



Artistic Impression

— C O D E N A M E —

TECH**D**

2 & 3 BHK Ecotech-Friendly Homes
at **BHUGAON**

**DESIGNED TO DELIGHT.
DESTINED TO
DIFFERENTIATE.**

Where the confluence of nature and
technology influences your lifestyle.

This is where technology is installed at the core of nature for your delightful experiences. Thoughtfully located at Bhugaon, these 2 & 3 BHK homes are nestled at a distinctive destination. With tech-savvy features designed for an effortless living, the surrounding nature ensures that you dive deep into a universe of grandeur.

DESIGN! TECH



HOME
AUTOMATION
FACILITIES



BIOMETRIC
DOOR LOCK



MOTION-
DETECTING
LIGHTS



FRONT-DOOR
INTERCOM



DESTINATION!

TECH



SURROUNDED BY
VAST GREENERY



JUST 5 MIN FROM
CHANDANI CHOWK



UPCOMING
RING ROAD &
METRO STATION



EXCELLENT
CONNECTIVITY
TO NH4



DELIGHT!

TECH



LOCATED AT
2,300 FT
ALTITUDE



UNINTERRUPTED
VIEW OF
SAHAYADRI RANGES



NATURAL LIGHT
& VENTILATION



DISTINCTIVE
FLORA & FAUNA





**INDULGE IN FINEST MOMENTS
EMBRACED BY NATURE & TECHNOLOGY!**

IMPECCABLE EXPERIENCES
AWAIT YOU EVERY DAY!



Artistic impression



Conceptual image




**A LIFESTYLE
THAT'S A BLEND OF
COMFORT
& CONVENIENCE!**

CLUBHOUSE



-  BOOK CAFÉ & WORK AREA
-  GYM
-  INDOOR GAMES
(CARROM/TABLE TENNIS/BILLIARDS)
-  YOGA CENTRE
-  BANQUET HALL
-  DAY CARE
-  SWIMMING POOL

SURVEILLANCE ROOM







(INDEPENDENT FOR EACH BUILDING)

-  JANITOR'S/MAINTENANCE ROOM
-  SECURITY CABIN
-  SOCIETY OFFICE

TERRACES

-  SENIOR CITIZEN GARDEN
-  EVENING WALKING SPACE

GROUND

-  JOGGING TRACK
-  TURF & MULTIPURPOSE COURT
-  KIDS' PARK/PLAY AREA
-  SENIOR CITIZEN GARDEN
-  OPEN AIR THEATRE/AMPHITHEATRE
-  EV CHARGING STATIONS
-  PICK-UP/DROP-OFF POINT
WITH WAITING AREA

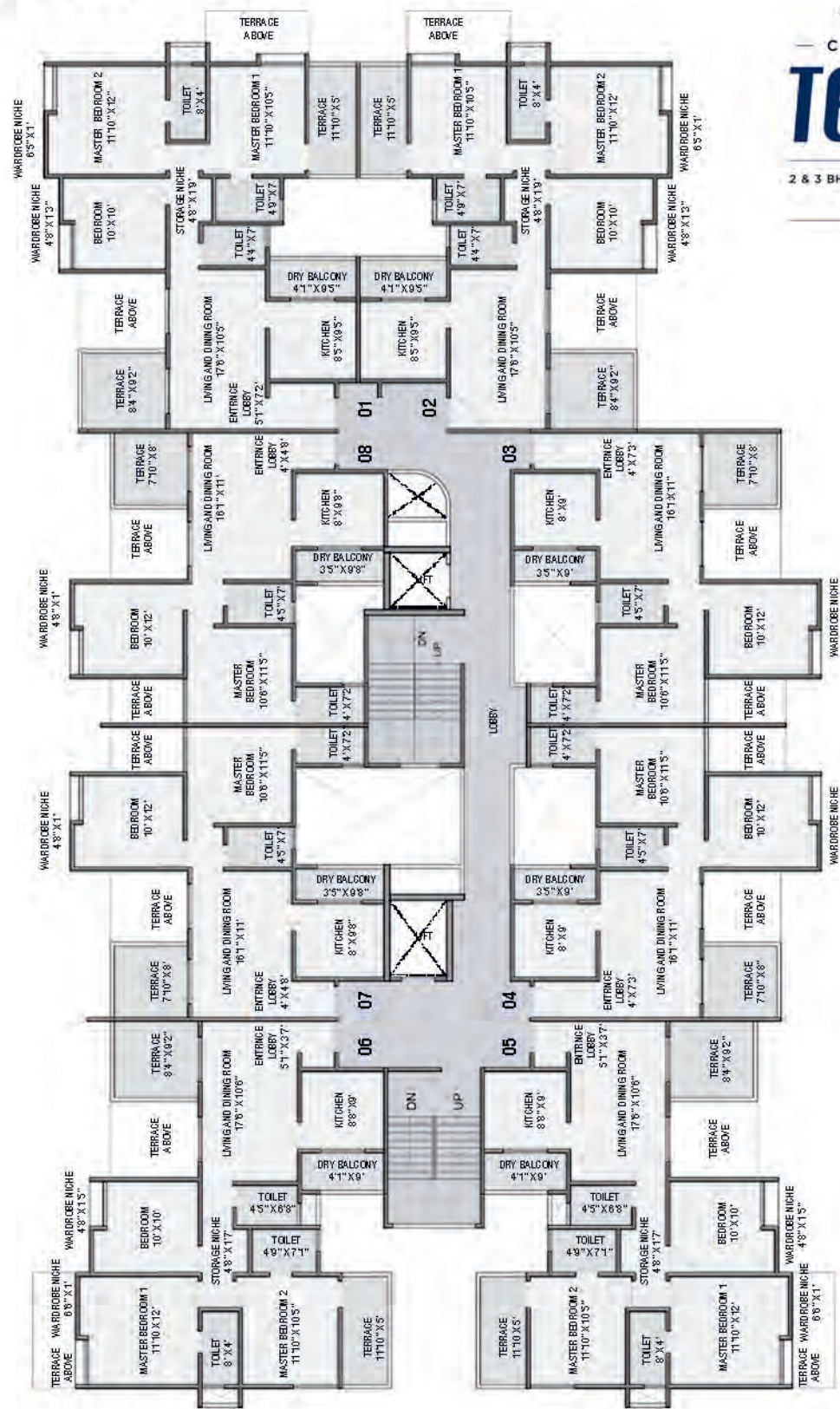
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MASTER LAYOUT

ODD FLOOR PLAN



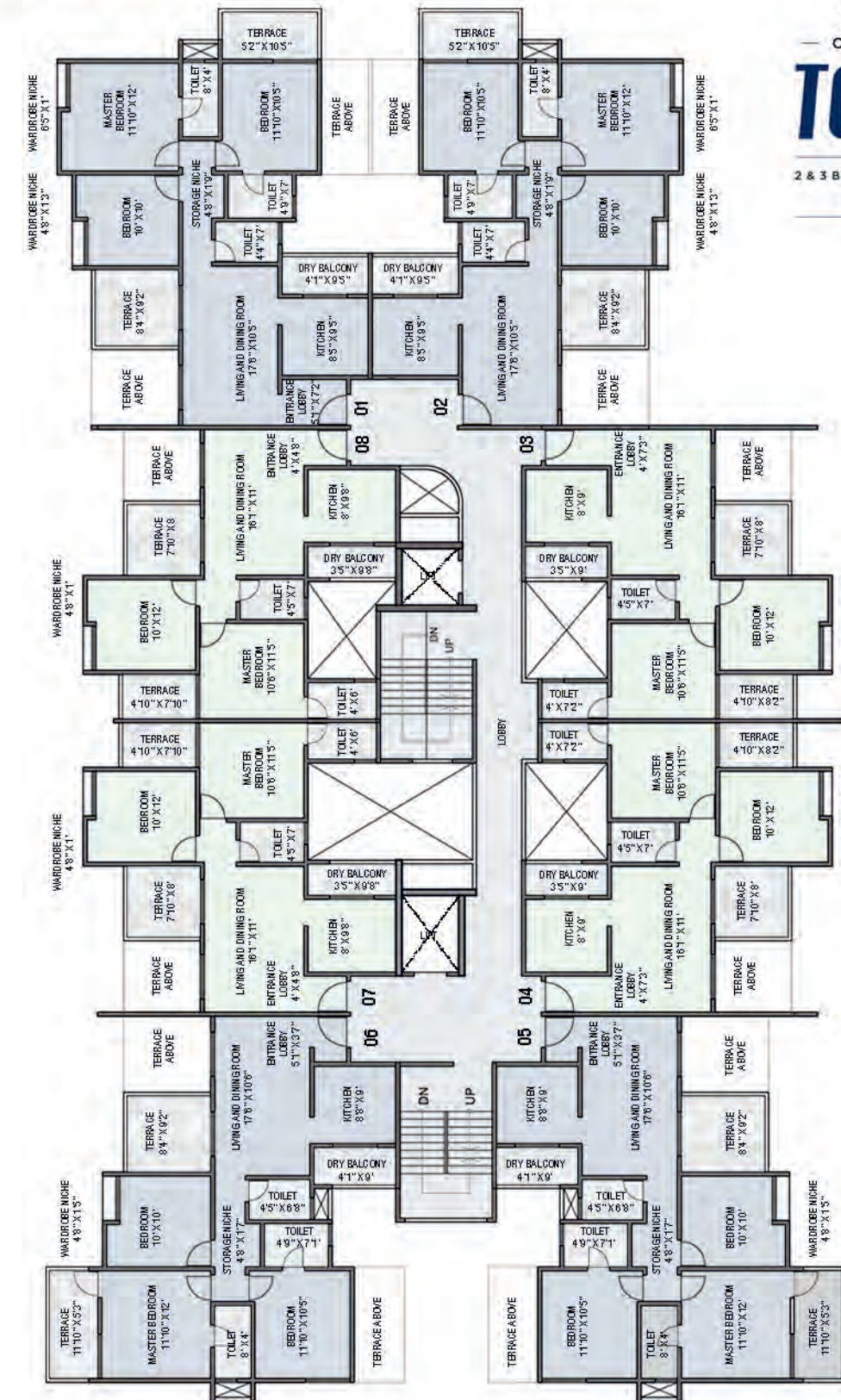
PRESENTING
CODENAME
TECH D
 2 & 3 BHK Ecotech-Friendly Homes
 at **BHUGAON**

FLOOR	APARTMENT NO.	CARPET AREA (SQ.FT)
FLOOR 03,05,07,09,11	SERIES 01	1075
	SERIES 02	1033
	SERIES 03	724
	SERIES 04	724
	SERIES 05	1054
	SERIES 06	1054
	SERIES 07	722
	SERIES 08	722



ODD FLOOR PLAN

EVEN FLOOR PLAN



PRESENTING
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FLOOR	APARTMENT NO.	CARPET AREA (SQ.FT.)
FLOOR 02,04,06,10,12,14	SERIES 01	1071
	SERIES 02	1029
	SERIES 03	765
	SERIES 04	765
	SERIES 05	1051
	SERIES 06	1051
	SERIES 07	764
	SERIES 08	764



EVEN FLOOR PLAN



CARPET AREA STATEMENT				
SR. NO	CARPET AREA	TERRACE AREA	DRY BALCONY AREA	GROSS CARPET AREA
01.	883 SQFT	145 SQFT	43 SQFT	1071 SQFT

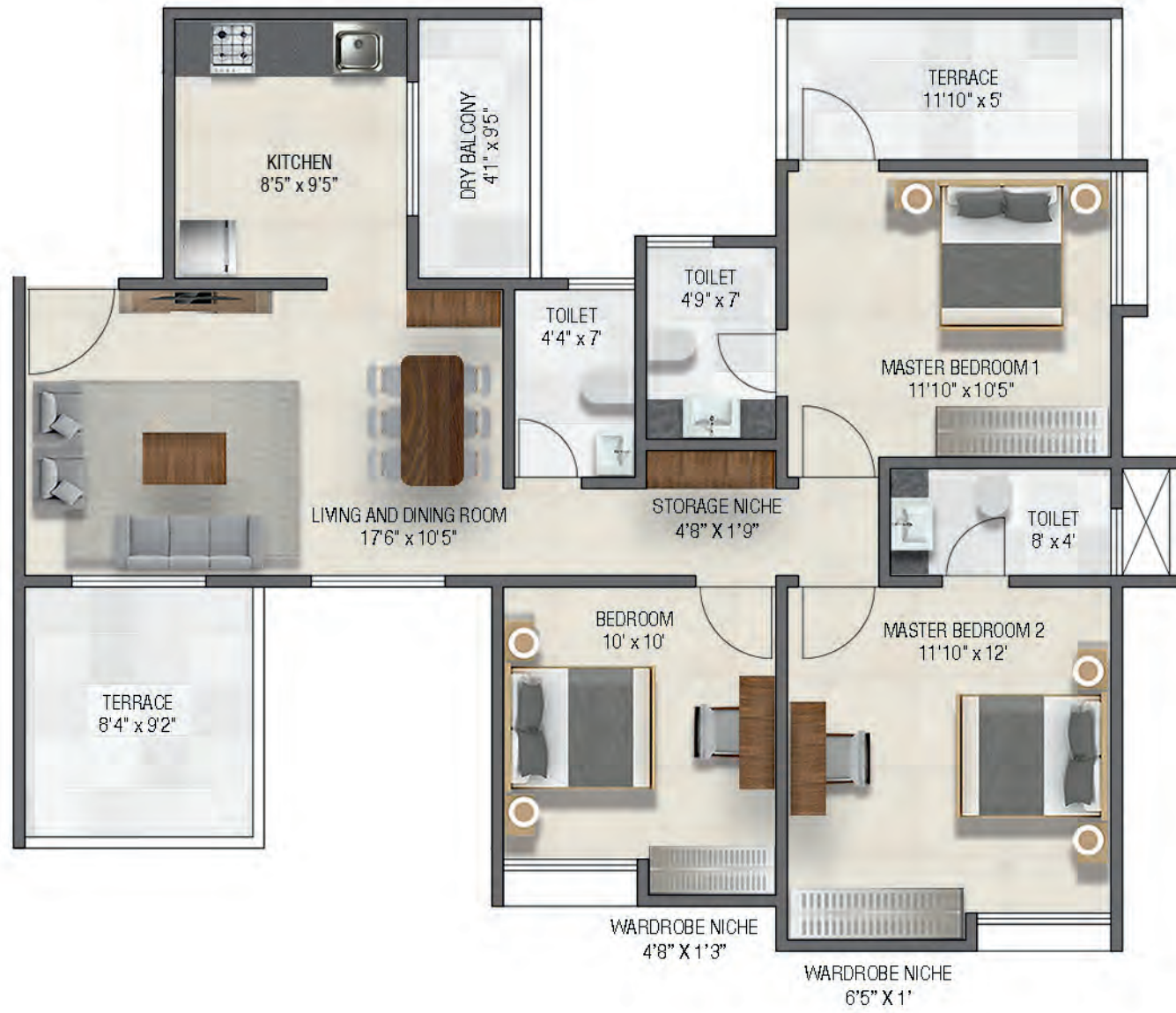


CARPET AREA STATEMENT				
SR. NO	CARPET AREA	TERRACE AREA	DRY BALCONY AREA	GROSS CARPET AREA
01.	854 SQFT	157 SQFT	40 SQFT	1051 SQFT



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CARPET AREA STATEMENT				
SR. NO	CARPET AREA	TERRACE AREA	DRY BALCONY AREA	GROSS CARPET AREA
01.	841 SQFT	150 SQFT	43 SQFT	1033 SQFT



APARTMENT:
302, 502, 702, 902, 1102

3BHK UNIT PLAN

ODD FLOORS: 03 05 07 09 11

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CARPET AREA STATEMENT				
SR. NO	CARPET AREA	TERRACE AREA	DRY BALCONY AREA	GROSS CARPET AREA
01.	620 SQFT	111 SQFT	34 SQFT	765 SQFT



APARTMENT:
203, 403, 603, 1003, 1203, 1403

2BHK UNIT PLAN

EVEN FLOORS: 02 04 06 10 12 14



Conceptual image

SPECIFICATIONS

BRICK WORK

AAC Blocks - Internal and external walls

PLASTER

Internal Plaster - Gypsum finish
External Plaster - Double coat plaster with artificial sand

KITCHEN / W.H.B COUNTER

Kitchen Platform - Black natural granite with SS sink (Sink Nirali, Carysil or equivalent)
Wash Hand Basin Counter natural granite

WINDOW FRAME or SILL

Granite window sills
Ventilator granite frame

DOOR & DOOR FRAMES

Main door frame hardwood box type with 38 mm thick laminated flush door, biometric lock
Toilet door frame granite & panel 32 mm thick laminated flush door with lock Europa / Godrej / Kich

FABRICATION WORKS

Window, terrace & staircase railings & grills mild steel

FLOORING & TILING

Flat Flooring & skirting 2' X 4' Double Vitrified
Bathroom - Wall tiles 12" X 18" Ceramic up to lintel level & Floor 12" x 12" Anti-skid tiles
Attached terraces - Floor Tiles 12" x 12" Anti-skid
Common lobby & mid landings 2' X 2' tiles
Main Staircase - Tread / Riser Double Vitrified single piece tile [custom staircase tile]

PAINTING WORKS

Internal Painting Birla Wall Care Putty with Premium Acrylic Emulsion

ALUMINIUM WINDOWS

Powder coating 2-Track & 3-Track windows with 4 mm thick Saint Gobain clear glass
Toilet - Lowers with frosted glass

OTHERS

Name plates/ name boards stainless steel
Stainless Steel Signages
Letter Box MS - powder coated
Video door phone



Conceptual image

A FINE FUSION OF FINESSE & FASCINATION



A fine location: The project nestles afar from the bustling city life with a backdrop of serene nature



Development with a finesse: A project crafted for those the tech-savvy as well as nature-lovers



Full of fascinating experiences: The project is a culmination of experiences that will fascinate every resident living here, every day



A fusion of nature & technology: The projects offer the best of both worlds, quite literally



Second to none lifestyle: The homes ensure that lifestyle quotient is not compromised and you live lavishly

LOCATION MAP



Scan for location



Map not to scale

Neuleaf Litespace Pvt. Ltd. carefully selects each land parcel that assures the highest development potential. Here are a few of their creations that have elevated the standards of excellence:

KONKAN TRAILS, DAPOLI

A 51-acre themed village living with pristine surroundings, rich biodiversity and a lifestyle that triggers nostalgia, Konkan Trails at Dapoli boasts of its climate-responsive architecture (CRA).

PALASHA, PANCHGANI

Located at splendid and picturesque Panchgani, the 14 acres of ultra-luxury villa development at Bhilar, Panchgani, Palasha is spread across a sprawling space of 319000 sq.ft.

UMBRAI, BHUKUM

The 4-acre NA plotting project at Bhukum is located at a serene destination away from the hustle and bustle of the city and is spread across 103700 sq.ft of space.

CODENAME: BAVDHAN UNIQUE, BAVDHAN

The 2 & 3 BHK residences at Codename: Bawdhan Unique are strategically located at Bawdhan with ultramodern amenities that suit your taste in fine living.

THE LEISURE LAGOONS, NEAR SHRIVARDHAN

This 32-acre community for villa plots and resort-themed bungalows is blissfully located in between Mangaon, Shrivardhan and Diveagar. The project is embraced by a large lake which makes it an ideal destination for vacation goers.

— CODENAME —
TECH D

SHOPS & OFFICES
at BHUGAON



Artistic impression



**TURNING OVER
A NEU-LEAF.
ADDING
LIFE TO SPACES.**

THE BIRTH OF NEULEAF LIFESPACE

Neuleaf Lifespace Pvt. Ltd. began in 2017 with a vision to reinvent the mechanism of the real estate business by implementation of technology & in-depth knowledge in the industry.

Since its inception, Neuleaf Lifespace has provided comprehensive real estate solutions across Maharashtra in the area of real estate management, development of plots and properties.

OUR PARTNERS

Lead Architect:
Jay Aeram Architects

RCC Consultants:
G. A. Bhilare Consultants Pvt. Ltd.

MEP Consultants:
Arihant Consultant
& Associates

Landscape Consultants:
K+ Design Studio

Design Consultants:
Studio AVP

Legal Consultants:
Economic Laws Practice



Corporate Office:

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Disclaimer: Codename TechD is only the launch event name and not the name of the project. The actual name of the project is GRACE LAND. This project is registered under MAHARERA No. P52100000181 and is available on the website <https://maharera.mahaonline.gov.in> under registered projects. This does not constitute any form of an advertisement, offer and/or agreement & all purchases/leases shall solely be governed by the terms and conditions of the agreement for sale/lease. All images are for representative purpose unless otherwise noted. Terms & conditions apply.