



THERE IS NOTHING MORE PRECIOUS THAN HOME

THE
CENTRAL
PARK

PCMC'S JEWEL. YOUR PRIDE.



RUNWAL GROUP
MORE THAN 40 YEARS OF RESHAPING LIVES

Bringing to life the mantra of Mr. Subhash Runwal, “nothing is impossible,” Runwal's journey began with the acquisition of a 22-acre land parcel in Thane. Since 1978, Runwal has cemented its position as a pioneer in the city, by building the 1st Sky Promenade in Runwal Elegante, developing the 1st mall in Mulund - R Mall, 1st to receive FDI

in real estate, The Orchid Residency and the 1st to cross ₹ 240 crore for a single residential purchase at The Residence, Nepean Sea Road. With a diversified portfolio of residential, commercial, and organised retail, Runwal has not only transformed the Mumbai skyline but also its lifestyle.

51+ DELIVERED PROJECTS

**OVER 30
MILLION SQ. FT.
DEVELOPED AND
DELIVERED**

**OVER 11
MILLION SQ. FT.
UNDER
DEVELOPMENT**

**OVER
20,000 HAPPY
FAMILIES**



RUNWAL GROUP AWARDS & RECOGNITIONS

WINNER OF THE CNBC AWAAZ
REAL ESTATE AWARDS 2013

REALTY PLUS EXCELLENCE
AWARD (WEST) WINNER 2016

ASIA PACIFIC PROPERTY
AWARDS WINNER 2019-2020

INTERNATIONAL PROPERTY
AWARD ASIA PACIFIC REGION 2020-21

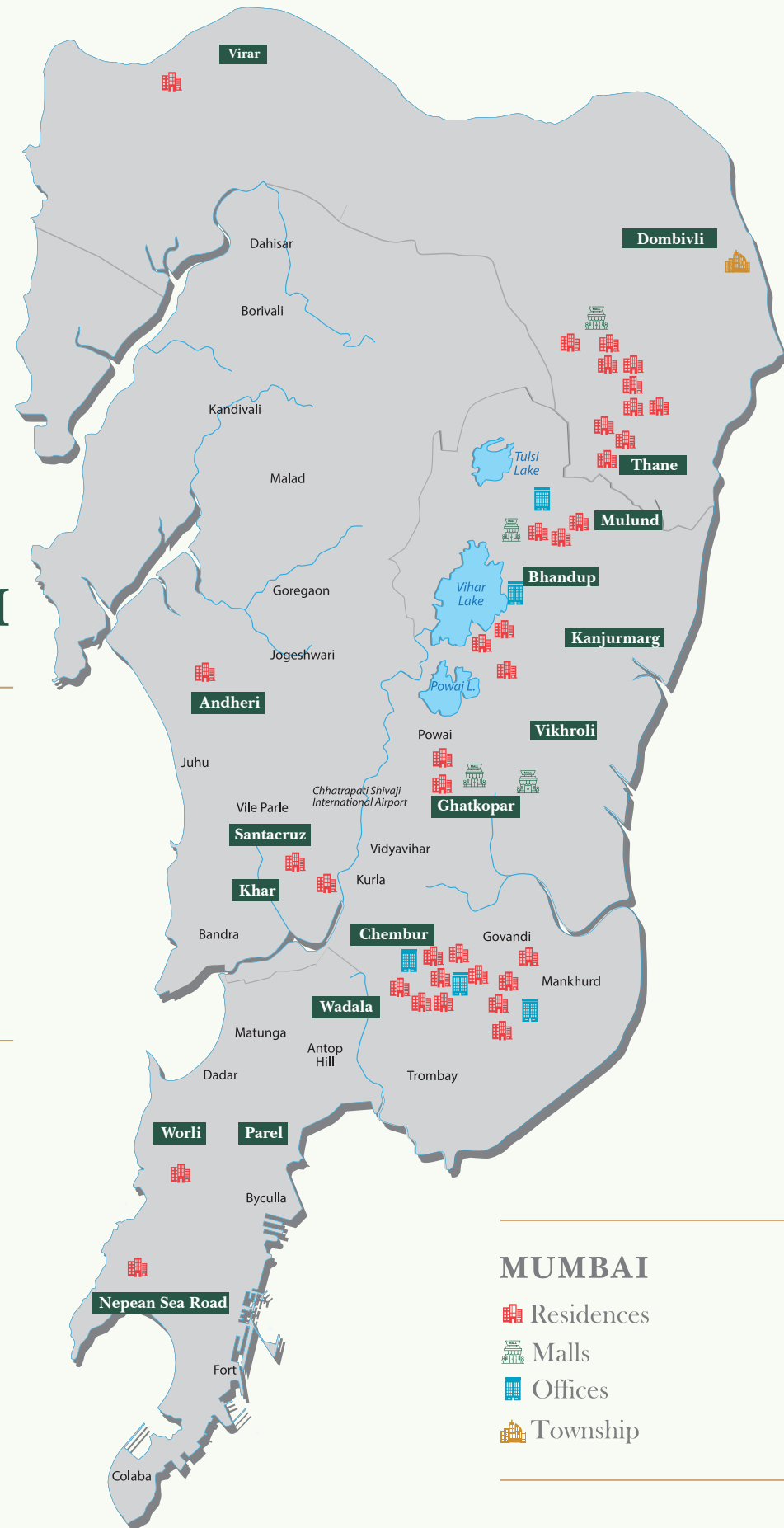
CNN NEWS 18 – REAL ESTATE
& BUSINESS EXCELLENCE AWARDS,
2020 TOWNSHIP PROJECT
OF THE YEAR FOR RUNWAL MYCITY

CNN NEWS 18 – REAL ESTATE
& BUSINESS EXCELLENCE AWARDS,
2020 LUXURY PROJECT
OF THE YEAR FOR THE RESERVE

CNN NEWS 18 – REAL ESTATE & BUSINESS EXCELLENCE AWARDS, 2020
ULTRA LUXURY RESIDENTIAL PROJECT OF THE YEAR FOR THE RESIDENCE

PRESENCE IN MUMBAI

Runwal is one of Mumbai's premier real estate developers. With the customer as a focal point in the designing, planning and construction of all its projects, it operates in the residential, commercial and organised retail verticals



MUMBAI

-  Residences
-  Malls
-  Offices
-  Township

CURRENT PROJECTS

- | | |
|--|---|
| <ul style="list-style-type: none"> • Runwal Eirene • Runwal Garden City - Dahlia • Runwal Elegante • Runwal MyCity • The Residence • Nirvana by Runwal | <ul style="list-style-type: none"> • Runwal Pearl • Runwal Elina • Runwal Serene • The Reserve • Runwal Sanctuary • Runwal Timeless |
|--|---|

COMPLETED PROJECTS

- | | | |
|--|---|--|
| <ul style="list-style-type: none"> • Sandeep Park • Runwal Shopping Centre • Runwal Park • Runwal Nagar • Runwal Plaza • Runwal Towers • Runwal Heritage • Runwal Regency • Runwal Garden | <ul style="list-style-type: none"> • Runwal Estate • Runwal Centre • Runwal Classique • Runwal Residency • Runwal Heights • Runwal Grandeur • Runwal Pride • Runwal Hills • Runwal Grand | <ul style="list-style-type: none"> • Runwal Symphony • R Euphorica • Runwal Bliss • Runwal Greens • Runwal Forests Olive • R Galleria • Runwal Chambers • Runwal Garden City • The Orchid Residency |
|--|---|--|

MALLS

- R City Mall, Ghatkopar
- R Mall, Odeon, Ghatkopar
- R Mall, Mulund (W)
- R Mall, Thane

OFFICES

- R City Offices
- Runwal Square



**AN ARRAY OF OUR FLAGSHIP
RESIDENTIAL LANDMARKS**



RUNWAL ANTHURIUM
Mulund



THE RESIDENCE
Nepean Sea Road



THE RESERVE
Worli



RUNWAL EIRENE
Thane



RUNWAL MYCITY
Dombivli East



RUNWAL ELEGANTE
Andheri West



**NIRVANA BY
RUNWAL GROUP**
Parel



RUNWAL TIMELESS
Wadala

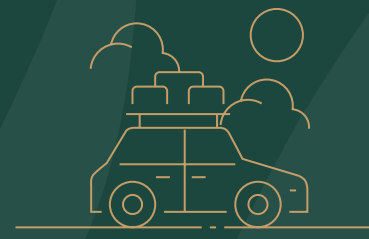


#RunwalComesToPune
with an iconic project in PCMC

PUNE'S LARGEST RESIDENTIAL COMMUNITY



PCMC is one of the most flourishing and quickly accelerating cities in the Pune Metropolitan Region. Thanks to its well-planned social and civic infrastructure, extensive road network, transit hubs and presence of key landmarks, PCMC is replete to sustain and enhance the living conditions of its people. The myriad privileges of the neighbourhood, makes it an ideal choice for new home buyers.



FEEL TRANSPORTED TO A NEW WORLD

Strategically located near the old Mumbai-Pune Highway, the site boasts a series of flyovers, high-speed road networks and railways. With such enhanced connectivity, reaching out to the world will be simply effortless.



Petrol	Hospital	Mall/Stores	Temple	Garden	Mosque
Commercial	Court	School	Cinema	Bank	Hotel



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SUPERIOR CONNECTIVITY. SUPREME ADDRESS.

PCMC has the best of conveniences without compromising your access to the world. With the upcoming metro station at Finolex Chowk on the Pimpri-Swargate route that's just minutes away from The Central Park.





HOTELS & RESTAURANTS



ENTERTAINMENT



SCHOOL & COLLEGES



HOSPITALS



IT



MANUFACTURING

IN AND AROUND THE VICINITY



**Classy hotels
and restaurants**



**Best of entertainment
and shopping**



**Prestigious schools
and colleges**



**World-class
health centres**



IT and manufacturing giants

— P R E S E N T I N G —

THE
CENTRAL
PARK

PCMC'S JEWEL. YOUR PRIDE.



**A QUINTESSENTIAL HAVEN
A GREEN GEM OF THE CITY**



**26-acre integrated
township**



**5-acres of open
spaces**



50+ amenities

**Blending together a ritzy lifestyle with nature's charm The Central Park
will be Runwal's crown jewel in Pimpri Chinchwad.**

26 - ACRE INTEGRATED TOWNSHIP



**2.5 Million Sq. Ft.*
Residential Development**



**1 Million Sq. Ft.*
Mall**



**Commercial Space of
1.02 Million Sq. Ft.**



**RESIDENTIAL
CLUSTER
SPREAD ACROSS
8-ACRES**



Artist's Impression



ELEVATE YOUR SENSES AT A GLANCE

**Tallest development in PCMC
with 12 towers**



**5-ACRES OF
OPEN SPACE,
ONE OF
THE LARGEST
IN PCMC**



**2 lakhs Sq. Ft. of recreational ground
one of the largest in PCMC**



Thematic plantations



Outdoor amphitheatre



Dedicated yoga and meditation deck



Organic flourishing herb garden



Tree houses & kids' play areas



SPREAD YOUR WINGS WITH A PLETHORA OF OUTDOOR AMENITIES IN THE OPEN SPACES

**A herb garden scented by blooming
flowers and the smell of freshly cut grass.
The numerous thematic plantations will
refresh your senses.**



**LIVE THE
FIRST DAY OF SPRING,
EVERY DAY**

**1.5 km bicycle paths and
nature trails**

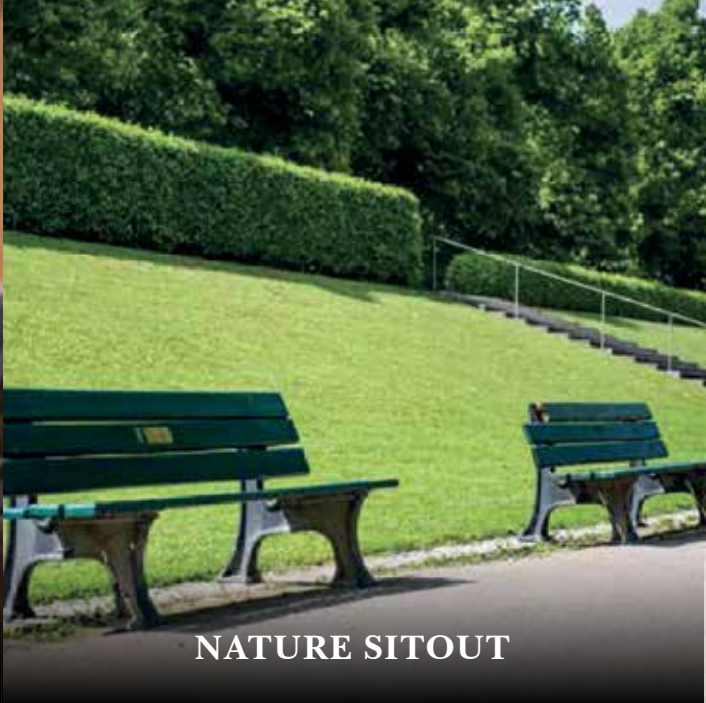




SWIMMING POOL



DIGITAL GAMING ZONE



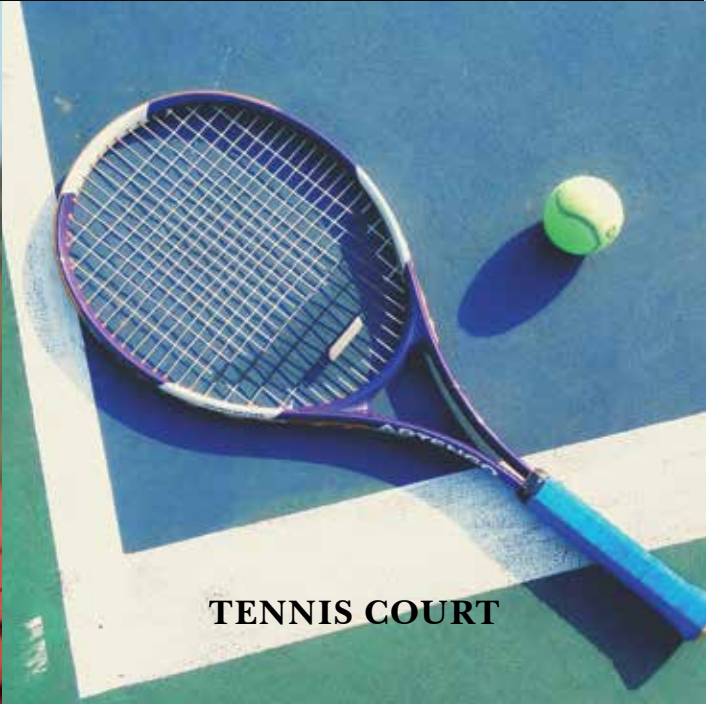
NATURE SITOUT



BASKETBALL RINK



WALKING TRACK



TENNIS COURT



KIDS' PLAY AREA



POOL TABLE



GYMNASIUM



50+ ENTICING ACTIVITIES

Over 50 engaging amenities, spanning across 2 lakh Sq. Ft. of recreational ground with the largest central podium and landscaped amenities space. The Central Park spoils you for choice. Your comfort and convenience means the world to us.

MASTER LAYOUT PLAN



A WORK OF ART THAT BREATHES LIFE INTO YOU

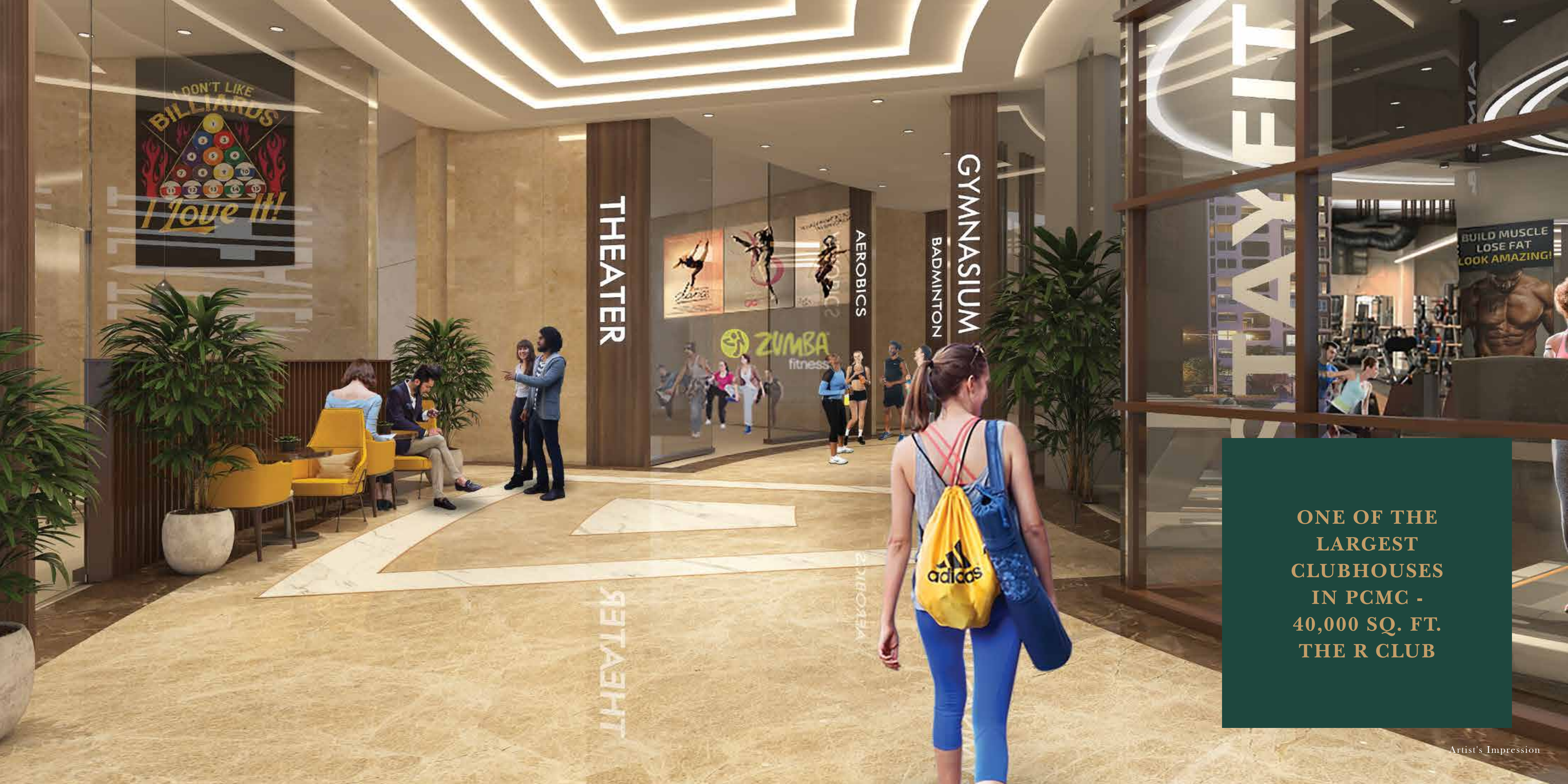
With an inspiring combination of planning, architecture and design, this masterpiece will prove to be a heavenly abode to you and an invaluable asset to the city.

GROUND LEVEL AMENITIES

- Cycling track – 830m
- Nature trail – 610m
- Walkway – 800m
- Internal road
- Boundary plantation
- Residential entry plaza
- Drop-off
- Strolling garden
- Feature pergolas
- Reading deck
- Organic farming
- Gazebo
- Senior citizens' plaza
- Bonfire deck
- Barbecue deck
- Alfresco dining
- Treehouse
- Tree court + clubhouse plaza
- Skate park
- Basketball rink
- Lawn mounds
- Tennis court
- Multipurpose court
- Pets' park
- Artists' corner
- Youngsters' sitout

PODIUM LEVEL AMENITIES

- Walking track
- Interactive plaza
- Central spine
- Thematic plantation
- Kids' play area
- Kids' hide & seek burrower
- Toddlers' play area
- Rock climbing wall
- Feature structure
- Entrance plaza
- Herbal garden
- Stage
- Multipurpose lawn
- Open amphitheatre
- Hobby garden
- Open gymnasium
- Nature sitout
- Yoga/meditation deck
- Lawn mound
- Tree court
- Reflexology path - 50m
- Zen garden
- Senior citizens' seating
- Social gathering plaza
- Sculpture court
- Cycling track
- 300 - 400 Event space. persons



THEATER

AEROBICS

BADMINTON

GYMNASIUM

ZUMBA fitness

BUILD MUSCLE
LOSE FAT
LOOK AMAZING!

ONE OF THE
LARGEST
CLUBHOUSES
IN PCMC -
40,000 SQ. FT.
THE R CLUB



**THE LARGEST
INDOOR POOL IN
PCMC -
HALF THE SIZE OF
AN OLYMPIC POOL**



LOSE YOURSELF
IN REVELRY



PARTY HALL



BANQUET HALL



DANCE HALL



MINI THEATRE

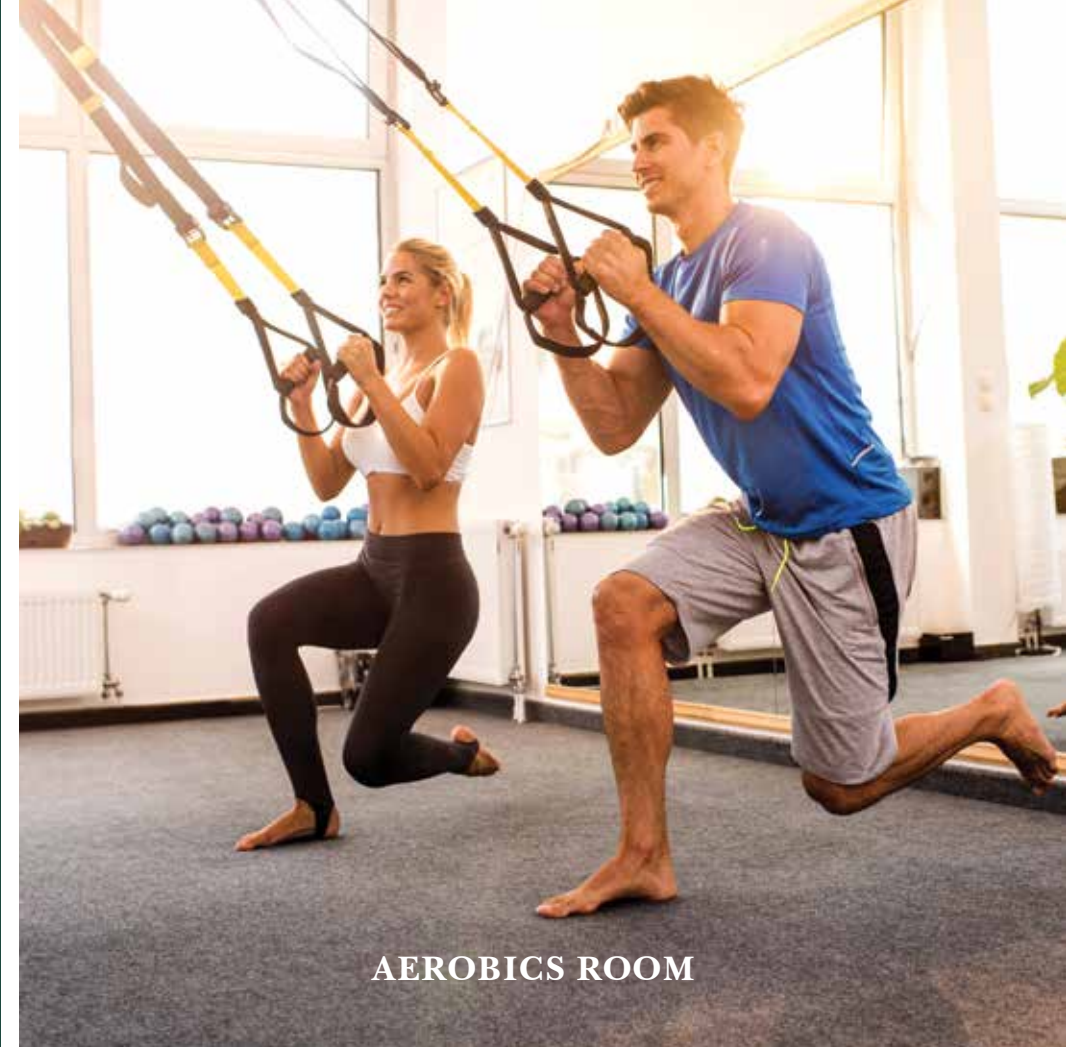


CAFE

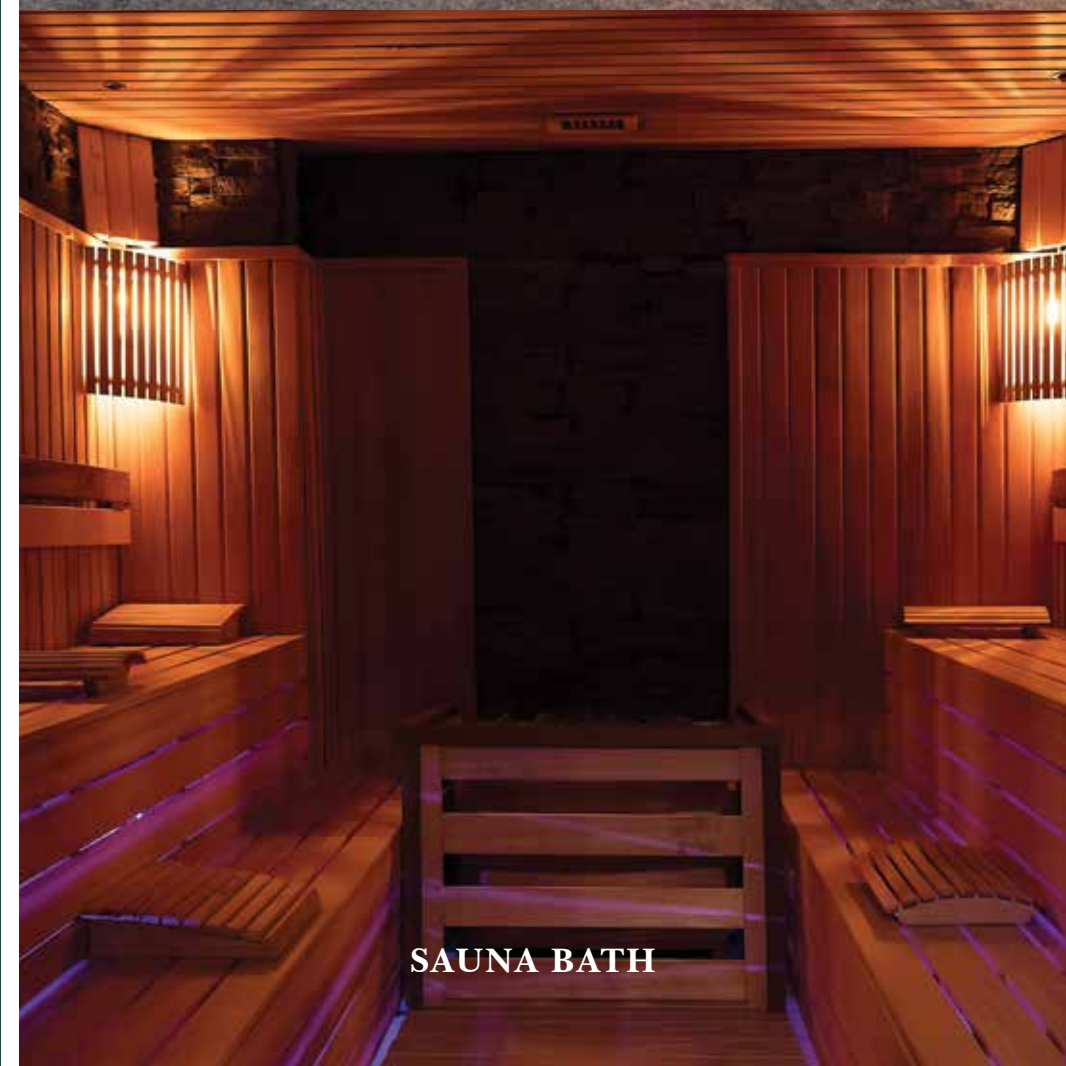
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REJUVENATION FOR
THE BODY,
MIND AND SOUL



AEROBICS ROOM



SAUNA BATH



SPA & WELLNESS



YOGA & MEDITATION DECK



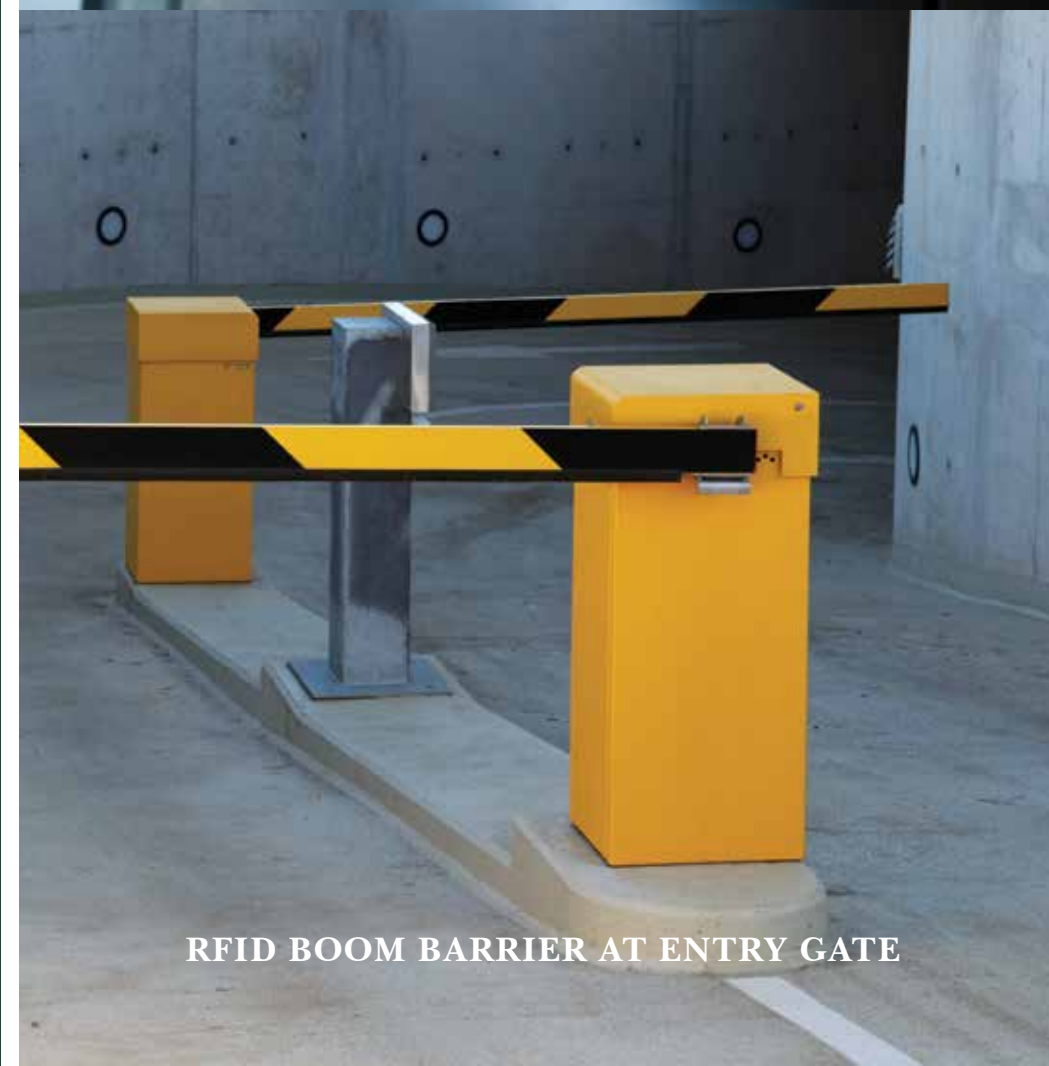
DOCTOR'S ROOM

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YOUR SAFETY IS OUR
HIGHEST PRIORITY



CCTV CAMERAS



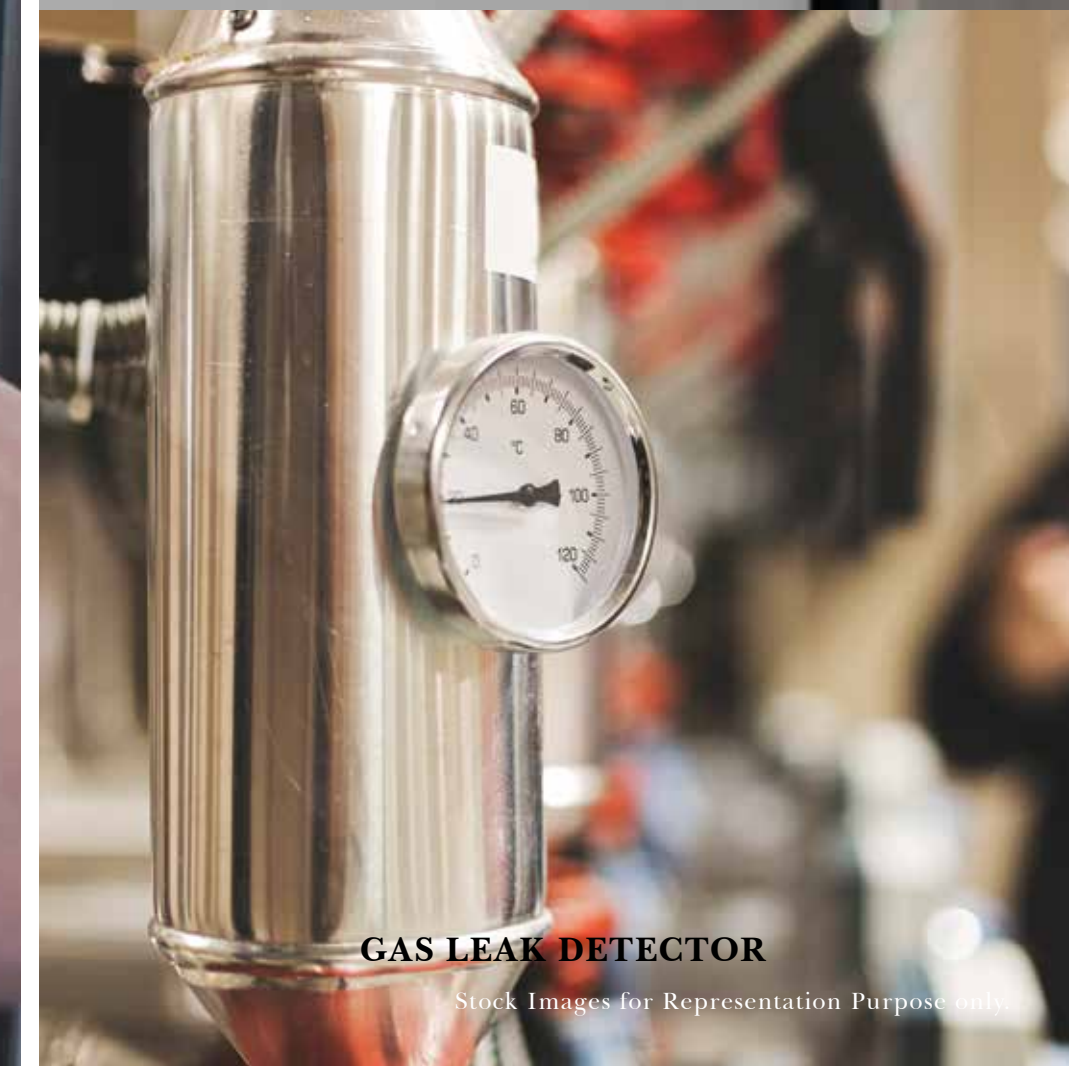
RFID BOOM BARRIER AT ENTRY GATE



ELECTRONIC ACCESS

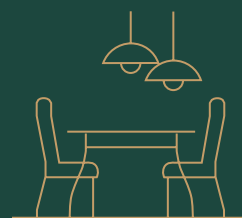


HIGH-TECH ALARM SYSTEM



GAS LEAK DETECTOR

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LUXURIOUS SUNDECK
RESIDENCES WITH
PANORAMIC INDULGENCE





SPACES THAT EXUDE SHEER COMFORT

Best layout for optimum
space usage



AN ARCHETYPE OF PREMIUM SPECIFICATIONS

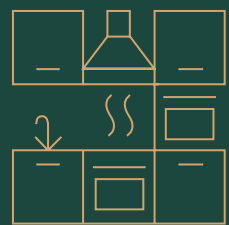
DOORS & WINDOWS

- Laminated main doors with night latch
 - Laminated internal doors
 - Powder-coated aluminium sliding windows
 - 1.2 meter high glass railing with SS hand-rail.
 - Acrylic paint with weather shield on external walls
 - OBD finish for internal walls
-

FLOORING

- Vitrified tiles in living area, dining area, kitchen, master bedroom & other bedrooms
 - Anti-skid flooring in utility area, balcony & bathrooms
 - Vitrified tiles in corridors
-



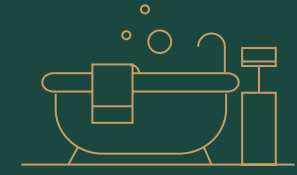


AN ARCHETYPE OF PREMIUM SPECIFICATIONS

KITCHEN

- Granite counter top on platform with SS sink
- Provision for chimney
- Provision for water purifier
- Dado up to 2 ft.





AN ARCHETYPE OF PREMIUM SPECIFICATIONS

BATHROOMS

- C.P fittings of Jaguar/Kohler equivalent
- Sanitary fittings of Jaguar/Kohler equivalent
- Provision for geysers
- Glazed dado tiles up to lintel.

ELECTRICAL

- Branded modular concealed copper wiring
- Electrical provision for AC in all bedrooms
- Video door phone



WE ONLY WORK WITH THE BEST

Aided by master craftsmen from the award-winning architectural firm of Bentel Associates and a team of professionals adept in their respective fields, every detail of The Central Park has been engineered to perfection.

PARTNERS

DESIGN ARCHITECT
Bentel Associates

ENVIRONMENT CONSULTANT
Rheaa CiviTech Pvt. Ltd.

STRUCTURAL
J W Consultants

MEP
SN Joshi consultants

COST CONSULTANT
WTP Cost Management India

LANDSCAPE CONSULTANT
Green Spaces Alliance

LIAISON
Unusual Spaces

R Retail Ventures Private Limited

R Retail Ventures Private Limited is a joint venture between the Runwal Group, India's leading real estate developers and Warburg Pincus LLC, one of the world's leading private equity firm. The collaboration pursues the vision of becoming India's largest retail-led mixed-use developer. It plans to develop properties in the metros and tier 1, 2 & 3 cities of India with a strong commitment towards delivering exceptional experiences to customers, retailers and shoppers. It operates in 3 major verticals – Retail, Commercial and Residential in the form of mixed-use developments to build the perfect balance to meet the consumer's needs of a futuristic lifestyle.

Warburg Pincus

Warburg Pincus, LLC is an American private equity firm with offices in the United States, Europe, Brazil, China and India with a 50+ years track record of private equity investing. It has invested more than \$77 billion in more than 870 companies in 40 countries around the world. Warburg Pincus has a strong track record of investing in India since the mid-1990s.



For more information, call: 1800 210 1097

R Retail Ventures Pvt. Ltd., Old Premier Factory, Mumbai Pune Road, Chinchwad, Pune - 411019
Maha RERA Registration No. P52100025260/ P52100030291 | Available at <http://maharera.mahaonline.gov.in>

www.runwalthecentralpark.com

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