

Kalpataru Ardene is registered with MahaRERA bearing reg. no. P50500077372. Details available at https://maharera.mahaonline.gov.in

Site address: Kalpataru Ardene, Khadka, Hingana Road, Near Samruddhi Circle, Nagpur - 441122 Email: sales@kalpataru.com | Website: www.kalpataru.com | Disclosure: The amenities, specifications, facilities, aesthetics, surrounding infrastructure, stock images and features shown and/or mentioned and the image renders used herein are purely indicative and for representational purposes and may differ from the actuals. Photographs of interiors, surroundings or location are digitally enhanced unless otherwise mentioned. Not all photos may have been shot at site. Products, features, light fittings, pictures, images, etc. shown as illustrations are for reference and representations only and may vary upon actual construction. All images, the interiors and furniture items displayed therein are to give a perspective to the customer and are not part of the units to be sold to the customer. This is only an invitation to offer and does not constitute an offer. The purpose of this brochure /booklet /prospectus /advertisement /website is, to indicate to the customers the extent of the amenities and facility that may come up in the Project as per the present approved layout. Any prospective sale shall strictly be governed by the terms and conditions of the agreement for sale to be entered into between the parties. *T & C apply.







Kalpataru has been building fine homes and commercial spaces for over five decades. We build sustainable & value driven homes & offices. Our strong customer relationships stem through a culture of customer centricity, transparency & willingness to meet their need. At Kalpataru Launch Code Nagpur, we plan to bring the best of everything that we have to offer.



GROUP FOUNDER, PROMOTER AND CHAIRMAN



Kalpataru is inculcated with a culture of excellence and innovation, built around quality, customer centricity, technology and sustainable practices. Our project in Nagpur will be a reflection of these qualities and the customers will experience something that they have never seen.

MR. PARAG M. MUNOT

MANAGING DIRECTOR



Realising potential like this demands a certain pedigree.
We've built ours over 5 decades.

The Kalpataru Group has always been at the forefront of the Indian real estate industry.

Our projects have raised the standards of modern living and transformed India's urban residential & commercial landscape forever. We also pride in our successful presence across power transmission, infrastructural projects, logistics & property management. Our greatest achievement, however is in the smiles and satisfaction of thousands of families who have chosen a Kalpataru Group project as their home.

MORE THAN

55+

BUILDING TRUST

OVER

22.39

CITIES

MORE THAN

110+
PROJECTS DELIVERED

19,500

150+



A Legacy Is Number. A Story Of Trust.

1973



NEELAMBAR PEDDAR ROAD

1975



KSHITIJNAPEANSEA ROAD

1999



KALPATARU HEIGHTS

CENTRAL MUMBAI

2006



KALPATARU HORIZON

WORLI

2006



KALPATARU ESTATE

JVLR

2010



KORUM MALL

2011



KALPATARU TOWERS

KANDIVALI

2019

2012

KALPATARU GARDEN
KANDIVALI



KALPATARU PINNACLE
GOREGAON

2022



AMODA RESERVE

2017



KALPATARU SPARKLE
BANDRA

SUNRISE AT
KALPATARU PARKCITY
THANE

2022

KALPATARU AVANA

KALPATARU WOODSVILLE
CHANDIVALI



KALPATARU PARAMOUNT
THANE





A city destined for greatness. A location that will symbolise it.

A thriving metropolis and the next biggest IT hub in Maharashtra, Nagpur is seamlessly connected to the rest of the nation through extensive rail, air & road network. With the booming infrastructure. cosmopolitan culture and rising living standards, Nagpur is on the cusp of phenomenal growth.



The winter capital of Maharashtra



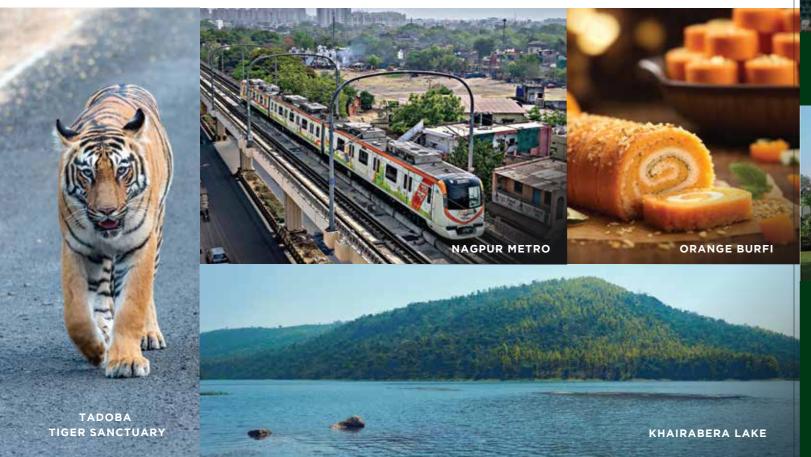
3rd largest city in Maharashtra



Ranked 25th on Ease-of-Living Index



\$18 bn GDP contribution to India





Nagpur Rising: The Future Investment Destination You Can't Miss

Nagpur is rapidly emerging as one of India's most promising investment hotspots. As the city expands with strategic infrastructural developments, its potential for capital appreciation is unparalleled. Investing in Nagpur now means securing your stake in a city that's on the verge of transformation.



India's longest greenfield expressway connecting Mumbai to Nagpur - 701 kms.

India's first multi-product SEZ spread across 10,000 acres with 60+ MNCs



Major IT MNCs like Infosys, TCS, Tech Mahindra, Persistent Systems etc. have set up their campus

The geographical centre of India with robust rail, road & air connectivity, Vidarbha is set to be the biggest logistics hub

NATIONAL LOGISTICS HUB



Asia's largest state-of-the-art cancer hospital with 450+ bed capacity makes Nagpur an emerging medical centre

Expansion of metro rail network facilitating seamless east to west & north to south connectivity of Nagpur

OXYGEN PARK | DEDICATED FREIGHT CORRIDOR | CIRCULAR ECONOMY PARK

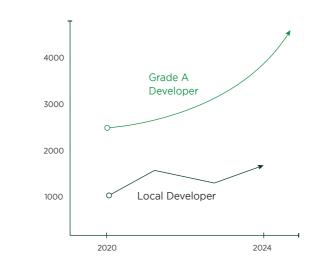
AND MANY MORE FUTURE DEVELOPMENT MAKES NAGPUR A HOTBED FOR INVESTMENT



Your Golden Future: Plots That Sparkle as Investments and Homes

Unlock a golden future with plots that offer the best of both worlds. These exceptional plots are not only a smart investment with promising returns but also the ideal foundation for your dream home. As the real estate market of Nagpur evolves, seize the opportunity to secure a valuable asset while creating a perfect living space.





Asset comparison with plots

Source: Economic Times - prices of residential plots, Jan'22, magicbricks.com

Property price appreciation

Source: Propequity FY' 2020-FY' 2024 | *T & C apply



Residential plots for the end users



Build your own home





Lower maintenance cost





Plots at a serene location



Plots as your legacy



Residential plots for investment

Asset Diversification



Capital Appreciation



Security against Influation







Use as a collateral

Future proof investment



A world of privileges integrated into nature. Made complete with your signature.

Kalpataru Launch Code Nagpur is your haven of tranquility. A lush green 37 acres of plotted development, a verdant canvas within which you will discover not just a life of privileges, but one of pure serenity and wellness too. Here, ample space. thoughtful planning and seamless access are just one of many important aspects that will enhance your lifestyle.





37 lush acres of plotted development

30+

Themed

amenities



Premium gated community

1.54 lac sq. ft. of

recreational space



from 1320 sq. ft. to 2400 sq. ft.



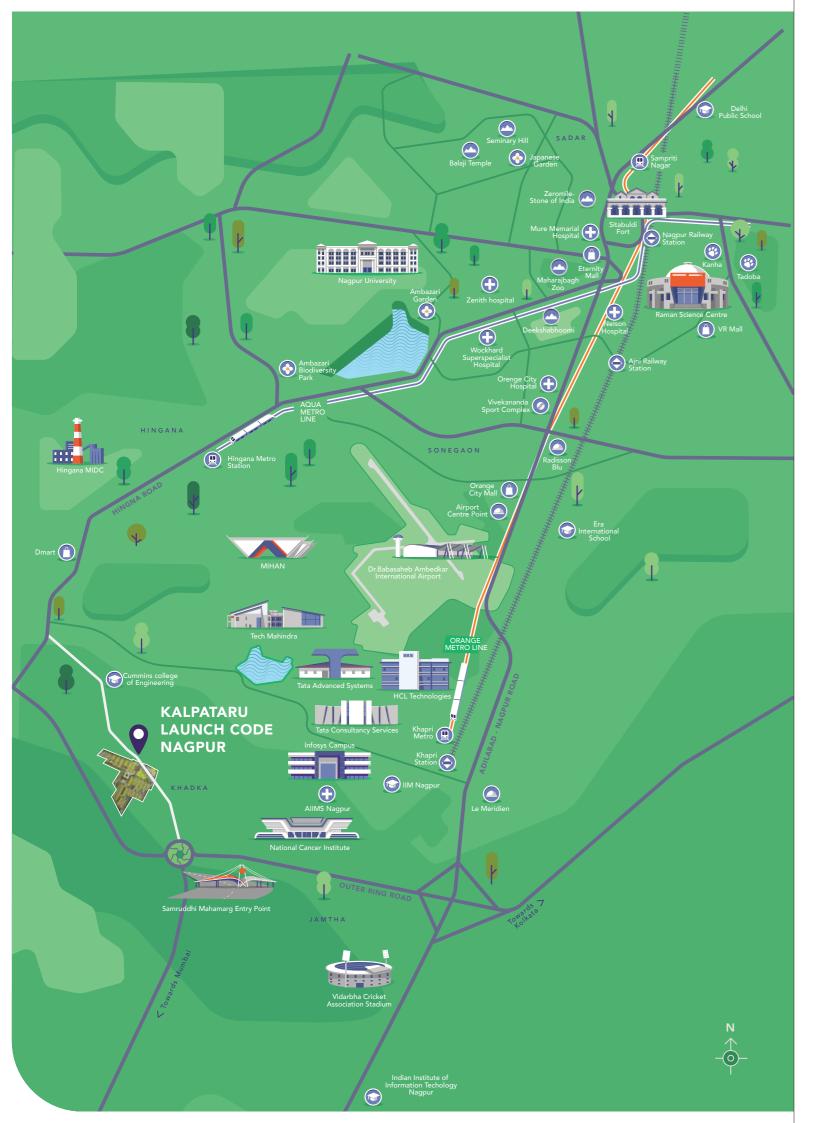
Exclusive layouts ranging Customizable villa plans



At the epicentre of Nagpur's growth



Nestled at the most tranquil location





Nagpur. The zero mile city. Your home. Its new epicentre.



IMPORTANT LOCATIONS

- Samruddhi Mahamarg Entry Point 0.3 km
- Jamtha 8 km.
- Hingana MIDC 10 km.
- MIHAN 10 km.
- Dr. Babasaheb Ambedkar
- International Airport 14 km.



CONNECTIVITY

- Hingana Metro Station 8.4 km.
- Khapri Metro Station 11 km.
- Ajni Railway Station 20 km.
- Nagpur Railway Station 24 km.



HEALTH

- National Cancer Institute 6 km
- Aiims Nagpur 7 km.
- Orange City Hospital & Research Institute 16 km.
- Wockhardt Superspeciality Hospital 22 km.
- Nelson Hospital 20 km.
- Mure Memorial Hospital 22 km.
- Zenith Hospital 21km.



EDUCATION

- IIM Nagpur 8 km.
- Nagpur University 20 km.
- Era International School -18 km.
- Indian Institute of Information Technology 19 km.
- Delhi Public School 33 km.



HOTELS

- Le Meridien 10 km.
- Radisson Blu 18 km.
- Airport Centre Point 16 km.



SHOPPING & RECREATION

- D Mart 5 km.
- Orange City Mall 17 km.
- Eternity Mall 19 km
- VR Mall 20 km.