












KALPATARU  
**woodsville**  
CHANDIVALI

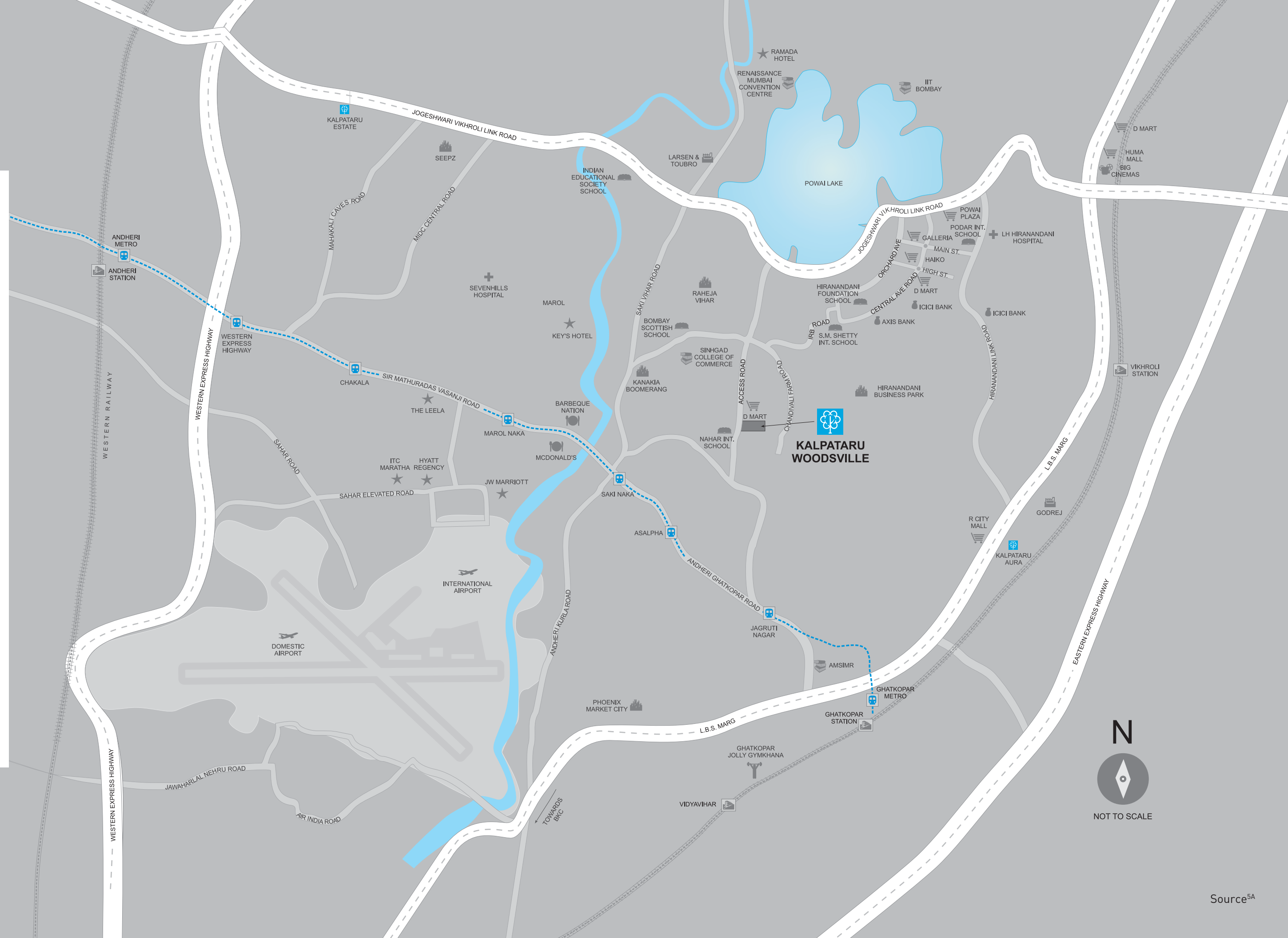


There are two kinds of people in the world.  
One, who live a life that has been carved out  
for them. The other, who like to live life on their  
own terms. Kalpataru Woodsville is for the latter.  
A plush residential project that offers boutique  
living, Kalpataru Woodsville comes from the rich  
legacy of Kalpataru, one of Mumbai's leading  
real estate developers.

## A location the rest of the city is looking up to.

Over the years, Powai has grown to become one of Mumbai's upmarket residential destinations. Home to several luxury hotels, megastores and offices, today, it is one of the preferred destinations for the luxury homebuyer.

-  JVL - 1.1 km
-  Powai - 1.8 km
-  Western Express Highway - 5.5 km
-  Eastern Express Highway - 6.4 km
-  MIDC/SEEPZ - 4.3 km
-  BKC - 7.6 km
-  Andheri-Kurla Road - 6 km
-  International Airport - 4.5 km
-  Domestic Airport - 7.6 km
-  Saki Naka Metro Station - 2.1 km
-  Kanjur Marg Station - 5.2 km
-  Vikhroli Station - 6.5 km





Representational Image

## A life, curated.

There are a few who live their lives a shade richer, a touch fuller. They strive hard and seek to possess only the best in life. And this drives them to craft and design every aspect of their life, their way. Kalpataru Woodsville is inspired by such people. These curated 2 and 3 BHK homes offer an assortment of some of the finest indulgences. From spacious homes to lush landscaped greens, Kalpataru Woodsville boasts of several comforts that have been specially designed keeping them, the privileged few like you, in mind.

## In the heart of the city. Away from its humdrum.

Kalpataru Woodsville is located in such a way that it is close to the rest of the city, yet far away from its humdrum. With several urban conveniences like schools, hospitals, megastores, and more around, here, one can lead a lifestyle that some can only dream of.

Nahar International School – 0.4 km



Bombay Scottish – 1.4 km | Happy Minds International – 6.7 km

Educare – 4.8 km | Hiranandani Foundation – 2.4 km | IIT – 3.7 km

Vivero International Pre-school – 2.7 km | Podar International – 3.8 km



Care & Cure – 3.8 km | Hiranandani Hospital – 3.8 km | Powai Polyclinic – 4 km

Amber Day Care – 2.6 km



Café Mangii – 2.8 km | Harry's Bar & Café – 2.9 km | Breeze – 3.2 km

Sigree Global Grill – 2.8 km | Le Pain Quotidien – 3 km



Big Cinemas – 6.7 km | Inox – 4.3 km



Rodas Hotel – 3 km | Meluha 'The Fern' Hotel – 2.9 km

Renaissance Hotel – 3.4 km



Powai Plaza – 4.2 km | Galleria – 2.8 km | R City Mall – 4.5 km



D-Mart – 0.17 km | Godrej Nature's Basket – 2.7 km | Haiko – 3 km

Source<sup>5B</sup>





## Teaching the world a thing or two about rolling out a warm welcome.

The well-designed drop-off area is a preview to the spacious homes that await you upstairs. Equipped with thoughtful design, and a public address system, at Kalpataru Woodsville, you will feel pampered right from the moment you step inside.

- Contemporary multi-storeyed tower
- Well-designed drop-off area
- Kids' play area
- Lawns and seating area

## Subtle, yet sophisticated. Just the way you like.

The spacious 2 and 3 bedroom residences at Kalpataru Woodsville define what elegant living can be: heavenly. Efficiently planned and adorned with marble flooring, these living spaces form the perfect backdrop for making cherishable memories. To top it off, each 3 BHK comes with a private balcony to give you a breath of fresh air.

- Spacious 2 & 3 bedroom residences
- Balcony in 3 BHK
- Imported marble flooring in living room and dining area





## For some, magnificence isn't a fantasy.

These bedrooms look straight out of a dream. A cosy retreat after a tiring day, here, as soon as you enter, the humdrum of the outside world fades away. With vitrified tiled flooring and other thoughtful features, the bedroom envelops you in luxury as soon as you come home.

- Vitrified tiled flooring in bedrooms
- Provision for split AC
- Skid-resistant tile flooring in the balconies of the 3 BHK residences

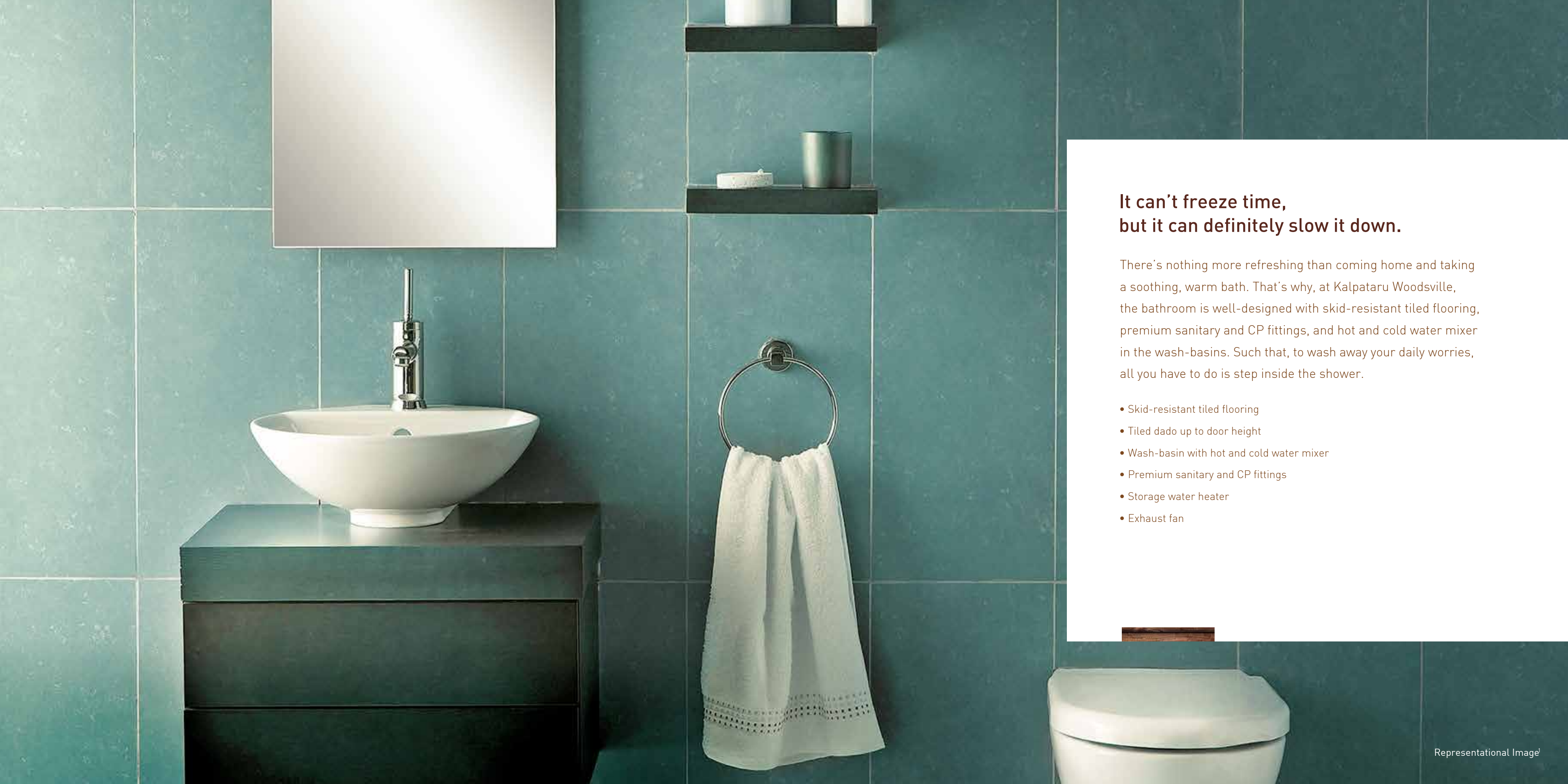


## A kitchen that looks appetising, even when nothing's cooking.

Each home in Kalpataru Woodsville comes with a beautifully designed kitchen that is bound to leave even the master chefs speechless. With vitrified tiled flooring, a granite counter with a stainless steel sink, and a drain-board, here, even those unfamiliar with cooking are tempted to don the chef's hat.

- Vitrified tiled flooring in the kitchen
- Granite counter with stainless steel sink and drain-board
- Tiled dado above all platforms
- Exhaust fan and provision for water purifier





## It can't freeze time, but it can definitely slow it down.

There's nothing more refreshing than coming home and taking a soothing, warm bath. That's why, at Kalpataru Woodsville, the bathroom is well-designed with skid-resistant tiled flooring, premium sanitary and CP fittings, and hot and cold water mixer in the wash-basins. Such that, to wash away your daily worries, all you have to do is step inside the shower.

- Skid-resistant tiled flooring
- Tiled dado up to door height
- Wash-basin with hot and cold water mixer
- Premium sanitary and CP fittings
- Storage water heater
- Exhaust fan



## Life becomes meaningful when you spend meaningful days.

Marked with beautiful stretches of green lawns, Kalpataru Woodsville offers tranquil spots where you can break the monotony of everyday life, and enjoy some quality time with your loved ones. Because, that is what memories are made of.

- Lawn
- Pathway
- Kids' play area
- Seating area

## There are chances you may feel lost, right outside your home.

At Kalpataru Woodsville, in the company of the sparkling blue waters in the swimming pool, you will be lost in thought. While the soothing water drains your body and mind off the daily stress, you will slowly fall into a train of peaceful thoughts that will transcend you into a state of tranquility.

- Swimming pool and deck
- Beautiful landscaped pathways



## There's room for everything else, except worries.

At Kalpataru Woodsville, your safety is of the utmost importance. With advanced security features and high-tech surveillance, you will feel safe and secure, always. Such that, here, you will never ever have to worry about a thing.

- CCTV for monitoring designated common areas including children's play area and elevators
- Firefighting systems
- Sprinkler system, smoke detectors in designated common areas, and mechanical ventilation for the basement
- Public address system
- Video door-phone and integrated intrusion alarm system at the apartment entrance
- Kitchen equipped with CNG/LPG/PNG leak detector and heat detector





Actual image of Kalpataru Synergy

## **Come home to a legacy. Come home to Kalpataru.**

Kalpataru Limited is the flagship real estate company of Kalpataru Group. Since its inception in 1969, under the aegis of Mr. Mofatraj Munot, Kalpataru Group has grown from one milestone to another. Today, it has an annual turnover of over ₹8,600 crores, with a workforce of over 15,000 employees, and over 97 landmark projects covering more than 19 million sq. ft. of area.



## Our Landmark Projects



### **KSHITIJ**

1975 - Mumbai's first and tallest skyscraper.



### **SRISHTI**

1985 - First 200-acre township in Mira Road.



### **KALPATARU HEIGHTS**

1999 - The then tallest residential tower in Mumbai.



### **KALPATARU HABITAT**

2003 - Mumbai's first rooftop golf and tennis court.



### **KALPATARU SQUARE**

2008 - The only commercial property outside the US with Platinum LEED certification by USGBC.



### **KALPATARU HORIZON**

2006 - Trend-setting innovation with the first residential floor starting from the 14th floor.



### **KORUM MALL**

2010 - The most loved mall with 125+ brands, award winning design, and 35+ customer services.



### **KALPATARU PINNACLE**

2014 - Luxury Project of the Year at the Real Estate Awards by the Stars of the Industry Group.

# AWARDS AND ACCOLADES



**Kalpataru Limited**  
Navabharat Realty Business  
Achievers Awards 2016



**Kalpataru Avana**  
Asia-Pacific Property  
Awards 2016



**Kalpataru Limited**  
The Construction World  
Architect and Builder  
Awards 2016



**Kalpataru Avana**  
The Times Real Estate  
Icon Awards 2016



**Kalpataru Sparkle**  
Asia-Pacific Property  
Awards 2015



**Mr. Parag Munot**  
Construction Week  
Awards 2015



**Kalpataru Riverside**  
The Realty Plus Excellence  
Awards 2014



**Kalpataru Limited**  
Construction World  
Architect & Builder Awards 2014



**Kalpataru Pinnacle**  
CNBC Awaaz Real Estate  
Awards 2014



**Mr. Mofatraj P. Munot**  
NDTV Property  
Awards 2014



**Kalpataru Group**  
7<sup>th</sup> Construction World  
Architect & Builder  
Awards 2012



**Kalpataru Aura**  
Asia-Pacific Property  
Awards 2012



**Kalpataru Limited**  
The Realty Plus Excellence  
Awards 2012



**Kalpataru Limited**  
The Realty Plus Excellence  
Awards 2011



**Kalpataru Square**  
Property Awards 2011

## Over 48 years of building trust.

It has been almost 5 decades since Kalpataru began a promising journey. Today, that journey has become a rich legacy. And the numerous accolades and accreditations that it has bagged along the way from several premium institutions and managing bodies in India and abroad are a testimony to this.





## AMENITIES#

### PROJECT HIGHLIGHTS

- Contemporary multi-storeyed tower
- Well-designed drop-off area with access for the physically challenged at the entrance lobby
- Pedestrian-friendly landscaped garden and children's play area

### COMPLEX AND BUILDING FEATURES

- Elevators equipped with Automatic Rescue Device (ARD)
- D.G. power backup in select utility areas
- Rain Water Harvesting System

### APARTMENT FEATURES

- Imported marble flooring in living room and dining area
- Vitrified tiled flooring in bedrooms
- Gypsum finished internal walls with low Volatile Organic Compound (VOC) acrylic paint
- Telephone, TV & internet/data points in all bedrooms and living room
- Provision for split ACs
- Skid-resistant tile flooring in the balconies of 3 BHK residences

### KITCHEN FEATURES

- Vitrified tiled flooring
- Granite counter with stainless steel sink and drain-board
- Tiled dado above platforms
- Exhaust fan
- Provision for water purifier

### BATHROOM FEATURES

- Skid-resistant tile flooring
- Tiled dado up to door height
- Hot and cold water mixer in all wash-basins
- Premium sanitary and CP fittings
- Storage water heater
- Exhaust fan

### LEISURE FEATURES

- Lawn
- Pathways
- Kids' play area
- Seating area
- Swimming pool and deck

### SAFETY AND SECURITY FEATURES

- Building designed for earthquake loads as per applicable I.S. Code
- CCTV for monitoring designated common areas including children's play area & elevators
- Firefighting systems
- Sprinkler system, smoke detectors in designated common areas & mechanical ventilation for the basement
- Public address system
- Video door-phone and integrated intrusion alarm system at the apartment entrance
- Kitchen equipped with CNG/LPG/PNG leak detector and heat detector



**A JOINT DEVELOPMENT BETWEEN KALPATARU + SHARYANS & M/S WOODS INDIA.**

**SITE ADDRESS:** Kalpataru Woodsville, Chandivali Farm Road, Off Saki Vihar Road,  
Near D-Mart, Chandivali, Powai, Mumbai - 400 072.

**HEAD OFFICE:** 101, Kalpataru Synergy, Opp. Grand Hyatt, Santacruz (E), Mumbai - 400 055.

**Telephone:** +91 22 3064 3065 | **Fax Number:** +91 22 3064 3131 | **E-mail:** sales@kalpataru.com | www.kalpataru.com

**Project: Kalpataru Woodsville bearing MAHARERA Regn. No. P51800001512 available on <https://maharera.mahaonline.gov.in/>**

Disclosure: All specifications, images, plans, designs, facilities, amenities, dimensions, elevations, any other information contained herein are indicative in respect of the project: Kalpataru Woodsville, and is registered with MAHARERA bearing Registraion No. P51800001512, for details, please refer: <https://maharera.mahaonline.gov.in/>. The project may be subject to revision/s and/or alteration/s in accordance with the approvals, orders, and/or in compliance with laws/regulation in force from time to time. Unless otherwise stated, all the images, visuals, materials and information contained herein are purely creative/artistic concepts and may not be actual representation of the product and/or any amenities. None of the above may be construed to form any basis of, and/or serve as an inducement or invitation for payment of any advance and/or deposit, to be made by a prospective customer under the relevant provisions of law or otherwise. The project is secured with Axis Bank and no objection letter would be obtained at the relevant time, if required. Version: 01.B.17.09

<sup>1</sup>Image is not an actual project image and is strictly for representational purposes only. <sup>2</sup>The actual image(s)/view(s) have been modified/enhanced for display and creative purposes. <sup>3</sup>Google Maps as on 07/2017.

<sup>4</sup>This is an approximate estimate as per Google Maps. <sup>5</sup>For third party equipment(s)/appliance(s): <sup>6</sup>Warranty/Guarantee of the 3rd party product/amenity is subject to the concerned supplier's/manufacture's corresponding warranty/guarantee terms and conditions.

