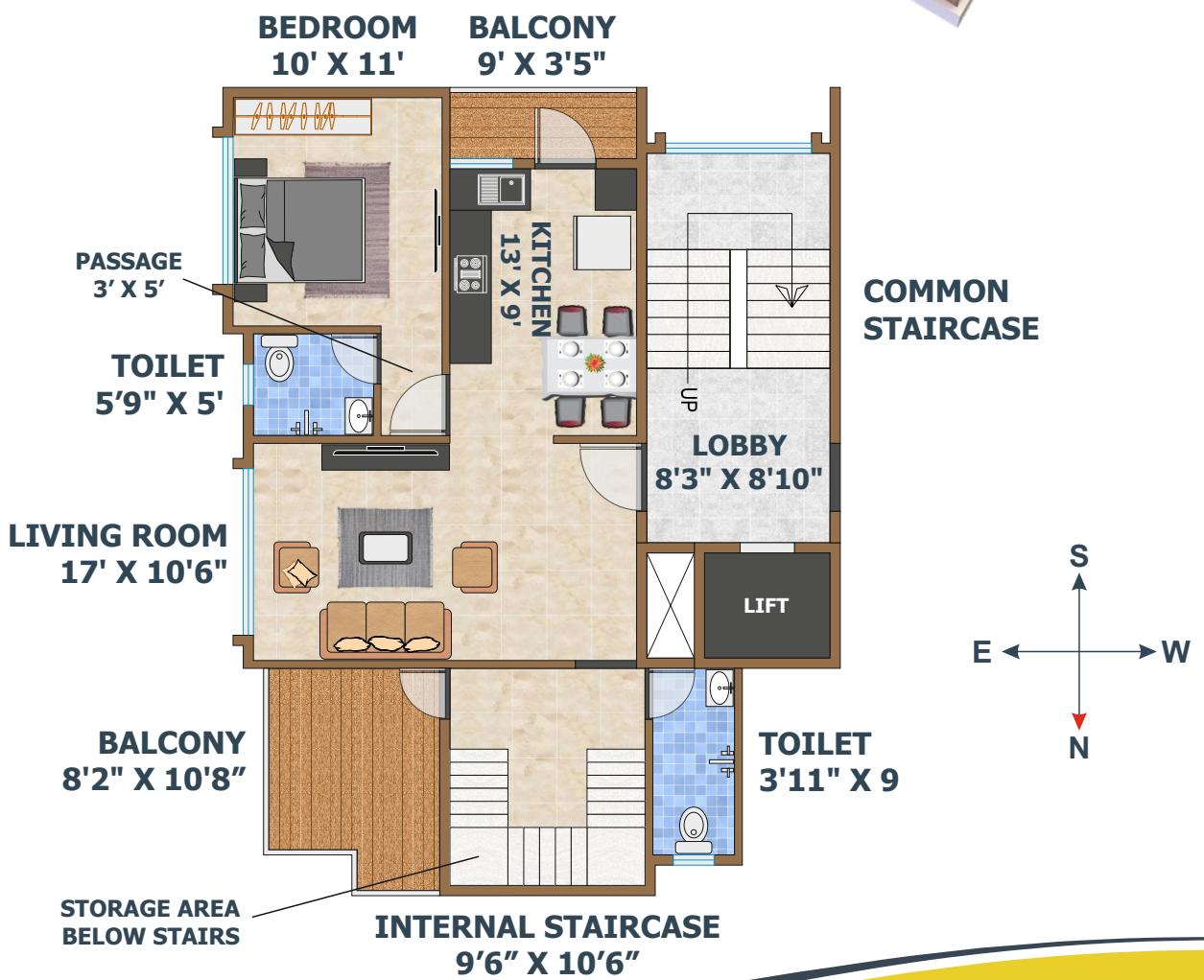
## PENTHOUSE PLAN

### (Duplex Flat - Area 2376 sq ft)

- Luxurious Penthouse Living: A Beacon of Opulence.
- Grand Entrance and Spectacular Views.
- Stylish Living Spaces.
- Tranquil Bedrooms and Elegant Bathrooms.
- Exclusive Amenities and Services.



## PENTHOUSE LOWER FLOOR



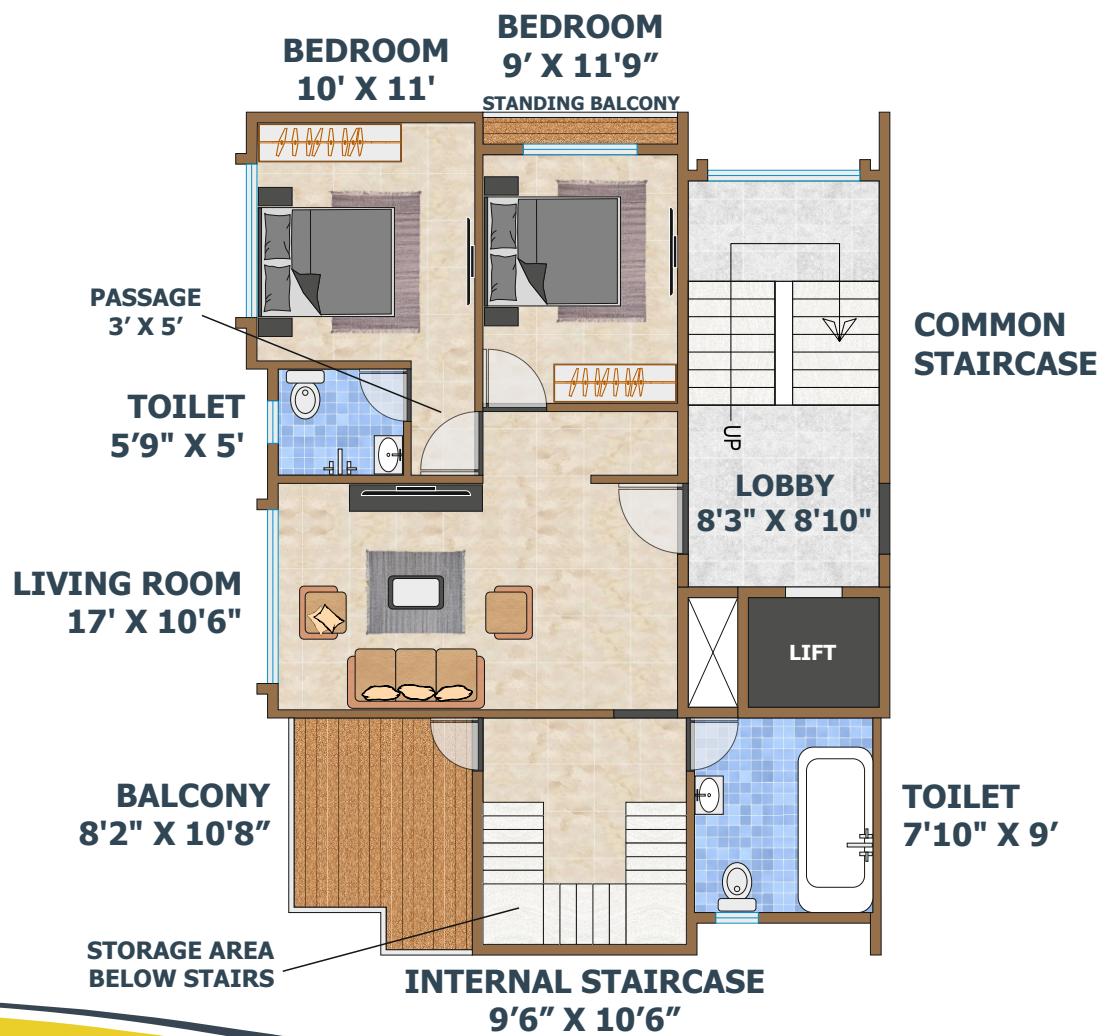
DOUBLE  
CEILING  
HEIGHT



LIVING  
ROOM ON  
UPPER  
FLOOR

## PENTHOUSE UPPER FLOOR

(OPTIONAL - LIVING ROOM ON UPPER FLOOR OR  
DOUBLE CEILING HEIGHT)



## SPECIFICATIONS

### **Structure:**

- RCC framed structure
- External wall 150 MM thick and internal wall 115 MM thick

### **Plaster:**

- 20MM thick smooth cement plaster to internal walls
- Sand faced plaster to external surface

### **Painting:**

- Internal walls of the flat with OBD on putti finish surface
- External walls with cement-based water proof paint, ACE brand or equivalent to external side

### **Electrical:**

- Fully concealed with branded wires (Polycab or equivalent), Electrical switches Modular switches of Anchor brand or equivalent. One ELCB for each unit and one MCB for each room.
- AC's power points in living, dining and all bedrooms

### **Doors:**

- Main door full size 4X8 with wooden door frame & rest doors internal molded doors with granite door framing / wooden / RCC door frame

### **Windows:**

- Aluminum white/grey powder coated windows with mosquito mesh and MS Grills

### **Flooring:**

- Kajaria or equivalent vitrified tiles 2X4 throughout the apartment, Kota/Stone tiles in staircase, Glass fitting in balconies

### **Kitchen:**

- Granite black stone kitchen platform, Modular Kitchen Trolleys, Stainless steel washing Sink, Designer tiles above kitchen platform (Otta), Provision for exhaust fan, Water purifier, Refrigerator and microwave point, dry balcony with provision of washing machine and utensils washing platform

### **Toilets:**

- Kerovit (Kajaria) or equivalent fitting in all toilets, designer tiles up to 2.2Mtr height, Provision of power plug points for geysers in all washrooms, exhaust fan points inside toilet

### **Terrace balcony for flat:**

- Coffee and tea table top and Charing points

### **Water supply:**

- 24 Hours water supply through Water sump and overhead water tanks

### **Lift facility:**

- 6 passengers branded with ARB device and backup

### **Salient Features:**

- CCTV camera for parking and each floor, Automatic water controller switch for overhead tank

**RAVINDRA  
GREEN  
HOMES**

**AUTOMATED  
LIFT**



**BAY  
WINDOW**



**SPACIOUS  
TERRACE**



**24 HRS CCTV  
SECURITY**



**AMPLE PARKING  
SPACE**



**VASTU  
COMPLIANT**



## OUR VENTURES / ASSOCIATION



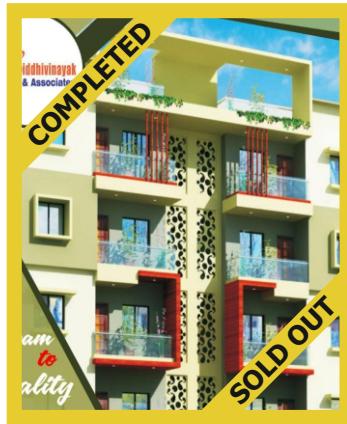
# COMPLETED / SOLD OUT / ONGOING PROJECTS



SIDDHIVINAYAK  
RESIDENTIAL - I  
(Zingabai Takli)



SIDDHIVINAYAK  
RESIDENTIAL - II  
(Prasad Nagar)



SIDDHIVINAYAK  
RESIDENTIAL - III  
(Prasad Nagar)



SIDDHIVINAYAK  
EMBASSY - IV  
(Hanuman Nagar)



SIDDHIVINAYAK  
EMBASSY - V  
(Suyog Nagar)



SIDDHIVINAYAK  
RESIDENTIAL - VI  
(Ulhas Nagar)



SIDDHIVINAYAK  
EMBASSY - VII  
(Bank Colony)



SIDDHIVINAYAK  
RESIDENTIAL - VIII  
(Shahu Nagar)



LUXURIA  
TOWNSHIP  
(Narsala)



SIDDHIVINAYAK  
EMBASSY - 10  
(Hanuman Nagar)

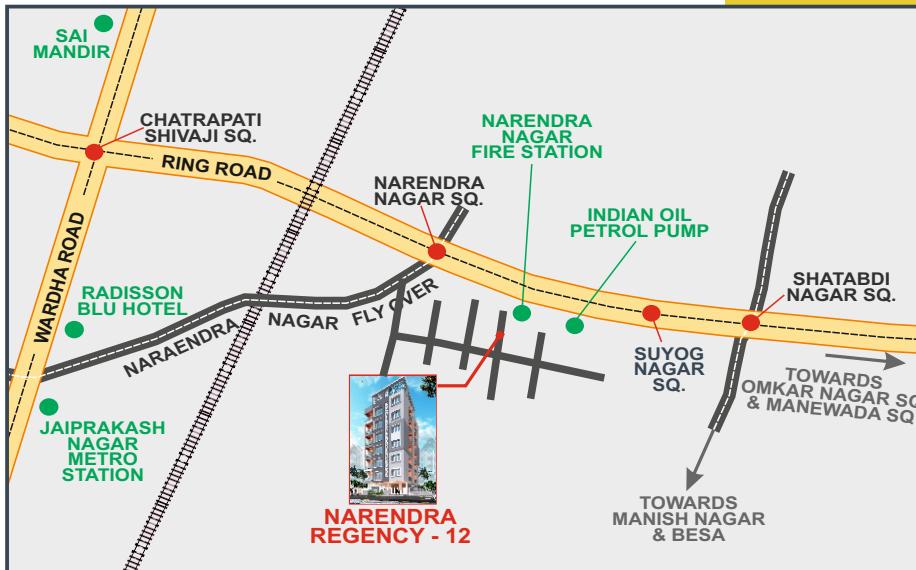


HILLTOP  
HEIGHTS - 11  
(Hilltop, Ram Nagar)



NARENDRA  
REGENCY - 12  
(Narendra Nagar)

## SITE LOCATION:



## Key destination and Landmark from Narendra Regency – 12

### Sakkardara Office:

Quarter no 1/3, 731, Raje Raghaji Nagar,  
Opp. Kamala Nehru College Girls Gate,  
Nagpur-440009

### Home Office:

Padole House, Plot no 88B, Bajrang Nagar,  
Manewada Road, Nagpur-440027

### Sales Office:

Kolba Swami Arcade, Beltarodi Road,  
Manish Nagar, Nagpur-440015

### Australia Office:

2/380, Clayton Road, Clayton, Vic 3168

---

### Planning Consultant

Ar. Rajesh Umekar

### Legal Advisor

Adv. Mahesh Wagh

### Promoters

Kunal G. Padole  
Avanti Tekade

- Radisson Blu Hotel
- Jaiprakash Nagar Metro Station
- Sai Mandir
- Durga Mandir & Skating Ground
- Maxcare Multispeciality Hospital
- Orange City Hospital
- Indian Oil Petrol Pump
- D-Mart
- Airport

**FOR BOOKING CALL**  
**98232 60303 | 77092 50377**

### NOTE

This brochure is not a legal document, it is only for concept. The promoter reserve the right to add, delete or alter the above specification and plans as deemed fit.