

Discover the Jewel of Modern Living



LAUNCHING PHASE 



The Epitome of
Comfort &
Exquisite Living



- Premium Amenities
-
- Superior Specifications
-
- Best-In-Class Construction
-
- Serene Location

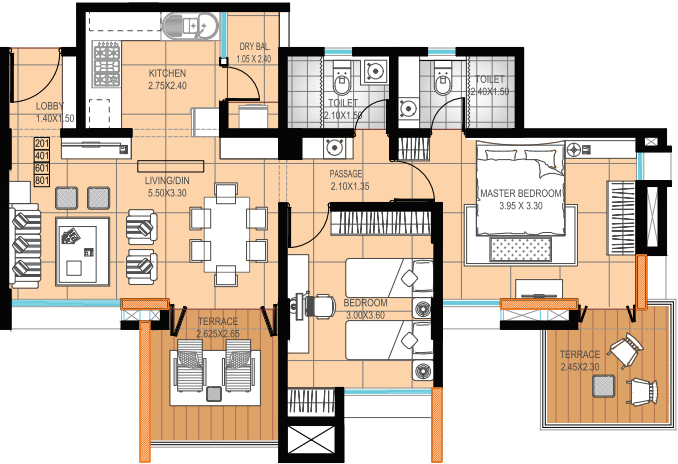


Designed for Modern Elegance & Living

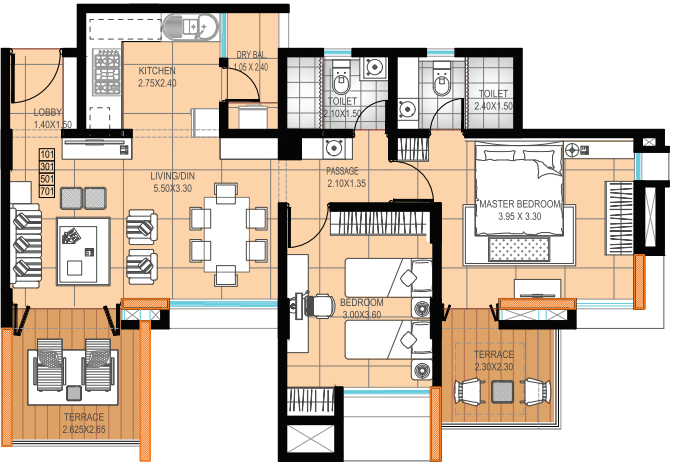
Indulge in refined luxury and premium family living, featuring spacious 2BHK flats where every detail is meticulously designed for your ultimate comfort and happiness.



Spacious 2BHK Flats



RERA CARPET AREA SQ.M	CUB AREA SQ.M	DRY BALCONY AREA SQ.M	TERRACE 100% AREA SQ.M	TOTAL BUILT UP AREA SQ.M	TOTAL BUILT UP AREA SQ.FT
66.74	0.60	2.52	12.45	82.31	885.66



RERA CARPET AREA SQ.M	CUB AREA SQ.M	DRY BALCONY AREA SQ.M	TERRACE 100% AREA SQ.M	TOTAL BUILT UP AREA SQ.M	TOTAL BUILT UP AREA SQ.FT
66.84	0.60	2.52	11.90	81.86	880.81



Impeccable
Design,
Unmatched
Quality



Amenities Crafted for Lovers of Luxury

- ◆ Amphitheatre
- ◆ Indoor Games
- ◆ Children's Play Area
- ◆ Basketball Court
- ◆ Multipurpose Hall
- ◆ Gazebo
- ◆ Club House
- ◆ Swimming Pool
- ◆ Gym
- ◆ Jogging Track
- ◆ Society Office
- ◆ Intercom System
- ◆ Street Light In Premises
- ◆ CCTV Security System
- ◆ Solar Water Heating System
- ◆ Solar Power Grid
- ◆ Automatic Elevators
- ◆ Internal Paved Concrete Roads
- ◆ Underground & Overhead Water Tanks of Adequate Capacity
- ◆ Fire Fighting System
- ◆ Sewage Treatment Plant
- ◆ 24/7 Corporation Water Supply
- ◆ Power Backup for Lift & Common Areas



STRUCTURE

- ◆ Earthquake-resistant R.C.C. framed structure.



BRICKWORK & PLASTERING

- ◆ 6" thick Fly Ash Bricks/A.A.C. blocks for external and internal walls.
- ◆ Smooth gypsum finish internal plaster.
- ◆ Sand-faced plaster & texture finish for external walls.



FLOORING

- ◆ 32" x 32" vitrified tiles in all rooms.
- ◆ Antiskid tiles in toilets and terraces.
- ◆ 3" skirting all over.



DADO

- ◆ Glazed tile dado up to lintel level from kitchen platform level.
- ◆ Dado up to slab level in bathroom.
- ◆ Dado 2' above common wash basin.



KITCHEN

- ◆ L Shape Granite platform with SS sink.
- ◆ Dry balcony with washing machine point.
- ◆ Water purifier, Exhaust fan & Power plug points.



PLUMBING

- ◆ A-PVC Astral or equivalent pipe for water supply.
- ◆ C-PVC Astral or equivalent pipe for internal concealed plumbing.
- ◆ Astral Echo Drain/SWR or equivalent pipe for external plumbing.



BATHROOM

- ◆ C.P. bath fittings and White coloured sanitary ware of Jaquar or equivalent made.



ELECTRIFICATION

- ◆ Concealed copper wiring of I.S.I. mark with M.C.B.
- ◆ Modular switches of Legrand or equivalent made.



PROVISION OF ELECTRIC POINTS

- ◆ 2 light points, 1 fan point, 1 plug for each room.
- ◆ 1 TV, Telephone, & Invertor point in the living room.
- ◆ 1 AC Point in master bedroom.
- ◆ Water Heater and Exhaust fan points in bathroom.



DOORS

- ◆ Post-form laminated main and internal doors with fittings & night latch.
- ◆ Post form laminated flush door with granite frame for bathrooms.
- ◆ Powder-coated MS French terrace doors.



WINDOWS AND RAILING

- ◆ UPVC sliding windows with MS safety grill, granite sill, & mosquito net.
- ◆ SS railing with 3.5' high toughened glass for adjoining terraces.



PAINTING

- ◆ Acrylic paint for external walls.
- ◆ Good quality emulsion paint for internal walls.
- ◆ Smooth wall putty on internal walls.

Project Location Advantage



Rankala Lake Park 0.25 Km



D-Mart 0.25 Km



Shree Mahalaxmi Temple 2 Km



CPR Hospital 3 Km



High Court Bench 3 Km



CBS & Railway Station 4 Km



Podar International School 4 Km



Sayaji Hotel & DYP Mall 5 Km



D. Y. Patil College (Engineering & Medical) 6 Km



Kolhapur Airport 12 Km



Project Master Plan

© Shree Builders and Developers

Scan for more project details



ARCHITECT
AR. Sambhaji Patil
Archland Architects,
Interior and landscape

STRUCTURAL DESIGNER
Dr. A. B. Kulkarni
& Associates (Sangli)



Site Address:
R. S. No.1110A/1A,
Behind Shalini Palace,
Rankala Park, Kolhapur-416012



HIRA SHREE LAKE CITY, Phase 4 - 'F' Building

This 'F' Building project has been registered via MahaRERA Registration Number: P53000053944 and is available on the website <https://maharera.mahaonline.gov.in> under registered projects.



Office Address:
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