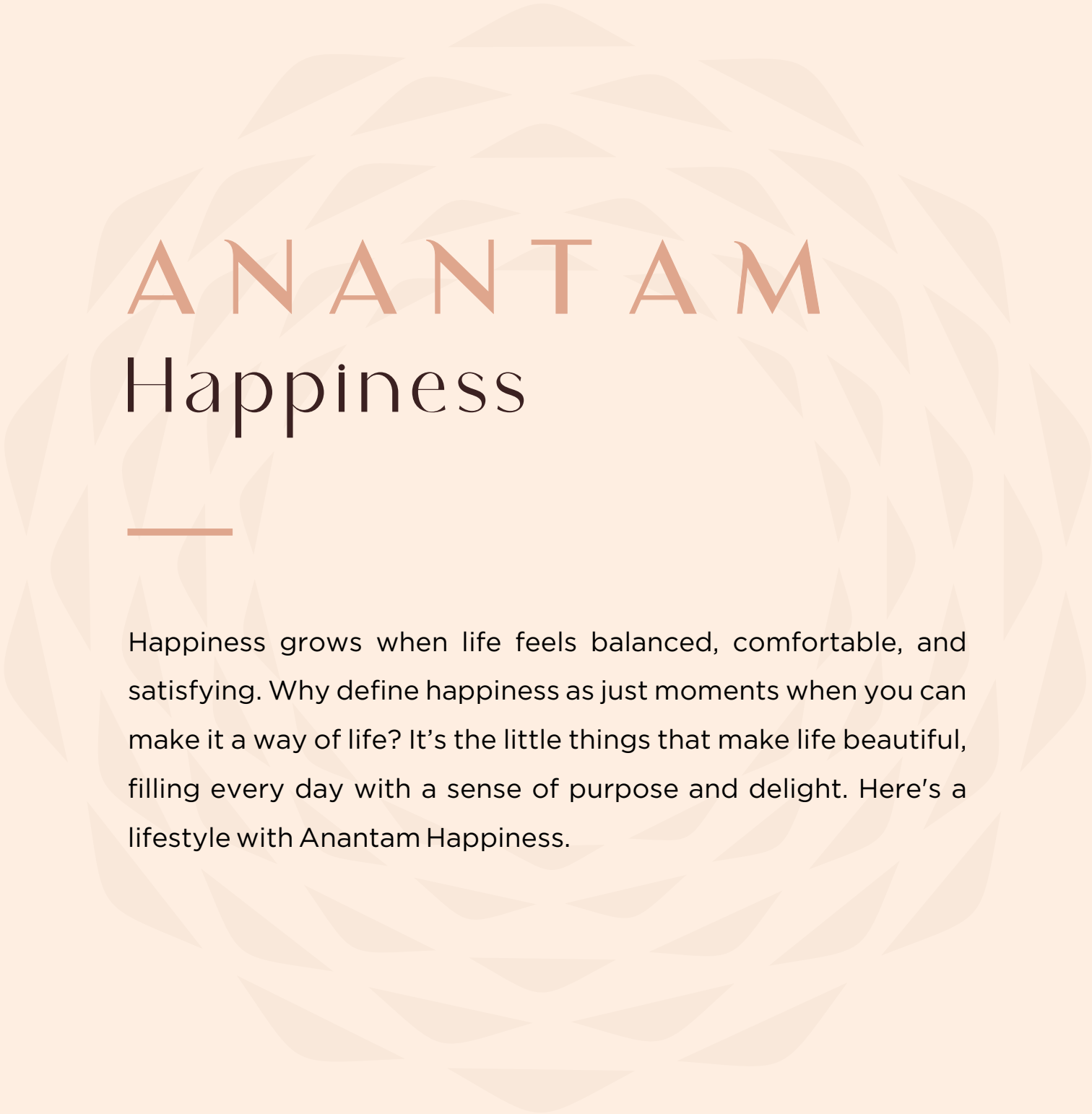


ARHAM
ANANTAM

2 & 3 BHK PRIME RESIDENCES





ANANTAM

Happiness



Happiness grows when life feels balanced, comfortable, and satisfying. Why define happiness as just moments when you can make it a way of life? It's the little things that make life beautiful, filling every day with a sense of purpose and delight. Here's a lifestyle with Anantam Happiness.

P R E S E N T I N G

ARHAM

ANANTAM

Aristocratic
in its
presence,
exuding a
regal charm.

Noble
in design,
crafted
for the
elite.

Aura
of exclusivity,
radiating
sophistication.

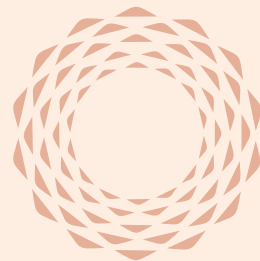
Noteworthy
in every
detail,
redefining
elegance.

Timeless
in appeal, a
legacy of
refinement.

Aesthetic
brilliance,
where art
meets
opulence.

Majestic
in stature, a
symbol of
grandeur.





ARHAM
ANANTAM
2 & 3 BHK PRIME RESIDENCES

Arham Anantam, a premium residential project by **Arham Landmarks**, is set in the heart of **Kothrud**, Pune-one of the city's most sought-after neighborhoods. A premium collection of **2 & 3 BHK** homes, the project is designed for those who seek a life of ease, convenience, and lasting happiness. It offers well-designed homes that blend modern living with a peaceful environment. Spacious layouts, quality construction, and a range of amenities ensure a comfortable and fulfilling lifestyle. It's a place that enhances everyday living, crafted for your Anantam wishes.

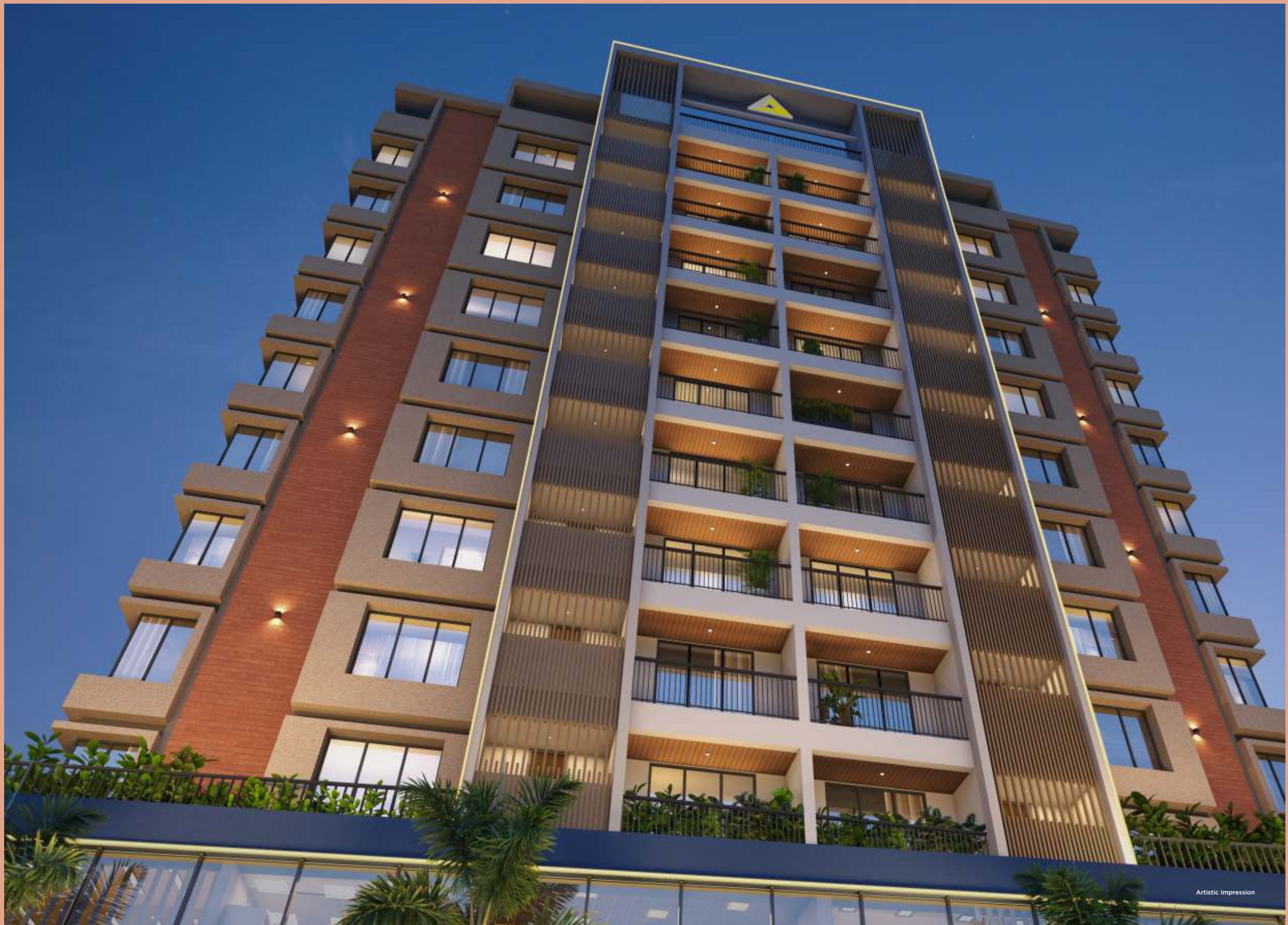
A LIFESTYLE OF
Bliss and Beauty





Discover Your Dream Home at **ANANTAM**

Nestled in the vibrant Kothrud area, Arham Anantam offers a perfect blend of modern living and serene surroundings. Experience spacious homes designed for comfort and style, with easy access to essential amenities. Join a thriving community where every moment feels like home.



A CLASSIC MASTERPIECE for Luxury Living

An expansive land parcel of **23,000 sq. ft.**



Meticulously designed **single iconic tower**



Ultra-modern precisely crafted **2 & 3 BHK Homes**



Approximately **6,500 sq. ft.** of exclusive amenity space on top terrace



A thriving community of over **82 apartments, shops and offices**







At a Sought-after Location of

KOTHRUD

Kothrud is a prime locality offering urban convenience with serene surroundings. Well-connected to major hubs, it provides easy access to business centers, top institutes, and entertainment. With green spaces, vibrant community life, and excellent infrastructure, Kothrud remains one of Pune's most sought-after residential areas.



Where Convenience MEETS COMMUNITY

Kothrud is a prime location in Pune that offers unmatched connectivity and convenience. With exceptional civic amenities and a vibrant social infrastructure, residents can enjoy easy access to transportation, shopping, and recreational facilities. Experience a community that truly caters to modern living!



A Prime Location
of Pune



Convenient
Transportation



Exceptional
civic amenities



Dynamic Social
Infrastructure



Outstanding Connectivity
to everything that matters like



Map not to scale

Site Address: Anantam, CTS No. 721, Opp. Shivtirth Nagar Kaman, Off Paud Road, Kothrud, Pune 411038

SCAN FOR
LOCATION



ANANTAM CONNECTIVITY

in the Heart of Kothrud

• CONNECTIVITY

Anand Nagar Metro Station	02 mins
Vanaz Metro Station	02 mins
Chandani Chowk	05 mins
Deccan	11 mins
Hinjewadi IT Park	35 mins

• EDUCATION HUB

New India School	03 mins
MIT College	05 mins
City International School	08 mins

• HEALTHCARE

Sahyadri Hospital	03 mins
Kothrud Hospital	04 mins
Vitalife Hospital	11 mins
Deenanath Hospital	12 mins
Jehangir Hospital	25 mins

• SHOPPING CENTRES

Pantaloons	05 mins
Reliance Mart	05 mins
D Mart	09 mins
Pavilion Mall	14 mins

• PARKS & RECREATION

Pandit Bhimsen Joshi Udyan	04 mins
Arai Tekdi	05 mins
Hill Walking Trail	17 mins

• ENTERTAINMENT

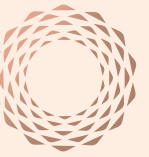
Yashwantrao Natyagruha	03 mins
City Pride Kothrud	08 mins
Pavillion Mall	14 mins





Thoughtfully Designed *Floor Plans*

Experience spacious, functional living with Arham Anantam's meticulously crafted floor plans. Each layout is designed to maximize comfort and convenience, offering expansive living spaces that cater to your lifestyle needs. With a blend of modern design and practicality, our floor plans ensure that every corner of your home reflects elegance and sophistication.

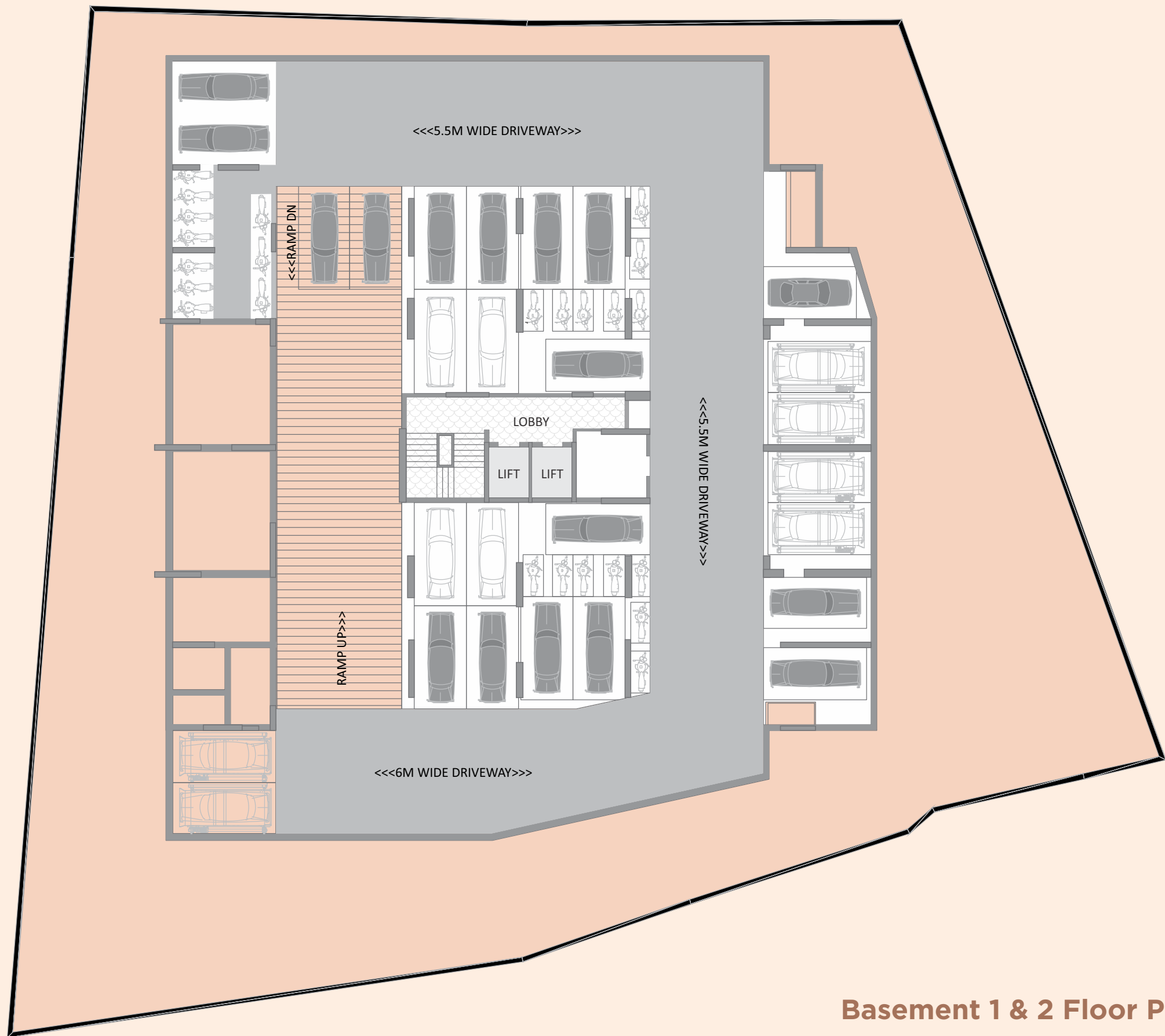
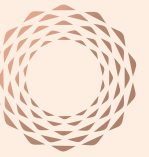


<< 9 M WIDE ROAD >>



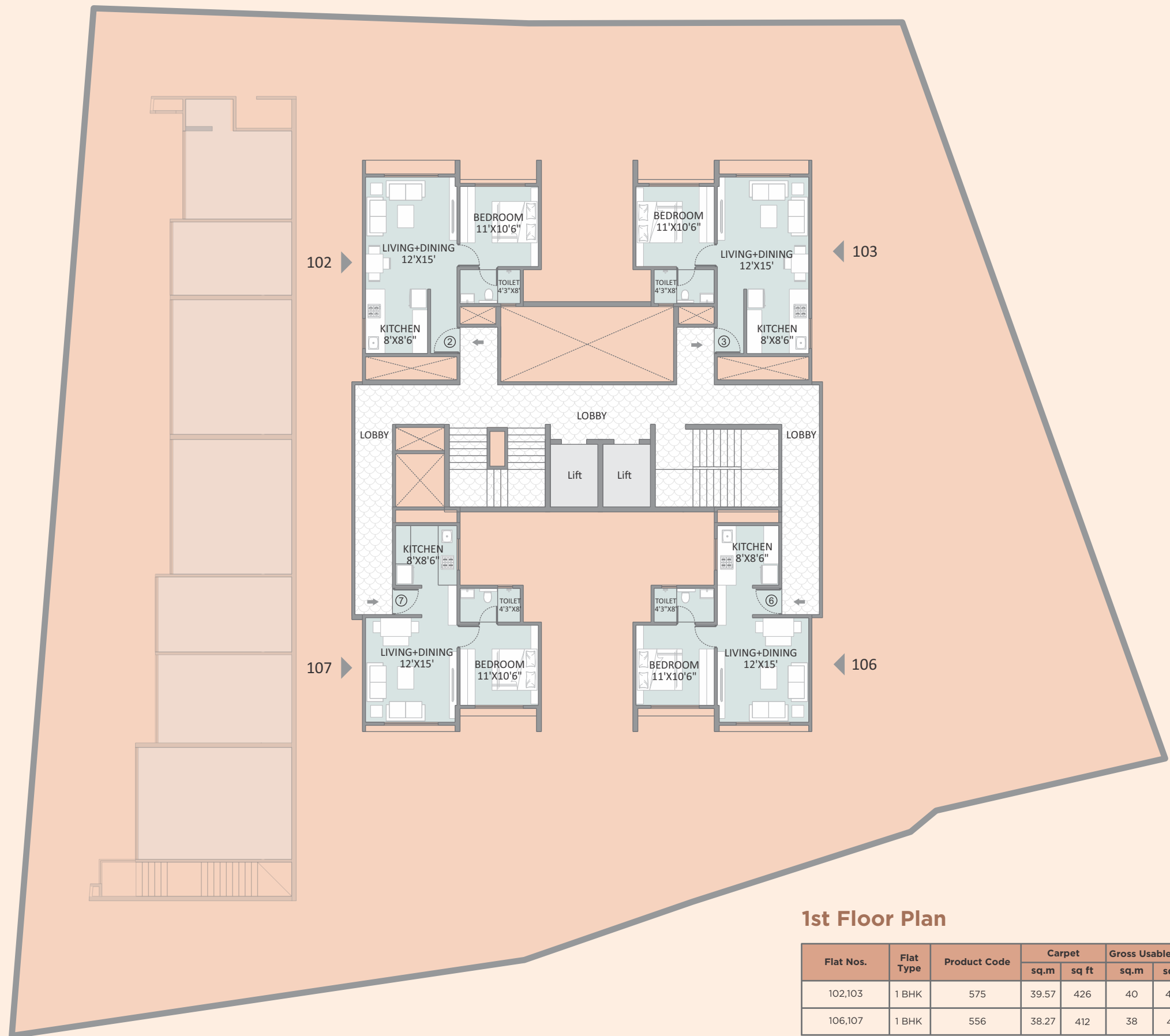
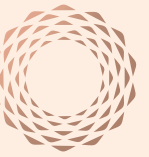
Layout Plan





Basement 1 & 2 Floor Plan

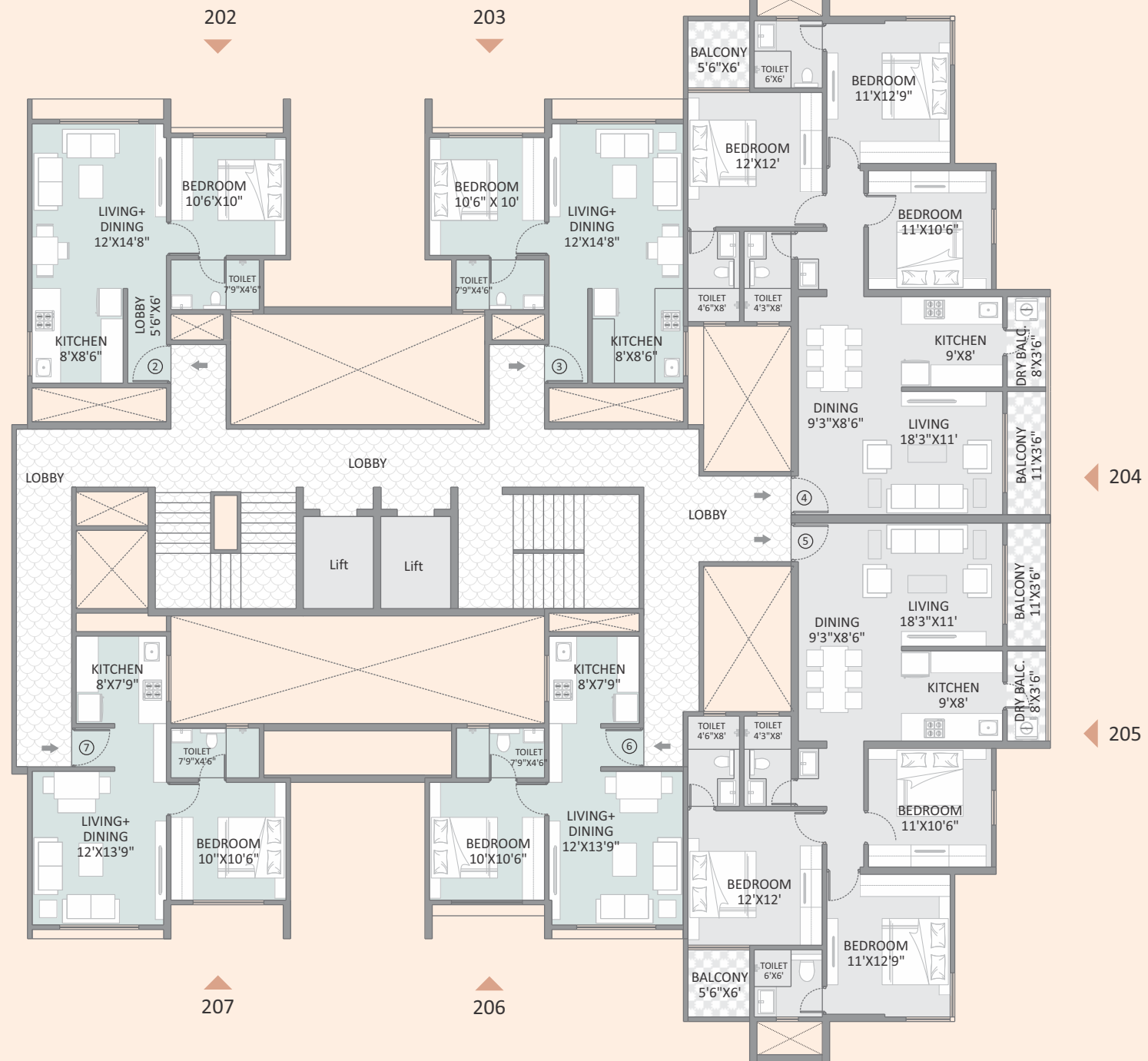
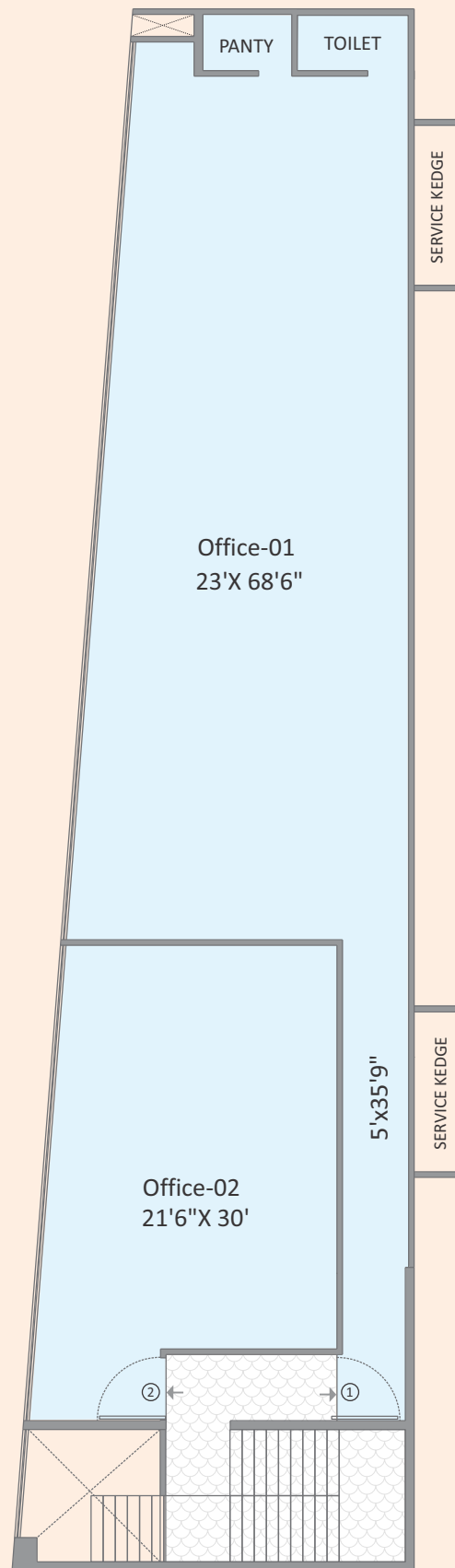
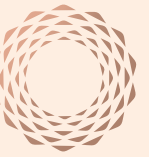




1st Floor Plan

Flat Nos.	Flat Type	Product Code	Carpet		Gross Usable Area	
			sq.m	sq ft	sq.m	sq ft
102,103	1 BHK	575	39.57	426	40	426
106,107	1 BHK	556	38.27	412	38	412



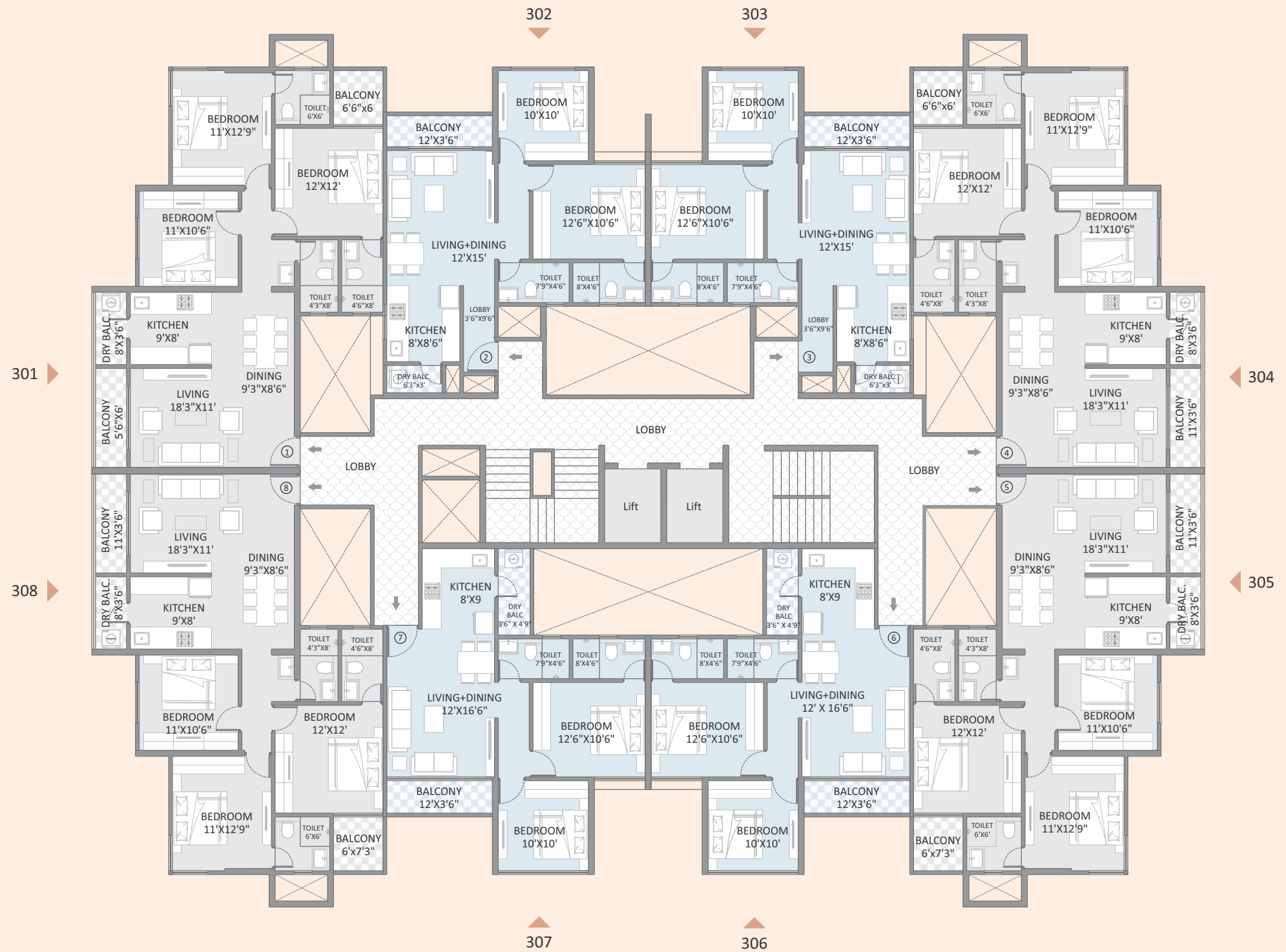
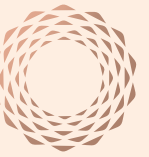


2nd Floor Plan

Flat No.	Flat Type	Product Code	Carpet		Balcony		Gross Usable Area	
			sq.m	sq.ft.	sq.m	sq.ft.	sq.m	sq.ft.
202,203	1 BHK	575	39.57	426	0.00	0	40	426
204,205	3 BHK	1444	90.09	970	9.29	100	99	1070
206,207	1 BHK	556	38.27	412	0.00	0	38	412

Office	Unit Type	Product Code	Carpet		Gross Usable Area	
		sq.ft.	sq.m	sq.ft.	sq.m	sq.ft.
01	Office	2509	160.73	1730	161	1730
02	Office	1070	64.38	693	64	693

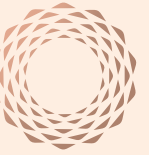




3rd Floor Plan

Flat Nos.	Flat Type	Product Code	Carpet Area		Balcony		Gross Usable Area	
			sq.m	sq.ft	sq.m	sq.ft	sq.m	sq.ft
301,304,305,308	3 BHK	1444	90.09	970	9.29	100	99.38	1070
302,303	2 BHK	969	61.12	658	5.57	60	66.69	718
306,307	2 BHK	949	59.45	640	5.85	63	65.30	703

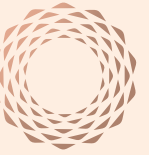




4th Floor Plan

Flat Nos.	Flat Type	Product Code	Carpet		Balcony		Gross Usable Area	
			sq.m.	sq.ft.	sq.m.	sq.ft.	sq.m.	sq.ft.
401,404,405	3 BHK	1444	90.09	970	9.29	100	99	1070
402,403	2 BHK	1050	64.56	695	7.71	83	72	778
406	2 BHK	1064	65.03	700	8.17	88	73	788
407	3 BHK	1414	86.12	927	11.20	121	97	1048
408	2 BHK	1122	70.97	764	6.20	67	77	831

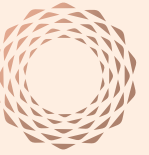




5th, 6th, 7th, 9th,
10th, 11th Floor Plan

Flat Nos.	Flat Type	Product Code	Carpet Area		Balcony		Total Carpet Area	
			sq.m.	sq.ft.	sq.m.	sq.ft.	sq.m.	sq.ft.
501,601,701,901,1001,1101, 504,604,704,904,1004,1104, 505,605,705,905,1005,1105, 508,608,708,908,1008,1108	3 BHK	1444	90.09	970	9.29	100	99	1005
502,602,702,902,1002,1102, 503,603,703,903,1003,1103	2 BHK	1050	64.56	695	7.71	83	72	778
506,606,706,906,1006,1106, 507,607,707,907,1007,1107	2 BHK	1064	65.03	700	8.17	88	73	788





8th Floor Plan (Refuge Floor)

Flat Nos.	Flat Type	Product Code	Carpet		Balcony		Gross Usable Area	
			sq.m.	sq.ft.	sq.m.	sq.ft.	sq.m.	sq.ft.
801,804,805,808	3 BHK	1444	90.09	970	9.29	100	99	1070
802	Studio	507	33.16	357	1.76	19	35	376
803	2 BHK	1050	64.56	695	7.70	83	72	778
806,807	2 BHK	1064	65.03	700	8.17	88	73	788



ANANTAM Amenities



Stock Image

Gymnasium



Stock Image

Terrace Garden



Stock Image

Community Hall



Separate entry/exit gates with a security cabin



Two premium lifts (Kone or Otis make) with Genset backup facility



Trimix flooring for pathways



CCTV surveillance for security of the residents



100% genset backup for the entire flat excluding power point



Designer entrance lobby



Firefighting systems



Piped gas connection



Common dish TV connection



Flooring & Dado

- 600 mm x 1200 mm Vitrified Tile Flooring for the entire flat (Simpolo, Simero, or Equivalent)
- Antiskid Designer 600 mm x 600 mm Ceramic Tile Flooring for toilets & 600 mm x 1200 mm Ceramic Dado tiles for toilets and balconies (Simpolo, Simero, or Equivalent)



Plumbing & Sanitary Work

- Premium Sanitaryware for bathrooms (Jaquar or equivalent make)
- Premium chrome plated C.P. Fittings (Jaquar or equivalent make)



Windows

- UPVC sliding windows and FD's for better sound insulation
- Natural/Artificial Stone window sill to all windows



Kitchen with Dry Balcony

- One Granite Top otta of 8 ft length with stainless steel sink
- Ceramic tile dado up to lintel level
- Dry Balcony area will include provisions for Washing machine and Dishwasher



Doors

- All doors with Laminate finish on both sides & laminated ply frame
- Natural / Artificial stone door frames for toilets and dry terrace
- Branded hardware fittings & accessories to all doors



Video Door Phone

- All flats will be provided with Video door phones with min 7-inch screen

ANANTAM Specifications



Electrification

- Concealed electrification with ISI marked wiring in entire building with necessary circuit breakers
- Modular switches of reputed brand (Legrand or equivalent) with 5-year replacement warranty



Painting

- High-quality Semi Plastic paint to all internal walls
- Acrylic paint to all exterior walls with 5 years warranty



Wall Finish

- Smooth gypsum finish walls and ceiling



Stock Image



Buildings & Beyond

15+ Projects Completed

10L+ Sq. Ft. Delivered

4L+ Sq. Ft. Developing

1K+ Happy Families

Arham Landmarks brings nearly **50 years** of collective expertise in civil construction, driven by a vision to craft best-in-class **residential, commercial, and retail spaces**. Our projects blend style with substance, reflecting our core values of customer commitment and total transparency. From iconic residential ventures like Tejovalay, Arista, and Meghsparsh to commercial landmarks like Bonita and Time Square, our work stands as a testament to our dedication. With over 1,000 satisfied families and numerous developments all across western Pune, Arham Landmarks continues to set new benchmarks in the real estate market.

COMPLETED Projects



Retail, Smart Office &
Restaurant Spaces
@ Balewadi



2, 3 & 3.5 BHK
Luxurious Apartments
@ Gultekadi



3 & 4 BHK
Ultra Premium Residences
@ Bavdhan



Premium
Smart Office Spaces
@ Balewadi



2 & 3 BHK
Luxurious Apartments
@ Ambegaon



2 & 2.5 BHK Luxurious
Apartments,
Showroom & Office Spaces
@ Warje



2 & 3 BHK
Luxurious Apartments
@ Balewadi



1 & 2 BHK
Budget Apartments
@ Ambegaon (Kh.)



Commercial
Showroom Spaces
@ Bund Garden Road

CREDITS

Architects

Ankur Associates
Mr Prakash Kulkarni

Structural Consultant

G. A. Bhilare & Associates

Legal Advisor

Adv. Sangeeta Khot

— A PROJECT BY —



Contact: 8888 12 9000 / 8087 06 8900

Site Address: Anantam, CTS No. 721, Opp. Shivtirth Nagar Kaman, Off. Paud Road, Kothrud, Pune 411038

Office Address: Arham Landmarks, Office No. 301, Saumitra Apartment, Prabhat Road, Lane No. 14,
Near Income Tax Office, Erandwane, Pune 411004

Email: sales@arhamlandmarks.com | **Website:** www.arhamlandmarks.com

IN ASSOCIATION WITH



MahaRERA Registration
No.: P52100077986
<http://maharera.mahaonline.gov.in>

MEMBER

