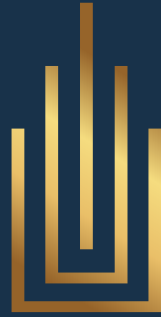


VERTICA

SHOWROOMS AND OFFICE SPACES



VERTICA

SHOWROOMS AND OFFICE SPACES

It's time to make a bold mark.

It's time to establish your glory.

It's time to embrace the extraordinary.

It's time to move forward with path-breaking performances to evolve together as one.

MOVE FORWARD TO EVOLVE



A transmit beautiful elevation



Space for corporate events



Grand entrance with air-conditioned double height lobby



Highly feature-rich building management system



8 level ample parking space



Recreational area including swimming pool, cafeteria, gym, multi-purpose hall with landscape garden in top terrace



17 high speed elevators



Metro connectivity close by

REWRITE YOUR NARRATIVE



Create true potential to push boundaries.

Create an impression to represent extraordinary character.

Create a vision to embark on it with complete determination.

Create an example by rewriting your narrative.

UNLEASHING INNOVATION



Artistic Impression

UNLOCK A PROGRESSIVE FUTURE

With the pure motivation to succeed in the long run.

With exceptional skills inherited from your forebearers.

With the potential to grow stronger every hour.

Its time to unlock a progressive future.





Artistic Impression

VERTICA THE BUSINESS CAPITAL OF BALEWADI



Amidst the fluctuations in the business areas across Pune, Vertica is a modern commercial & IT project which stands tall at one of the prime locations of the city. Vertica is flagship project developed by Vikram Properties & Infrastructure and Shree Venkatesh Buildcon Pvt. Ltd. near Balewadi Highstreet. This business center is your chance to turn every handshake into a strong business association. Decked with all the modern amenities & specifications, Vertica prepares your business to soar higher towards unmatched success.

COME BE A PART OF A PROFITABLE FUTURE.

REDEFINING EXCELLENCE



Artistic Impression



Artistic Impression



Artistic Impression



Artistic Impression

VERTICA HIGHLIGHTS: POWERING INSIGHTS



8 level parking space



100 mtr towers



No. Of floor 23 plus terrace



All round glass facade



Grand entrance with
ac double height lobby



Natural sunlight for all offices



FASHION HUB

SHOWROOM ENTRANCE

Artistic Impression



FASHION HUB

GEOX

pierre cardin

Superdry

S.

SHOWROOM

Artistic Impression



Artistic Impression

DROP UP POINT



Artistic Impression

**GRAND ENTRANCE
ATRIUM - LOBBY A**



Artistic Impression

**EXPANSIVE RECEPTION
SPACE - LOBBY B**

A PERFECT
OPPORTUNITY
TO CONNECT &
PROSPER



Your Prime Business Address.

Your Gateway to Business Brilliance.


Unlock Success, Embrace Prime

Where Vertical Excellence Meets Prime Horizon.

Ascend to Prime Business Heights.

LOCATION MAP



-  Metro Station - 500 mts
-  NH4- 1 Km
-  Pune University 8.7 Km
-  Pune Airport 20 Km
-  Hinjawadi-IT Park 6 Km
-  Shivaji Nagar- Bus Stand & Railway Station 11 Km



MAP NOT TO SCALE



VERITAS

QUALYS

BALEWADI
HIGHSTREET

CUMMINS

SIEMENS

PROPOSED
PUNE METRO STATION

BANER-BALEWADI
(18 MTR. ROAD)



SHREE SHIV CHHATRAPATI
SPORTS COMPLEX, BALEWADI

PROPOSED
PUNE METRO STATION

QUALYS

VERITAS

MAJOR CORPORATES, HOTELS RESTAURANTS



- | | | | | | |
|-----------------------------|---|--------|---|---|--------|
| 1. Cummins India | - | 0.5 km | 9. Sunny's World | - | 6.4 km |
| 2. Meticulous Research | - | 5.5 km | 10. Sayaji Hotel | - | 5.1 km |
| 3. Nexant India Pvt. Ltd. | - | 1.7 km | 11. Rangla Punjab | - | 7.2 km |
| 4. Praj Industries Limited | - | 6.9 km | 12. Hotel California TPD | - | 8.1 km |
| 5. Prabhaven Tech Park | - | 1.6 km | 13. Sigree-Hotel Shree Nanda Excellency | - | 6.8 km |
| 6. Tata Oil Inida Pvt. Ltd. | - | 9.3 km | | | |
| 7. Larsen & Turbo Limited | - | 4.4 km | | | |
| 8. Cognizant ISH | - | 7.4 km | | | |

BANKS & ATM, RECREATIONAL MALLS



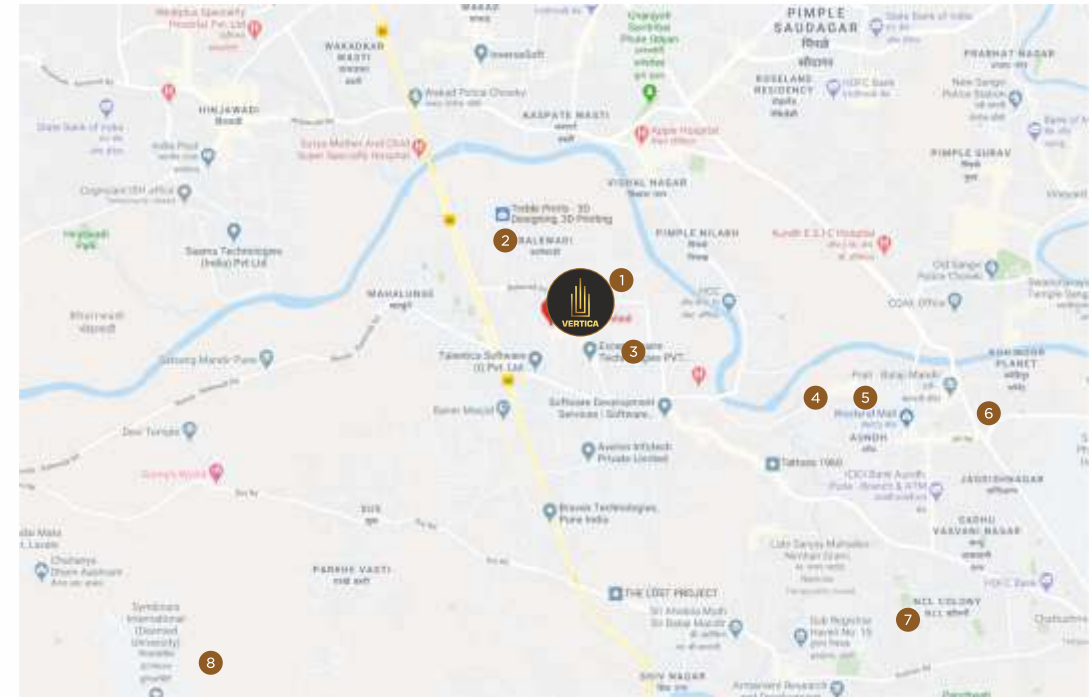
- | | | | | | |
|----------------------------|---|--------|----------------------|---|--------|
| 1. Axis Bank | - | 1 km | 1. BB-Pune XION Mall | - | 6.1 km |
| 2. TJSB Bank | - | 2.7 km | 2. More Supermarket | - | 6.1 km |
| 3. HDFC Bank ATM | - | 2.9 km | 3. DMart Hinjewadi | - | 5.9 km |
| 4. ICICI Bank Aundh Branch | - | 5.9 km | 4. Westend Mall | - | 6 km |
| 5. State Bank of India | - | 2.3 km | 5. Reliance Fresh | - | 7.3 km |

HOSPITALS



- | | | | | | |
|--|---|--------|-------------------------------------|---|--------|
| 1. Jupiter Hospital | - | 2.9 km | 6. Sanjeevani Hospital | - | 6.2 km |
| 2. Lifepoint Multi-Specialty Hospital | - | 4.9 km | 7. Phoenix Hospital | - | 9.9 km |
| 3. Prime multi-Specialty Hospital | - | 7.8 km | 8. Ruby Hall Clinic, Hinjewadi | - | 8 km |
| 4. Shashwat Hospital, Aundh | - | 5.1 km | 9. Lotus Multi-specialty Hospital | - | 8.8 km |
| 5. Golden Care Hospital and Diagnostic | - | 6.2 km | 10. Accord Multi-Specialty Hospital | - | 1.8 km |

EDUCATIONAL INSTITUTES



- | | | | | | |
|---|---|--------|--|---|--------|
| 1. MT Balwadkar Junior College | - | 0.7 km | 6. Spicer College Industrial Center | - | 6.9 km |
| 2. The Orchid School | - | 2.2 km | 7. Modern High School & Junior College | - | 8.1 km |
| 3. Aditya Horizon School & Junior College | - | 2.6 km | 8. Symbiosys International (Deemed University) | - | 8.2 km |
| 4. Azlan School of Cyber Laws | - | 3.9 km | | | |
| 5. Sahyadri International School & Junior College | - | 7.1 km | | | |

MASTER PLAN





F&B SPACES

UTILITY / METER ROOM

2.90M WIDE PASSAGE

1.0 M WIDE PASSAGE

B BUILDING ENTRNACE LOBBY

LIFT LOBBY
LIFT 1
LIFT 2
LIFT 3
LIFT 4
LIFT 5
LIFT 6
LIFT 7
LIFT 8
LIFT 9
LIFT 10

B BUILDING ENTRNACE LOBBY

WATER FEATURE

DROP UP LOBBY

TRANSFORMER ROOM

DG SETS

DG SETS

OWC

6.0 M WIDE DRIVEWAY

RAMP

8.25 M WIDE RAMP UP TO PARKING LEVEL 1 (SCOOTER PARKING)

8.25 M WIDE RAMP DN TO BASEMENT 1 (CAR PARKING)

OPEN SPACE

BOARD ROOM

PARTY LAWN



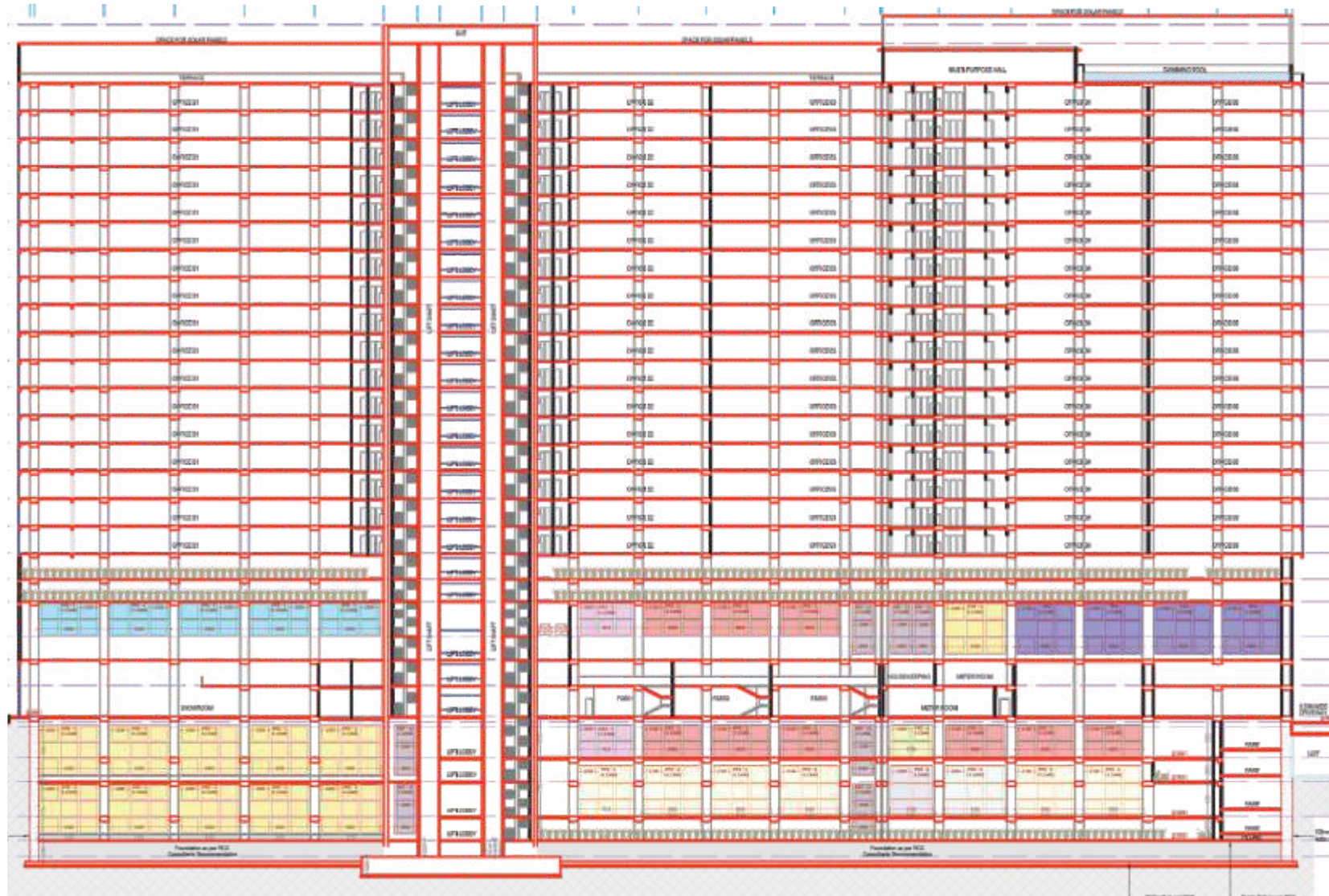
Artistic Impression



TERRACE PLAN



SECTIONAL ELEVATION



SECTION 1-1

FLOOR HEIGHT - VERTICA PROJECT

Sr No	Floor	Floor Height in Meter	Floor Height in Ft
1	Basement 2 (Scooter Parking)	3.20	10'6"
2	Basement 2 (Car Parking)	4.75	15'7"
3	Basement 1 (Scooter Parking)	3.20	10'6"
4	Basement 1 (Car Parking)	5.60	18'4"
5	Ground Floor	4.20	13'9"
6	Mezzanine	4.20	13'9"

Sr No	Floor	Floor Height in Meter	Floor Height in Ft
7	Parking 1 Scooter	3.20	10'6"
8	Parking 1 Car	4.75	15'7"
9	Parking 2 Scooter	3.00	9'10"
10	Parking 3 Scooter	3.45	11'4"
11	1st to 17th (Each Floor Height)	4.05	13'4"





SWIMMING POOL

Artistic Impression



POOL SIDE AREA

Artistic Impression



UTILITY HUB

Artistic Impression



CAFETERIA

Artistic Impression

WORK SPACE OPTION - 1



Artistic Impression

WORK SPACE OPTION - 2



Artistic Impression

WORK SPACE OPTION - 3



Artistic Impression

BOARD ROOM



Artistic Impression

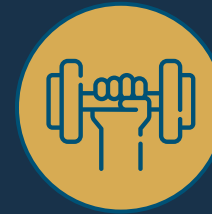
AMENITIES



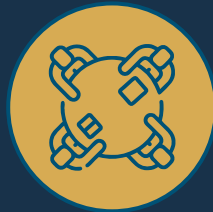
Cafeteria



Swimming pool



Gymnasium



Board rooms



Landscaped
terrace garden



Multi-purpose
Hall

SPECIFICATIONS

RCC framed majestic structure

Floor system - RCC/PT slab

Iconic elevation with premium glass facade design

8 level ample parking space

17 high speed elevator

Bare shell offices *(wall and floors in bare condition)

Finished toilets inside each offices

Retail ground and mezzanine height 4.20 mts.
Office height 4.05 mts.

Power supply - 10 KVA per 1000 sq.ft.

DG back up -100%
Solar PV panels on terrace

Security system - boom barriers and CCTV
Coverage for the entire area

Sprinklers, smoke detector & fire fighting system provided in
common area and offices as per statutory norms



VERTICA - LIFTS

Sr No	WING	USE	NOS	SIZE IN METER	PASSANGER CAPACITY
1	A WING	PASSENGER	5	2.10 X 3.0	20 Nos
2	A WING	FIRE	1	2.10 X 2.6	17 Nos
3	B WING	PASSENGER	10	2.10 X 2.6	17 Nos
4	B WING	FIRE	1	2.40 X 1.8	12 Nos
			17		



REDEFINING PERSPECTIVES



Vikram Properties & Infrastructure is a premium organization engaged in the field of construction, real estate, infrastructure, and technology. Started in the year 2005, Vikram Properties & Infrastructure has set a benchmark in the construction industry by offering lifestyle homes, new-age retail and commercial spaces. The organization has a reputation for eminence, craftsmanship & proficiency in the projects done so far. The projects developed by Vikram Properties & Infrastructure are known to be an exquisite icon of quality construction, flawless service, and superior value.

17+
YEARS OF
EXPERIENCE

50+
INFRA
PROJECTS

1 Million
SQ. FT.
DEVELOPED

2 Million+
SQ. FT.
DEVELOPING



A LANDMARK FOR YOUR BUSINESS

At Venkatesh Buildcon Pvt. Ltd., we believe that it takes all of the above, plus indomitable dedication.

Since 2000, Venkatesh Buildcon Pvt. Ltd. has been crafting masterpieces for people to experience a lifestyle that is second to none. It is a moment of pride to emerge victorious as The People's Choice over the span of two decades. Venkatesh Buildcon Pvt. Ltd. has achieved such a tremendous feat by delivering promptly, revolutionizing commercial spaces and setting a benchmark for architectural mavericks. Venkatesh Buildcon Pvt. Ltd. has redefined the architectural landscape of Pune by being nothing less than the best and delivering likewise.

24+
YEARS OF
EXPERIENCE

5500+
HAPPY
FAMILIES

6 Million
SQ. FT.
DEVELOPED

7 Million+
SQ. FT.
DEVELOPING



SHOWROOMS AND OFFICE SPACES



MahaRERA Registration No. :
P52100024817 / P52100034995
P52100034464
<http://maharera.mahaonline.gov.in>

A Project By

V Realty



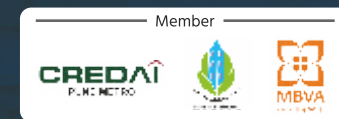
Site & Sales Office: Vertica, S. No. 23, Off Balewadi, Highstreet, Behind Veritas, Balewadi, Pune- 411045

Head Office: No. 19, Gajanan Housing Society, Shree Krishna Height, Ganesh Kind Road, Shivaji Nagar, Pune, Maharashtra - 411016

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Project
Financed by



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