

54 FLORES d r i v e



54 Flores Drive

Luxury 3 bhk homes

Hadapsar, Pune

 **Bhandari**[®]
associates
celebration of space

The
DRIVE
Series
COLLECTIVE
WHAT DRIVES YOU?

A Part of the Drive Series
Collective

<https://maharera.mahaonline.gov.in>
MAHARERA Reg. No



PM1261012502015





Digital Render



This is more than walls and roofs.

It's about a place
that understands you, a space that is you
- where life simply belongs to you!

It's where small joys become
lasting memories, and everyday
moments feel effortless.

At 54 Flores Drive, this feeling finds
form, a place designed for life as
it should be, naturally yours.





Digital Render

Location The Masterpiece!

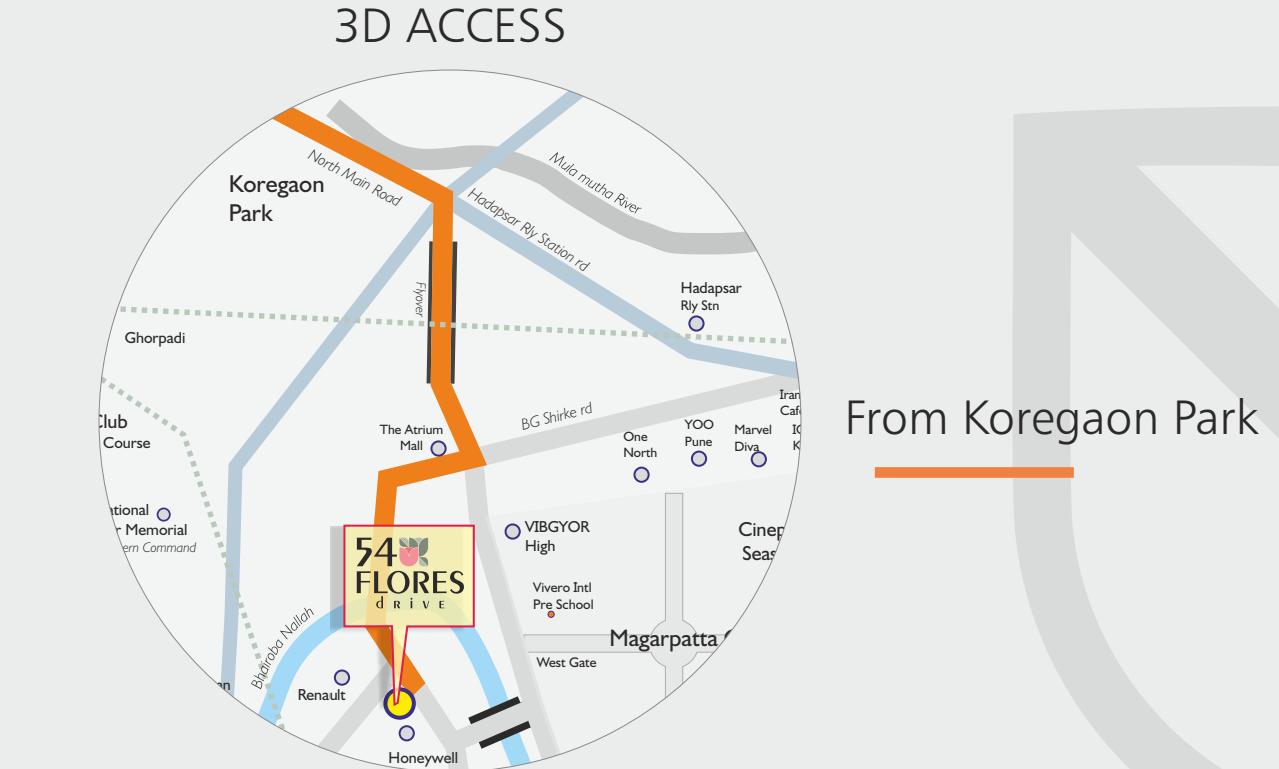
A setting where access, address, and surroundings come together with intent.



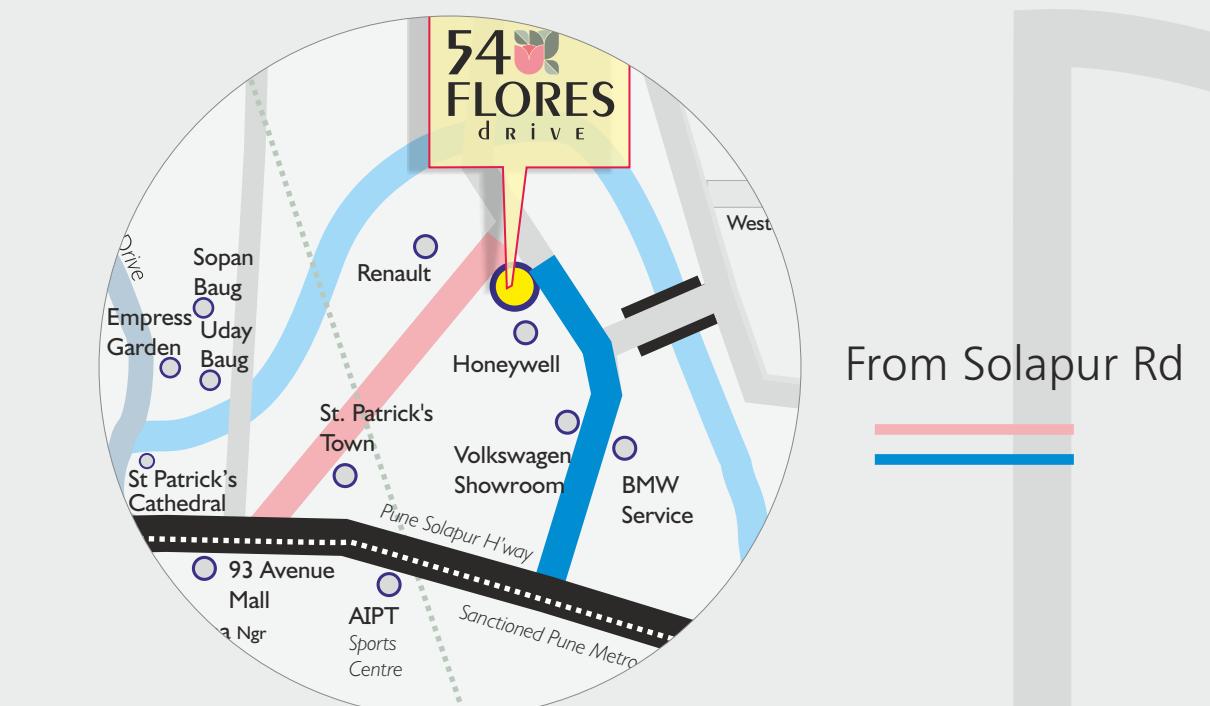
Magarpatta Cybercity 2 mins (West Gate)
Amanora Park Town - 5 mins
Magarpatta Metro Stn - 4 mins
Hadapsar Metro Stn - 4 mins
Koregaon Park - 10 mins

Kalyani Nagar - 11 mins
Pune Camp - 15 mins
Kharadi IT Park - 17 mins
EON IT Park - 19 mins
Phoenix Mkt City - 22 mins

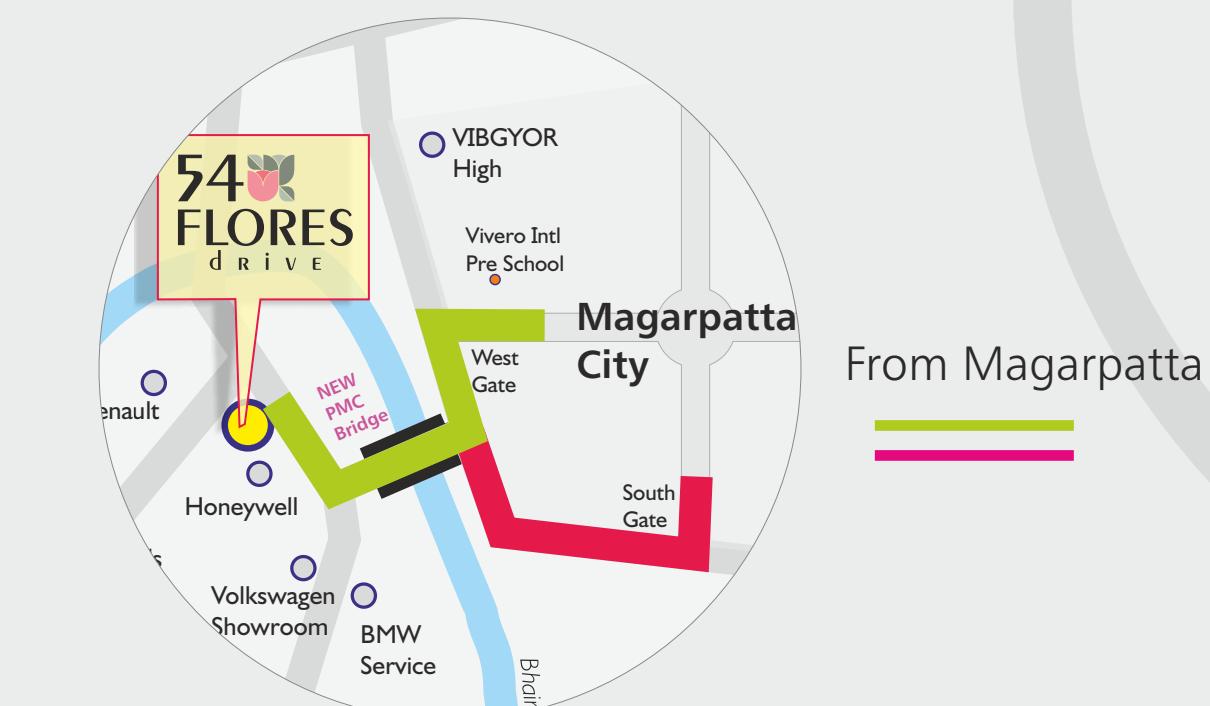
Pune Airport - 32 mins
Noble Hospital 5 mins
VIBGYOR High - 3 mins
Billabong High - 7 mins



From Koregaon Park



From Solapur Rd



From Magarpatta

Digital Render



Architecture & Design

Design is all about understanding people first. Listening, adapting, and shaping spaces that feel instinctively right.

At 54 Flores Drive, the design is about making life effortless. Every line, every corner, every plan has been considered with human sensibility. Open, flowing layouts allow natural light and air to move freely, creating homes that breathe. Rooms connect seamlessly yet retain their own identity, giving a sense of space that's both generous and intimate.

Here, Proportion meets Intuition. Materials, Textures, and Spatial Rhythm work together to foster comfort, privacy, and subtle elegance. The building itself carries a quiet poise on the street, while inside, each apartment invites you to move naturally, live intuitively, and feel at home without thinking about it. It's architecture that feels alive, not imposed - but perceptive.

It is this confidence of design that lends 54 Flores Drive that indelible premium character.



Digital Render



Digital Render



Leisure Lifestyle Relaxation



Amenities at 54 Flores Drive are planned as part of everyday living - spaces that support how life actually flows. Designed with international Landscape Specialists and leading Architectural Consultants, they balance global thinking with practical, lived-in design.

The Clubhouse brings together activity and downtime, with areas for fitness, conversation, and quiet breaks. The Podium-level Pool supports both lap swimming and relaxed evenings. A contemporary Gym makes daily fitness easy and integrated. Children's Play Zones focus on safety and imagination, while Landscaped Gardens and Calmer Corners create space to pause and reset.

Work pods, Indoor Games, a Crèche, and shared Community Spaces are planned as a connected system - not as stand-alone features. The result is amenities designed for regular use, not just first impressions.

Over 55,100 sq. ft. of Recreational Space is dedicated to everyday well-being: 12,500 sq. ft. Indoor Amenities, 10,000 sq. ft. Open Green Spaces, and a 32,000 sq. ft. Podium Walking Plaza - creating a complete environment that supports daily life, naturally and comfortably.

Rejuvenation



Lagune

Edo & Nijo

the Podium

Swimming Pool



Amenities List

GROUND - OPEN SPACE

- Multi Purpose Lawn (10x15m)
- Amphitheatre
- Small Stage For Event
- Seating Area

PODIUM / OUTDOOR

- Sunset Hanging Seaters
- Resting Corners

- Spill Out Play Area
- Outdoor Kids Play Area
- Seating Alcove
- Coffee Lounge Deck
- Parents Seating Lounge
- Kids Splash Pool
- Lap Pool
- Multi Purpose Deck
- Fitness / Yoga Lawn
- Garden Lounge
- Jogging Loop

PODIUM / INDOOR

- Multi Purpose Gym
- Yoga Room
- Mini Theatre
- Grand Reception Lobby for All 4 Buildings
- Spa With Salon
- Gaming Room
- Society Office with Conference Table
- Indoor Games

- Poker Room With Lounge Seating & Bar Counter
- Hobby Room
- Kids Creche
- Ladies And Gents Toilets Adjacent To Swimming Pool
- Pet Grooming Area



The 54 Lounge









Core
The Multi Activity
Ultra Modern Gym





Children's
Bed Room



**TYPICAL
FLOOR
PLAN**

**A
TOWER**



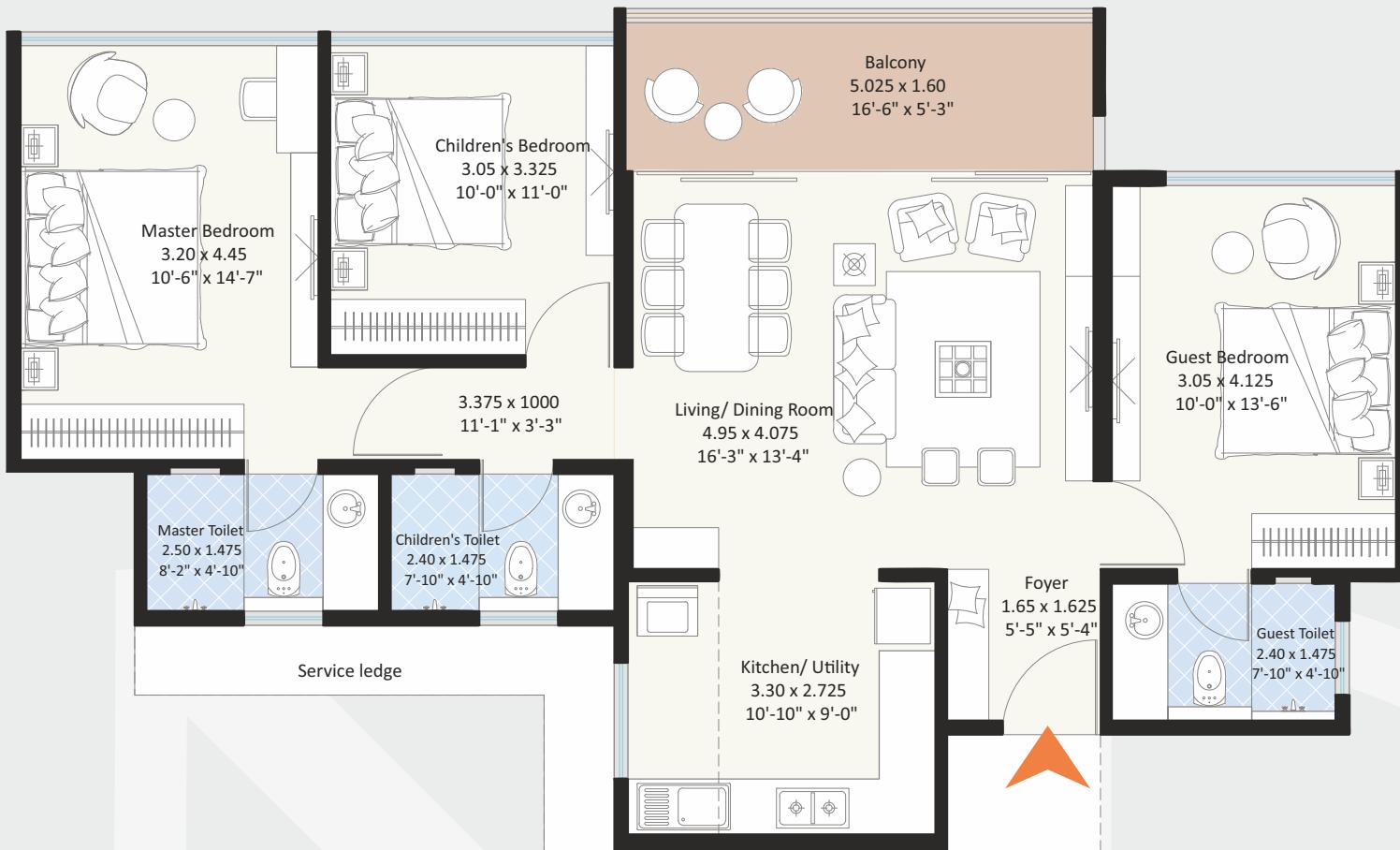
TYPICAL FLOOR PLAN

B TOWER



1042

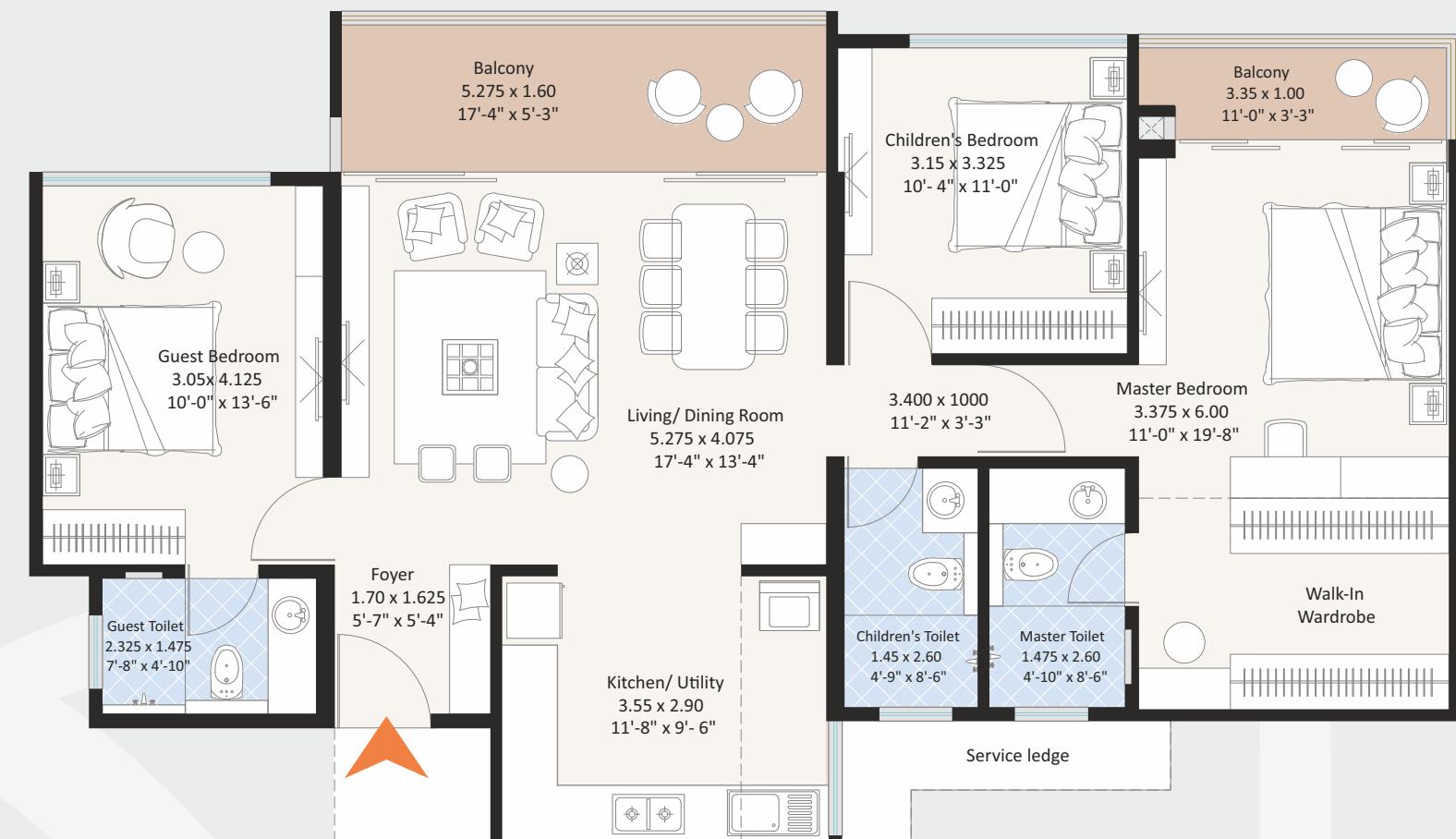
Sq.Ft.



3 BHK Type 2		Flat Carpet	Balcony Carpet	Total Carpet
	Sq.M.	88.74	8.04	97
	Sq.Ft.	955.20	86.54	1042

1190

Sq.Ft.



3 BHK Type 1		Flat Carpet	Balcony Carpet	Total Carpet
	Sq.M.	98.87	11.72	111
	Sq.Ft.	1064.24	126.15	1190



Living + Dining

Master Bedroom



Master Bedroom



The Kitchen

Specifications

STRUCTURE

- Earthquake resistant structure as per seismic design.
- ALUFORM construction technology

WALL / CEILING FINISH

- Internal walls - Finished with 2 coats of Putty & 2 coats of premium Emulsion - Jotun or Equivalent
- Ceilings - Finished with 2 coats of Putty & 2 coats of premium Emulsion, Jotun or Equivalent
- Exterior walls - Texture Surface And Top Coat Acrylic Paint with colour

FLOOR FINISH WITH SKIRTING

- Main flooring - 1200mm x 800 mm Vitrified tiles in complete apartment
- Bathrooms - 1200mm x 600 mm - Antiskid tiles in bathrooms
- Balcony - 200mm x 1200 mm - Antiskid tiles in Balconies / Sit out

KITCHEN, UTILITY

- Engineered Stone (15mm) - Top Kitchen Platform and Dado for a height of 600mm
- CP fitting - Jaquar Lyric Sink Cock
- Sink - Scratch resistant SS sink with Double Bowl (Franke or equivalent)

KITCHEN, UTILITY (Continued)

- Gas Leak Detector - Gas Leak Detector System
- Piped Gas - Provision for Reticulated Piped Gas System
- Dado Tiles - 4' height tiles in dry balcony
- Otta width - 26" /21" Kitchen otta
- Services - provision for washing machine and dish washer in dry balcony

BALCONY

- SS Railing with Laminated Toughened glass
- Sill level finished with Granite
- Wooden finish Foor Tiles
- Drain Channels in sit out area
- False Ceiling with Lights

BATHROOMS

- Exclusive bathrooms with premium Designer Sanitary Ware (Toto /Kohler / equivalent)
- CP fittings make - Toto / Kohler / Jaquar or equivalent
- Shower Partition in all en suite bathrooms and Shower Enclosure in master bathroom
- Designer Dado tiles in all bath rooms up to lintel level
- Counter Washbasin in all bathrooms
- Provision for Solar water in master bathroom
- False Ceiling in all bath rooms
- Exposed WC Flush Valve SCHELLOMAT Silent, with brass push button
- Motion Sensor Lights in all Bathrooms

Common Features

COMMON FEATURES

Lift: High Speed Automatic lifts with SS finish.

Back-up: 100% Power backup for common amenities such as Clubhouse, lifts, STP & common area lighting.

Name Board: Apartment owner name list will be provided + Common Signages

Lift Cladding: Marble cladding at ground main entrance level and Designer Tiles for other levels.

Lobby: Marble flooring at ground main entrance level and Designer Tiles for other levels.

Corridor: Vitrified tiles of size 800x1600mm / equivalent flooring at all levels.

Staircase Floor: Granite flooring at first 5 levels of parking, remaining levels Kota finishing.

Staircase Handrail: MS handrail with Enamel Paint finish in all floors.

Basement & Car Parking Floors: Tremix flooring.

Typical floors: Firefighting system with sprinklers and smoke detectors in apartment as per fire norms, Motion sensor Lights in Lobbies

Water Storage: Centralized Underground water tank, as per requirement.

Rain Water Harvesting: Rain water harvesting as per requirement.

STP: Centralized Sewage Treatment Plant.

Safety: 24 Hours surveillance CCTV cameras in designated common areas, CCTV Provision in Lifts

Walkways: Walkway spaces well defined as per landscape design intent.

Security: 3 tier Security, Security booth will be provided at the entrance/exit.

A Celebration of Space

Founded in 1985, Bhandari Associates has been creating some remarkable spaces in and around Pune. These spaces are now benchmarks of construction excellence and have become landmarks over time. They have also established Bhandari Associates as a provider of Quality spaces that serve the purposes of residence and commerce. In its true sense these developments are a 'celebration of space'

KOTHRUD BANER BALEWADI PASHAN HINJEWADI
WAKAD DANGE CHOWK WAGHOLI MOSHI HADAPSAR

Bhandari Associates, BA Gateway, 1620, Aundh,
Next to Sakalnagar Metro Station, Baner Road, Pune 411 007.

The
DRIVE
Series
COLLECTIVE

WHAT DRIVES YOU?

The Drive Series Collective represents a curated portfolio of landmark developments that consistently raise the bar for design, quality and urban living. Each Drive Series project reflects an steadfast commitment to excellence - where advanced construction methodologies, rigorous quality controls, and the finest specifications come together to create spaces that are both globally benchmarked and personally resonant. New destinations are being added to The Drive Series Collective through 2026-27, further extending its presence across Pune's most sought-after locations.



43 Privet
Drive
BALEWADI



7 Plumeria
Drive
live the change
nr Dange Chowk

43EQ
BALEWADI
(A SMARTWORKS Facility)

32
Pinewood
Drive
HINJEWADI 3

The brochure is purely conceptual and not a legal offering, nor will it be a part of the agreement. Number of Buildings, Floors and No. of flats/units may be revised. Promoters reserve the right to amend the layout, plans, elevations, design, specifications, amenities, etc. without notice. Layouts and views are artistic impression on completion of all phases of the said project.

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