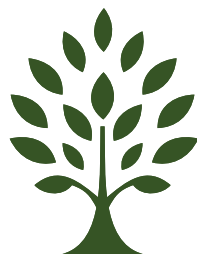




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24

KOREGAON GREENS

SERENITY OF 900 TREES

PREMIUM

NA BUNGALOW PLOTS



24

KOREGAON
GREENS

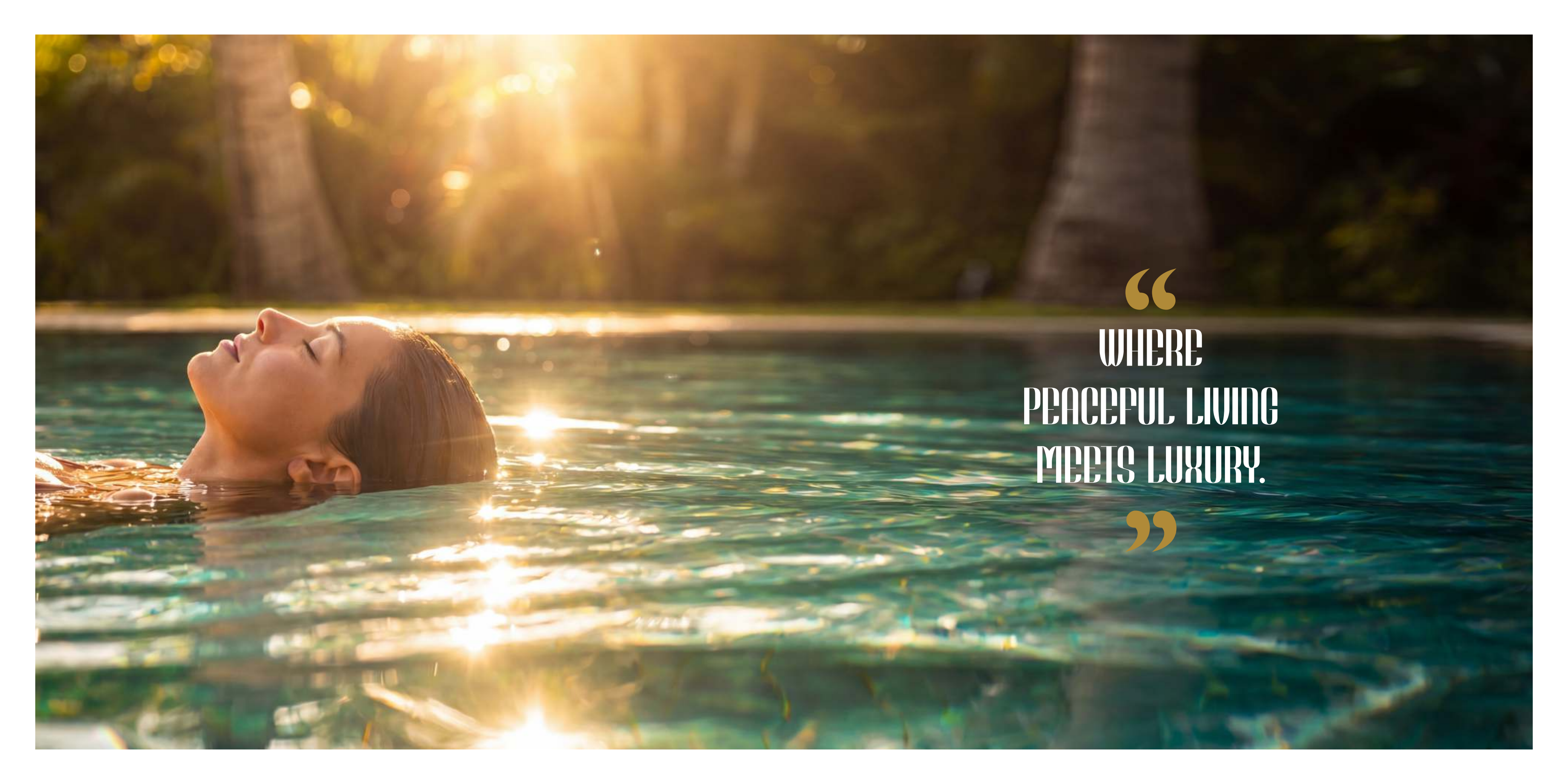
SERENITY OF 900 TREES

COLLECTOR SANCTIONED
NA BUNGALOW PLOTS

“

OWN LAND.
BUILD
WEALTH.

”

A woman with her eyes closed and head tilted back is floating in a swimming pool. The water is a deep teal color, and the surface is shimmering with golden light from the setting sun. In the background, there are dark, out-of-focus trees and foliage. The overall mood is peaceful and serene.

“
WHERE
PEACEFUL LIVING
MEETS LUXURY.
”

DISCOVER 194 EXCLUSIVE LUXURY BUNGALOW PLOTS

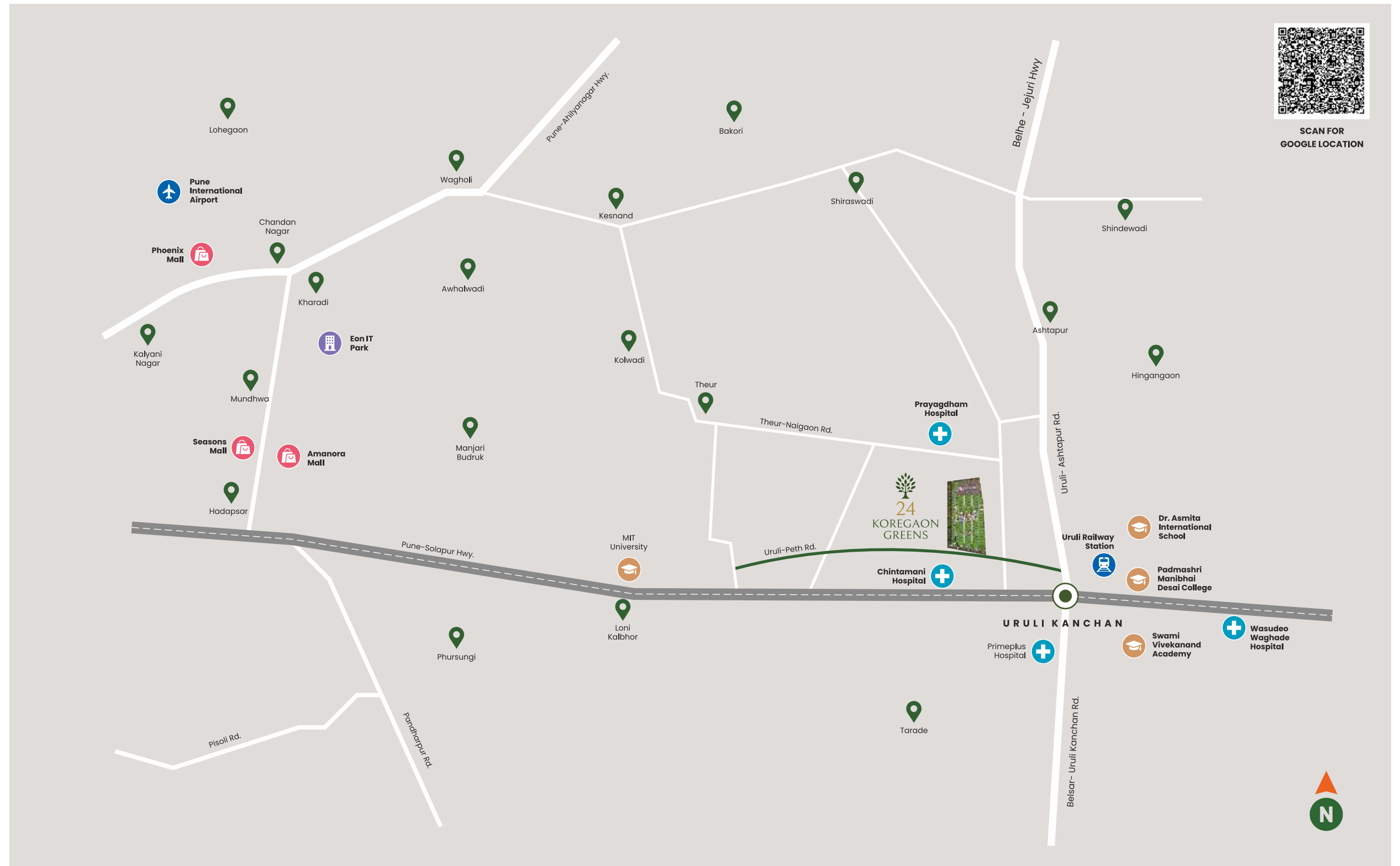
24 Koregaon Greens is thoughtfully designed with exceptional features that impress both investors and homeowners. Explore some of its standout highlights.

- Thoughtfully planned premium bungalow plots
- Planned with F.S.I. 1.4 & 1.5.
- Scenic lakeside setting with stunning views
- Peaceful surroundings from every direction
- Collector NA approved plots
- Planned layout with internal roads, amenities, and infrastructure
- Home loans available from leading banks
- Excellent connectivity across the city
- Lush greenery throughout the community
- Wide range of modern amenities
- Freedom to customize your dream bungalow
- From the trusted makers



WHERE URBAN GROWTH MEETS GREEN HARMONY

24 Koregaon Greens is located at Koregaon Mul along the Pune–Solapur Highway, offering peaceful suburban living with excellent city connectivity. It is well connected to Hadapsar, Magarpatta City, and Amanora Park Town within 30–45 minutes, while Swargate, Pune Railway Station, Koregaon Park, and Pune Airport are reachable within 45–70 minutes. Daily essentials like schools, hospitals, and local markets are also easily accessible nearby, ensuring a convenient and well-connected lifestyle.



- Well-connected Pune-Solapur highway ensuring quick and smooth travel
- Around 30–40 minutes to Hadapsar/Magarpatta
- Excellent connectivity to Kharadi, Hadapsar, Magarpatta, Amanora, and EON IT Park
- Pune–Daund local railway connectivity.
- Urali Railway Station is only 1 km away

- Peaceful, lush green surroundings free from pollution
- MSRDC Outer Ring Road 400 Mtr.
- Upcoming Purandar Airport 15 Min.
- MIT Gurukul Loni Kalbhor 10 min.
- Hospital, Schools, Malls 15 to 30 min.

“
METICULOUSLY PLANNED
FOR BUNGALOW LIVING
”

Every plot is thoughtfully laid out to offer space, privacy, and comfort. Wide roads, green surroundings, and smart planning create a perfect setting for your dream home. Experience a lifestyle designed for elegant and spacious bungalow living.

1300sq.Ft.
ONWARDS PLOT SIZES

194
TOTAL PLOTS

15+
AMENITIES





AMENITY SPACE-1
4599.24 SQ.M

AMENITY SPACE-2
4545.04 SQ.M

PLOT- B
704.55 SQ.M.

PLOT- A
704.87 SQ.M.

AMENITIES AREA

SERVICES

GREEN LIVING WITH GROWING VALUE

24 Koregaon Greens is strategically located near Uruli Kanchan Railway Station, offering excellent connectivity to Hadapsar, Fursungi, Magarpatta, SP Infocity, and other key areas of Pune via the Pune–Solapur Highway. Located in the fast-developing locality of Uruli Kanchan, the project presents a strong opportunity for long-term investment and future appreciation. Uruli Kanchan is emerging as a promising growth destination due to improving railway infrastructure, expanding road connectivity, and rapid development in Pune’s eastern corridor. Increasing residential demand and infrastructure growth are expected to significantly increase property value in the coming years, making it a highly profitable investment option with strong capital appreciation potential. With modern infrastructure, green surroundings, and a secure gated community environment, 24 Koregaon Greens offers a perfect balance of peaceful living, future growth, and rewarding returns in one of Pune’s rapidly growing suburban locations.



Prime Location &
Excellent Connectivity



High Growth &
Investment Potential



Modern Infrastructure &
Green Surroundings



LIVING BETTER STARTS WITH AN UPGRADE

Experience a new and elevated lifestyle at 24 Koregaon Park, Uruli Kanchan. Embrace better health and wellness with thoughtfully designed amenities, including a swimming pool, gymnasium, community clubhouse, and a round-the-clock security system that ensures peaceful and safe living. With a commendable range of amenities and engaging community events for residents of all age groups, every moment here is designed to enrich your everyday life. Discover a place where every dream finds a new beginning.



Temple



Swimming Pool with
Pool Deck



Kids Pool



Changing Room



Yoga/Meditation
Area



Badminton Court



Kids Play Area with
Sand Pit



Jogging Track



Gazebo Seating



Amphitheatre



GARDEN



Sit-out Area



Solar Street Lights

LIVING BETTER STARTS
WITH AN UPGRADE.





DESIGNED FOR BETTER LIVING

01. Temple
02. Gazebo
03. Amphitheatre

04. Yoga Area
05. GARDEN
06. Badminton Court- 1

07. Kids Play Area with Sand Pit
08. Kids Play Area with Mat
09. Jogging Track

10. Pathway
11. Sculpture
12. Badminton Court- 2

13. Club House -
(Swimming Pool)
(Baby Pool)

Children's Play Area With Sandpit



Badminton Court



Children's Play Area With Mat Floor



Community Hall





Specifications

- **INTERNAL ROADS**
9m/12m wide internal Concrete roads with paver block
- **UNDERGROUND DRAINAGE LINE**
Concealed drainage network for better hygiene and cleanliness.
- **REFLECTIVE SIGNAGE AND ROAD MARKINGS**
Clear road signs and markings for safer navigation.
- **INDIVIDUAL WATER CONNECTION PROVISION**
Provision for direct water connection to every plot.
- **STREET LIGHTING**
Energy-efficient LED streetlights for better visibility.
- **ENTRANCE GATE WITH SECURITY CABIN**
Secured entry point with dedicated security cabin.
- **CCTV AT COMMON AREAS**
CCTV surveillance across common spaces for added security.
- **DEMARCATED INDIVIDUAL PLOTS**
Clearly marked plots for easy identification and planning.
- **GREEN & ENVIRONMENTAL FEATURES**
Eco-friendly features promoting sustainable living.
- **SIDE STORM, WATER DRAINAGE**
Efficient drainage system for proper rainwater flow.
- **ROADSIDE PLANTATION**
Green landscaped avenues enhancing beauty and freshness.
- **SOLAR STREET LIGHT**
Dedicated overhead tank ensuring continuous water supply.
- **UNDERGROUND ELECTRICAL CABLING**
Safe and clutter-free underground power distribution.
- **TRANSFORMER PROVISION**
Reliable transformer setup for uninterrupted power supply.
- **24X7 SECURITY SURVEILLANCE**
Round-the-clock monitoring for enhanced safety.
- **COMPOUND WALL AROUND PROJECT**
Protective compound wall ensuring privacy and safety.
- **CLEAR TITLE AND SANCTIONED LAYOUT**
Legally approved layout with clear ownership title.
- **GATED COMMUNITY**
Well-planned gated community offering secure living.



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GREENS**
SERENITY OF 900 TREES



SITE ADDRESS :

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BOOKING CONTACT : 94 10 199 199

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