

# **NEELENDU PRABHUKRUPA**

**SINHAGAD ROAD**







# A GENTLE GLOW, A PEACEFUL ABODE

Where rare moments turn into a lifetime of serenity.







## **THE FINEST CHAPTER OF SINHAGAD ROAD.**

**TURN THE PAGE TO A LIFE WELL-LIVED  
2 & 3 BHK @SINHAGAD ROAD**

Some places are found on a map, while others are discovered in a feeling. Neelendu-Prabhukrupa is one such rare discovery—an address that doesn't just exist but lingers like a soft glow on the horizon.

Perched on Sinhagad Road, where the city's rhythm meets nature's poetry, Neelendu-Prabhukrupa is a quiet spectacle—unfolding in silences, in spaces that breathe, in moments that stay. A home not defined by walls but by an atmosphere, where luxury isn't loud, but felt. Some moons rise often, some only once in a while, Neelendu-Prabhukrupa is one of those rarities, meant for those who recognize its glow.





**THE ONLY GLOW-UP  
YOU'LL EVER NEED!**



Some homes shine, but Neelendu-Prabhukrupa glows differently. Nestled on Sinhagad Road, it's where serenity meets subtle grandeur. A space that feels rare, like a fleeting moonrise, yet yours to call home every day. Step in, and let timeless elegance light up your life.

## 2 BHK - TOTAL CARPET : 770 SQ.FT.





### 3 BHK - TOTAL CARPET : 1168 SQ.FT.



# SPECIFICATIONS

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## RCC STRUCTURE

- Earthquake-resistant RCC structure

## WALLS

- Wall masonry in AAC blocks
- External walls: 150mm thick
- Internal walls: 100mm thick
- POP/Gypsum finish for internal walls & ceiling

## PAINTING

- Internal walls: Plastic emulsion paint
- External walls: Acrylic paint
- Brands: Asian, Nerolac, or equivalent

## DOORS

- Laminated flush doors with plywood door frames fitted with quality fittings
- Laminated main door with SS fitting & night latch
- Granite door frames for toilets
- Powder-coated MS folding door/Aluminium sliding door for balcony

## KITCHEN

- Granite kitchen platform with SS sink
- Glazed tiles dado up to lintel level
- Provision for water purifier
- Provision for exhaust fan

## WINDOWS

- Powder-coated aluminium windows with mosquito net & MS grills
- Granite frame for window jambs
- Glass railings for attached balcony in living area

## TILING

- 800x800mm vitrified tiles in all rooms (brands: Johnson, Asian, or equivalent)
- Anti-skid ceramic flooring and dado tiles up to lintel level in toilets
- Anti-skid tiles for terrace sit-out & dry balcony
- Wall tiles up to 3'0" for dry balcony

## TOILETS

- Single lever bath fittings in all toilets (brand: Jaquar or equivalent)
- Sanitary ware of Hindware, Cera, Jaquar, or equivalent make
- Wall-hung EWC in all toilets
- Concealed piping in all toilets
- Solar water connection for shower

## ELECTRIFICATION

- Modular electrical switches with concealed copper wiring
- Provision for TV and optic fiber points in the living room
- Provision for TV in the master bedroom
- Video door phone and intercom facility
- Exhaust fan provision in kitchen & toilet



## FEATURES

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**Diesel generator power backup for common area lights, water pump & lift**



**HD DVR CCTV system for common areas**



**Decorative entrance lobby with gate**



**Common toilet in parking**



**6-feet high compound wall**



**Solar water heater system**



**Firefighting system as per approved safety norms**



**Staircase with granite/ready-made tiles for tread & riser**



**Rooftop Amenities**

## ROOFTOP AMENITIES

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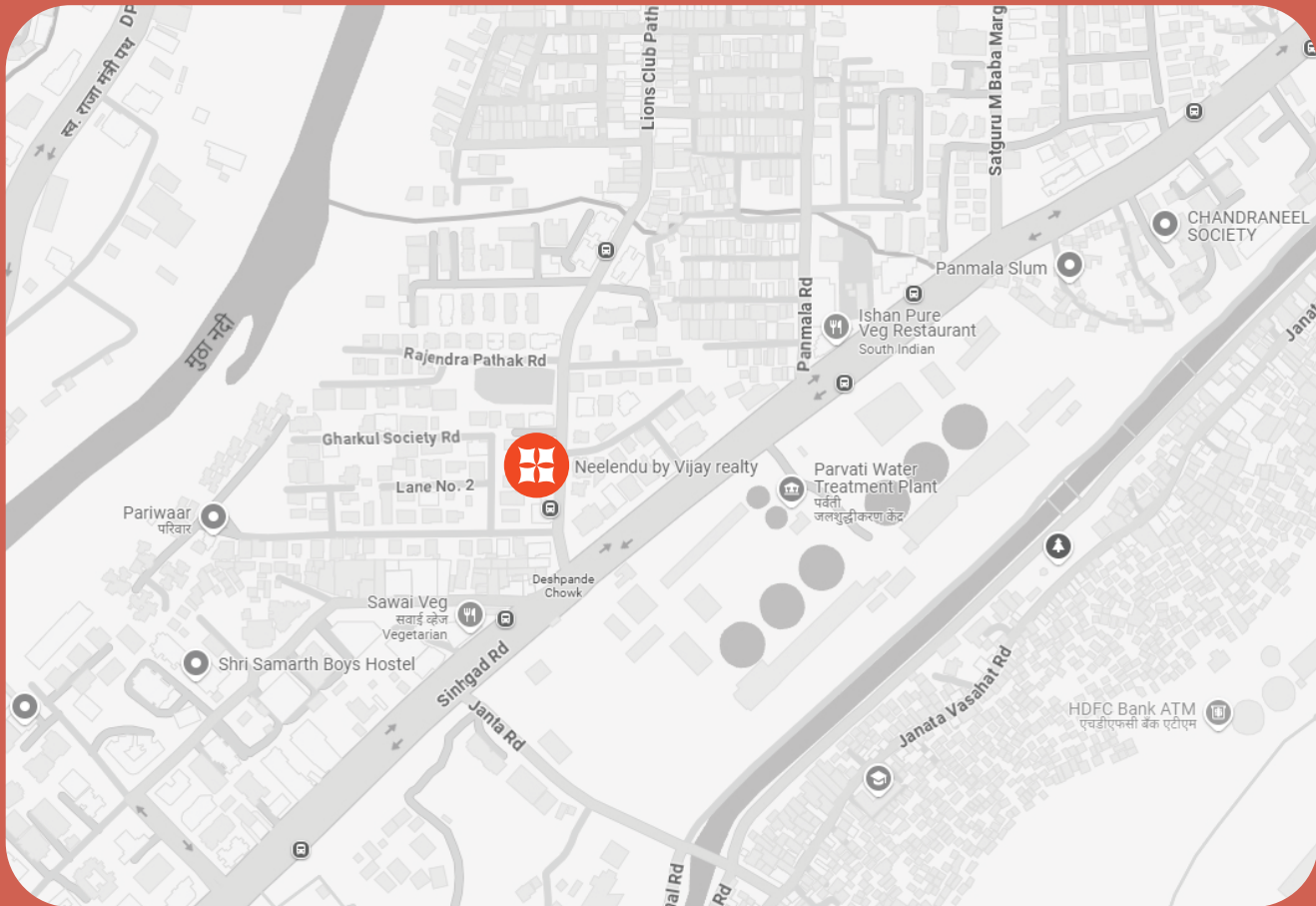
### ◆ SITOUT AREA

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### ◆ YOGA DECK

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SCAN QR CODE FOR GOOGLE LOCATION

[CLICK HERE FOR THE LOCATION](#)

# 25

## Years Of Excellence

— ◆ —  
**ONGOING PROJECTS**  
— ◆ —

LA MODA | BALEWADI



Conceptual Image

**URBANBRICK VISTA**

URBANBRICK  
**VISTA**  
NEAR GHOTAWADE PHATA

NA PLOTS AND SERENE VILLAS



## Timeless Spaces, Trusted Craftsmanship

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Vijay Realty has been shaping skylines and redefining lifestyles for over 25 years. As a trusted name in real estate, we are dedicated to creating high-quality spaces that balance innovation, sustainability, and timeless craftsmanship.

With a foundation built on trust, transparency, and a customer-first approach, our portfolio spans thoughtfully designed homes and future-ready commercial spaces. At Vijay Realty, we don't just build structures—we create enduring value for generations.



## NEELENDU – PRABHUKRUPA

Final plot no 545/A/20,TPS III, Plot No 20  
Village, Parvati Taluka, Haveli, District Pune 411030

A Project By



In Association With

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INFRACON**

Krishnakunj, 2<sup>nd</sup> Floor, Off. Prabhat Road, Karve Rd,  
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