

LOCATION MAP



1, 2, 3 BHK @ Marketyard - Annexe

Site :- S. No. - 44, Gangadham - Katraj Road,
Marketyard - Annexe, Pune - 4110048

Credits

Architect
Vilas Tarwadi
020- 2443 2319

Structural Consultant
Sunil Mutalik & Associates
020 - 24476705

Landscape Designer
Ajay Mehta
9823035070



Jain - Ashapuri
DEVELOPERS Unit - II

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Note : All visual Photographs used in this brochure are artists impression. All the plans, Drawings, Amenities, Facilities, Layout, etc. Are subject to the approval of the respective authorities & would be changed at the discretion of the developers as and when required.

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Built by trust, filled with life, ruled by prosperity



1, 2, 3 BHK @ Marketyard - Annex



Setting new trends in value and integrity



Jain - Ashapuri
DEVELOPERS Unit - II

Your new home reflects your lifestyle. It comments on your class, esteem and prestige. It states your position, taste and passions.

Eisha Pearl, a major project by the **Jain Ashapuri group**, is crafted to perfection – to meet your fundamental needs and satisfy every conceivable housing requirement in the most graceful way. **Eisha Pearl** is promoted by the **Jain Ashapuri group** that is led by individuals with a combined experience spanning several decades. The '**Eisha**' series of housing complexes have brand equity like no other – it exemplifies ideal location, luxurious amenities, best quality of construction and the ultimate value for money. Over the last decade, **Jain Ashapuri** have successfully completed nine other schemes with the '**Eisha**' brand – each has been accepted by the discerning buyers and sold out within days of the announcement. The track record of **Jain Ashapuri group** is studded with the satisfaction of hundreds of happy clients, each of whom was delighted to receive their complete functional home within the promised timeframe.

Eisha Pearl is no exception – nestled in the salubrious corner of Pune, within easy reach of all necessities and available at a price that could come as a pleasant shock.

Eisha Pearl scheme consists of 9 buildings totaling to 800 flats in 1 BHK (550 sq. feet), 2 BHK (750 and 800 sq. feet) and 3 BHK (1150 sq. feet) configuration. The buildings are surrounded by a landscape garden adding pleasant vistas enhancing your life.

Eisha Pearl is a coveted investment that would be treasured by you and your family for decades and generations.





The best location of them all!

Eisha Pearl is located off the Lullanagar - Bibwewadi Road, a rapidly growing area of Pune. The scheme has the benefit of not being located directly on the main road. The relative isolation provides the much coveted succor and silence needed for healthy living. Yet, all the ample shopping complexes, prestigious schools, well equipped hospitals are located nearby. The scheme is near the Market Yard, Swargate, Pune city as well as Cantonment area. **Eisha Pearl** has easy access to the transport hubs as well as the arteries linking Pune to the outside world. Uniquely, **Eisha Pearl** is located at the base of the natural incline, consequently avoiding the rigors of a daily trudge up the elevation.



The newly built, wide and well laid-out Lullanagar-Bibwewadi road has a concrete construction ensuring long, smooth life. The road is dotted with a variety of shops catering to every need of the residents. Satisfy your housing need with a premium location and a fantastic, all inclusive scheme. Choose **Eisha Pearl**, where vision, trust and functionality amalgamate into practical, elegant and peaceful dwellings for you and your family.





Follow the natural laws of poise

Beautifully laid out, charmingly spaced and elegantly bedecked...
Plentiful greens, landscaped outdoors, ample foliage vie for your satisfaction. Provided with practical conveniences like a generous circulating area and liberal parking space...
Protected with the reassuring security cover of trained manpower, grand entry gate and an imposing perimeter wall...
Your leisure time is spent relaxing in the well appointed club house while your children play in the friendly kiddy's corner...
Eisha Pearl represents the harmony and concord that you deserve...





Common Amenities



- ✦ Underground and Overhead water tank for 24 hrs water supply.
- ✦ Two Lifts for each building.
- ✦ Exclusive Entrance Lobby for all buildings.
- ✦ Generator backup for lifts, staircase, passage and parking.
- ✦ Intercom facility with Telephone line & Broadband.
- ✦ Club house with indoor Games.
- ✦ Well equipped Gymnasium.
- ✦ Landscaped Garden.
- ✦ Children's play park with playing equipment.
- ✦ Unique elevation to entire project.
- ✦ Entrance Gate.
- ✦ Rain water Harvesting.
- ✦ Internal concrete/paving road with compound wall.
- ✦ Chequered Tiles for covered parking.
- ✦ Ever-ready fire fighting system.
- ✦ Water recycling plant & sewage treatment plant.
- ✦ Designer Name plate & Letter Box.
- ✦ Furnished Society office.
- ✦ Fire-fighting system.





Specification

- ✦ Earthquake Resistant R.C.C Framed Structure.
- ✦ Internal 4" External 6" Bricks / Blocks walls
- ✦ Neeru / sandfaced plaster for all internal walls
- ✦ Concealed Copper wiring with standard Electrical point.
- ✦ Modular switches in all rooms.
- ✦ TV/Tel. Points in Living Room and Master Bedroom.
- ✦ Concealed plumbing with hot and cold mixer unit.
- ✦ Standard make sanitary ware in all bathrooms.
- ✦ Provisions for boiler in all Bathrooms .
- ✦ Pastel coloured sanitary ware in all bathroom.
- ✦ Provision for water purifier in kitchen.
- ✦ Black Granite Kitchen Platform with S.S.Sink.
- ✦ 24"x24" Vitrified Flooring with skirting for flats.
- ✦ Anti-skid flooring for Toilets with designer dado tile upto 7ft.
- ✦ 12" X 12" Anti-skid floor tiles for Terrace.
- ✦ Granite / Marble Door Frame for Bathroom.
- ✦ Dado for 4ft. above and below the platform.
- ✦ LPG piped gas system for Kitchen..
- ✦ Decorative door with night latch and brass fitting for main door
- ✦ All other doors, with both side laminate and cylindrical locks.
- ✦ Internal Paintings Oil Bond Distemper.
- ✦ External Painting with cement paint/ Tex.
- ✦ Powder coated Aluminum sliding window with mosquito net and decorative M.S. Grill.

