



ORABELLE

1.5 & 2 BHK PREMIUM HOMES
@RAVET



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The Majestic Life

We all have heard stories of kings and queens living in larger than life castles, where everything was grand. While those times have passed by, it is possible to create the same grandeur with a touch of today's life and lifestyle.

Presenting Orabelle at Ravet, where The Majestic Life, comes alive.

**Spacious
well-planned
homes**

**Thoughtful
project
planning**

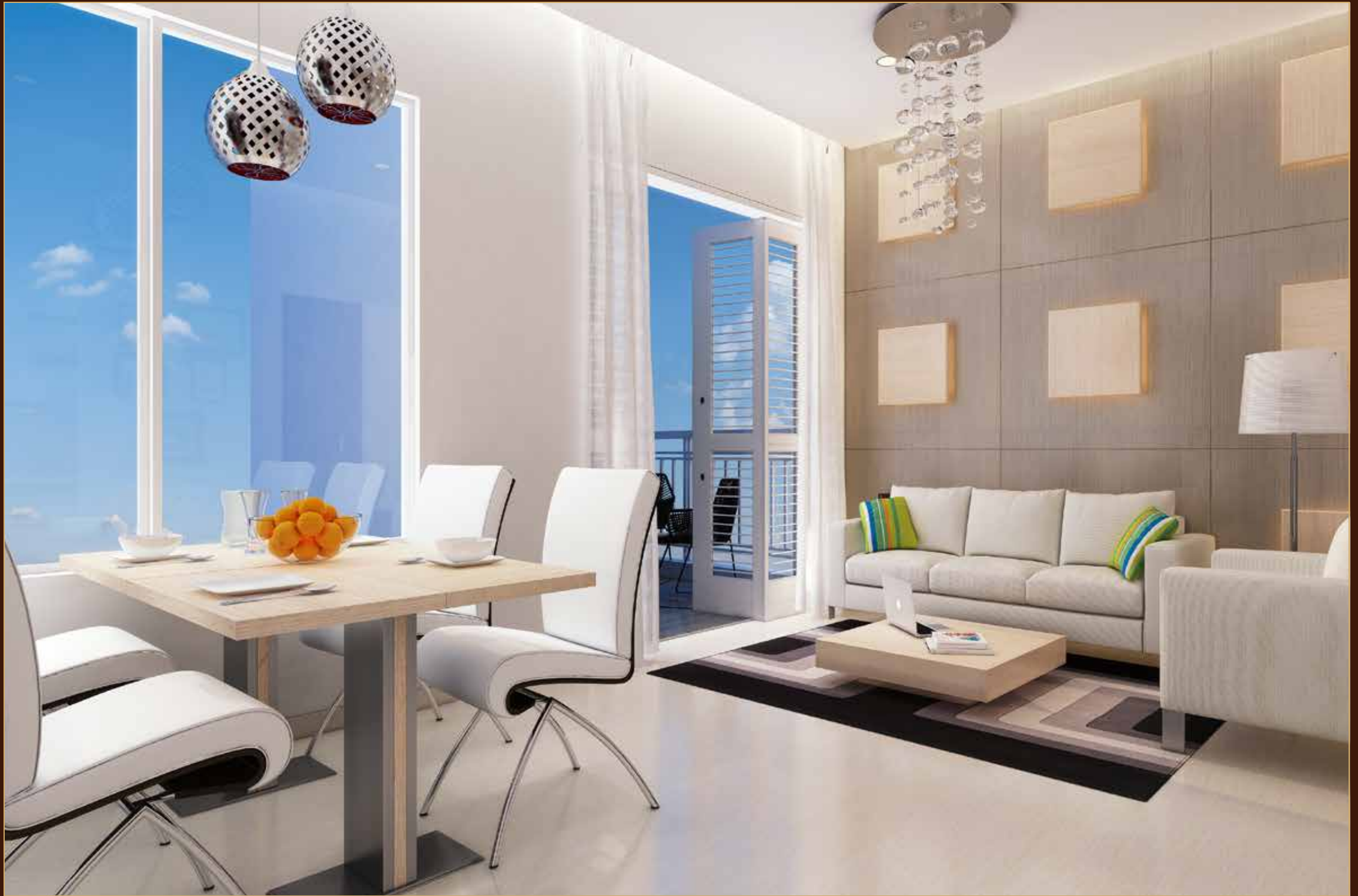
**Fabulous
outdoor
spaces**

**Lifestyle
enhancing
amenities**

**Ultra-modern
features**

**Value-added
specifications**

**Excellent
all-round
connectivity**



Contemporary Indoor Spaces

Orabelle at Ravet is a residential address of 1.5 and 2 BHK Apartments, where 464 apartments are spread across 8 towers.

Exclusive building architecture

Fan-shaped design that ensures no common walls

Well-designed entrance

Every building has a designer entrance lobby

Greater privacy

3-side open flats to ensure more privacy

More ventilation

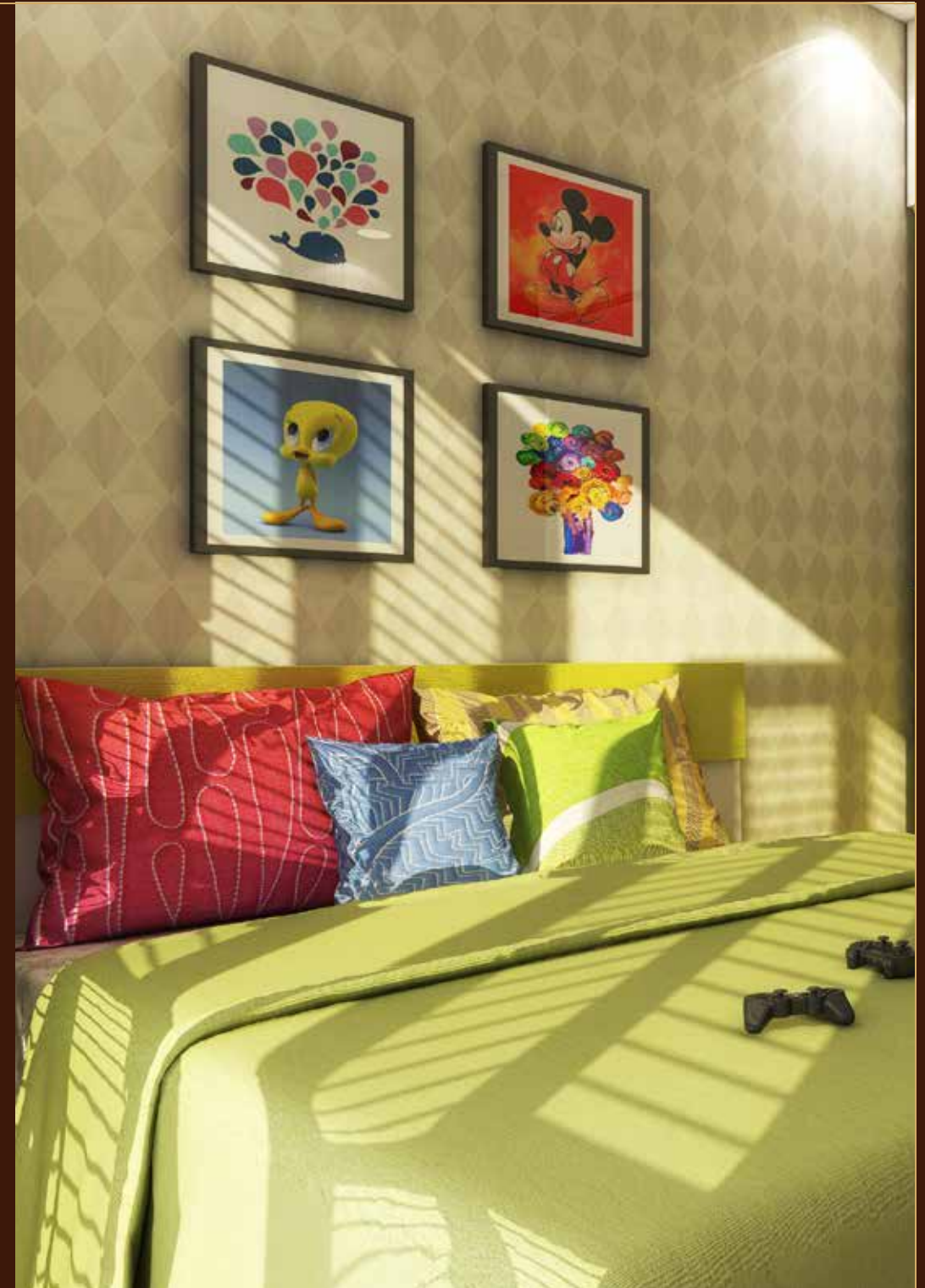
Excellent natural light along with good ventilation

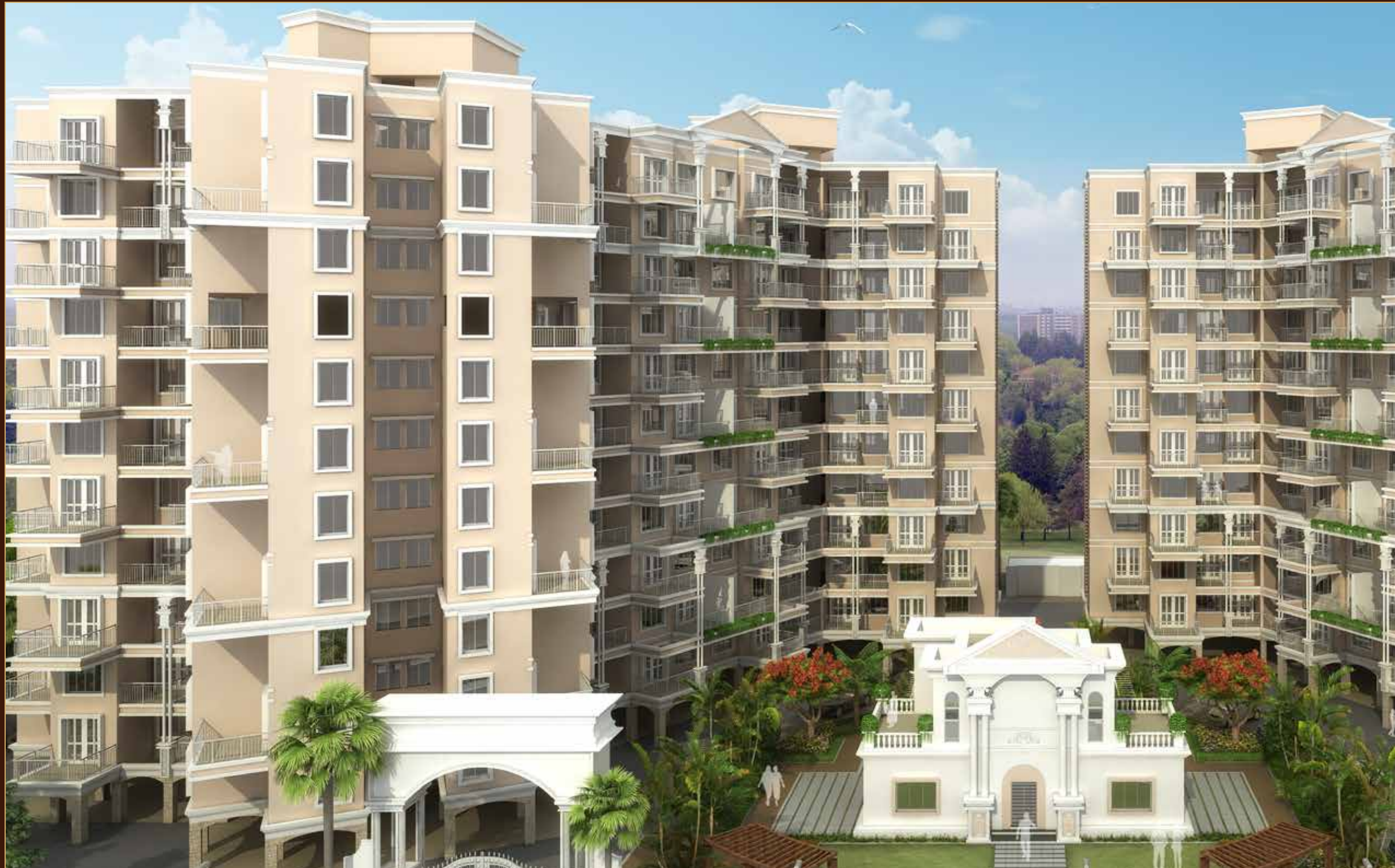
Size variants

Compact and comfort sized variants for 2 BHK

More space

Every flat gets a lobby area of 410 sq. ft.







Thoughtful Project Planning

While the apartments have been designed to suit urban needs, the same attention has been given to the project planning, to create a landmark.

All sanctions in place

All the paper
work for the project
is complete

Clutter-free project design

Spread across 5.5
acres, the project
has a vast expanse

Ample open spaces

55% area of the
project is reserved
for open spaces

Best view for maximum flats

80% of the flats
are garden facing

Well- developed infrastructure

Concrete/paved
roads with ample
parking spaces

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1.5 BHK CLASSIC

860 sq. ft. onwards



1. Lobby
3'6" x 4'6"

2. Living
10'0" x 13'0"

2.1. Living Terrace
7'0" x 13'0"

3. Kitchen
8'0" x 8'3"

3.1 Dry Balcony
5'6" x 3'0"

4. Common Toilet
5'6" x 5'6"

5. Children Bedroom
10'0" x 8'6"

6. Master Bedroom
11'3" x 10'0"

6.1 Master Toilet
7'6" x 4'0"

7. Aangan

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2 BHK COMFORT

990 sq. ft. onwards



1. Lobby
4'6" x 3'6"

2. Living
16'0" x 10'0"

2.1. Living Terrace
7'9" x 7'6"

3. Kitchen
8'3" x 8'0"

3.1 Dry Balcony
8'0" x 3'0"

4. Common Toilet
4'0" x 7'0"

5. Children Bedroom
10'0" x 10'0"

5.1 Bedroom Terrace
10'0" x 7'6"

6. Master Bedroom
11'6" x 10'9"

6.1 Master Toilet
4'0" x 7'6"

7. Aangan

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2 BHK LARGE

1034 sq. ft. onwards



1. Lobby
4'6" x 3'6"

2. Living
16'6" x 10'3"

2.1. Living Terrace
8'0" x 8'0"

3. Kitchen
8'9" x 8'0"

3.1 Dry Balcony
8'0" x 3'0"

4. Common Toilet
7'0" x 4'6"

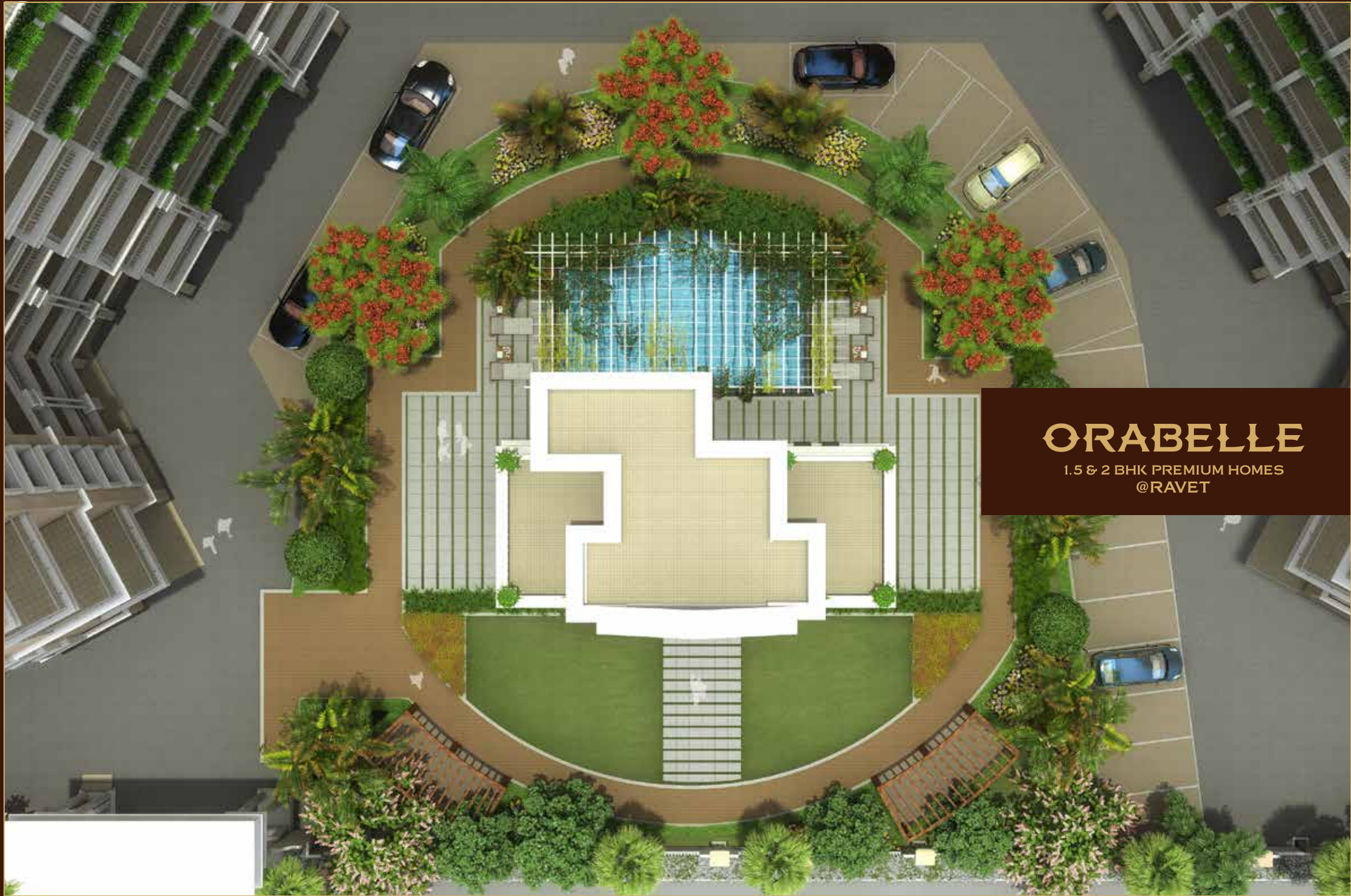
5. Children Bedroom
10'0" x 10'0"

5.1 Bedroom Terrace
10'0" x 7'6"

6. Master Bedroom
10'0" x 12'0"

6.1 Master Toilet
7'6" x 4'6"

7. Aangan



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Vintage outdoor spaces

When 55% of project area is reserved for open spaces, every part of it, 30,000 sq. ft. to be specific, has been designed to create a scenic experience, along with age-specific community spaces

Beautifully designed spaces

Inspired by the legendary Garden of Versailles

Decorative spaces

Pergola seating and a lovely palm avenue

Play time

A well-equipped children's play area

Peaceful spaces

A serene senior citizens' pavilion

Down the road

A walking plaza and a jogging track lined up with tree plantation





Lifestyle enhancing amenities

While outdoor spaces make for a refreshing environment around the home, urban living calls for certain amenities that make living, more enriching. Orabelle has many of them.

Spacious clubhouse

Spread over 1600 sq. ft., the clubhouse is fabulous

Social gatherings

A well-designed party lawn and a multipurpose hall are at your service

Health and fitness

A well-equipped gymnasium and a yoga centre

Sports

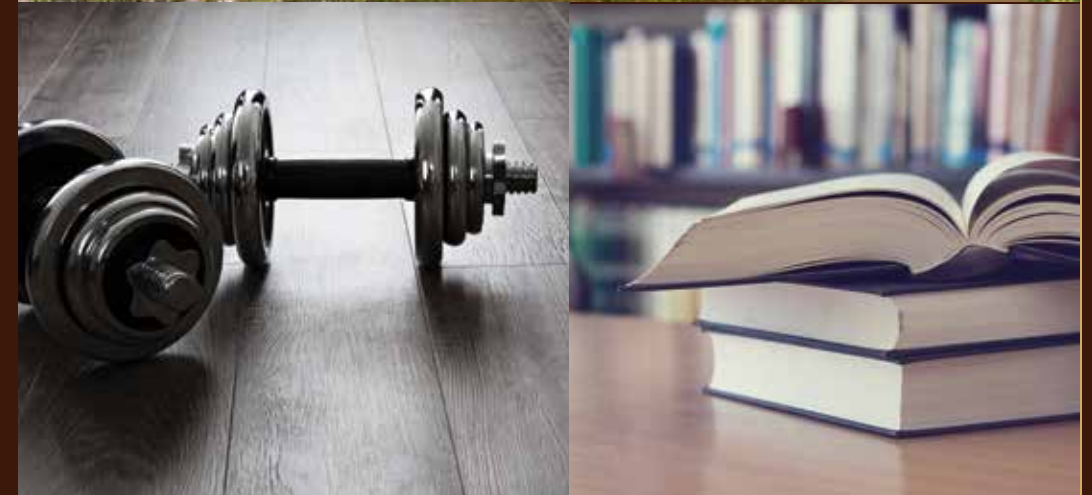
A practice cricket pitch and a basketball court

Leisure

Swimming pool, Jacuzzi and a pool deck with loungers

Recreation

A soothing music pavilion, a library and a peaceful temple





Ultramodern features

At Orabelle, in addition to lifestyle amenities, ultramodern features offer a sense of comfort and convenience.

Comfort

High speed elevators for each building

Convenience

Generator backup for elevators and common area

Security

CCTV cameras with intercom facility and video door phone

Safety

Fully-equipped fire fighting system

Environment friendly

Rainwater harvesting and an operational garbage chute



Value-Added Specifications

STRUCTURE

- Earthquake-resistant RCC structure
- External walls: 6" thick brickwork
- Internal walls: 6"/4" thick brickwork

LIVING

- Provision for shoe rack
- Designer POP false ceiling
- Designer main door

KITCHEN

- Kitchen platform with granite top
- Fascia for platform

TOILETS

- Granite door frames for toilets
- Toilets with ceramic tile dado up to 7'6" height
- Adjustable louvered windows
- Premium sanitary ware
- Jaquar make or equivalent quality CP fittings
- Single lever diverter with overhead shower and spout
- Concealed plumbing
- Provision for exhaust fan
- Provision for geyser

WALL FINISH

- External: Sand-faced plaster
- Internal: POP-finished walls
- Parking slab: POP-finished

PAINTING

- External walls: Good quality acrylic paint
- Internal walls: Oil-bound distemper

FLOORING

- 2'x2' wooden-finish ceramic in master bedroom
- 2'x2' vitrified tile flooring in all other rooms
- Anti-skid ceramic tiles for attached terraces
- Anti-skid ceramic tiles in all toilets
- Chequered tiles in parking

ELECTRICAL

- Concealed, fire-resistant, high quality copper wiring
- Ample light points with Roma or equivalent make modular switches
- Earth leakage circuit breaker (ELCB)
- TV point and telephone points in living room and master bedroom
- Provision for inverter
- Provision for broadband connection
- AC point in master bedroom

DOORS AND WINDOWS

- Decorative main entrance door with premium quality fittings
- Laminated doors for bedrooms
- FRP doors for toilets
- French doors/sliding doors for terraces
- Powder-coated aluminum sliding windows

- MS grills for safety and security
- Granite window sill

UTILITY AREA

- Provision for washing machine
- Glazed tiles dado up to 2'6" height



Environment Friendly features



WATER EFFICIENCY

- Rainwater harvesting system
- Water-efficient plumbing fixtures
- Installation of dual plumbing system for flushing
- Provision of Sewage Treatment Plant with a capacity to treat 100% waste water generated from the project
- Reuse of treated water from STP for flushing as well as landscaping purpose
- Provision of water meters for monitoring the water usage
- Specific hydro-pneumatic system design provides water at certain pressures unlike a regular water supply system

ENERGY EFFICIENCY

- Energy-efficient building envelope and gypsum/level plaster for walls from inside
- Solar water heating system for common toilet
- Use of BEE rated electric appliances and equipments e.g., pumps and motors
- Use of LEDs for internal as well as exterior lighting purpose
- Provision of energy meters for monitoring the electricity consumption

MATERIALS AND RESOURCES

- Provision of garbage chutes to collect and segregate batteries, lamps, e-waste etc.
- Provision of Organic Waste Converter (OWC)
- Provision of cool roofs
- Use of recycled content like fly ash in construction

INDOOR ENVIRONMENTAL QUALITY

- Adequate daylight and fresh air ventilation
- Use of paints, adhesives and sealants having no/ low VOC (Volatile Organic Compounds)

A VIEW OF THE FUSION LIFESTYLE!

1. Entrance Gate with Security
2. Practice Cricket Pitch
3. Practice Basketball Ring
4. Parking
5. Senior Citizen Plaza
6. Temple
7. Music Pavillion
8. Children's Play Area
9. Podium Parking
10. Club House
11. Swimming Pool
12. Transformer

A TO H TOWER - RESIDENTIAL
I TOWER - COMMERCIAL





18 mtr. DP Road

18 mtr. DP Road

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Excellent all-round connectivity

Set to come up at a fabulous location in Ravet, in close proximity of Pune-Mumbai Expressway, Orabelle offers the best of connectivity with every need of modern urban living.

Workspaces

- Hinjewadi IT Park - 20 min.
- Wakad - 15 min

Industrial landmarks MIDC

- Chakan - 20 min.
- Pimpri-Chinchwad - 10 min.

Education

- Indira Institutes - 7 min.
- S. B. Patil School & College - 1min.
- Balaji Law College- 5 min.

Food and Entertainment

- Hotel Sayaji - 15 min.
- D-Mart - 10 min.
- Sentosa Resort - 7 min.





A View Of The Majestic Life

A Majestic Living Through Excellent Location





The creators of The Majestic Life

Bhoomi Infracon is a leading name in Pune's real estate world that has built residential and commercial projects at key locations across Pimpri-Chinchwad that offer a fine blend of convenience and lifestyle at upcoming locations. Till date, Bhoomi has successfully completed construction of 5 lakh sq. ft. of space. With the hallmark of timely possession and transparency in dealings, Bhoomi is set to achieve greater success and customer affection with its latest creation, Orabelle.

Call: 9326558188 / 9527800900

www.bhoomiinfracon.in

info@bhoomiinfracon.in

Disclaimer: This brochure is a conceptual representation and need not be to scale. All plans are subject to accommodate the changes as per sanctioning authorities. All offerings and specifications are as per availability and discretion of the developers. Nature and location of all amenities are proposed development shown in proposed master plan and can be added, omitted or shifted as per the developer's discretion. Advertising, brochure and all the price information sheets are merely invitation to the offer. The advertising agency does not endorse or take responsibility for the claims made in the contents of the brochure. Terms and conditions as applicable.



A project by



FORWARD BOUND. ALWAYS.

Site Address: Orabelle, Sr. No. 122, BRT Road, Opp. S. B. Patil School,
Near Basket Bridge, Ravet, Pune 412101
Call: 9326558188 / 9527800900
www.bhoomiinfracon.in info@bhoomiinfracon.in

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