

ONYX

BUSINESS

ONYX BUSINESS 57 KHARADI, PUNE

MAHA RERA NO. : P52100049064



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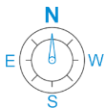
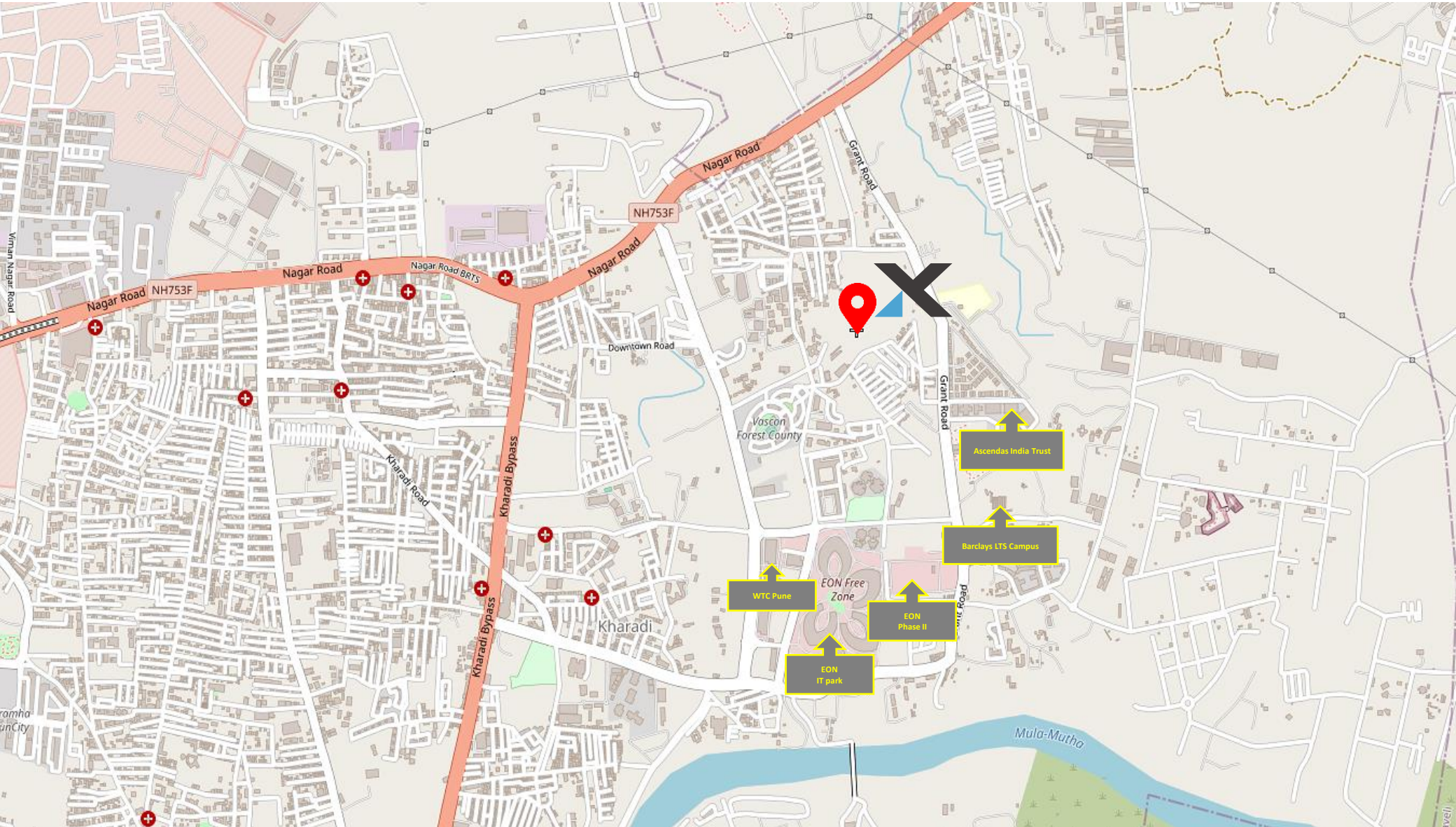
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ONYX BUSINESS

At Onyx Business, we pursue one thing: the creation of the highest quality workspaces for the highest quality business and careers. We see our workspaces as the foundations for the great ideas and revolutions of tomorrow's business. Inspirational, stimulating and fertile arenas where the finest business minds and companies find a powerful daily springboard to greater success. Blending business with leisure, our spaces are a complete ecosystem with the very best in food and relaxation, so that both working and living thrive.

LOCATION PLAN
ONYX BUSINESS 57 KHARADI, PUNE

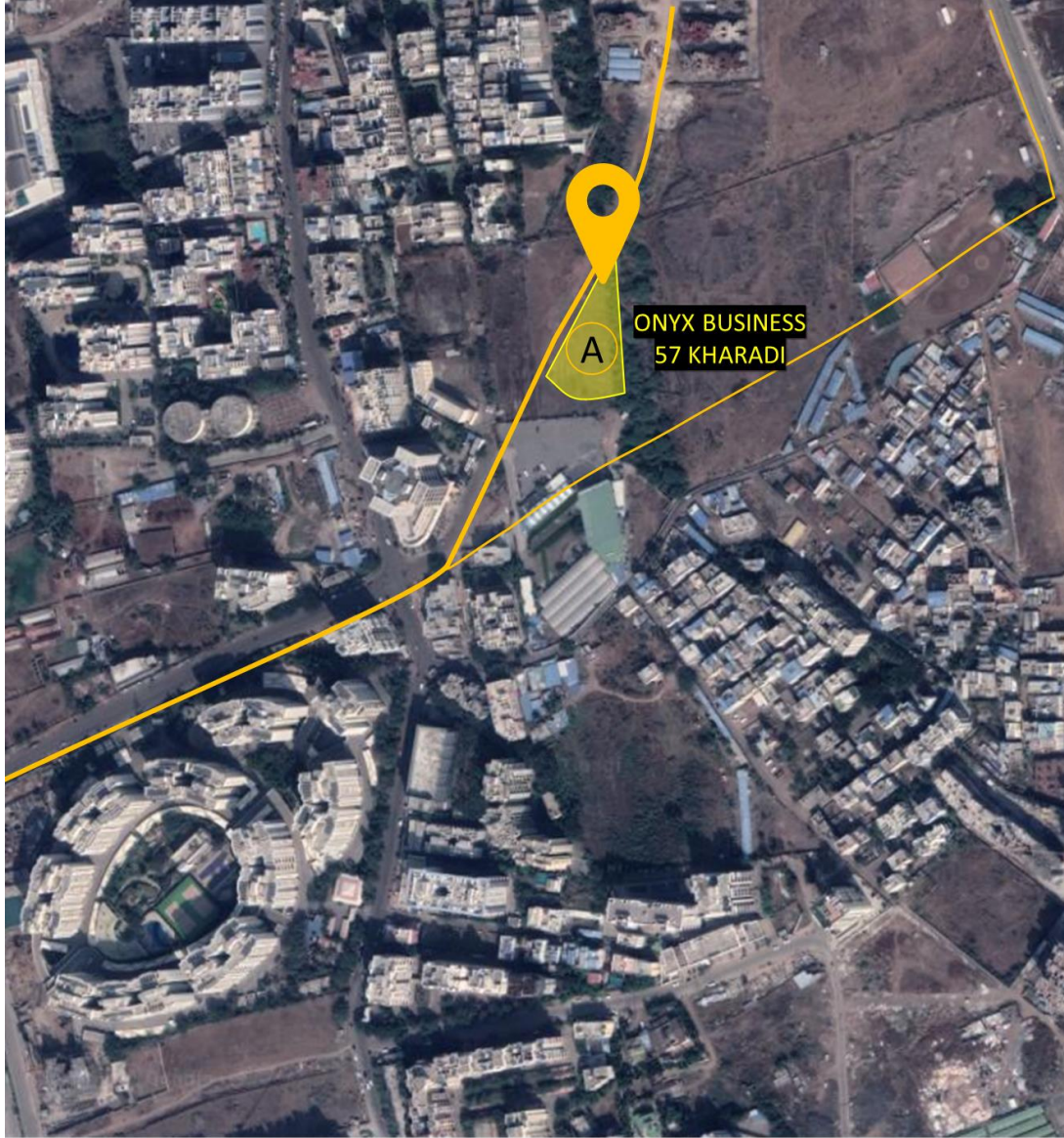


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SITE PLAN
ONYX BUSINESS 57 KHARADI, PUNE



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**FRONT VIEW-
FROM 24 M WIDE ROAD**



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**FRONT VIEW-
FROM 18 M ROAD**



**BACK VIEW-
FROM 18 M ROAD**



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**RETAIL VIEW-
FROM 18 M
WIDE ROAD**



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**COMMERCIAL LOBBY VIEW-
FROM 24 M ROAD**



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VIEW
ENTRANCE AND RETAIL LOBBY



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VIEW

SKY LOUNGE LOBBY ENTRANCE AND RETAIL FIRST FLOOR



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VIEW
SKY LOUNGE LOBBY



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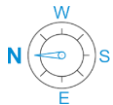
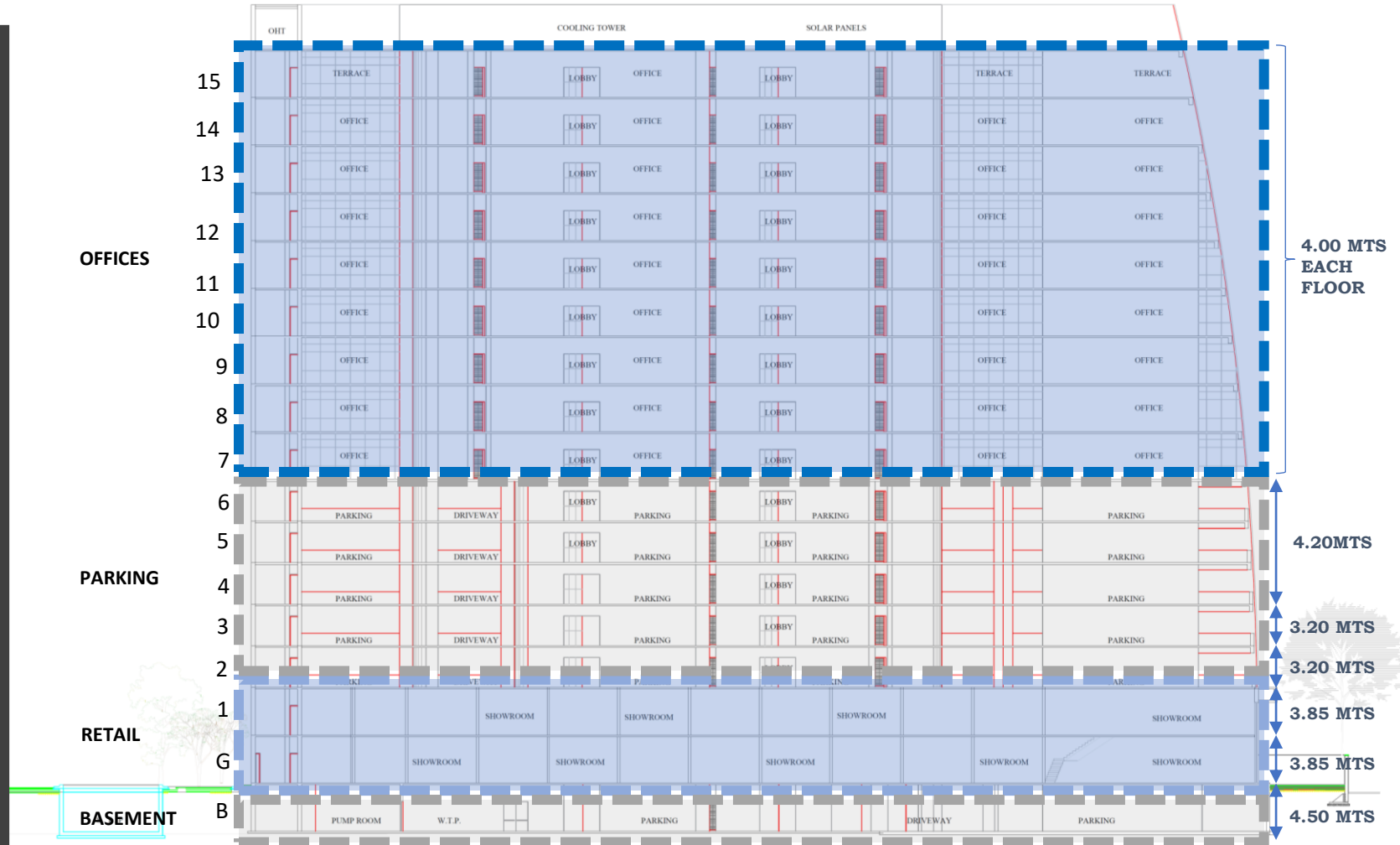
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ONYX BUSINESS
57 Kharadi

Schematic Section



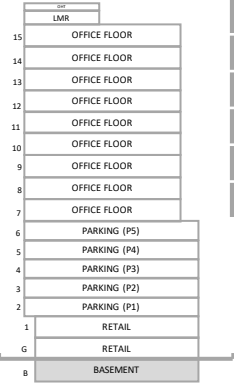
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**BASEMENT
PARKING FLOOR**



| SR .NO | FLOORS | NO OF CAR 2 WHEELER | NO OF 2 WHEELER |
|--------|--------------|---------------------|-----------------|
| 1 | BASEMENT | 80 | 175 |
| 2 | 2ND FLOOR | 0 | 429 |
| 3 | 3RD FLOOR | 0 | 427 |
| 4 | 4TH FLOOR | 112 | 0 |
| 5 | 5TH FLOOR | 112 | 0 |
| 6 | 6TH FLOOR | 116 | 0 |
| | TOTAL | 420 | 1031 |



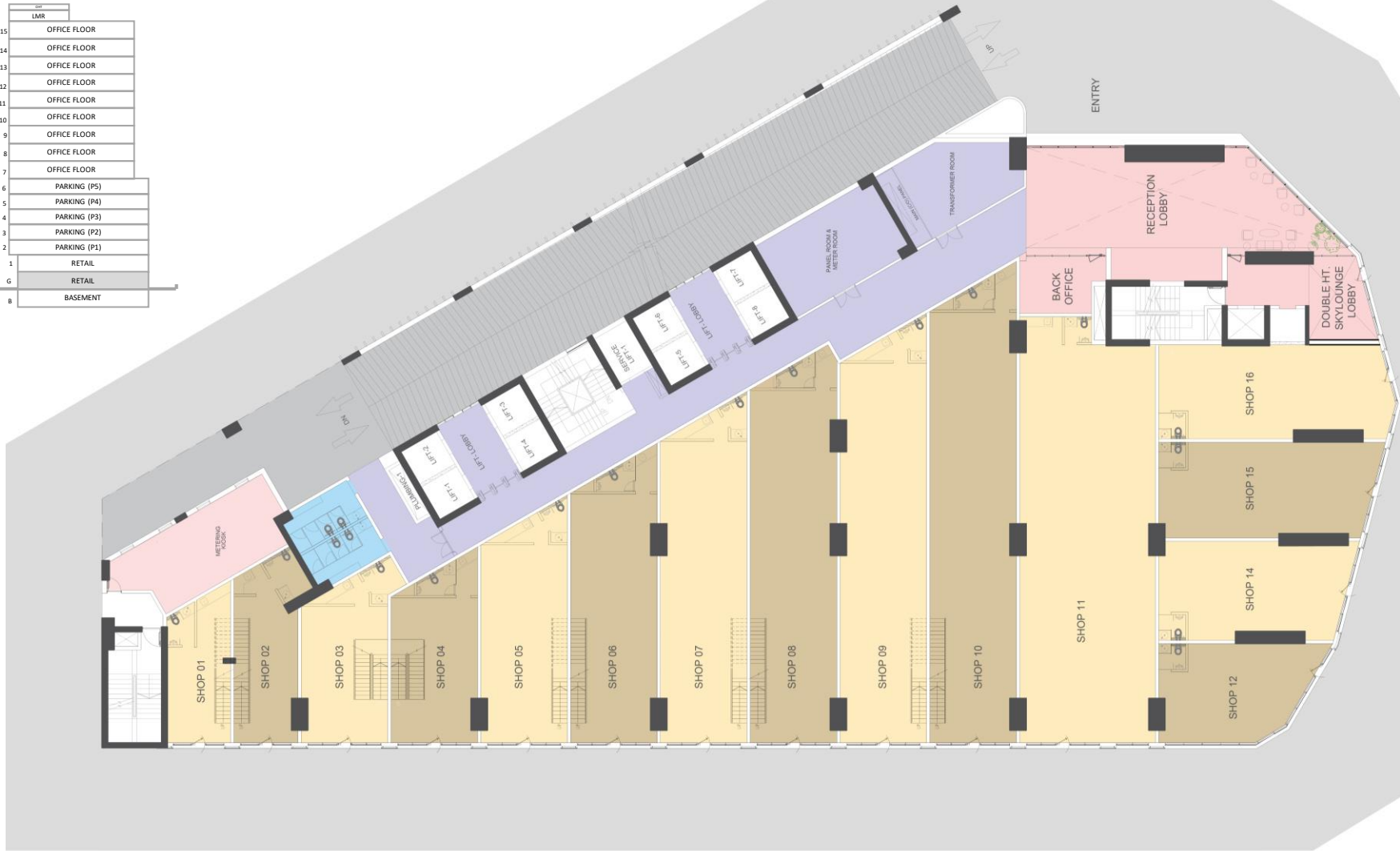
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GROUND FLOOR PLAN HIGHSTREET SHOPPING

| | |
|----|--------------|
| 15 | OFFICE FLOOR |
| 14 | OFFICE FLOOR |
| 13 | OFFICE FLOOR |
| 12 | OFFICE FLOOR |
| 11 | OFFICE FLOOR |
| 10 | OFFICE FLOOR |
| 9 | OFFICE FLOOR |
| 8 | OFFICE FLOOR |
| 7 | OFFICE FLOOR |
| 6 | PARKING (P5) |
| 5 | PARKING (P4) |
| 4 | PARKING (P3) |
| 3 | PARKING (P2) |
| 2 | PARKING (P1) |
| 1 | RETAIL |
| G | RETAIL |
| B | BASEMENT |



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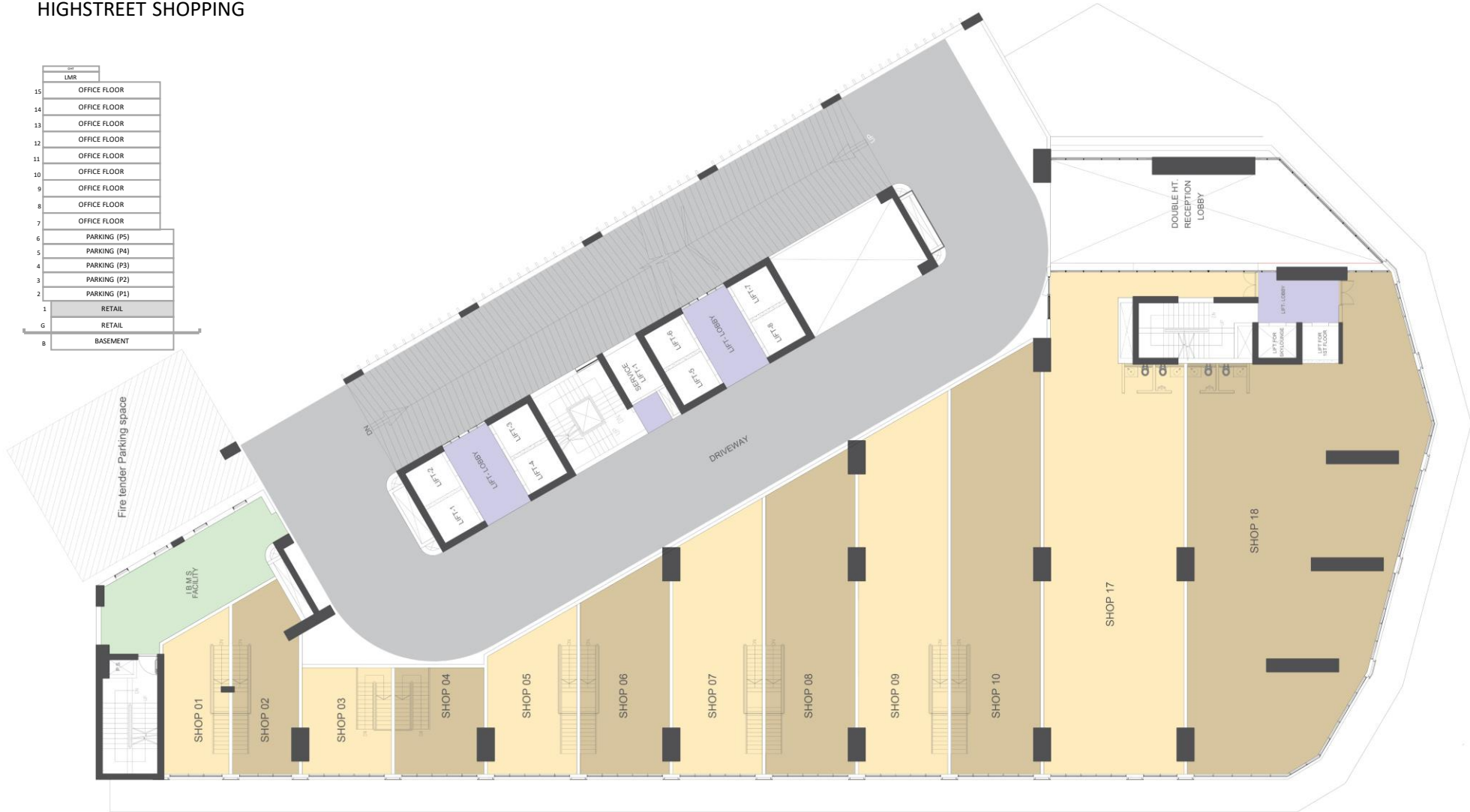
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1ST FLOOR PLAN HIGHSTREET SHOPPING



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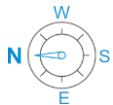
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**2ND TO 6TH FLOOR
PODIUM PARKING**

| | |
|----|--------------|
| 15 | OFFICE FLOOR |
| 14 | OFFICE FLOOR |
| 13 | OFFICE FLOOR |
| 12 | OFFICE FLOOR |
| 11 | OFFICE FLOOR |
| 10 | OFFICE FLOOR |
| 9 | OFFICE FLOOR |
| 8 | OFFICE FLOOR |
| 7 | OFFICE FLOOR |
| 6 | PARKING (P5) |
| 5 | PARKING (P4) |
| 4 | PARKING (P3) |
| 3 | PARKING (P2) |
| 2 | PARKING (P1) |
| 1 | RETAIL |
| G | RETAIL |
| B | BASEMENT |



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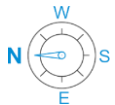
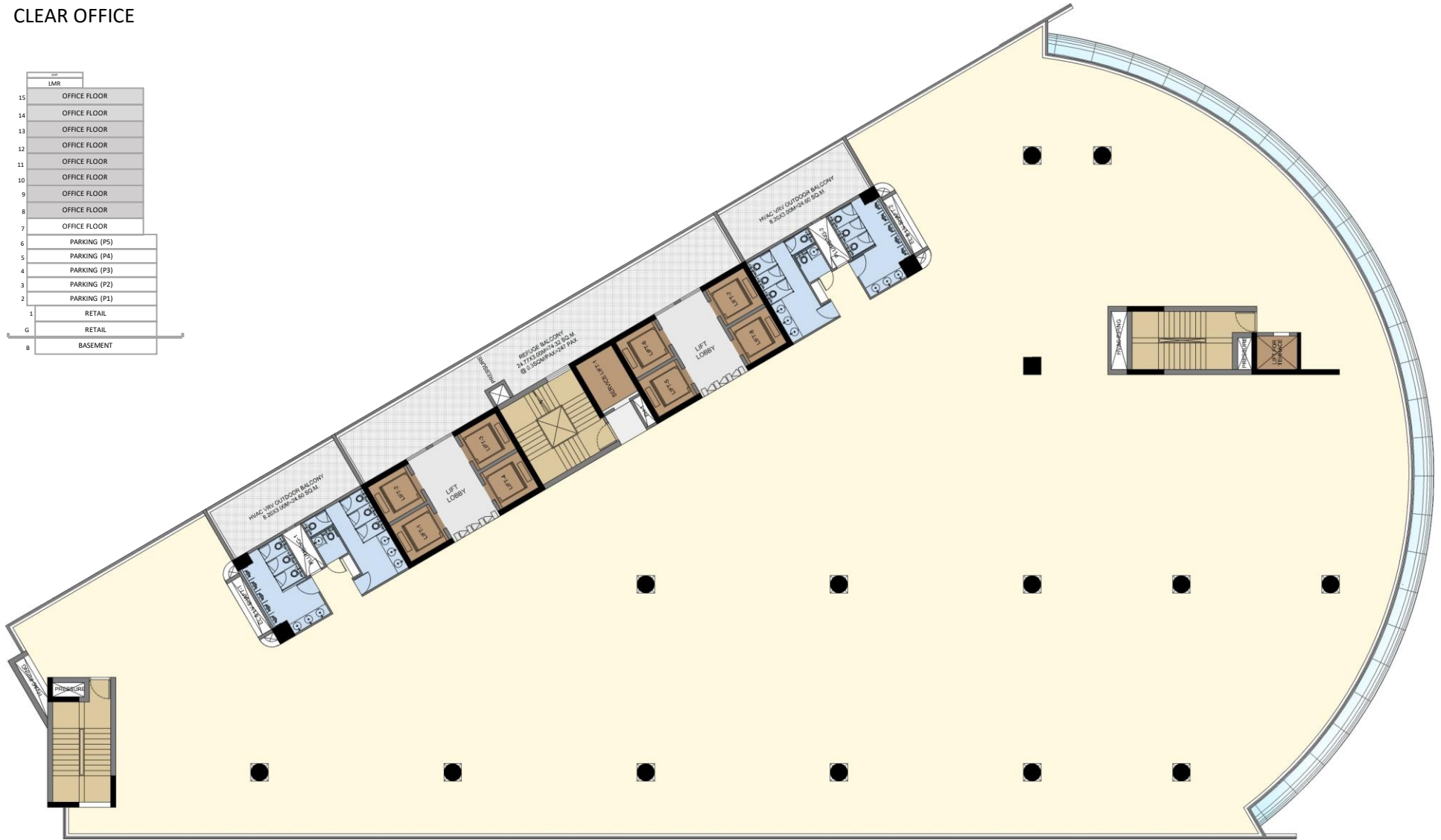
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TYPICAL FLOOR CLEAR OFFICE

| | |
|----|--------------|
| 15 | OFFICE FLOOR |
| 14 | OFFICE FLOOR |
| 13 | OFFICE FLOOR |
| 12 | OFFICE FLOOR |
| 11 | OFFICE FLOOR |
| 10 | OFFICE FLOOR |
| 9 | OFFICE FLOOR |
| 8 | OFFICE FLOOR |
| 7 | OFFICE FLOOR |
| 6 | PARKING (P5) |
| 5 | PARKING (P4) |
| 4 | PARKING (P3) |
| 3 | PARKING (P2) |
| 2 | PARKING (P1) |
| 1 | RETAIL |
| G | RETAIL |
| B | BASEMENT |



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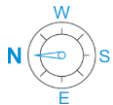
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TENTATIVE FLOOR INVENTORY

| | |
|----|--------------|
| 15 | OFFICE FLOOR |
| 14 | OFFICE FLOOR |
| 13 | OFFICE FLOOR |
| 12 | OFFICE FLOOR |
| 11 | OFFICE FLOOR |
| 10 | OFFICE FLOOR |
| 9 | OFFICE FLOOR |
| 8 | OFFICE FLOOR |
| 7 | OFFICE FLOOR |
| 6 | PARKING (P5) |
| 5 | PARKING (P4) |
| 4 | PARKING (P3) |
| 3 | PARKING (P2) |
| 2 | PARKING (P1) |
| 1 | RETAIL |
| G | RETAIL |
| B | BASEMENT |

0800 NO.s 4X2 = 29.74 SQ.FT PP
 1115 NO.s 3X2 = 21.34 SQ.FT PP



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57 KHARADI
Material Specification

| Material Specification | | |
|------------------------|---------------------------------|-----------------------------------|
| Sr No | Location of usage | Material Specs |
| 1 | RCC | Earthquake Resistance Structure |
| 2 | Block work | Autoclaved Aerated Concrete (AAC) |
| 3 | Parking System | Mechanized Parking Systems |
| 4 | Ground Floor Lobby (Flooring) | Italian Marble |
| 5 | Ground Floor Lobby (Panelling) | Wooden and Stone |
| 6 | Typical Floor Lobby (Flooring) | Italian Marble |
| 7 | Façade for office area | Unitized - High performance Glass |
| 8 | Typical Floor Office (Flooring) | Screeding |
| 9 | Lift | Mitsubishi or equivalent |
| 10 | Staircases (Flooring) | Granite |
| 11 | Staircase (Railing) | SS + MS |
| 12 | Sanitary Fixtures | Duravit or equivalent |
| 13 | Common area lighting | LED Fixtures |
| 14 | Landscape (Hardscape) | Granite & Paver Blocks |
| 15 | Electrical | Busduct |
| 16 | Pumps | Vertical Inline |
| 17 | Pumping System | Hydro Pneumatic System |
| 18 | Common area CCTV | Zicom or equivalent |
| 19 | Access control system | Zicom or equivalent |
| 20 | Genset | Kirlosker / Caterpillar |

Areas may vary as per final sanctions

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