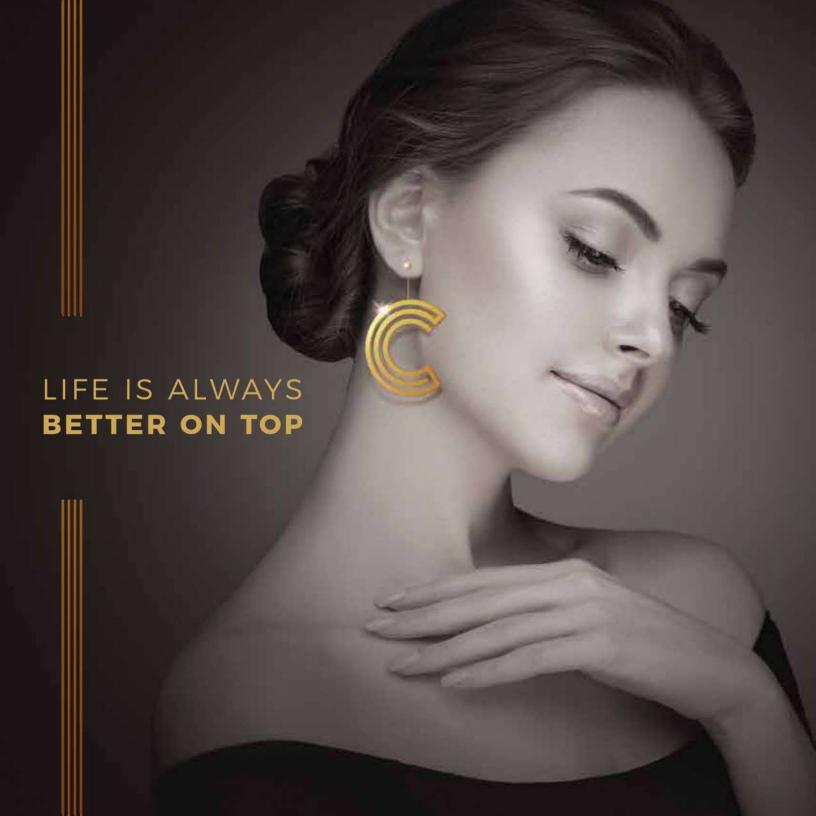


READY TO MOVE-IN
SPACIOUS 4.5 BHK HOMES



## RAHUL CONSTRUCTION CO.

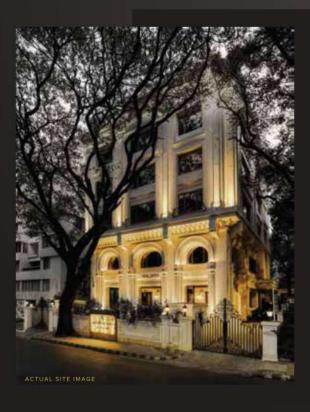
**BUILDING DREAMS SINCE 1977** 

#### RAHUL CONSTRCUTION

OFFICE (PRABHAT ROAD)

Home is where the heart is - and this is the emotion that we strive to infuse In all our projects. At Rahul Construction, through our eventful 45+ years, we strive to understand people's evolving priorities while choosing a home.

In a family business with humble beginnings, we focus on creating the ideal space to uphold the values that can enable a family to prosper. Thoughtful planning, customer-centric designs and excellence in construction quality are our hallmarks. We endeavour continuously to deliver value for each penny of yours.



4+

**Decades Of Legacy** 

40+

**Completed Projects** 

10+ Million

Total Sq. Ft. Delivered

5+ Million

Total sq. ft. In Pipeline

10,000+

**Happy Customers** 



# RAHUL ARCUS TOWER E

NOT JUST A HOME, IT'S YOUR
SIGNATURE OF SUCCESS

A true epitome of your unique taste,

RAHUL ARCUS TOWER E

is a thoughtfully designed artistic living space that combines the best of luxury, innovation & functionality to ensure comfort that's uncompromised. Soak in the fresh morning breeze, embrace the warmth of natural light, step through the elegant wooden doors into exquisite Italian-style marbled flooring and revel in the world-class fittings that add class and allure to your aesthetically furnished Rahul Arcus abode.

MOVE UP IN LIFE WITH OUR READY TO MOVE-IN

Ultra Luxurious 4.5 BHK Homes

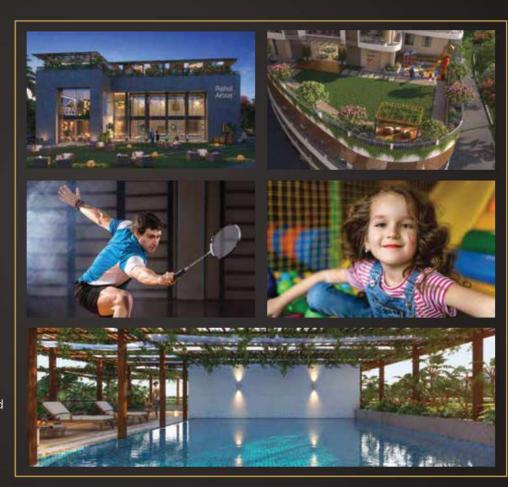
# ARCUS



Artistic Impression

## WORLD CLASS AMENITIES

- Club House With World-Class Amenities
- Children's Play Area
- Swimming Pool 50ft X 25ft
- Baby Pool 15ft X 15ft
- Indoor Badminton Court
- Gymnasium
- Meditation And Yoga Area
- Indoor Games Like Card Table, Carrom Board Chess, etc.
- Elegant Entrance Lobby
- Complete Premises Covered Under CCTV Cameras
- Well Designed And Illuminated Landscaped Gardens



## **SPECIFICATIONS**





- Italian-Style Flooring Tiles In Living Room, Kitchen And Passages (1800mm x 1200mm)
- Designer Tiles In All Toilets (1200mm x 600mm)
- Aesthetically Designed Doors And Windows
- Laminated Finish On Main And Internal Doors With Exclusive Fittings
- UPVC Windows, Granite Windowsill With Mosquito Net For Terrace Doors
- Uninterrupted 24/7 Water Supply Through Overhead Water Tanks
- Ample Corporation Water Supply
- Best-in-Class Automatic High-speed Schindler Lifts (1.7 M.P.S.) With Generator Backup
- Security Video Intercom System With Door-Phone For Each Flat

- Granite Kitchen Platform With Stainless Steel Sink
- Designer Glazed/Ceramic Dado Tiles Above The Platform Upto 2 ft.
- Utility Space For Washing Machine And Drying Clothes
- Bathrooms With Granite And Branded Ceramic Tiles
- World-class CP Fittings By Grohe
- World-class Sanitary Fittings By Toto
- Wall-hung European Water Closets With Soft Close
- Uncompromised Construction
- Earthquake-resistant Framed Structures That Conform To Is Code

- Generator Backup For Common Areas And Lifts
- Premium Quality Modular Switches
- 1/3 Phase Connection For All The Apartments
- Daikin Ac In All 4 Bedrooms
- Next-Gen Electrification
- Concealed Copper Wiring With Main Circuit Breakers
- T.V. Points In Living Rooms And Master Bedrooms
- Internal And External 6" Thick High-quality Acc Blocks

## AMENITY / (1ST RESI. FLOOR PLAN)



## TYP. EVEN FLOORS ( 2ND, 4TH, 6TH, 8TH, 12TH, 14TH, 16TH & 18TH )



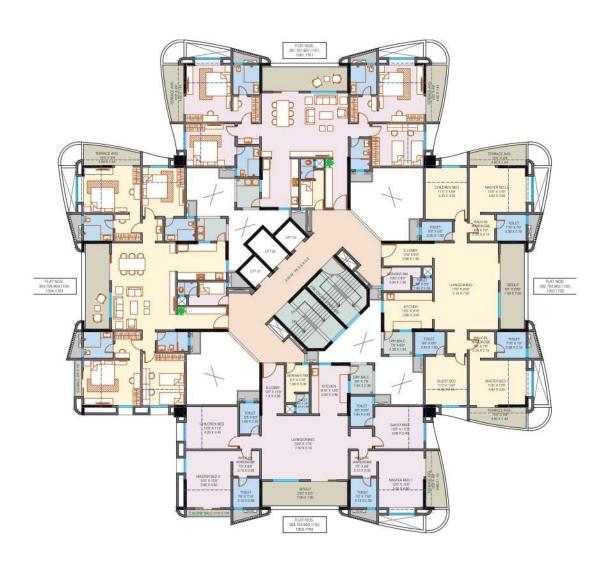
#### DEDA ADEA STATMENT FOR ELATS:

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL US	ABLE AREA
ME		SQ.M	SQ.M	SQ.M	SQ.FT
4внк	201, 401, 601, 801, 1201, 1401, 1601, 1801 202, 402, 602, 802, 1202, 1402, 1602, 1802	174.38	24.07	198.45	2136.00
	203, 403, 603, 803, 1203, 1403, 1603, 1803	174.38	24.74	195.12	2100.00
	204, 404, 604, 804, 1204, 1404, 1604, 1804	174.38	20.39	194.72	2096.00



\* THIS MARKETING COLLATERAL IS PURELY CONCEPTUAL REPRESENTATION & NOT A LEGAL OFFERING. ALL THE DATA & THE IMAGES SHOWN ARE ONLY INDICATIVE IN NATURE. ALL THE PLANS & THE AREAS ARE SUBJECT TO ACCOMMODATE CHANGES AS PER THE SANCTIONING AUTHORITIES. ALL THE DIMENSIONS & AREAS SHOWN MAY VARY/DIFFER DUE TO CONSTRUCTION CONTINGENCIES & SITE CONDITIONS. 328 FT. = 1 M.

## TYP. ODD FLOORS ( 3ND, 7TH, 9TH, 11TH, 13TH, 17TH )



#### RERA AREA STATMENT FOR FLATS:

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL US	ABLE AREA
TIPE		SQ.M	SQ.M	SQ.M	SQ.FT
	301, 701, 901, 1101, 1301, 1701 302, 702, 902, 1102, 1302, 1702	174.33	26.57	200.90	2162.00
4BHK	303, 703, 903, 1103, 1303, 1703	174.33	22.00	196.33	2113.00
	304, 704, 904, 1104, 1304, 1704	174.33	21.64	195.97	2109.00



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## REFUGE FLOORS (5<sup>ND</sup> & 15<sup>TH</sup>)



#### RERA AREA STATMENT FOR FLATS:

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL USABLE AREA	
		SQ.M	SQ.M	SQ.M	SQ.FT
4ВНК	501, 502 1501, 1502	174.33	26.57	200.90	2162.00
звнк	503 1503	159.33	21.99	181.32	1952.00
звнк	504 1504	159.20	21.65	180.85	1947.00



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## REFUGE FLOOR (10TH)



#### RERA AREA STATMENT FOR FLATS:

TYPE	FLAT NOS	ROOM CARPET SQ.M	SITOUT SQ.M	TOTAL USABLE AREA	
LIFE				SQ.M	SQ.FT
4BHK	1001, 1002	174.33	24.07	198.40	2136,00
звнк	1003	159.18	20.74	179.92	1937.00
звнк	1004	159.07	20.39	179.46	1932.00



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## REFUGE FLOOR (19TH)



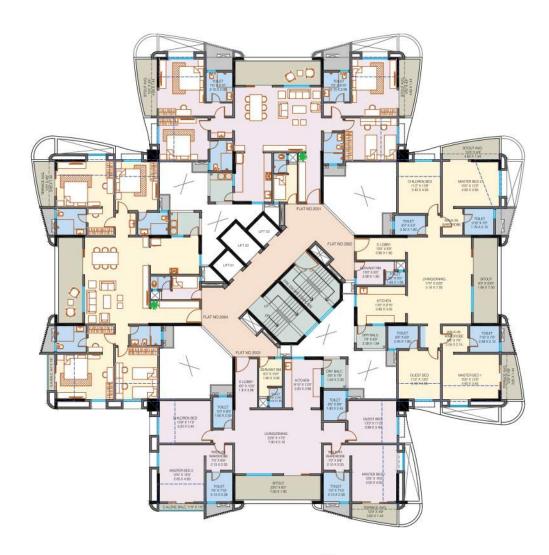
#### RERA AREA STATMENT FOR FLATS:

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL USABLE AREA	
		SQ.M	SQ.M	SQ.M	SQ.FT
4BHK	1901	174.38	26.57	200.95	2163.00
	1902	172.55	26.57	199.12	2143.00
	1903	174.33	22.	196.33	2113.00
	1904	174.41	21.65	196.06	2110.00



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SITE CONDITIONS. [3.28 FT. – 1.1M]

## REFUGE FLOOR (20TH)



#### RERA AREA STATMENT FOR FLATS:

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL USABLE AREA	
		SQ.M	SQ.M	SQ.M	SQ.FT
4ВНК	2001	167.11	26.42	193.53	2083.00
	2002	172.55	25.32	197.87	2130.00
	2003	174.37	20.76	195.13	2100.00
	2004	174.33	20.39	194.72	2096.00



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## REFUGE FLOOR (10TH)

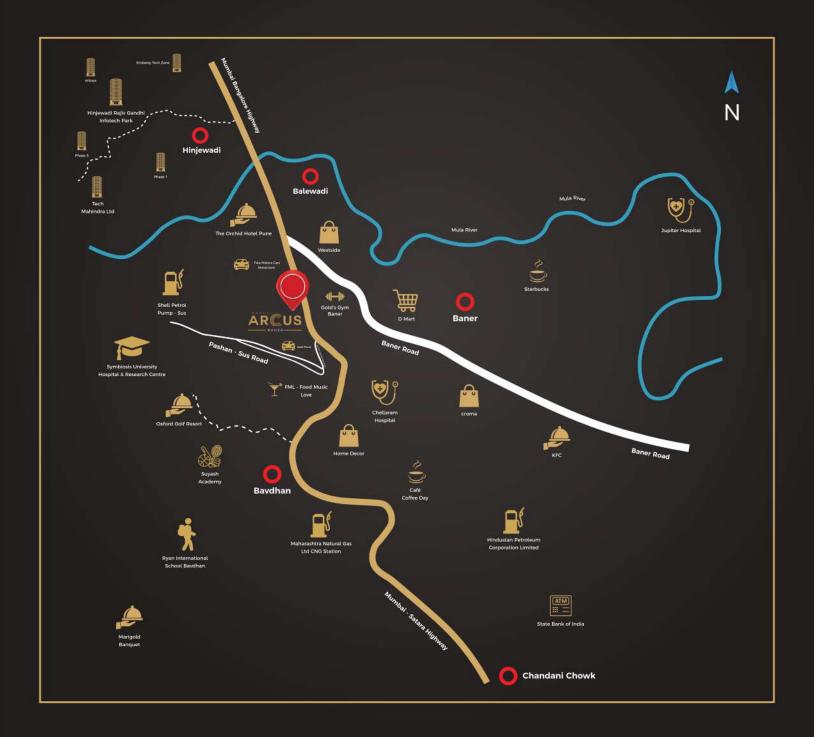


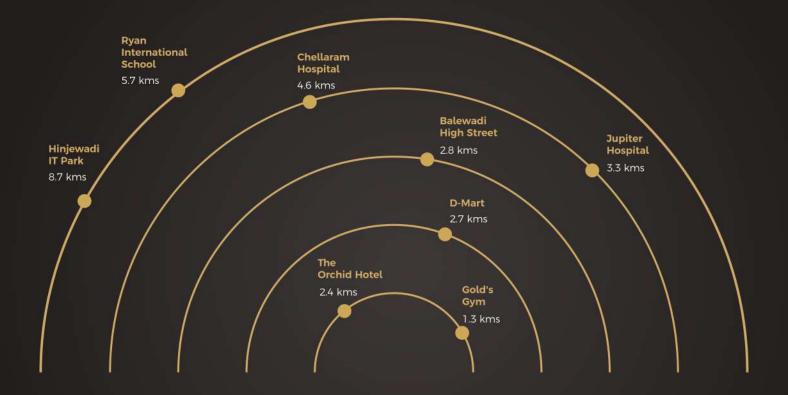
#### **RERA AREA STATMENT FOR FLATS:**

TYPE	FLAT NOS	ROOM CARPET	SITOUT	TOTAL US	ABLE AREA
TTPE		SQ.M	SQ.M	SQ.M	SQ.FT
	2101	168.07	26.58	194.65	2095.00
4ВНК	2102	172.55	26.57	199.12	2143.00
	2103	174.33	22.00	196.33	2113.00
	2104	174.41	21.64	196.05	2110.00



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#### IN & AROUND





## Few Of Our Completed Projects

1990	ANAND NAGAR
	(KOTHRUD)

1999 SIDDHARTH NAGAR (AUNDH)

2005 SIDDHARTH TOWERS (KOTHRUD)

2008 R CUBE (WARJE)

2016 RAHUL PARK (WARJE) 1995 PRATIK NAGAR (PAUD ROAD)

2002 NEW AJANTA AVENUE

2007 RAHUL TOWER (PAUD ROAD)

2009 R SQUARE (WARJE)

2022 RAHUL ASTON (HINJAWADI)

2022 RAHUL ARCUS (BANER)

1998 RAHUL NAGAR (KOTHRUD)

2003 SIDDHARTH TOWERS (KOTHRUD)

2008 RAHUL CAPITAL (PRABHAT ROAD)

2010 RAHUL ENCLAVE (WARJE)

2022 RAHUL EAST VIEW (HADAPSAR)