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MAHARERA REGISTRATION NO. P52100052957

Be Extraordinary

GODREJ PROPERTIES

Godrej

INDIA'S NO.1* REAL ESTATE DEVELOPER

GODREJ PROPERTIES | Godrej

*As per booking value achieved in FY 2023-24, reported until May 3, 2024

PRESENTING

GODREJ RIVER ROYALE

BANER-HINJAWADI ROAD, PUNE

Be Extraordinary

Artist's impression and not actual site image. This is for representational purposes, indicating the amenity / development and not the actual delivery.

Stroll along the promenade,where serene views and peaceful moments flow every day

Witness the harmony between nature and luxury as they come together and spend time soaking in the joys of leisurely walks, as moments of contemplation surround you.

Shot at actual location

INTRODUCING

Club Royale

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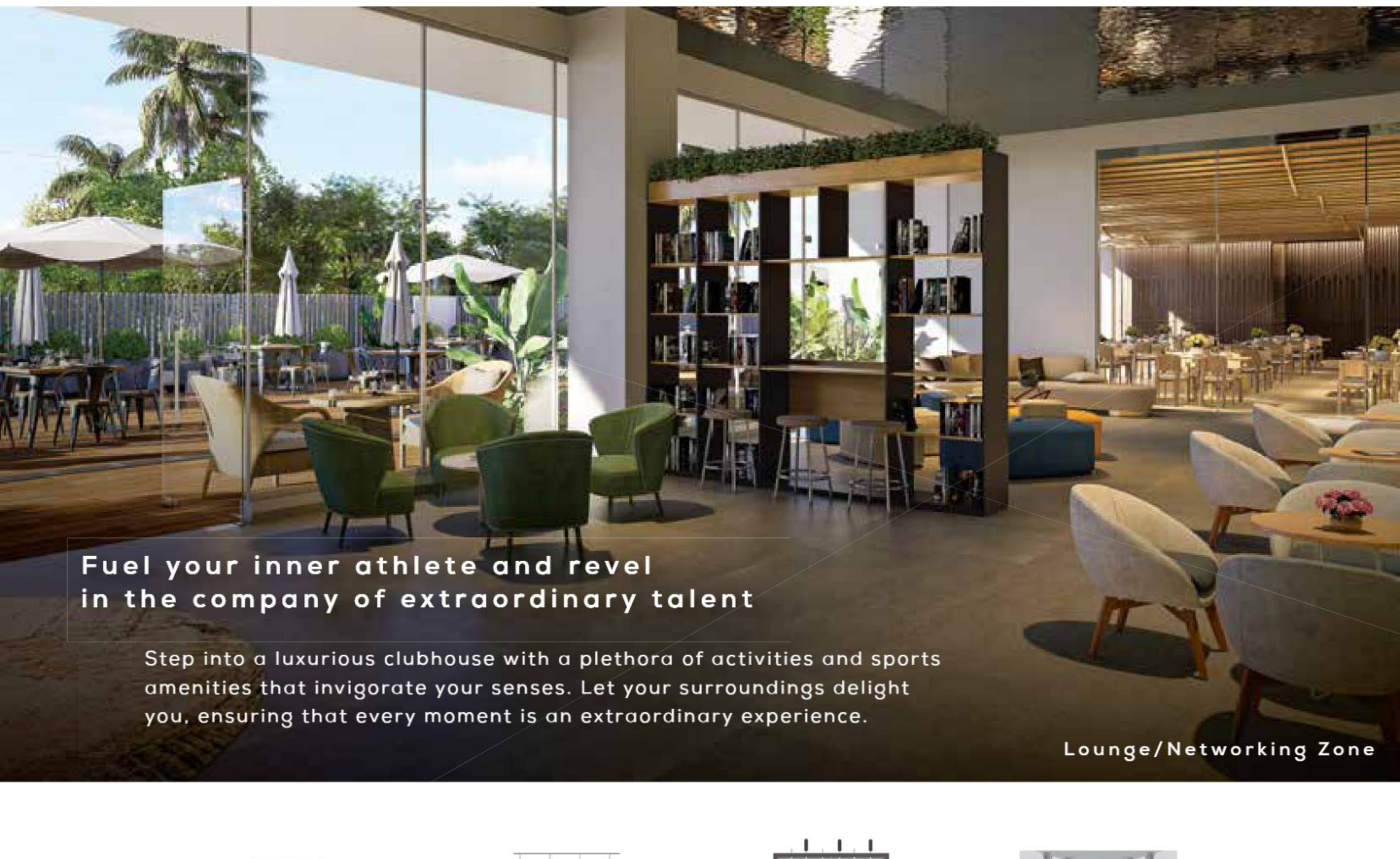
CLUB AMENITIES - GROUND FLOOR



Badminton Court



Squash Court



Fuel your inner athlete and revel in the company of extraordinary talent

Step into a luxurious clubhouse with a plethora of activities and sports amenities that invigorate your senses. Let your surroundings delight you, ensuring that every moment is an extraordinary experience.

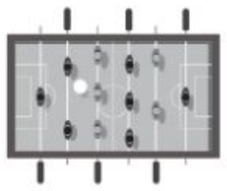
Lounge/Networking Zone



Table Tennis |



Billiards Table |



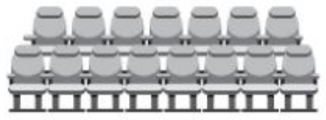
Foosball |



Multipurpose Hall



Business Center |



Mini Theatre |



Golf Simulator |



Cricket Simulator |



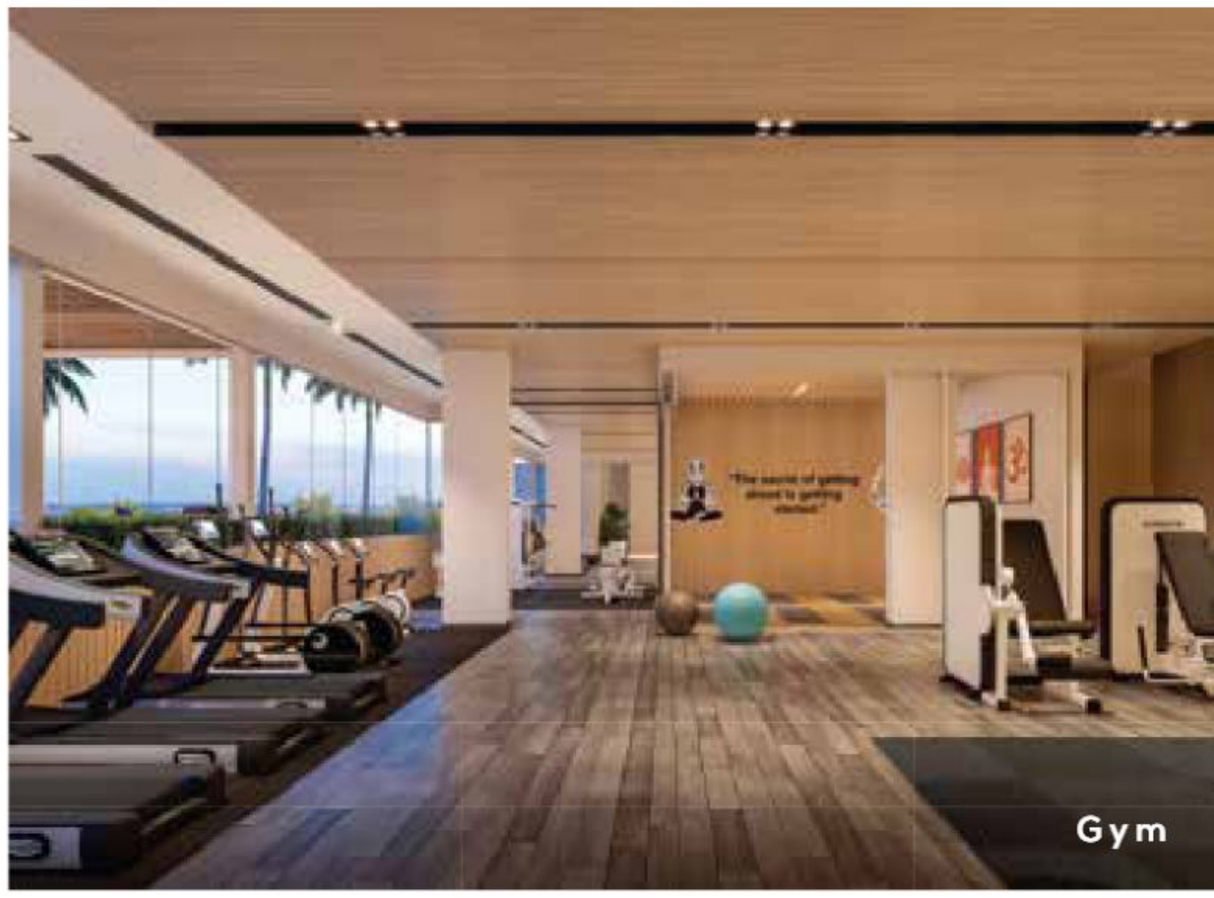
Outdoor Seating

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CLUB AMENITIES - FIRST FLOOR



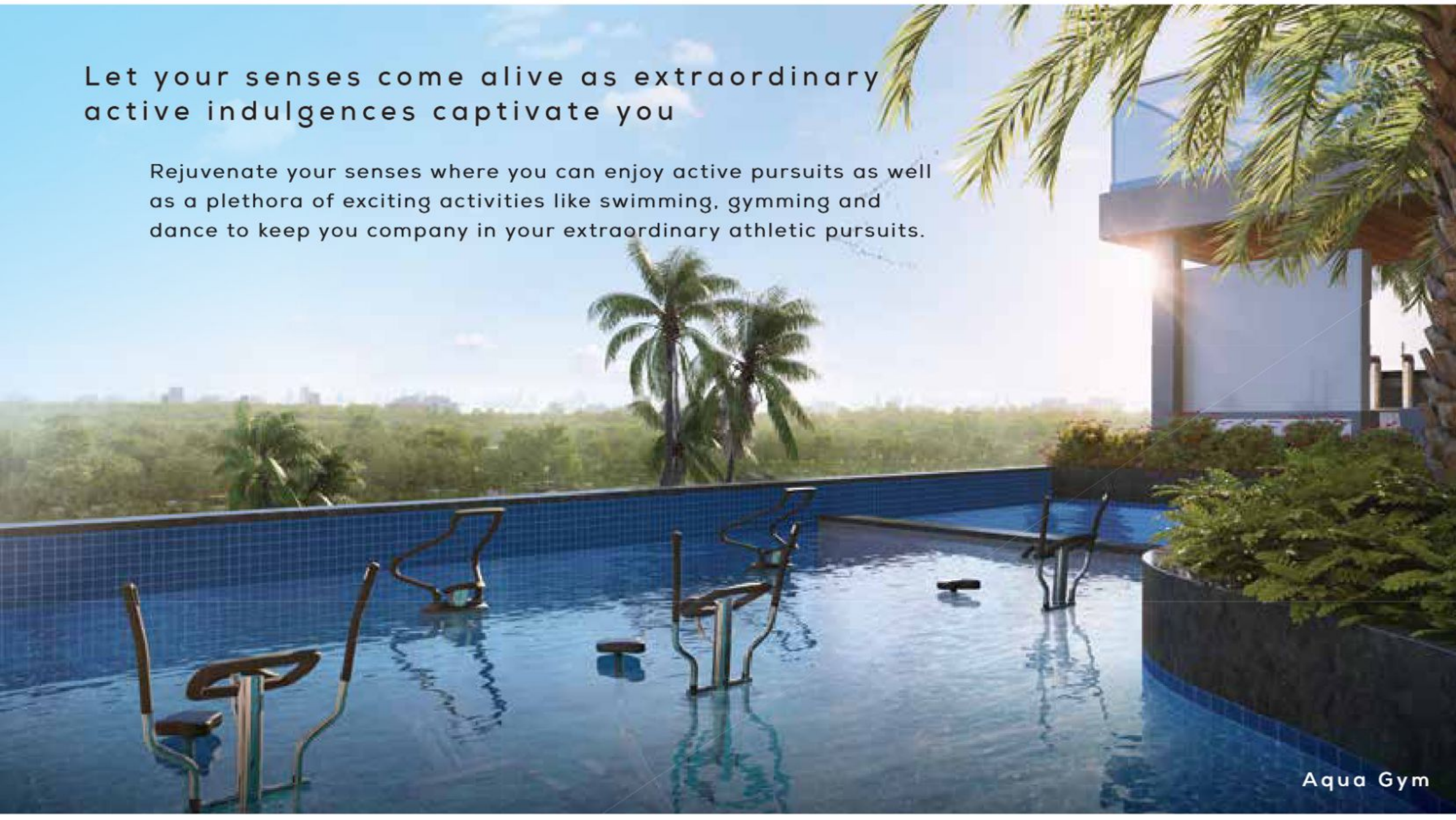
Infinity Swimming Pool with River Views



Gym

Let your senses come alive as extraordinary active indulgences captivate you

Rejuvenate your senses where you can enjoy active pursuits as well as a plethora of exciting activities like swimming, gymming and dance to keep you company in your extraordinary athletic pursuits.



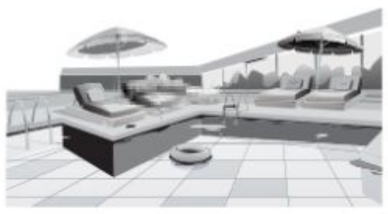
Aqua Gym



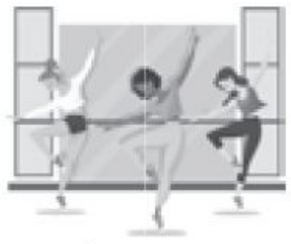
Kids Pool



Semi Submerged Pool Lounge



Poolside Juice Bar



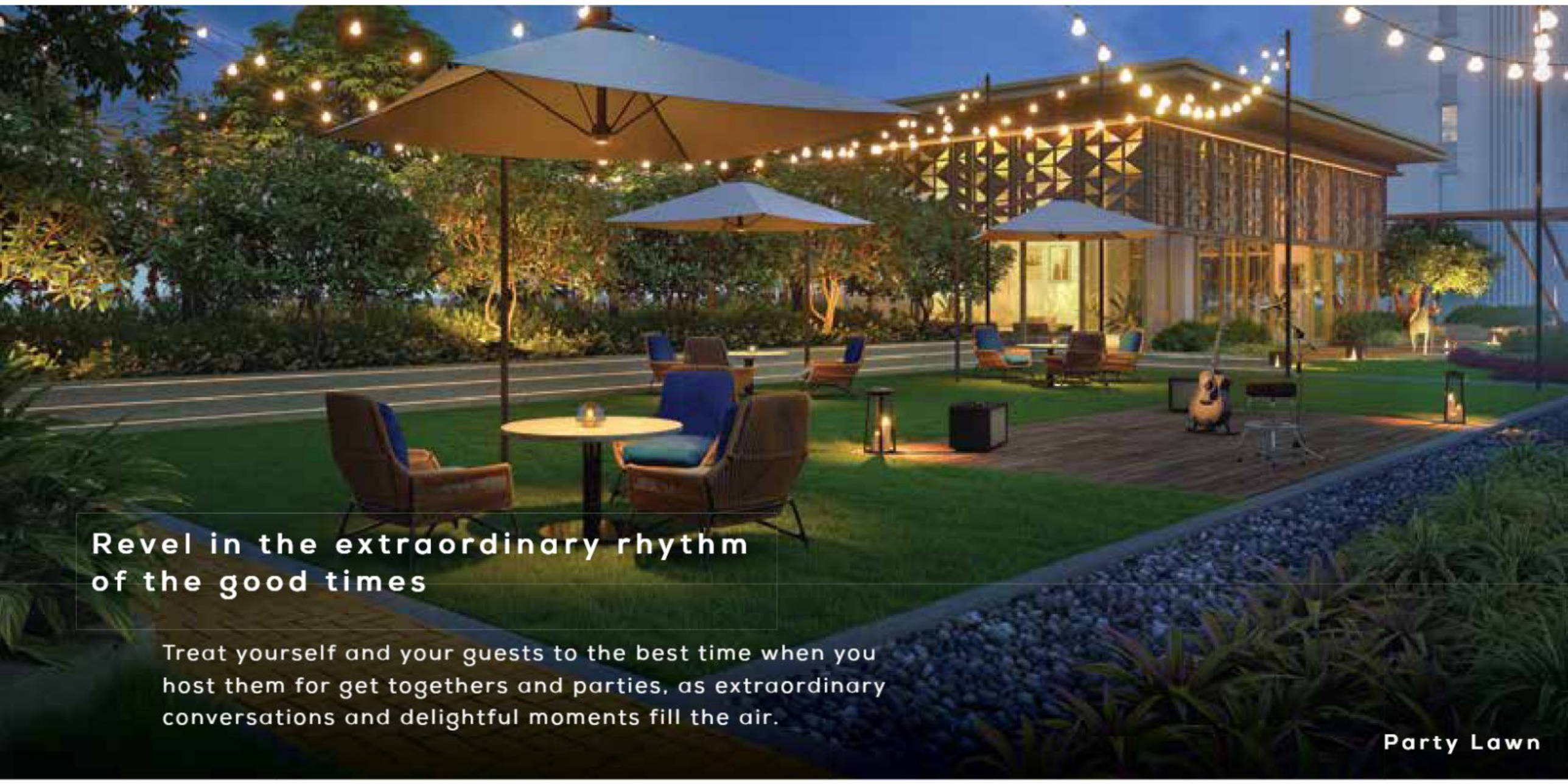
Zumba/Dance Room



Open-to-Air Jacuzzi

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CLUB AMENITIES - PODIUM LEVEL



Revel in the extraordinary rhythm of the good times

Treat yourself and your guests to the best time when you host them for get togethers and parties, as extraordinary conversations and delightful moments fill the air.

Party Lawn



Sky Cinema with Screen



Cigar Lounge



Leisure Zone



Outdoor Amphitheatre



Sunset Gallery

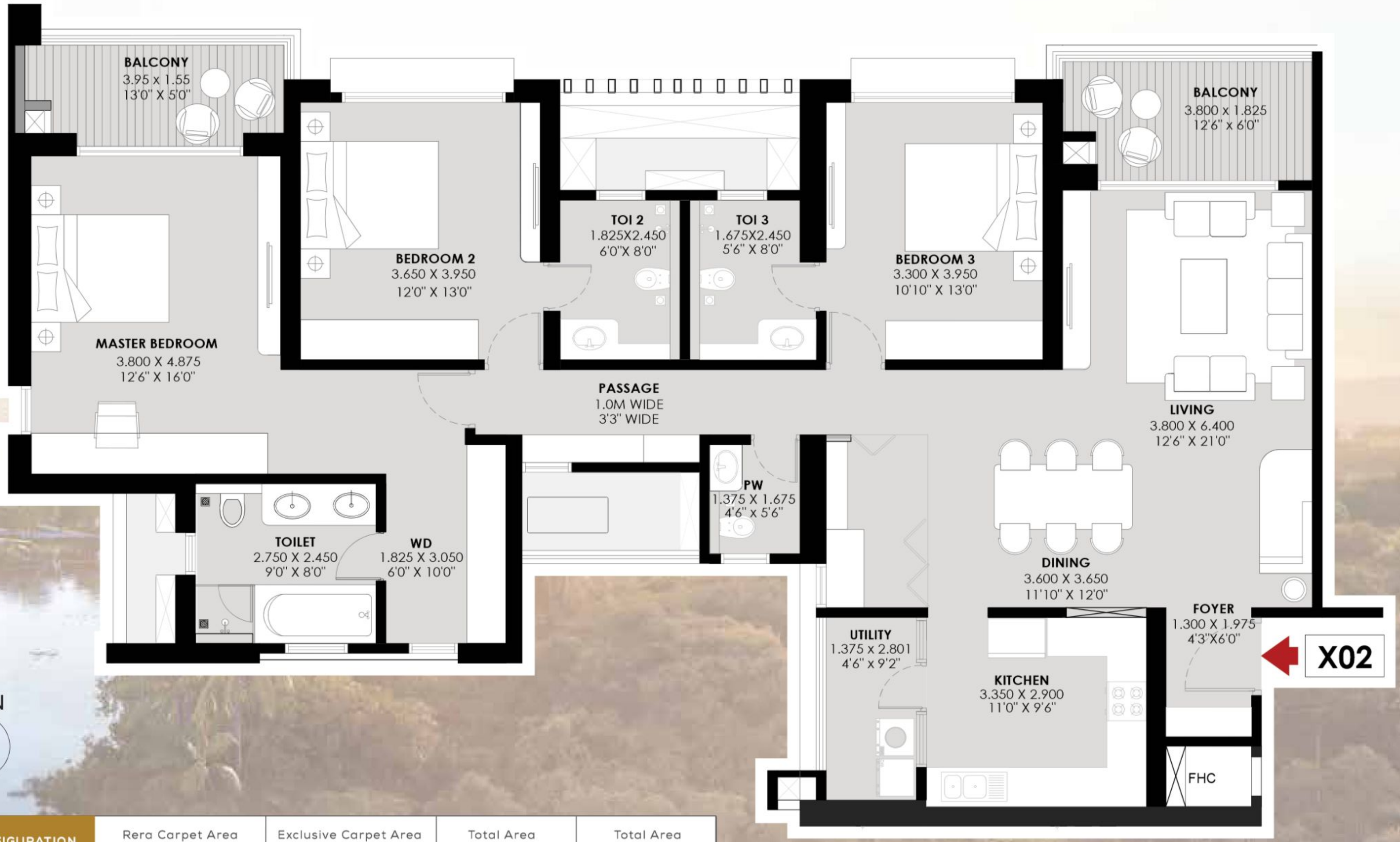
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Unit Configuration

TYPOLOGY	3 BHK	4 BHK
CARPET AREA IN SQ.MTR.	156.87	214.12
CARPET AREA IN SQ.FT.	1688	2304

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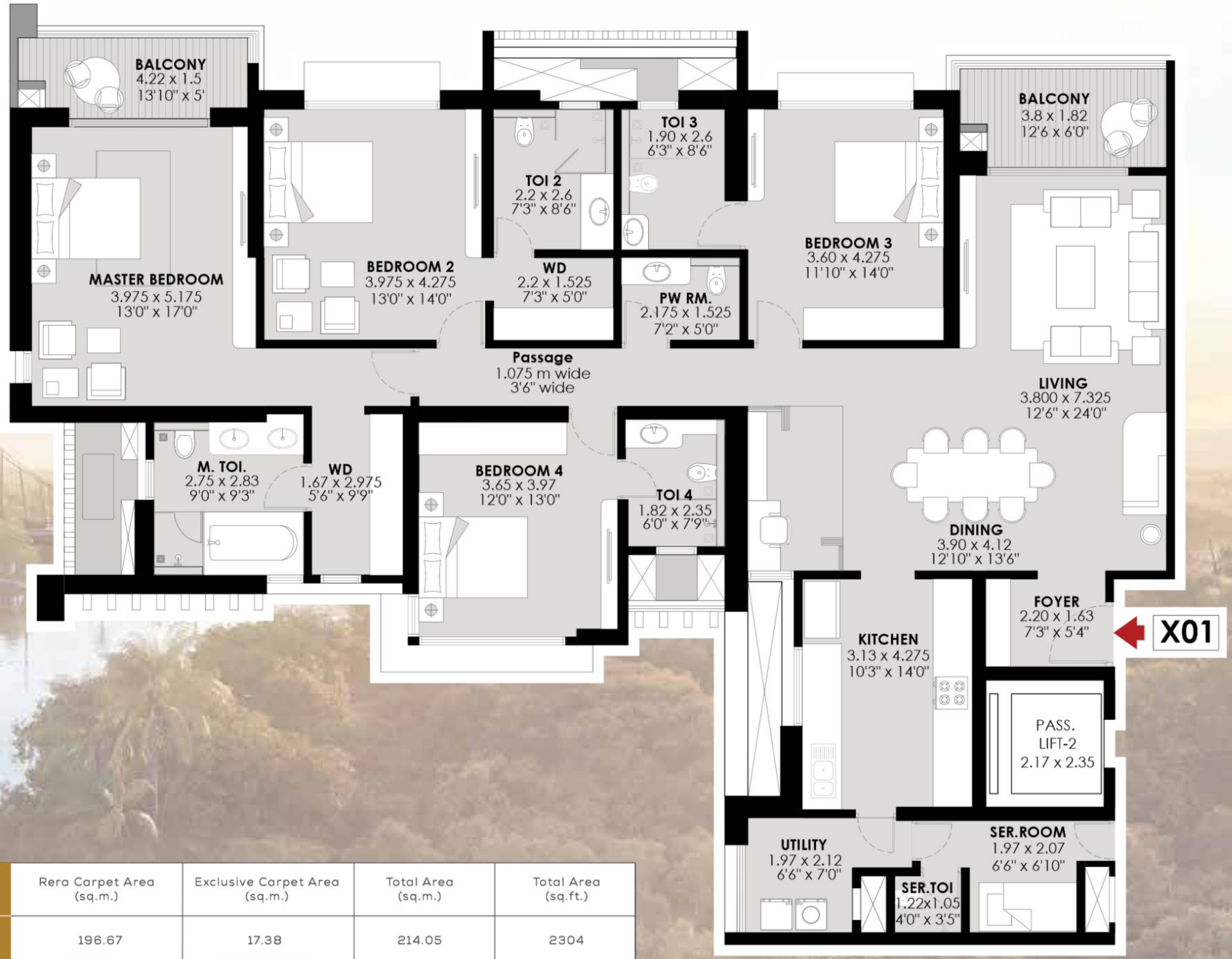
3 BHK



CONFIGURATION	Rera Carpet Area (sq.m.)	Exclusive Carpet Area (sq.m.)	Total Area (sq.m.)	Total Area (sq.ft.)
3 BHK	140.82	16.04	156.86	1688

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4 BHK - RIVER VIEW



CONFIGURATION	Rera Carpet Area (sq.m.)	Exclusive Carpet Area (sq.m.)	Total Area (sq.m.)	Total Area (sq.ft.)
4 BHK	196.67	17.38	214.05	2304

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GODREJ RIVER ROYALE

BANER-HINJEWADI ROAD, PUNE

GODREJ PROPERTIES

Godrej

MahaRERA Registration No is P52100052957
Website: http://maharera.mahaonline.gov.inThe project Godrej River Royale is registered with MahaRERA Registration no. P52100052957 available at http://maharera.mahaonline.gov.in. Marketing office-Godrej River Royale, Hinjewadi Phase 1, Pune-411057
Godrej River Royale is part of a sanctioned Township of around 101 Hectares (approx. 250 Acres) at Village Mahalunge, and Maan and Hinjewadi, Pune. The Developer, viz, Mahalunge Township Developers Private Limited, (wherein Godrej Properties Limit- ed is a partner) as owners and being part of said Township, is developing 25 Hectares 96.23 Ares approx. (64 Acres) of the land in the said Township ("said Land"). The development by Mahalunge Township Developers LLP has access to about 8 Hectares (approx. 20 acres) of public greens, Boat Club (membership-based) and Retail Street forming part of the common amenities in the Township, along with other developers. The sale of flat(s)/unit(s) is subject to terms of the application form and the agreement for sale. Recipients are advised to apprise themselves of the necessary and relevant information of the project prior to making any purchase decisions. The Developer hereby declares that it has availed construction finance facility ("Facility") from ICICI Bank Limited ("Lender") and has secured the Facility by mortgaging the said Land in the favour of the Lender. The Lender will provide no objection certificate for the sale of unit, as and when required. T&C apply. The official website of Godrej Properties Limited is www.godrejproperties.com. Please do not rely on the information provided on any other website. The developer shall extend the Zero Stamp Duty and GST benefits in the form of discounts at the time of booking. Please note that the Stamp Duty and GST charges will be borne by the customer. T&C apply.