



YOO ONE

DESIGNED BY  
SUSSANNE KHAN **yoo**

























YOO ONE | Living Room



YOO ONE | Living & Dining Room





YOO ONE | Master Bedroom



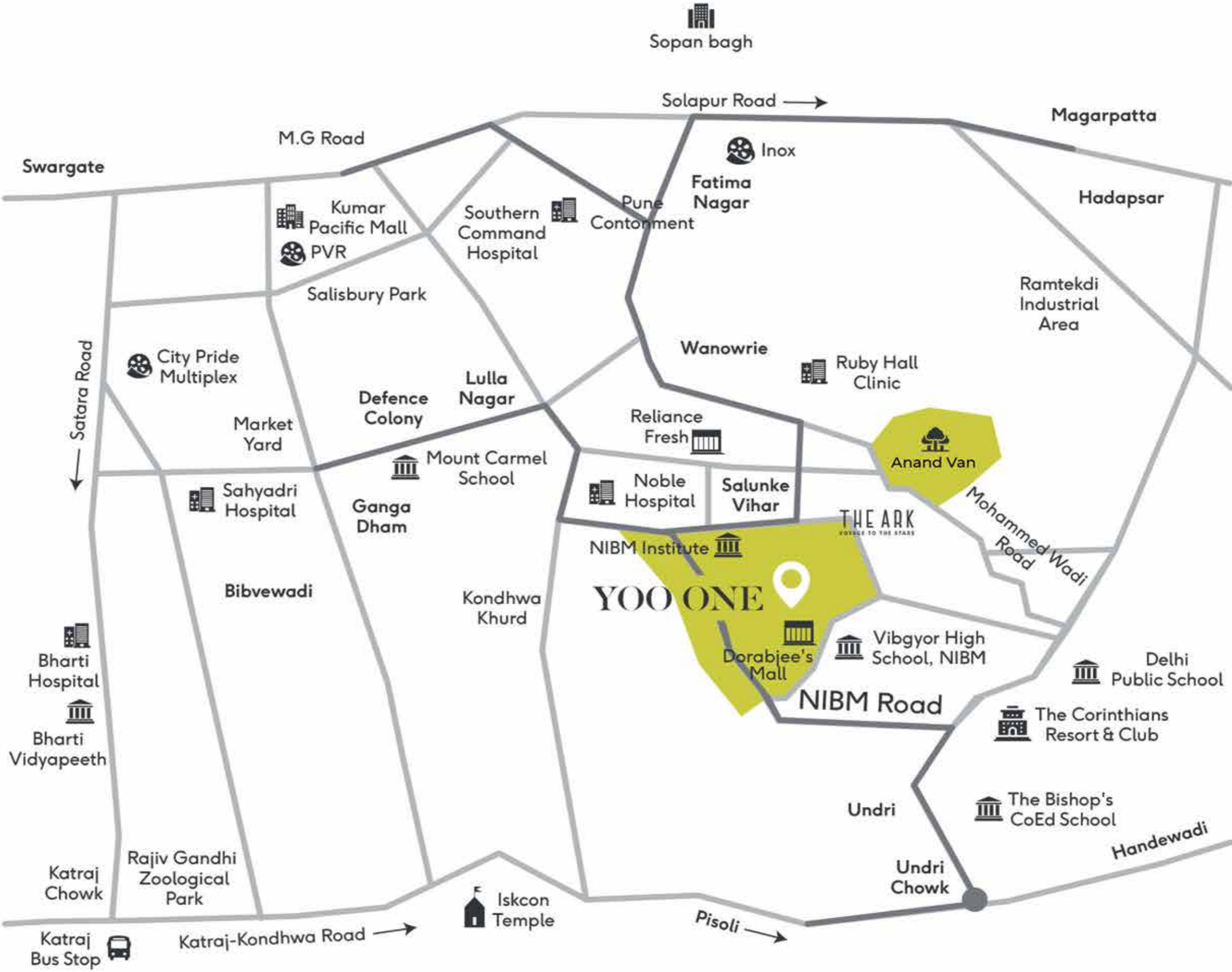
YOO ONE | Master Bedroom





# LOCATION MAP

# YOO ONE





**A TERRACE**

- 1. Restaurant
- 2. Trellis
- 3. Sky Bar
- 4. Conversation Pods
- 5. Observatory Deck
- 6. Herb Garden
- 7. Spa / Jacuzzi
- 8. Water Pond
- 9. Zen Garden
- 10. Sunken Seating
- 11. Yoga Zone
- 12. Sun Deck

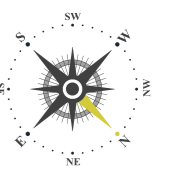
Tower 1, 2, 3 & 6 are future developments.

**B PODIUM**

- 1. Yoga Zone
- 2. Therapeutic Garden
- 3. Gazebo
- 4. Amphitheatre
- 5. Cricket Net
- 6. Multipurpose Court
- 7. Kids Play Area
- 8. Kids Pool
- 9. Jogging Track

**C CLUBHOUSE**

- 1. Squash Court
- 2. Badminton Court
- 3. Indoor Children Play Room
- 4. Guest Rooms
- 5. Business Centre
- 6. Convenience Store



# TOWER 4

## COMMON AMENITIES

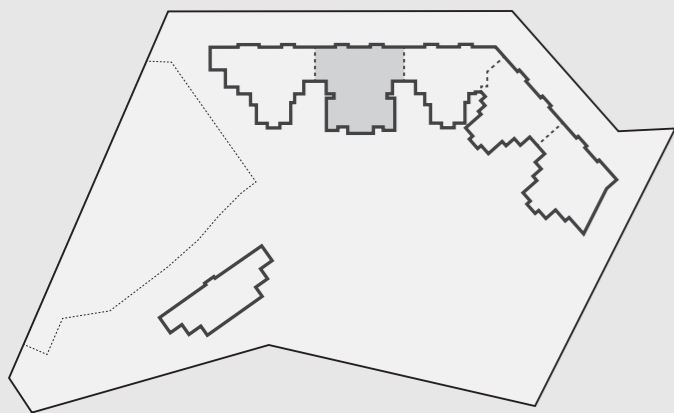
3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

All bedrooms have unobstructed panoramic views of the outdoors.

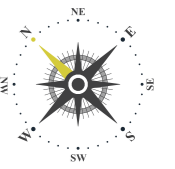
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.



## FOREST VIEW



## CITY VIEW



# TOWER 5

# YOO ONE

## COMMON AMENITIES

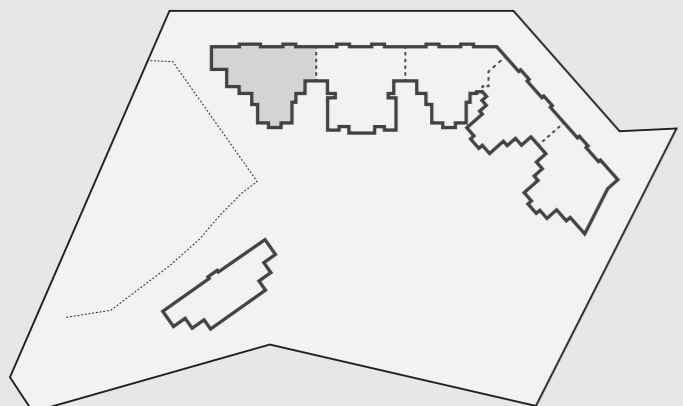
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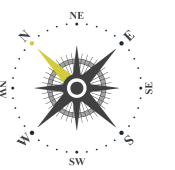
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.



## FOREST VIEW



## CITY VIEW



# T4 4BHK TYPE 1

# YOO ONE

Carpet Area : 165.08 Sqm / 1,777 Sqft  
Balcony Area : 16.81 Sqm / 181 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

All bedrooms have unobstructed panoramic views of the outdoors.

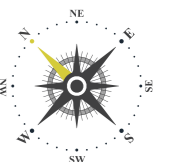
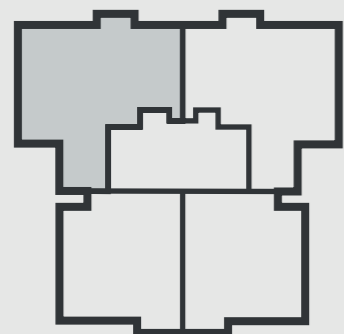
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.

## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Closet Space in all bedrooms to organise your living spaces.

Separate Servant Quarters with Utility Balcony.



# T4 4BHK TYPE 2

# YOO ONE

Carpet Area : 165.08 Sqm / 1,777 Sqft  
Balcony Area : 16.81 Sqm / 181 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

All bedrooms have unobstructed panoramic views of the outdoors.

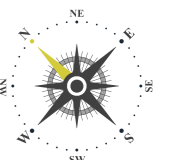
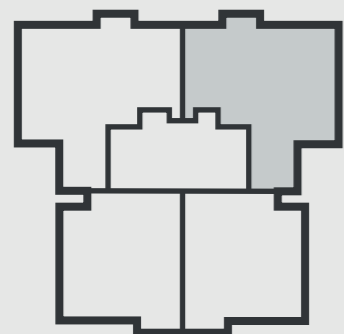
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.

## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Closet Space in all bedrooms to organise your living spaces.

Separate Servant Quarters with Utility Balcony.



# T4 3BHK

# YOO ONE

Carpet Area : 133.03 Sqm / 1,432 Sqft  
Balcony Area : 13.19 Sqm / 142 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

All bedrooms have unobstructed panoramic views of the outdoors.

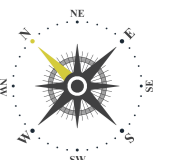
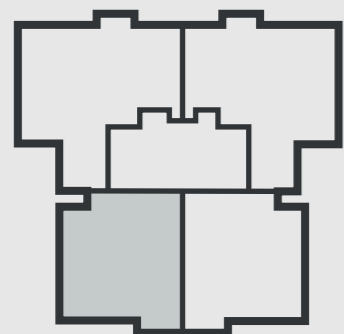
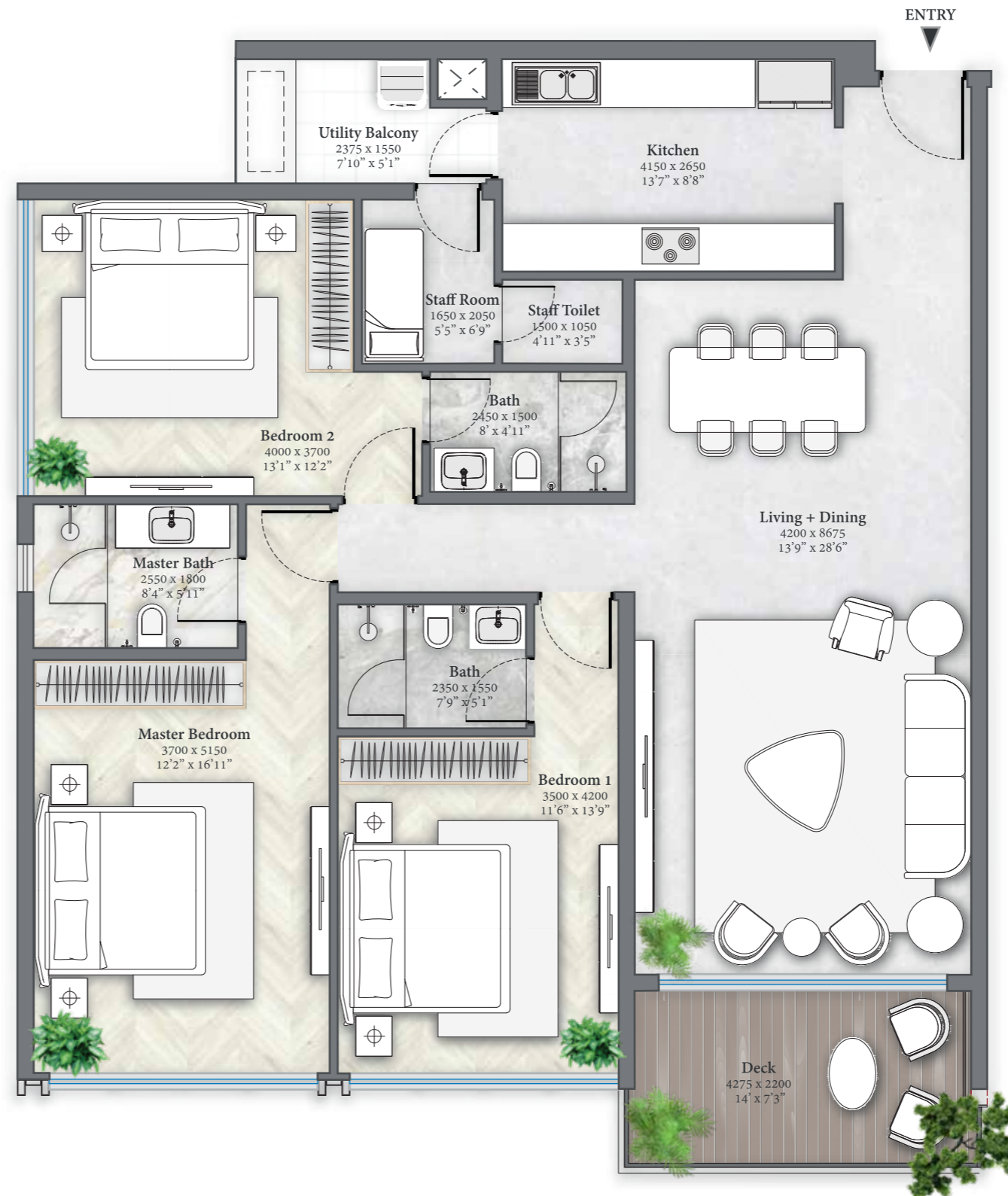
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.

## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Closet Space in all bedrooms to organise your living spaces.

Separate Servant Quarters with Utility Balcony.





# T5 4BHK TYPE 1

# YOO ONE

Carpet Area : 216.28 Sqm / 2,328 Sqft  
Balcony Area: 22.76 Sqm / 245 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

All bedrooms have unobstructed panoramic views of the outdoors.

All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.

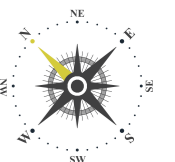
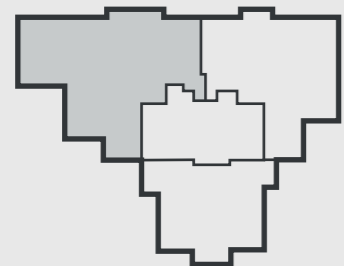
## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Luxurious Master Bedroom with mesmerising views of the outdoors.

Closet Space in all bedrooms to organise your living spaces.

Separate Servant Quarters with Utility Balcony.



# T5 4BHK TYPE 2

# YOO ONE

Carpet Area : 165.08 Sqm / 1,777 Sqft  
Balcony Area : 16.81 Sqm / 181 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

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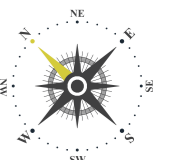
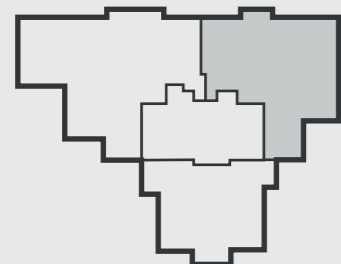
All units are incorporated with VRV Air Conditioning System to keep the spaces well ventilated.

## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Closet Space in all bedrooms to organise your living spaces.

Separate Staff Quarters with Utility Balcony.



# T5 3BHK

# YOO ONE

Carpet Area : 122.35 Sqm / 1317 Sqft  
Balcony Area : 11.7 Sqm / 126 Sqft

## COMMON AMENITIES

3.4 M Floor to Floor Height and large column free spaces, for an opulent state of living.

2.8 M High French Windows to bring in more natural light and fresh air into the space.

Large Private Deck's access from Living Area for one to indulge in lively outdoor experiences.

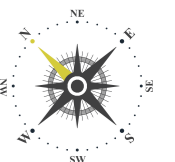
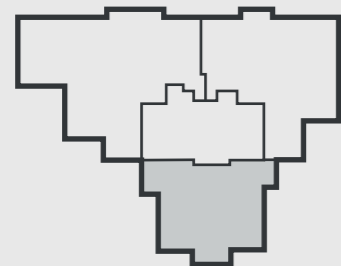
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## UNIT FEATURES

Grand Living and Dining Area with attached Private Deck.

Closet Space in all bedrooms to organise your living spaces.



# SPECIFICATIONS

# YOO ONE

S.No.	Area	Location	Specification
1	Living & Dining	Flooring Wall Ceiling Door Windows/Glazing	Large Format Branded Vitrified Tiles Low VOC Acrylic Emulsion Paint Gypsum False ceiling Low VOC Acrylic Emulsion Paint with lights 8' High Main Entrance door Factory Finished (Digital door lock) Full Height Aluminium Glazing with Railing
2	Master Bedroom	Flooring Wall Ceiling Door Windows/Glazing	Branded Wood Finish Laminated flooring Low VOC Acrylic Emulsion Paint False ceiling Low VOC Acrylic Emulsion Paint with lights 8' High Factory finished Full Height Aluminium Glazing with Railing
3	Other Bedrooms	Flooring Wall Ceiling Door Windows/Glazing	Large Format Branded Vitrified Tiles Low VOC Acrylic Emulsion Paint False ceiling Low VOC Acrylic Emulsion Paint with lights 8' High Factory finished Full Height Aluminium Glazing with Railing
4	Kitchen	Flooring Wall Ceiling Counter Windows/Glazing	Large Format Branded Vitrified Tiles Low VOC Acrylic Emulsion Paint False ceiling Low VOC Acrylic Emulsion Paint with lights Modular Kitchen Full Height Aluminium Glazing
5	Master Bathroom	Flooring Wall Ceiling Fitting/Fixtures  WC Washbasin Shower	Large Format Branded Vitrified Tiles Designer Tiles False ceiling with lights Grohe, Duravit, Kohler or Equivalent Bathroom Fittings Energy Efficient Branded Storage Boiler Wall Mounted Concealed Tank WC Washbasin with Vanity Toughened Glass Partition in Shower
6	Other Bathrooms	Flooring Wall Ceiling Fitting/Fixtures  WC Washbasin Shower	Large Format Branded Vitrified Tiles Designer Tiles False ceiling with lights Grohe, Duravit, Kohler or Equivalent Bathroom Fittings Energy Efficient Branded geysers Wall Mounted Concealed Tank WC Washbasin with Vanity Toughened Glass Partition in Shower

S.No.	Area	Location	Specification
7	Balcony/Terrace	Flooring Wall Ceiling Railing	Matt Finish Designer Tiles Low VOC External Texture Paint Low VOC External Texture Paint Stainless Steel with Glass Railing
8	Utility	Flooring Wall Ceiling Railing	Matt Finish Tiles with provision of washing machine, ODU Low VOC External Texture Paint Low VOC External Texture Paint Stainless Steel with Glass Railing
9	Ground Lift Lobby	Flooring Wall Ceiling	Marble/Branded large Tiles Flooring Acrylic Paint and Wall Features/Designer Fascia False ceiling Low VOC Acrylic Emulsion Paint
10	Kitchen	Typical Lift Lobby Wall Ceiling	Designer/ Stone finish Tiles Acrylic Paint and Wall Features/Designer Fascia False ceiling Low VOC Acrylic Emulsion Paint with lights
11	Common Features Exterior Finish Electrical Power Backup Parking	VRV Air Conditioning in Living/Dining & All the Bedrooms 3.4 M Floor to Floor Height High performance Glass composite façade Branded modular switches with copper wiring, provision of ceiling fans in all rooms & ceiling light fixtures in all rooms. Exhaust fans with mechanically ventilation in bathrooms. 3 bhk- 4KVA, 4 bhk- 5 KVA EV Enabled Parking (On chargeable basis)	
12	Building Specification Security System Fire Fighting System Wifi Enabled Common Areas	Secured gated community with access control at entrances & CCTV for parking area & entrance lobby at ground floor. Lifts with access control system. Sprinklers, smoke detectors & alarm systems as local authority norms. Lobby Area, Club House, Terrace & Podium.	

# DISCLAIMER

YOO ONE

“Yoo One” project is registered with Maharashtra-RERA vide Reg. No. P52100045735, being developed, constructed and marketed by DASSCON Realty Pvt Ltd (hereinafter referred to as “Developer”) on a land parcel admeasuring 27255.37 Sq. Mts. (Project Area - 23011.87 sq. mts.) situated at S. No. 26, HISSA No. 4, at Kondhwa Khurd, Haveli, Pune, 411048.

All renderings, maps, site plans, photos, simulated views, floor plans, tower view, graphic images, drawings (other than actual images) and all other information depicted in this document are illustrative and an artist’s depiction only. These are provided to assist the prospective purchaser in visualizing the units, towers and the Project. These should not be relied upon by the prospective purchaser in deciding to purchase a unit and the prospective purchaser is advised to seek independent advice from the company or MahaRERA before purchasing any unit in the project. The project, units, design or number of towers depicted herein are subject to change as maybe decided by the company or directed by any competent authority in the best interest of the development. The furniture, fixtures, furnishings and gadgets are not standard features of the project and not being offered by the Developer. This document shall not be deemed to be an offer for sale or invitation to purchase a unit and is not legally binding on the Developer. All details related to the Project is available at Maharashtra RERA viz [www.maharera.mahaonline.gov.in](http://www.maharera.mahaonline.gov.in). The prospective purchaser is advised to visit the website of Maharashtra RERA to peruse the details of the Project while considering purchase of any Unit in the Project. Nothing contained herein shall construe as any scheme or deposit plan or investment advice/offer/proposal under any law or scheme, and use of information shall be governed by the Indian laws including the Real Estate (Regulation and Development) Act, 2016. The developer does not represent or warrant that that the actual views from the units and towers will be in conformance with the views shown, or that any existing views will not be obstructed in the future. Prospective purchasers are advised that: (a) there are no protected views in the project, and units or towers are not assured the existence of or unobstructed continuance of any particular view; (b) any view from a unit is not intended as part of the value of the unit, and is not guaranteed, and the developer makes no representation or warranty regarding the effect of the view on the value of the unit; and (c) any future development, construction, landscaping, growth of trees or other installation or improvements by the developer or other owners, or owners of property in the vicinity of the project, may impair the view from the unit or any particular tower.

Lush View Infratech LLP or Tribeca are not an owner, developer or promoter of this Project, and is only assisting the Developer in execution of the Project. Lush View Infratech LLP has permitted the Developer to use the “Tribeca” brand name and mark for the Project on the agreed terms which permission may be terminated or revoked by Lush View Infratech LLP at any time at its discretion.

All dimensions are in mm and ft, inches. Plans used here are for all floors except refuge floors at 8th, 12th & 17th level.

**TRIBECA | TRICON**

