Hakuna matata



LIVE THE

Worry-Free Life

BHUKUM 45

2 BHK LUXURY HOMES, BHUKUM



Image used for representation purpose only.

Life isn't meant to be lived in a rush—it's meant to be cherished, embraced, and enjoyed. At Bhukum 45, we bring you a home where every sunrise feels like a new adventure and every sunset a moment of pure peace.

Wrapped in nature's embrace yet seamlessly connected to city life, this is a place where you can truly breathe, unwind, and be free. Because when there's nothing to worry about, there's everything to enjoy.

LIVE THE Worry-Free Life



From thoughtfully designed spaces to modern comforts, Bhukum 45 offers a life where every detail is taken care of:

- Spacious, airy homes with stunning views
- Lush green landscapes & open spaces to unwind
- Recreational amenities for relaxation & fun
- A secure gated community for complete peace of mind

LIVE THE
Worry-Free Life



Imagine a home where nature embraces you, yet the city stays within reach. **BHUKUM 45** offers the perfect balance of peace and convenience, letting you wake up to fresh air, scenic greens, and a stress-free life. Here, every day is about unwinding, breathing easy, and embracing joy—because when life is hassle-free, happiness follows naturally.

Step into a world where mornings begin with sunshine filtering through lush greens, and evenings end with the soothing whispers of nature. A home where every moment is a retreat, every space is crafted for serenity, and every day feels like a vacation.

Hakuna Matata – Live the Worry-Free Life

A THOUGHTFULLY PLANNED HAVEN, JUST FOR YOU

2 SPACIOUS TOWERS
OF 2 BHK HOMES

SPREAD ACROSS 1.25 ACRES

20+ THOUGHTFUL &
LOW MAINTENANCE AMENITIES

WELL PLANNED &
SPACIOUS LAYOUTS

FULLY VENTILATED HOMES
WITH AMPLE SUNLIGHT

SAFE & SECURED GATED
COMMUNITY LIFESTYLE

ROAD TOUCH PROPERTY WITH
CLOSE PROXMITY TO
HINJEWADI IT PARK, PIRANGUT MIDC,
CHANDANI CHOWK METRO STATION
& MUMBAI EXPRESSWAY

NET METERING



20+ AMENITIES A Lifestyle Where Every Day Feels Effortless

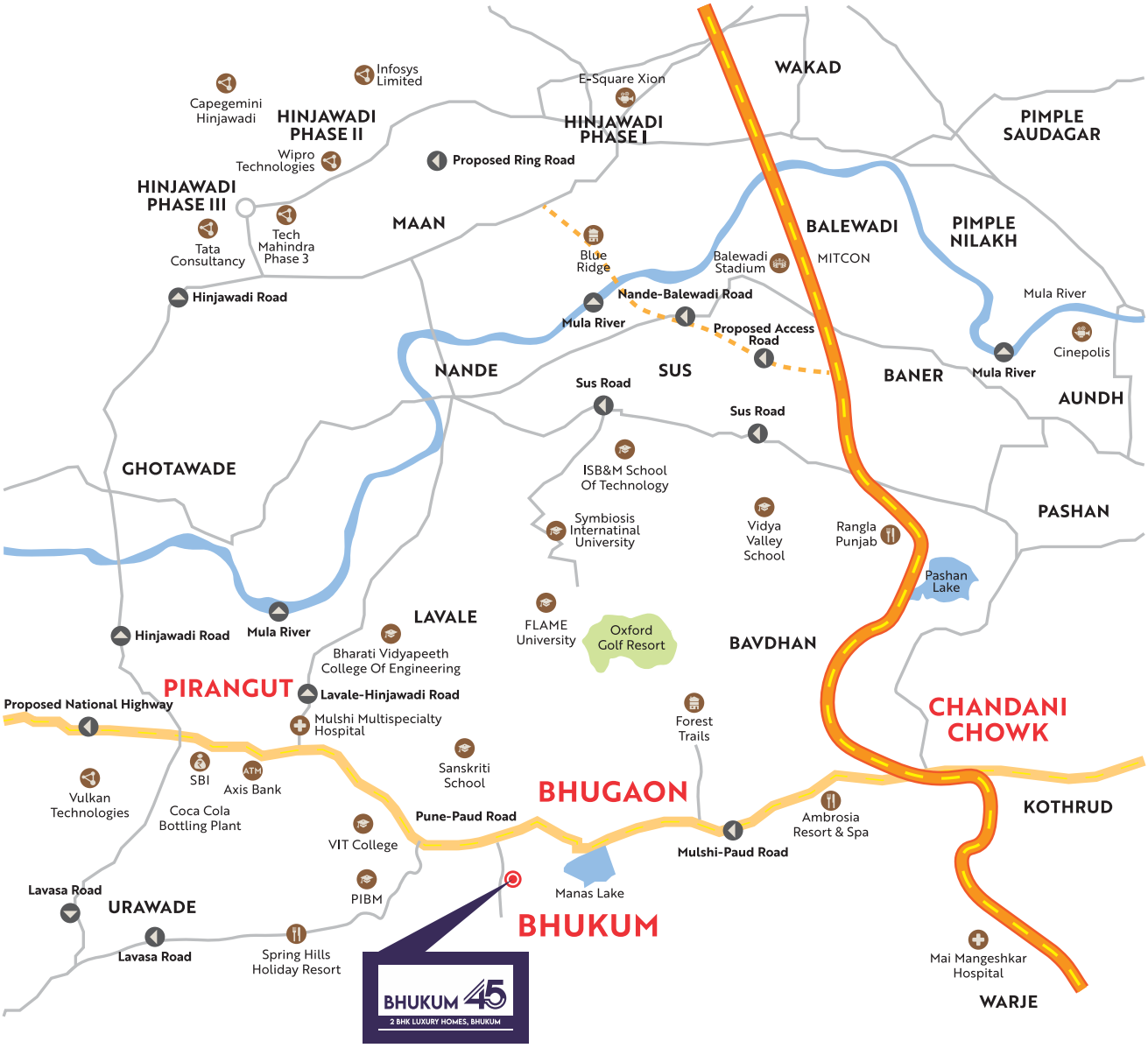
- Entrance Gate with Security Cabin
- Digital Lock
- Open Gym Equipments
- Multipurpose Hall & Party Lawn
- Yoga & Meditation Deck
- Children's Play Area
- Net Metering
- Landscape Garden
- 24 hours oxygen emitting plantation
- Indoor Games
- Temple
- Video Door Phone



- Senior Citizen Sit outs
- High Speed Elevators
- Flag Hoisting Pole
- Generator Backup for Common area
- Surveillance Cameras in the society premises
- Rain Water Harvesting
- Organic Waste Converter
- Fire Fighting System



BHUKUM - TUCKED IN NATURE, CONNECTED TO EVERYTHING



SEAMLESS CONNECTIVITY FOR A STRESS-FREE LIFE

Manas Lake: 5 mins I Manas Resort: 5 rains I Ambrosia Resort: 15 mins Up and Above: 20 mins I Lavasa: 40 mins

Shraddha Hospital: 10 mins I General Hospital: 10 mins
Varad Hospital: 40 mins I Unique Super Specialty Hospital: 45 mins

Sanskriti School: 5 mins I Pune Institute of Business Management: 5 mins
Indus International School: 15 mins I Ryan International School: 20 mins
FLAME University: 20 mins I Symbiosis International University: 20 mins

Chandani Chowk: 10 mins I Bavdhan: 15 mins I Hinjawadi: 20 mins Pashan: 20 mins I Baner: 30 mins I Aundh: 35 mins

Swayambhu Shree Rameshwar Devasthan: 5 mins | Tanman Ayurvedic Research Centre Office: 20 mins

BUILT FOR PEACE OF MIND, CRAFTED FOR TIMELESS COMFORT



STRUCTURE & MASONRY

- RCC earthquake -resistant framed structure
- ACC block work for internal and external walls (Internal tar plaster POP finished wall. External double coated plaster)



ELECTRIFICATION

- MCB & Video door phone
- Premium modular switches
- Provision for inverter in each flat
- Washing machine point in dry balcony
- Provision for geyser points in all bathrooms
- Provision for exhaust fan in kitchen and bathrooms
- Provision for AC point in the living room and Master Bedroom
- Adequate electrical points in all rooms & Balcony Area
- Concealed copper wiring with TV points in living room & master bedroom



PLUMBING

- CP fittings: Jaquar or equivalent make
- Sanitary ware: Jaquar or equivalent make (Concealed and insulated ISI approved plumbing)



PAINTING

- Internal Wall: OBD - Oil Bond Distemper
- 100% Acrylic waterproof Paint (Asian / Nerolac or Equivalent)



WINDOWS

- Granite frame windows
- Aluminum 3 track sliding windows with mosquito net
- Aluminum ventilators / louvers with provision of exhaust in toilet
- Aluminum Sliding door for living & bedroom



BATHROOMS

- Concealed flush valves
- Provision for geyser/water heater (Anti -skid tiles flooring Glazed tiles dado up to Lintel Level Sanitary ware of Jaquar or equivalent)



DOORS

Main Door:

- Shutter with both side laminate and exclusive fitting & Digital Lock

All Internal Door:

- Factory Made Laminated Flush Door with Premium Hardware

Toilet Door

- Waterproof Factory made Laminated Flush Door with Hardware



PREMIUM FEATURES

- Letter box for each flat
- DG backup for common area
- Grand entrance gate with security cabin
- Premium automated elevators (OTIS, Schindler or Equivalent)



KITCHEN

- SS Kitchen sink
- Provision for water purifier
- Black Granite kitchen platform
- Glazed 300x600 ceramic dado tiles upto 2' above the platform



FLOORING

- All Room - 600 x 1200 Premium Vitrified Tiles
- Toilet Dado - 300 x 600
- Toilet Floor - 300 x 300 Anti skid Tile
- Balcony - 600 x 600 Anti skid Tile



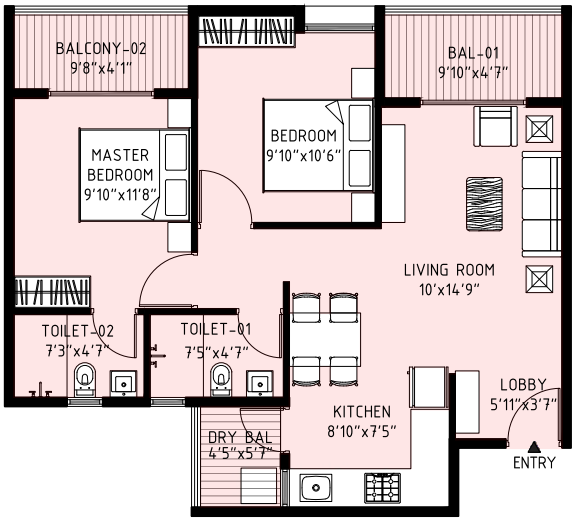
SECURITY

- CCTV for common areas
- Video Door Phone for each flat

A HOME THAT FEELS JUST RIGHT!

UNIT PLAN - TYPE A





2 BHK - TYPE A

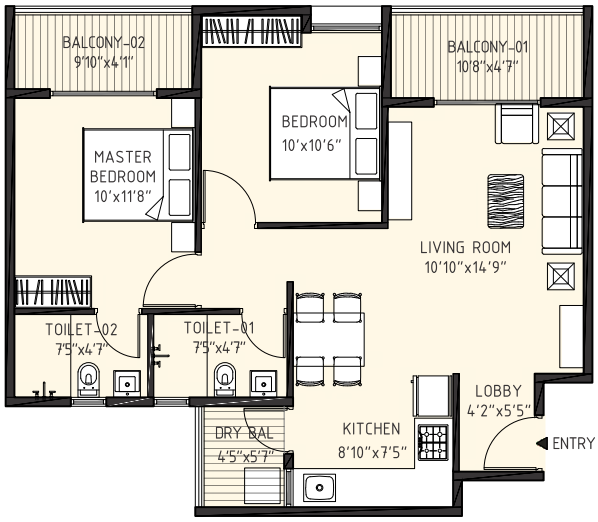
Carpet - 735 Sq.Ft.

N

WHERE DESIGN MEETS DESIRE, AND SPACE MEETS SOUL

UNIT PLAN - TYPE B





2 BHK - TYPE B

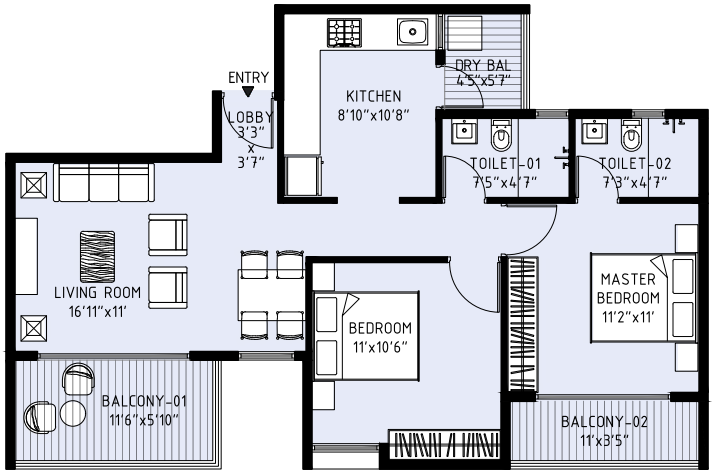
Carpet - 760 Sq.Ft.

N

A BLUEPRINT OF ELEGANCE, A CANVAS OF COMFORT

UNIT PLAN - TYPE C





2 BHK - TYPE C

Carpet - 804 Sq.Ft.

N

Homes with Bigger Carpet Area

Zero Space Wastage

Large Living Room with separate Dining Area

Vastu Compliant Homes

Spacious Lobby with Passage on every floor



CREDITS

ARCHITECT
Red Brick Studio

MEP CONSULTANT
M/S Samishthi Techno Services Consultants LLP

LEGAL ADVISOR
Adv. Sumedh Nath

RCC CONSULTANT
M/S Samishthi Techno Services Consultants LLP

DESIGN & BRANDING
White Elephant Solutions Pvt. Ltd.

3D-VISUALIZATION
Depth Design Studio

Project by

Landmark REALTORS

STRATEGIC PARTNER

CRII GROUP
COMMERCIAL • RETAIL • INDUSTRIAL • IT

9353 25 4545

SITE ADDRESS: Gat No. 53/B, Opp. Manas Valley,
Nr. Ashwini Apartment, Village Bhukum, Mulshi, Pune - 412115

Maha RERA No.:
P52100079451
https://maharera.mahaonline.gov.in