

A lifestyle that
lets you enjoy it all.



NYATI
Equinox
Green at Heart



Building a legacy of excellence.

With over 25 years of excellence in real estate and engineering, Nyati Group has been bringing together integrity and transparency, design and aesthetics, and globally benchmarked construction technology to deliver the finest residential, commercial, retail, hospitality, corporate and industrial spaces for a pan-India and overseas clientele.

At Nyati Group, the customer is the central focus of all its efforts, a testimony of which lies in the Group having successfully delivered over 100 million sq.ft. across Real Estate, EPC and Hospitality and homes to over 11,000 happy families.

Real Estate | Engineering | Infrastructure | Hospitality | Healthcare | Nyati Foundation

40 million+ sq.Ft.
developed

67+ delivered
projects

11000+
happy families



Delivering value in a dynamic world.

Mihir Group has positioned itself as a niche market player, delivering premium projects at prime locations in Pune and adjoining areas. Backed by state-of-the-art construction technology and resources, we have the ability to take up mega residential and Completed Projects.

Over the last 22+ years, we have delivered 21+ landmark creations aggregating 10Lac + Sq.ft. of built space. Our growing portfolio of high-end residential and commercial properties symbolizes the mounting confidence of customers in our brand.

In a marketplace where credibility is not easily gained, MIHIR GROUP is today an established construction house known for its tag of reliability.

22+ years
of legacy

21+ landmark
projects
delivered

10 millions +
sq.ft. of space built


The cultural hotspots of Kothrud meet the bright future of Baner and Balewadi.


A life blessed with the golden confluence of Convenience, Connectivity & Serenity, Bavdhan - The nature-rich location is rapidly becoming an aspiration for new-age homebuyers, as it is perfectly connected to both Kothrud and Baner-Balewadi.


Be it Vanaz or Karishma Society of good old Kothrud or Balewadi High Street, Bavdhan places you just about 10 minutes away from all important locations.


Undoubtedly, Bavdhan has always been a location of utmost serenity & peace, making it one of the most desired localities for perfect modern living. Having access to the modern lifestyle indulgences & cultural ethos, a location like this is hard to find!

A future-ready location for the perfect lifestyle upgrade.


 Local hangouts like Café Durga & Karishma society

 Auditoriums like Yashwantrao Chavan Natyagraha

 Sports complexes like Kedar Jadhav Cricket Academy & Solaris

 Multi-cuisine restaurants and a lot more

 Renowned institutions like MIT & Bharati Vidyapeeth

 900 acres of natural bounty with hills and greenery

CULTURE

NATURE

FUTURE

Kothrud's culture | Bavdhan's nature | Baner Balewadi's future



60%
open spaces



40+ world-class
indulgences



World-class
construction
quality



900 acres of
unparalleled
forest views



Skysyrise living
amidst 5 acres



An evergreen,
healthy
environment



2 & 3 BHK
futuristic
residences



14 acres of
development



P R E S E N T I N G

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The pride of Bavdhan

Rise above the surroundings, with engrossing views of a biodiversity park on one side and the city on the other. Nyati Equinox presents a vision of integrated urban living, which combines the splendour of nature and the vibrance of the city. Here's a chance for residents to soak in the many facets of a fulfilling life, aided by a catalogue of 40+ great lifestyle amenities that add to the charm of this property, sculpted by an awareness of culture, nature and the future.



 Master bedroom





 Multipurpose hall

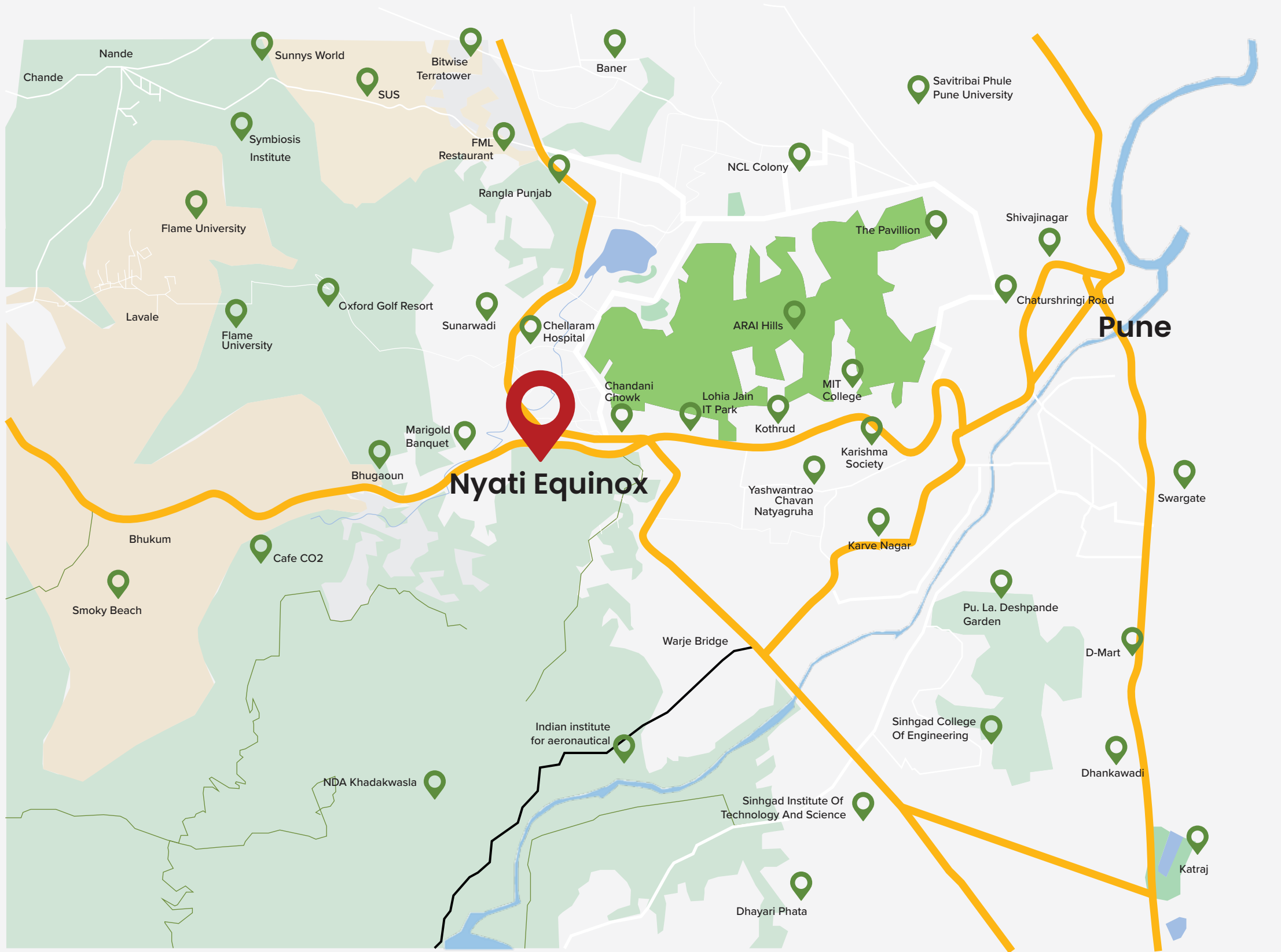


 Swimming pool



 Multipurpose court





Lifestyle within reach



CONNECTIVITY

- Chandni Chowk – 1.1KM
- Kothrud – 1.3KM
- Vanaz Metro Station – 4.5KM
- Shivaji Nagar Station – 13KM
- Pune International Airport – 23KM



HOSPITALS

- Bavdhan Medicare Centre – 3KM
- Chellaram Hospital – 4KM
- Opel Hospital – 4KM
- City Hospital – 4KM
- Sahyadri Hospital, Kothrud – 5KM
- Deoyani Multi Speciality Hospital – 7KM



IT/EMPLOYMENT HUBS

- Sharda Center – 8KM
- ICC Trade Towers – 10KM
- Nanospace IT Park – 9KM
- Hinjewadi IT Park – 18.5KM



SCHOOLS/COLLEGES

- JSPM College Of Engineering, Bavdhan – 1KM
- Oxford International Public School – 1KM
- Ambrosia Institute of Hotel Management – 2KM
- Arihant Institute of Business Management – 4KM
- Ryan International School – 3KM
- Little Millenium – 3KM
- EuroKids PreSchool & Daycare – 3KM
- Little Elly Preschool – 3KM
- Periwinkle English Medium School – 4KM
- Suryadatta Institute of Management & Mass Communication (SIMMC) – 4KM
- MIT-WPU – 6KM



MALLS/SHOPPING

- D-Mart, Karve Nagar – 8KM
- MSM Mall , Karve Road – 8.5KM
- The Pavillion, SB Road – 10KM



MIT College



Balewadi High Street



Decathlon Wakad



Yashwantrao Chavan Natyagraha

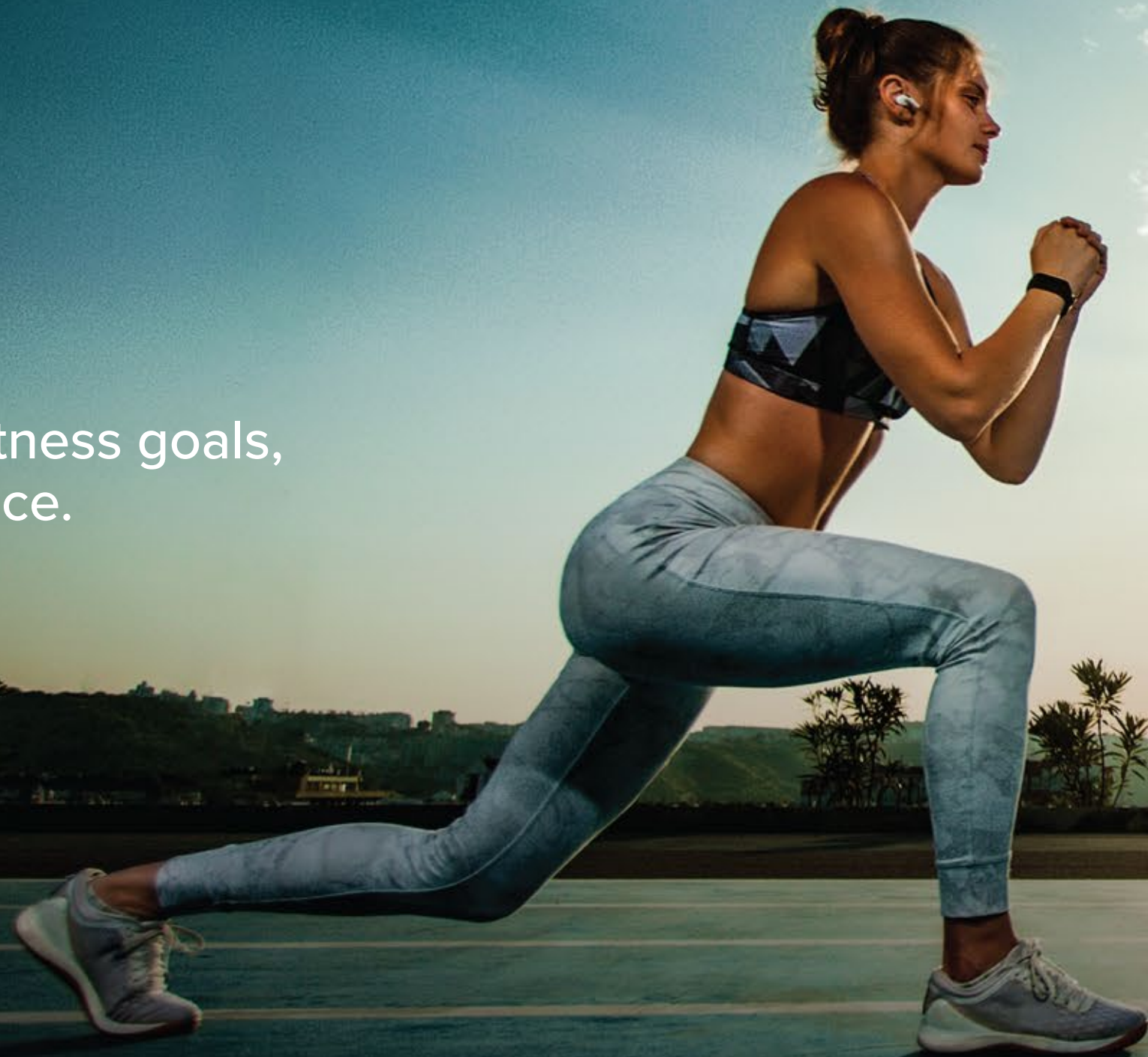


Hinjewadi IT Park



Upcoming Phoenix Marketcity, Wakad

All your fitness goals,
in one place.



Swimming
pool



Cricket
pitch



Multipurpose
court



Football
court



Outdoor
gym



Jogging
track



Tennis
court



Skating
rink



Where fun and adventure never ends.



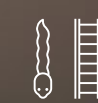
Kids pool



Ludo



Children's play area



Life sized snakes and ladders



Kids game zone



Toddlers play area



Art & crafts room



Day care center

Life. With a dash of style.



Cycling track



Skating rink



Puzzle game



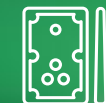
Music room



Playstation room



Tutorial/coaching room



Billiards room



Chess





A lifestyle you will cherish.



Senior citizen plaza



Walkway



Senior citizen lounge



Meditation room



Meditation area



Yoga Room



Herbal Garden



Library and open reading zone

A grand lifestyle starts here.



Multipurpose
hall



Party lawn



Tree garden

Work undisturbed and
maximize your productivity.



Meeting
room



Work
cubicles



Co-working
spaces



Computer
lab





Outdoor:

- 1 Swimming pool
- 2 Kids' pool
- 3 Gazebo
- 4 Multipurpose hall
- 5 Party lawn
- 6 Jogging track
- 7 Campfire
- 8 Barbeque centre
- 9 Tree garden
- 10 Amphitheatre
- 11 Meditation area
- 12 Food plaza
- 13 Herbal garden
- 14 Acupressure pathway
- 15 Senior citizens' plaza/walkway
- 16 Toddlers' play area
- 17 Cricket pitch
- 18 Multipurpose court
- 19 Football/tennis court
- 20 Outdoor gym
- 21 Open reading zone
- 22 Cycling track
- 23 Skating rink
- 24 Ludo
- 25 Hopscotch
- 26 Puzzle game
- 27 Children's play area
- 28 Chess
- 29 Snakes and ladders

Indoor:

- 30 Co-working space
- 31 Steam, sauna & salon
- 32 Meeting room
- 33 Art room
- 34 Music room
- 35 Kids' game zone
- 36 Day care centre
- 37 Tutorial/coaching room
- 38 Computer lab
- 39 Zumba
- 40 Yoga room
- 41 Meditation room
- 42 Playstation
- 43 Carrom room
- 44 Table tennis room
- 45 Billiards room
- 46 Senior citizens' lounge
- 47 Library
- 48 Ironing/dry area

Technical Specifications

STRUCTURE, MASONARY WALLS & PLASTER/PAINTS

- RCC shear wall structure
- External wall with textured and acrylic paint
- Internal walls & ceiling – gypsum finished walls & putty finished ceiling

FLOORING TILES

- Living/passage, kitchen, bed rooms – vitrified tiles flooring with skirting – as per IS code 15622
- Toilets and terraces – matt finish ceramic flooring - as per IS code 15622

DADO TILES

- Toilet – ceramic tile dado up to louvered window top level – as per IS code 15622
- Kitchen – ceramic glazed tile dado up to 0.6 m above kitchen platform – as per IS code 15622

KITCHEN AREA

- CPVC concealed plumbing lines.
- Granite top kitchen platform, with S.S. Sink.
- Piped gas outlet.

DOORS

- Main door frame – plywood -laminated
- Main door shutter – both side laminated main door shutter with accessories.
- Bedroom frame & doors – laminated door shutters with ply laminated door frame.
- Toilet doors – laminated door shutters with granite door frame.
- UPVC or aluminium profile sliding doors with mosquito net

TOILETS

- Concealed plumbing with hot and cold arrangement inside master toilet for wall mixer & wash basin
- Concealed plumbing inside common/bedroom toilet for wash basin & with hot & cold arrangements for wall mixer only
- C P fittings
- Sanitary wares
- Solar water heating system to master bedroom toilet only (time, temperature and quantum of hot water subject to climate conditions)

ELECTRIFICATION & CABLING

- Concealed copper wiring with modular switches in all flats
- Provision of telephone point in hall
- TV point in hall and master bed room
- Electrical points for AC in all rooms
- Electrical points for washing machine, water purifier and fridge
- Generator back-up for entire flat EXCLUDING 15 amp electrical points

WINDOWS

- UPVC or aluminum profile sliding windows with mosquito net
- Al frames with PVC louvered windows for all toilets

PAINTING

- Internal walls & ceiling – oil bound distemper
- External walls – acrylic paint
- Inside toilet & ceiling – oil paint above tile dado

COMMON AREAS, AMENITIES & FACILITIES

- Main entrance gate with security cabin & compound wall
- Landscaped garden with lawns and flower beds
- Generator backup for passenger elevators, pumps and common lights and club house
- Club house with swimming pool & gymnasium
- Children's play area with play equipment
- Led fixtures for common areas
- Internal tremix concrete driveway with paver blocks
- WTP as per statutory requirements
- STP as per statutory requirements. STP recycled water for gardening and flushing
- Wet garbage disposal through organic waste converter
- Rain water harvesting
- Fire fighting as per statutory requirements
- Stack car parking's
- Garbage chute as per plan
- Lifts



Isometric 2 BHK

Apartment Type	RERA Carpet Area (in Sq.m)	Balcony (in Sq.m)	Utility (in Sq.m)	Total Carpet Area (in Sq.m)
2 Bedrooms	69.12	8.7	2.55	77.85



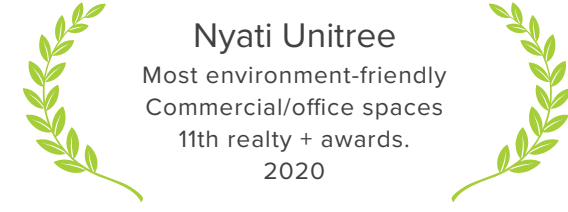
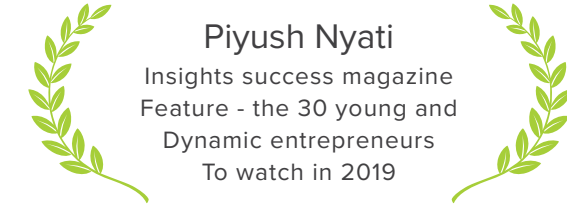
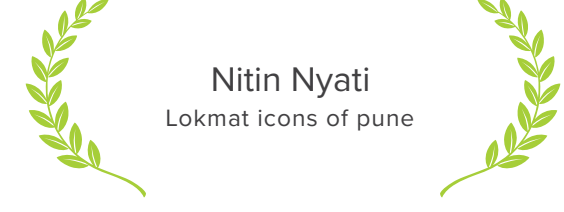
Isometric 3 BHK

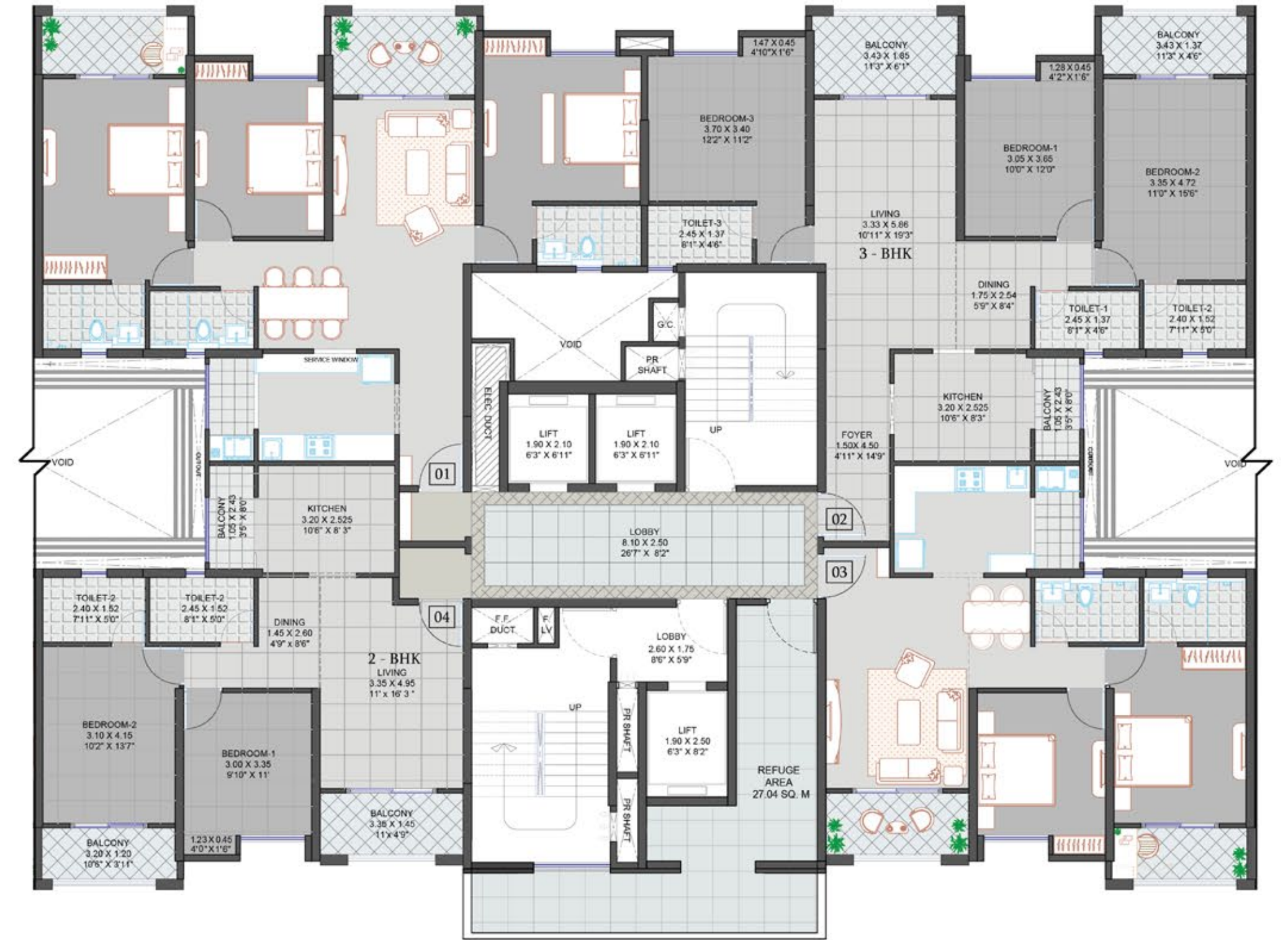
Apartment Type	RERA Carpet Area (in Sq.m)	Balcony (in Sq.m)	Utility (in Sq.m)	Total Carpet Area (in Sq.m)
3 Bedrooms	101.63	11.04	2.55	112.7



An era of accolades

Nyati Group's ambitious and magnanimous approach to real estate development has pushed the boundaries of design and construction, while also serving specific needs of different classes of customers. And for this, the company has received numerous awards and recognitions from industry peers and institutions.





BLDG 1C-ORION & 1D-PEGASUS PLAN
 TYPICAL 1ST-3RD, 5TH-8TH, 10TH-13TH, 15TH-18TH, 20TH-23RD FLOOR PLAN
 B + P1 + P2 + P3 + STILT(PARTIAL RESI) + 24
Sanctioned (B+P1+P2+P3+Stilt(Partial Resi)+24 Floors), Proposed (B+P1+P2+P3+Stilt(Partial Resi)+27 Floors)

BLDG 1C-ORION & 1D-PEGASUS PLAN
 TYPICAL 4TH, 9TH, 14TH, 19TH, 24TH REFUGE FLOOR PLAN
 B + P1 + P2 + P3 + STILT(PARTIAL RESI) + 24
Sanctioned (B+P1+P2+P3+Stilt(Partial Resi)+24 Floors), Proposed (B+P1+P2+P3+Stilt(Partial Resi)+27 Floors)



BLDG 2E-HERMES & 2F-SIRIUS PLAN

TYPICAL 1ST-3RD, 5TH-8TH, 10TH-13TH, 15TH-18TH, 20TH-23RD FLOOR PLAN

B + P1 + P2 + P3 + STILT(PARTIAL RESI) + 24

Sanctioned (B+P1+P2+P3+Stilt(Partial Resi)+24 Floors), Proposed (B+P1+P2+P3+Stilt(Partial Resi)+27 Floors)



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Sanctioned (B+P1+P2+P3+Stilt(Partial Resi)+24 Floors), Proposed (B+P1+P2+P3+Stilt(Partial Resi)+27 Floors)





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SALES & MARKETING - OVERSEAS OFFICE, DUBAI

Nyati Overseas Real Estate, 102, Burlington Tower, Opp. Oberoi Hotel, Business Bay, Dubai, UAE.

**#NYATI
#APPRECIATES**



MahaRERA Reg. No.: Nyati Equinox - P52100047984 available on the website <https://maharera.mahaonline.gov.in> under registered projects | *T&C apply.

Disclaimer: This brochure is not a legal offering. The developers reserve the rights to alter the brochure at their discretion. The rendered images displayed are for representational purposes only. | Note: The dimension of the unit as mentioned are from "Bare Wall" to "Bare Wall".