

THE BOULEVARD

@ MARVEL | GANGA SANGRIA
NIBM ROAD



Location

A shopping extravaganza unlike any your customers have seen before, The Boulevard @ Marvel | Ganga Sangria is set to be the place to stop by for generous retail therapy.

It is located at NIBM Road, one of Pune's most well-developed and fastest growing eastern suburbs. Homes, offices, restaurants – it is on the fast-track to becoming a mini boom-town. And The Boulevard @ Marvel | Ganga Sangria will soon be the most popular place to visit.

This 1 kilometre long retail frontage encompasses the Sangria, Verano and Isola projects. Undiscovered by retailers, despite the high residential population in this area, it is an opportunity-in-the-waiting.



People go shopping looking for more than just the joy of a purchase. They seek an experience, a fulfilment, an indulgence.

The Boulevard @ Marvel | Ganga Sangria promises to give all that, and more.

A pedestrian mall, with luxury brand shops spilling on to the street, there is ample visibility and footfall for designer stores, bookshops, cafes, restaurants ... an impressive spread of exclusive internationally-renowned names for your consumers to feast on.

Retail Space

- Part of 1 km of retail frontage, this is the first 4 blocks of retail space launched
- Retail spaces of 1200 sq. ft. – 1460 sq. ft.

Leisure Amenities

- Rooftop restaurants
- State-of-the-art gymnasium
- Landscaped terrace garden

Landscaping

- Lush landscaped areas with water bodies, raised island, stepped areas and drop-offs
- 14 ft. wide double-height covered walkways along the length of the frontage to protect against the elements
- Landscape integrated with the road to enhance the image of the area

Parking

- Ample car parking, including basement and ground level parking
- Separate loading bays located at the back of the retail space
- Provision for drop-offs at all lobbies



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SITE ADDRESS
SURVEY NO. 21AND 22, OFF NIBM, MOHAMMADWADI, PUNE

ARCHITECTS
HB DESIGN INTERNATIONAL INC., SINGAPORE

DWP INTERICS, PUNE

MALWADKAR & MALWADKAR, PUNE

LANDSCAPE ARCHITECT
SHMA COMPANY LIMITED, THAILAND

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Note: The contents of this brochure are purely conceptual and have no legal binding on us.
The developers reserve the right to amend the layout, number of floors, number of flats, elevation, colour scheme, specifications and amenities.

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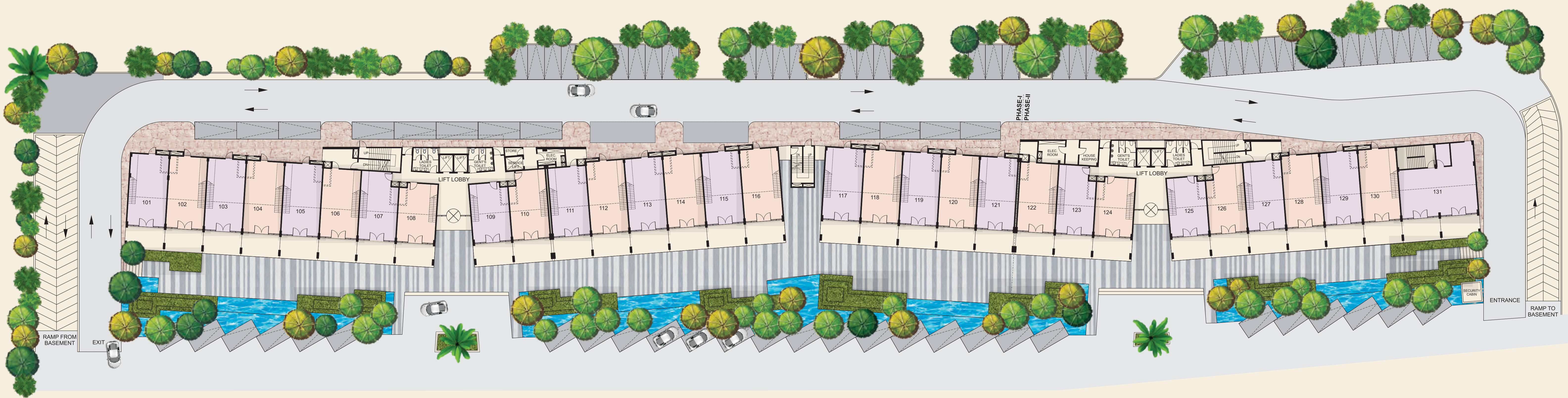
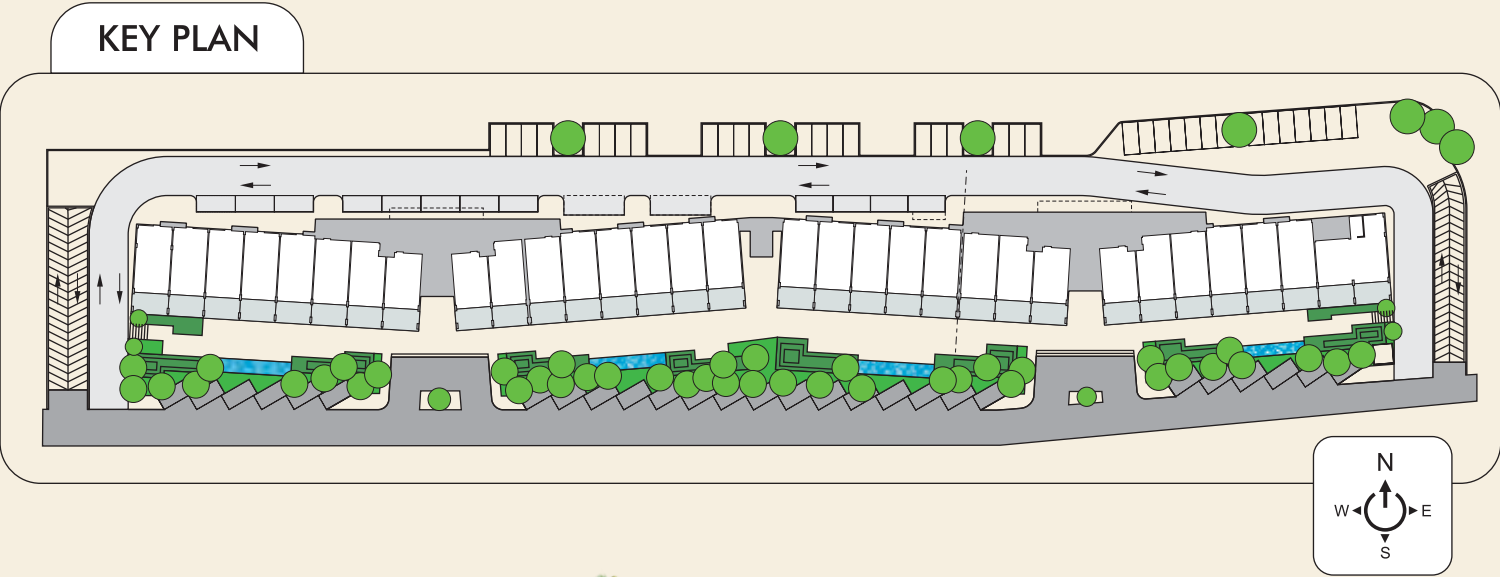
Generous
Retail Therapy



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GROUND FLOOR



THE BOULEVARD

@ MARVEL | GANGA SANGRIA

FIRST FLOOR/
MEZZANINE FLOOR

SHOP NO.	RETAIL AREA (IN SQ. FT.)		TOTAL SALEABLE AREA (IN SQ. FT.)
	GROUND FLOOR	FIRST FLOOR	
101	851	485	1336
102	840	478	1318
103	840	478	1318
104	840	478	1318
105	840	478	1318
106	805	576	1381
107	770	429	1199
108	697	718	1415

SHOP NO.	RETAIL AREA (IN SQ. FT.)		TOTAL SALEABLE AREA (IN SQ. FT.)
	GROUND FLOOR	FIRST FLOOR	
109	693	704	1397
110	768	554	1322
111	805	497	1302
112	840	478	1318
113	840	478	1318
114	840	478	1318
115	840	478	1318
116	851	485	1336

SHOP NO.	RETAIL AREA (IN SQ. FT.)		TOTAL SALEABLE AREA (IN SQ. FT.)
	GROUND FLOOR	FIRST FLOOR	
117	851	485	1336
118	840	478	1318
119	840	478	1318
120	840	478	1318
121	840	478	1318
122	805	443	1248
123	769	661	1430
124	694	732	1426

SHOP NO.	RETAIL AREA (IN SQ. FT.)		TOTAL SALEABLE AREA (IN SQ. FT.)
	GROUND FLOOR	FIRST FLOOR	
125	690	721	1411
126	765	428	1193
127	801	571	1372
128	840	478	1318
129	840	478	1318
130	840	478	1318

