
LUSH
Residences



Representative Image

For your endless search for ABUNDANCE!



Enriching partnership. Magnificent brainchild.

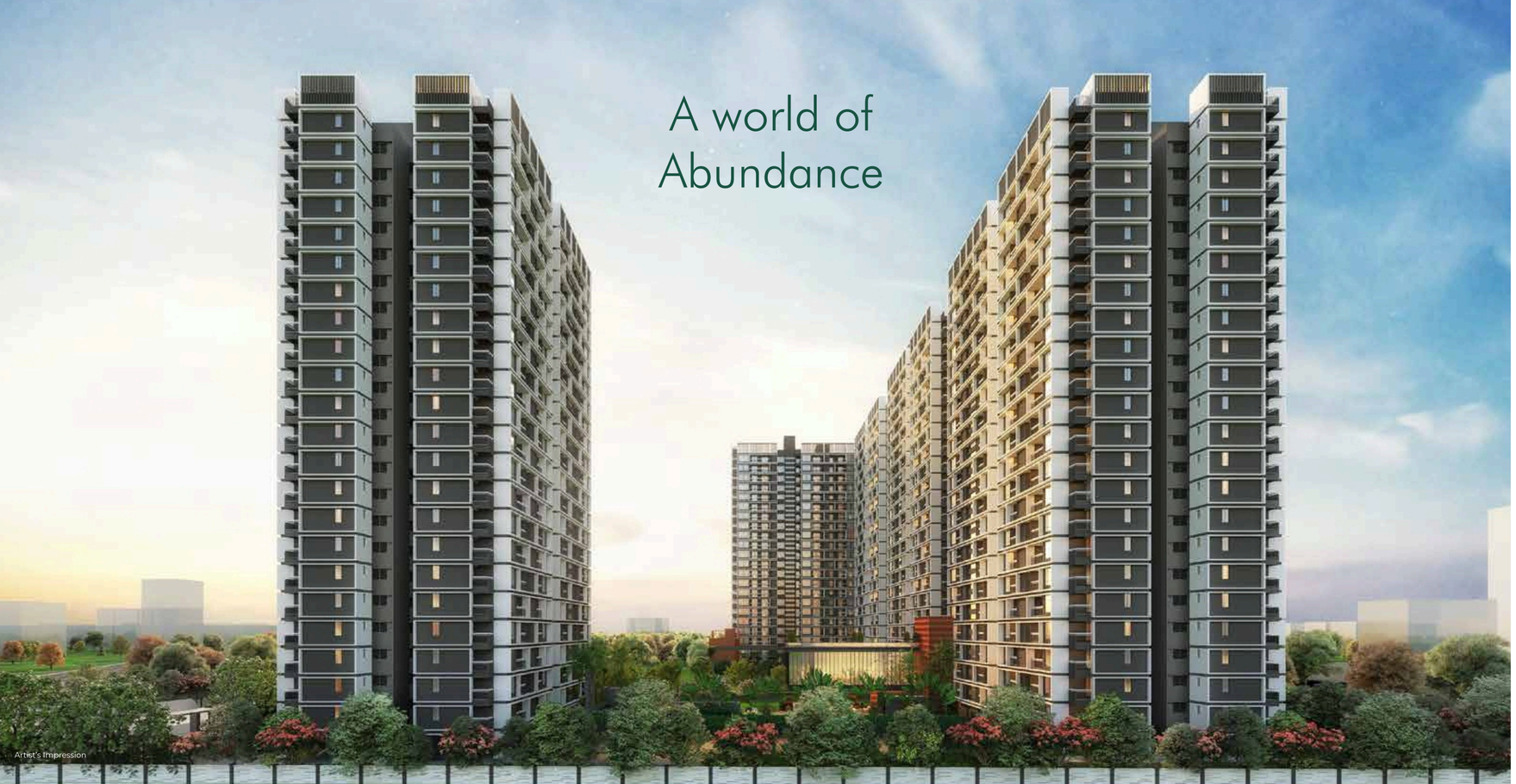
Representative Image

AUSTIN™ REALTY

At Austin, we believe in creating living spaces that reflect the individualistic requirements of the 21st- century. All our projects are undertaken by blending cutting-edge technology with age-old craftsmanship; this unique blend of two worlds helps us create masterpieces that you and your family can happily dwell in.

MIRCHANDANI CREATING LANDMARKS

We believe in innovation and an attention to detail to create one-of-a-kind homes. We put the customers experience at the focal point of every decision, delivering a space that is perfect canvas for lifelong memories. We have created residential complexes, premium homes and commercial facilities that stand the test of time.



Artist's Impression

LUSH
Residences

2, 3 & 4 BHK condominiums
at **Tathawade**



Key Distances

SCHOOLS

- Ashwini International School (1 mins)
- Poddar International School (2 mins)
- Indira kids school (3 mins)
- Akshara International school (5mins)
- Indus Champs School (5 mins)
- Euro Kids School (7 mins)

HOSPITALS

- Golden Care (5 mins)
- LifePoint (7 mins)
- MediPlus Speciality (7 mins)
- Surya Mother and Child (8 mins)
- Aditya Birla Memorial (10 mins)
- Ruby Hall Hinjawadi (12 mins)

COLLEGES

- Indira College (3 mins)
- DY Patil Institute of Hotel Management (5 mins)
- IBMR College (5 mins)
- Institute Of Science Poona's College Of Computer Science (5 mins)
- Balaji Institute (3 mins)

ESSENTIALS

- Vision One Mall (2 mins)
- SBI Bank (5 mins)
- David Lloyd Club (5 mins)
- Xion Mall (10 mins)
- White Square Mall (6 mins)
- Hinjewadi IT Park (10 mins)
- The Social Street Hinjewadi (10 mins)
- Balewadi High St. (15 mins)
- Upcoming Phoenix Mall (5 mins)
- Mumbai-Bangalore Highway (2 mins)

INFRASTRUCTURE

- Phoenix Market City
- Decathlon
- World Trade Center
- Dmart
- Metro Connectivity
- Hilton Hotel
- City Pride CBSE School
- Hyperloop between Mumbai and Pune
- Panchshil IT park
- Indialand Global High Street & Shopping Mall

HOTELS

- Ginger Hotel (2 mins)
- Sayaji (4 mins)
- Vivanta (5 mins)
- Courtyard by Marriott (5 mins)
- The Orchid (7 mins)



Artist's Impression

Amenities

1. Swimming Pool With Kids Pool
2. Hot Water Jacuzzi
3. A.C. Gymnasium
4. Open Gym Equipment
5. Multipurpose Hall
6. Landscape Garden
7. 24 Hours Oxygen Emitting Plantation
8. Mosquito And Insect Repellent Shrubs
9. Children's Play Area
10. Pets Grooming Area
11. Multipurpose Play Court
12. Indoor Games Zone
13. Climbing Wall
14. Open Air Amphitheatre
15. Yoga & Meditation Zone
16. Space For Cafeteria
17. Senior Citizen Sit Out
18. Zumba & Aerobics Studio
19. Coffee Lounge
20. Flag Hoisting Pole
21. Gazebo
22. Creche
23. Futsal Court



Artist's Impression

Specifications

Structure

- Earthquake-Resistant RCC Frame Structure

Wall

- Combination of RCC and ACC Blocks.
- External Texture Finish.
- Internal - Emulsion Paint.

Toilets

- Ceramic Designer tiles upto lintel level.
- CP f tting of Premium make and quality
- Sanitary Fittings with innovative designs.
- Concealed Plumbing work.
- Provision for Exhaust Fan.

Flooring

- Vitrif ed tiles in all rooms.
- Antiskid Tiles for Toilets and Terraces

Paint

- External - Texture Finish.
- Internal - Tractor Emulsion Paint.

Kitchen

- Dado tiles upto 2'0" above Kitchen.
- Granite Platform with S.S Sink.
- Provision of water purif er.
- Provision for Exhaust Fan.
- Provision for Washing Machine.

Electrical

- Copper Wiring with Circuit breaker.
- Modular Switches.
- Provision for T.V in Living and Master Bed Room.
- Provision for Invertor.

Windows

- Powder Coated Aluminium Sliding windows with mosquito net.

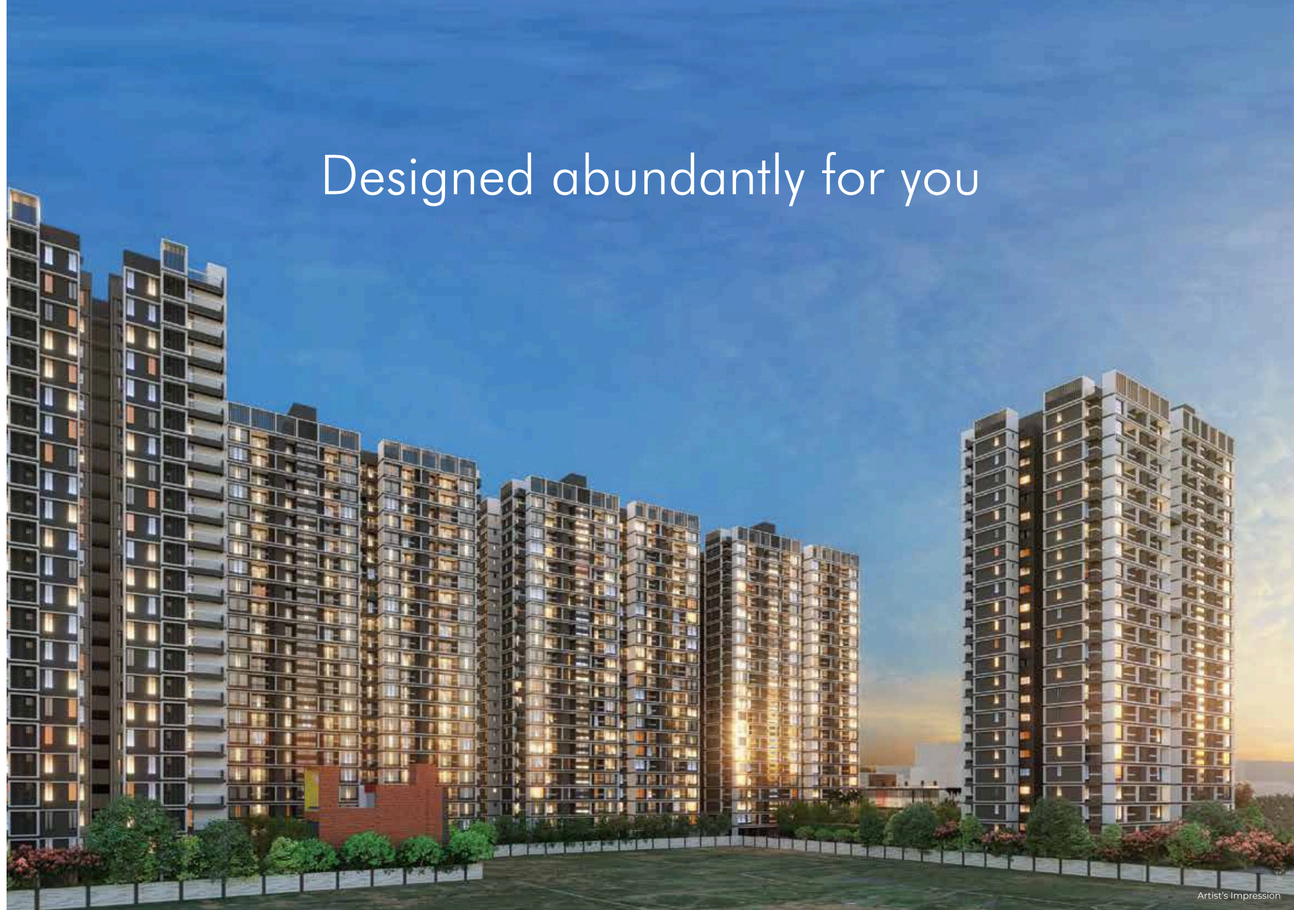
Terraces

- Combination of RCC Pardi and M.S Railing.
- Antiskid Tiles for Flooring.
- Aluminium Sliding Door for Terraces.

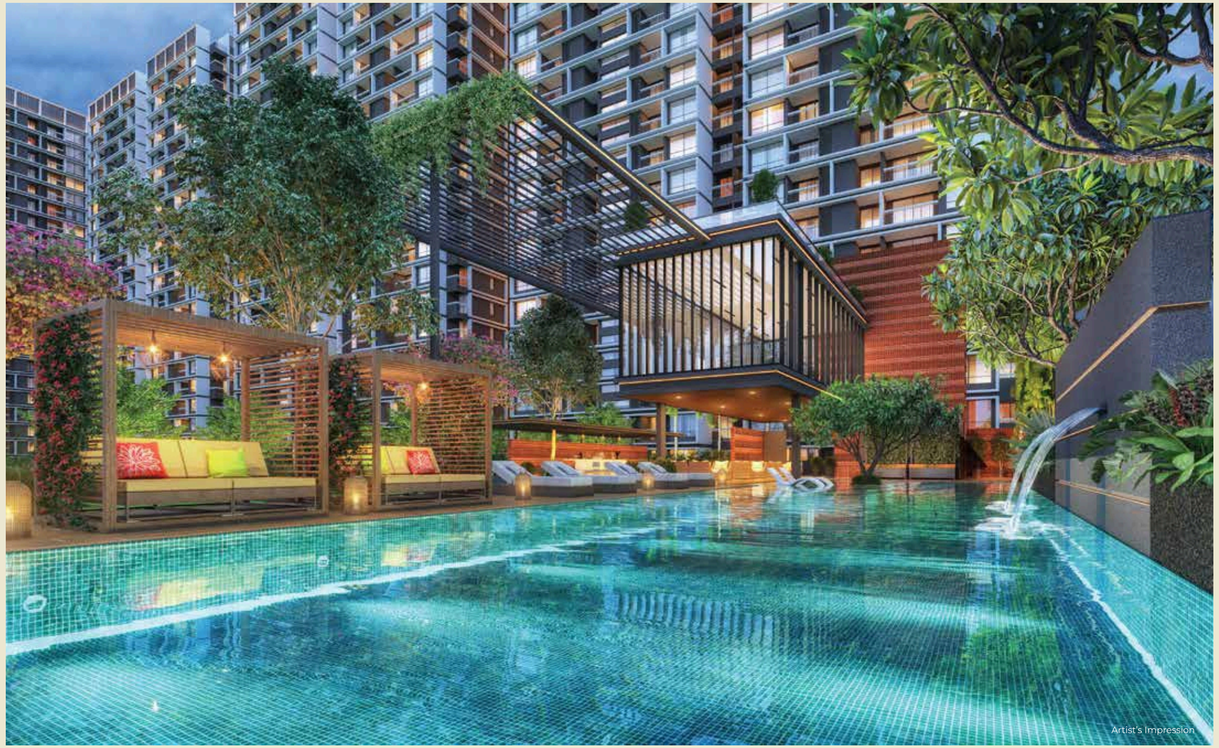
Doors

- Both Side Laminated Flush Doors with Frame.

Designed abundantly for you



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B&C Building - 1st Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
101 / 105	3BHK Compact	910	42	30	982
102 / 106	3BHK Regular	943	55	30	1028
103 / 104	2BHK A	698	61	–	758
107	2BHK B	652	61	–	713

B&C Building - Refuge Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
801,1301,1801 / 805,1305,1805	3BHK Compact	910	42	30	982
802,1302,1802 / 806,1306,1806	3BHK Regular	943	55	30	1028
803,1303,1803 / 804,1304,1804	2BHK A	698	61	–	758
807,1307,1807 / 808,1308,1808	1BHK	479	38	–	516

B&C Building - Typical Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
201,301,401,501,601,701,901,1001,1101,1201,1401,1501,1601,1701,1901,2001,2101,2201 / 205,305,405,505,605,705,905,1005,1105,1205,1405,1505,1605,1705,1905,2005,2105, 2205	3BHK Compact	910	42	30	982
202,302,402,502,602,702,902,1002,1102,1202,1402,1502,1602,1702,1902, 2002,2102,2202 / 206,306,406,506,606,706,906,1006,1106,1206,1406,1506,1606,1706,1906,2006,2106,2206	3BHK Regular	943	55	30	1028
203,303,403,503,603,703,903,1003,1103,1203,1403,1503,1603,1703,1903,2003,2103,2203 / 204,304,404,504,604,704,904,1004,1104,1204,1404,1504,1604,1704,1904,2004,2104,2204	2BHK A	698	61	–	758
207,307,407,507,607,707,907,1007,1107,1207,1407,1507,1607,1707,1907,2007,2107,2207 / 208,308,408,508,608,708,908,1008,1108,1208,1408,1508,1608,1708,1908,2008,2108,2208	2BHK B	652	61	–	713

A Building - 1st Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
101 / 105	3BHK Specia	958	55	30	1043
102 / 106	3BHK Prima	942	42	30	1014
107 / 108	2BHK Specia	711	61	0	772
104	2BHK Prima	686	61	0	747

A Building - Typical Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
201,301,401,501,601,701,901,1001,1101,1201,1401,1501,1601,1701,1901,2001,2101,2201 205,305,405,505,605,705,905,1005,1105,1205,1405,1505,1605,1705,1905,2005,2105,2205	3BHK Specia	958	55	30	1043
202,302,402,502,602,702,902,1002,1102,1202,1402,1502,1602,1702,1902,2002,2102,2202 206,306,406,506,606,706,906,1006,1106,1206,1406,1506,1606,1706,1906,2006,2106,2206	3BHK Prima	942	42	30	1014

AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
207,307,407,507,607,707,907,1007,1107,1207,1407,1507,1607,1707,1907,2007,2107,2207 208,308,408,508,608,708,908,1008,1108,1208,1408,1508,1608,1708,1908,2008,2108,2208	2BHK Specia	711	61	0	772
203,303,403,503,603,703,903,1003,1103,1203,1403,1503,1603,1703,1903,2003,2103,2203	2BHK Prima	677	59	0	736
204,304,404,504,604,704,907,1004,1104,1204,1404,1504,1604,1704,1904,2004,2104,2204	2BHK Prima	686	61	0	747

A Building - Refuge Floor Plan



AREA STATEMENT IN SQ.FT.

FLAT NO.	TYPE	CARPET	BALCONY	SITOUT	TOTAL
801,1301,1801 /805,1305,1805	3BHK Specia	958	55	30	1043
802, 1302,1802 / 806,1306,1806	3BHK Prima	942	42	30	1014
803, 1303, 1803	1BHK (Refuge)	501	38	0	539
804,1304,1804	1BHK (Refuge)	516	38	0	553
807, 1307,1807 / 808, 1308, 1808	2BHK Specia	711	61	0	772

LUSH
Residences

CREDITS

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E C Consultant
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Shashwat

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Digital Art

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A Project by

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