



*Floria-2*  
define your lifestyle

Luxurious 2 & 3 BHK Homes



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*Welcome* to Floria - 2, where living becomes an art. This residential haven redefines the essence of home, seamlessly blending comfortable interiors, modern features, and a vibrant community.

*Floria - 2* transcends the ordinary, offering an infinite range of delightful experiences that elevate dignified living to a new level of luxury. Our 2 BHK & 3 BHK homes on Sun City Road are a harmonious fusion of contemporary design and functionality.

*Meticulously* crafted with standard amenities and the latest features, Floria - 2 is a testament to Akshay Chintan Builders' commitment to excellence. Positioned in a prime city location, yet surrounded by lush landscapes, this property provides breathtaking views from your windows and balconies. Welcome to a home where infinity is wholesome.

*Floria - 2* by Akshay Chintan Builders is your sanctuary for a lifetime of extraordinary experiences, where elegance, comfort, and boundless joy converge seamlessly. Embrace the opportunity to make Floria - 2 your dream home.





## Amenities



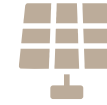
Impressive Entrance and Floor Lobbies



Party / Multipurpose Lawn



Children's Play Area



Solar Water Heater for All Bedrooms



Senior Citizen Sit Out



Guarded Security round the clock



Branded Elevators with power back-up



Generator Backup for Common Areas



Sufficient lighting for parking, lobbies & passages



CCTV at Entry - Exit Points



Fire Extinguisher System



Paved / Trimix internal driveway



Video Door Phone in Entrance Lobby



Biometric / Pin code access in Main Lobby



Well finished Stairs

## Top Terrace Amenities



ASTRO Deck



Yoga / Meditation Area



Open Mini Gym.



Acupressure Walk



Reading Corner



Outdoor open Kitchen Area



Barbeque Area



River View point



Informal Sitout



Performance Square



3 BHK



2 BHK

# Specifications

- **RCC**

Earthquake Resistant Structure.

- **BRICKWORK**

External 6" Thick, Internal 4/5" Thick Autoclaved Aerated Concrete Blocks.

- **PLASTER**

External Sand Faced Finish.

Internal Walls Single Coat Rough Plaster & finished with Gypsum.

Ceiling finished with Gypsum.

- **FLOORING**

Vitrified Tiles in Entire Flat, Antiskid Tiles in Toilets, Terraces & Balcony.

- **KITCHEN**

Kitchen Granite Platform with Stainless Steel Sink.

Designers Dado upto Ceiling.

Provision for Water Purifier.

- **TOILETS**

Designer Glazed Dado Tiles up to Lintel Level.

Granite Door Frames for Bathrooms.

Concealed Plumbing with Premium Quality C.P. Fittings.

Provision for Exhaust Fan. Hot & Cold Mixer In Attach Bathroom

CPVC/UPVC Pipeline with sludge plumbing.

- **PAINTING**

Internal Walls Finishing with Acrylic Emulsion /Plastic Paint.

External Wall Finished with Apex / Acrylic weather – Proof Texture.

- **ELECTRICAL**

Concealed Copper Wiring with Circuit Breakers .

Cable & Telephone Point in Living Room.

Adequate Electrical Points with Premium Quality Modular Switches.

Separate MCB & ELCB for all Flats.

Electrical Point for Washing Machine.

- **DOORS**

Decorative Main Door with Exclusive Fitting & Night Latch.

Entrance Safety Door with S S Grill.

Internal all Flush Doors.

- **WINDOWS**

UPVC Windows with Mosquito Net.

UPVC / Aluminum Sliding Doors for Terrace at Living Dining / Bedroom.

Granite Ceil for all Windows.

A Joint Venture by



**AKSHAY GROUP**<sup>®</sup>  
**PROMOTERS & BUILDERS**

AN ISO 9001:2015 CERTIFIED COMPANY



**CHINTAN  
BUILDERS**

YOUR GATEWAY TO A RICHER LIFE

**Site Address :**

S. No. 8/9, Wadgaon Bk., Sun City Road, Pune - 411 041

**Contact : 020 24478086 / 9850614271**

***A Project by Akshay - Chintan Builder***



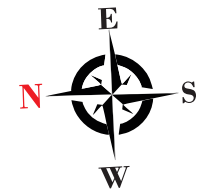
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TYPICAL FLOOR PLAN (B WING)

FLAT NO.	CARPET AREA	OPEN BALCONY	DRY BALCONY	TOTAL CARPET AREA (Sq. Ft.)
101, 201, 301, 401, 501, 601, 701	732.71	81.48	32.08	846
102, 202, 302, 402, 502, 602, 702	765.75	81.48	32.08	879
103, 203, 303, 403, 503, 603, 703	870.48	93.22	15.28	979
104, 204, 304, 404, 504, 604, 704	870.48	128.85	15.25	1015





TYPICAL FLOOR PLAN (A WING)

FLAT NO.	CARPET AREA	OPEN BALCONY	DRY BALCONY	TOTAL CARPET AREA (Sq. Ft.)
101, 201, 301, 401, 501, 601, 701	949.06	94.40	34.01	1077
102, 202, 302, 402, 502, 602, 702	729.26	79.87	37.14	846
103, 203, 303, 403, 503, 603, 703	729.26	79.87	37.14	846

