



SOUND
OF SOUL

Luxury Row Houses



Echoes of Excellence

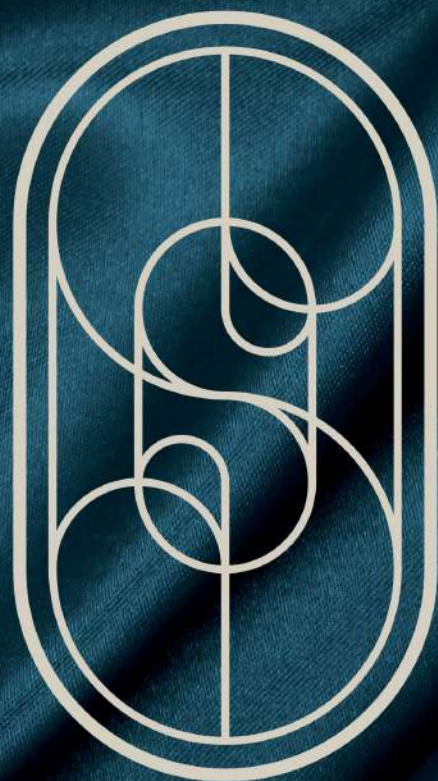
Standing tall on the profound philosophy of "Creation, not Construction", Kolte-Patil is a trusted developer of Pune's massive real estate market. For over 3 decades, the company has been creating residential landmarks that exude vitality and aesthetic appeal. The time has come to explore a new way of living with an architectural marvel that is an abode for all lifestyle aspirations.



Artist's Impression

Introducing Sound of Soul,
4 Bed luxury row houses in Life Republic,
a premium 393 acre integrated township







SOUND OF SOUL

Wonders of the inner voice

The world we build around us is orchestrated by our hidden inner desires. These desires inspire us to imagine bigger and better things; the songs of peace, the melodies of luxury, the symphony of perfection.

All our passionate choices are driven by this voice within, which is the "Sound of Soul".

An urban mind is constantly overwhelmed with life choices that aspire to define one's personality. These choices are deep-rooted in undiscovered expectations which ultimately shape one's reality. So why settle for less when you can explore the luxury of abundance? It's time to outlive the traditional promises and conventional expectations. It's time to think grand, expect more and live large!

Expectations that shape experiences

Presenting Sound of Soul by Kolte-Patil at Life Republic Hinjawadi, the first-ever address of luxurious row houses in a 393 acre integrated township.

No choices. No limits. No compromises. Simply all!



Harmony of Hallmarks

- 98 Exclusive row houses
- 4 Bed configuration across 1700+ sq. ft.
- G+2 structure with lift especially for you
- Exclusive frontyard & backyard
- Dedicated parking space in the frontyard
- Premium indoor specifications
- Opulent private top-terrace
- Ultra-lavish family lounge with terrace
- Myriad of affluent amenities

Revel in your
pompous paradise

Blend of both

Dynamic living calls for a dynamic lifestyle. Quintessential homes offer a grand but limited range of options such as privacy or community, affordability or luxury, connectivity or peace. Sound of soul proposes a way of life that is not determined by these limitations. It is a place where you enjoy the twin benefits of juxtaposed worlds.







Stock Image

Nonchalant
beauty

Surrounded by the bounty of lush green trees, the surreal landscape of this township makes for a sublime tropical retreat. These thoughtfully crafted spaces harmonise urbanity with tranquillity.



Stock Image

Stock Image





Feel the rhythm of rejuvenation

Isn't it a pleasure to have a quaint retreat that presents you with a season of new experiences? This abundance is now at your disposal in the charming frontyard and backyard of your home.

Artist's Impression



Admire the picturesque glory of nature in the monsoon.



Enjoy a small game of tag with your kids on a summer morning.



Plan a winter barbeque dinner with friends.



Take a mini stroll on a spring evening.



Sing with the stars

Clamp up the rooftop parties with a grand terrace open to the sky. Dance the night away with some blaring beats or take out your guitars and unwind to old nostalgic melodies.



Exclusive Terrace

Style your ordinary kitty parties to fancy rooftop celebrations or hone your gardening skills with a private green nursery.



Artist's Impression

Excellence
is exceptional





Artist's Impression



Composed for comfort



An intimate living room that certainly translates as the "Hall of Fame" is what steals the spotlight of this pristine rowhouse. With cosy interiors that celebrate the tiniest of moments, this living room is truly the sanctum of your soul.



Tune into tasteful living

"A place to bake memories"

The flavour of fortune is what transforms ordinary living into tasteful living. This exemplary kitchen lets you indulge in imaginative specs and utilities with ample space for storage. Feel the delight of cooking in a kitchen that invites you to practice your culinary art.







Melody of modern amenities

Welcome to 'Chorus', a club where leisure is lavish. From morning fitness to evening respite, all the outdoor amenities feature the best of privileges. These loci of fun are skirted with greenery, inspiring you to elude from the bustle of the city.

- CLUB CHORUS (CLUBHOUSE)
- AQUA SUNKEN SEATING
- SWIMMING POOL
- KIDS POOL
- JACUZZI
- GRAVEL GARDEN
- YOGA LAWN
- SEATING NOOK
- MINI PUTT GOLF
- KIDS PLAY AREA
- BARBEQUE PAVILION
- SAND PIT
- TREE PLAZA
- CABANA
- CARETAKERS' SEATING
- HUMAN SIZE CHESS BOARD
- FEATURE SEATING
- BASKETBALL COURT
- OUTDOOR WORKSTATIONS
- PARTY LAWN



Artist's Impression

Plunge
in poise



Swimming Pool

Immerse into relaxation with the cool currents of this exquisite swimming pool complimented by the simmers of a bubbling jacuzzi. Flaunt a stunning tan look with aqua sunken seating while your kids enjoy a swim in the kids pool.

Your pocket
of peace



Yoga Lawn

Enrich your soul by indulging in a blissful hour of yoga. Let the fresh dewy grasslands relax your feet and absorb the stress out of your body.

Join the caddie club



Mini Putt Golf

An elite lifestyle beckons elite hobbies. Take out your golf clubs and enjoy an extensive game of golf on a sunny weekend afternoon.

Play the harp
of happiness



Kids Play Area

Free play, friendship and fun are the key towards a child's all-round development. This special play zone for kids is designed to inspire athleticism and evoke happiness.





Indoor elegance

Explore indoor excellence with engaging indoor activities. From table tennis to snooker and gym, this area is equipped with state-of-the-art infrastructure and amenities.



Master Plan - Legend

1. ENTRANCE GATE
2. CLUB HOUSE
3. CLUB - ENTRANCE PLAZA
4. GRAVEL GARDEN
5. SEATING NOOK
6. KIDS PLAY AREA
7. SAND PIT
8. HUMAN SIZE CHESS BOARD
9. CARETAKERS' SEATING
10. YOGA LAWN
11. FEATURE SEATING
12. OUTDOOR WORKSTATIONS
13. PARTY LAWN
14. BARBEQUE PAVILION
15. TREE PLAZA
16. MINI PUTT GOLF
17. SWIMMING POOL
18. JACUZZI
19. KIDS POOL
20. AQUA SUNKEN SEATING
21. CABANA
22. BASKETBALL COURT



Unit Type	Row House No.	Ground Floor Carpet (SQ.M)	First Floor Carpet (SQ.M)	Second Floor Carpet (SQ.M)	Total Carpet Area (SQ.M)	Total Carpet Area (SQ.FT)
4BHK Row House	02, 03, 06, 07, 08, 09, 10, 11, 12, 13, 16, 17, 18, 19, 20, 21, 22, 23, 24, 27, 28, 29, 30, 31, 32, 33, 34, 35, 38, 39, 40, 41, 42, 43, 44, 45, 46, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 85, 86, 87, 88, 89, 90, 91, 92, 95, 96, 97	56.28	56.16	46.5	158.94	1710.83
4BHK Row House	01, 04, 05, 14, 15, 25, 26, 36, 37, 47, 48, 59, 60, 71, 72, 83, 84, 94, 95, 98,	56.57	56.16	46.5	159.23	1713.95

A 2 Type



GROUND FLOOR PLAN



FIRST FLOOR PLAN

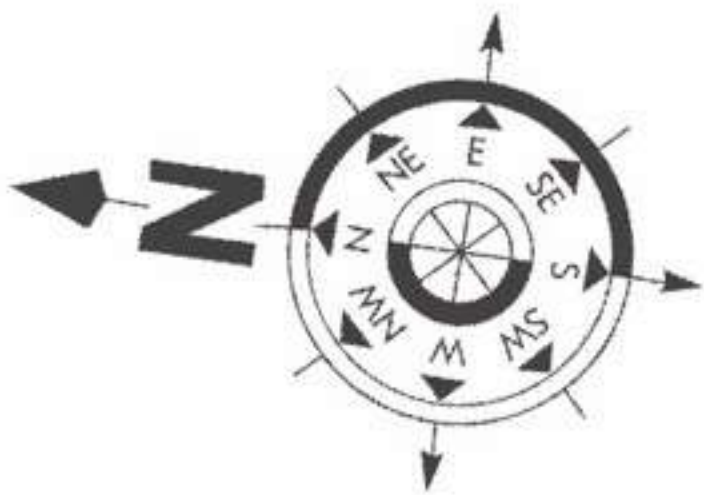


SECOND FLOOR PLAN



TERRACE FLOOR PLAN

Unit Type	Row House No.	Ground Floor Carpet (SQ.M)	First Floor Carpet (SQ.M)	Second Floor Carpet (SQ.M)	Total Carpet Area (SQ.M)	Total Carpet Area (SQ.FT)
4BHK Row House	02,07,09,11,13,27,29,31,33,35,61,63,65,67,69,85,87,89,91,93,96	56.28	56.16	46.5	158.94	1710.83



NOTES:-
1. All dimensions are in meters unless otherwise specified.
2. Dimensions and areas additionally mentioned in feet inches and square feet are only for customer's understanding. kindly do not refer the same for any ReRA related references.

C1 Type



GROUND FLOOR PLAN



FIRST FLOOR PLAN

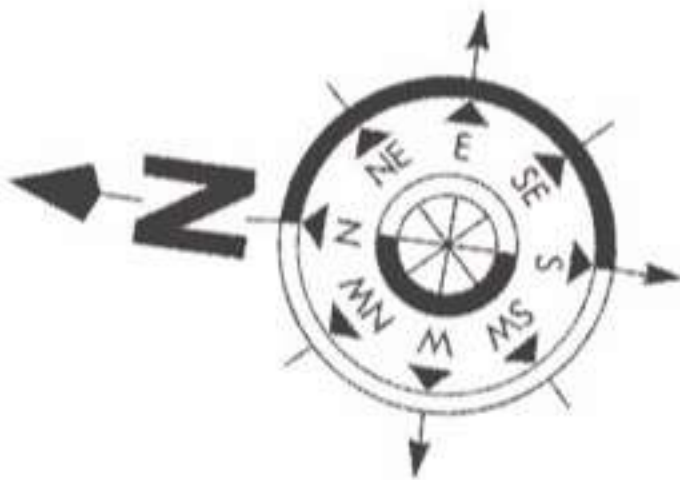


SECOND FLOOR PLAN



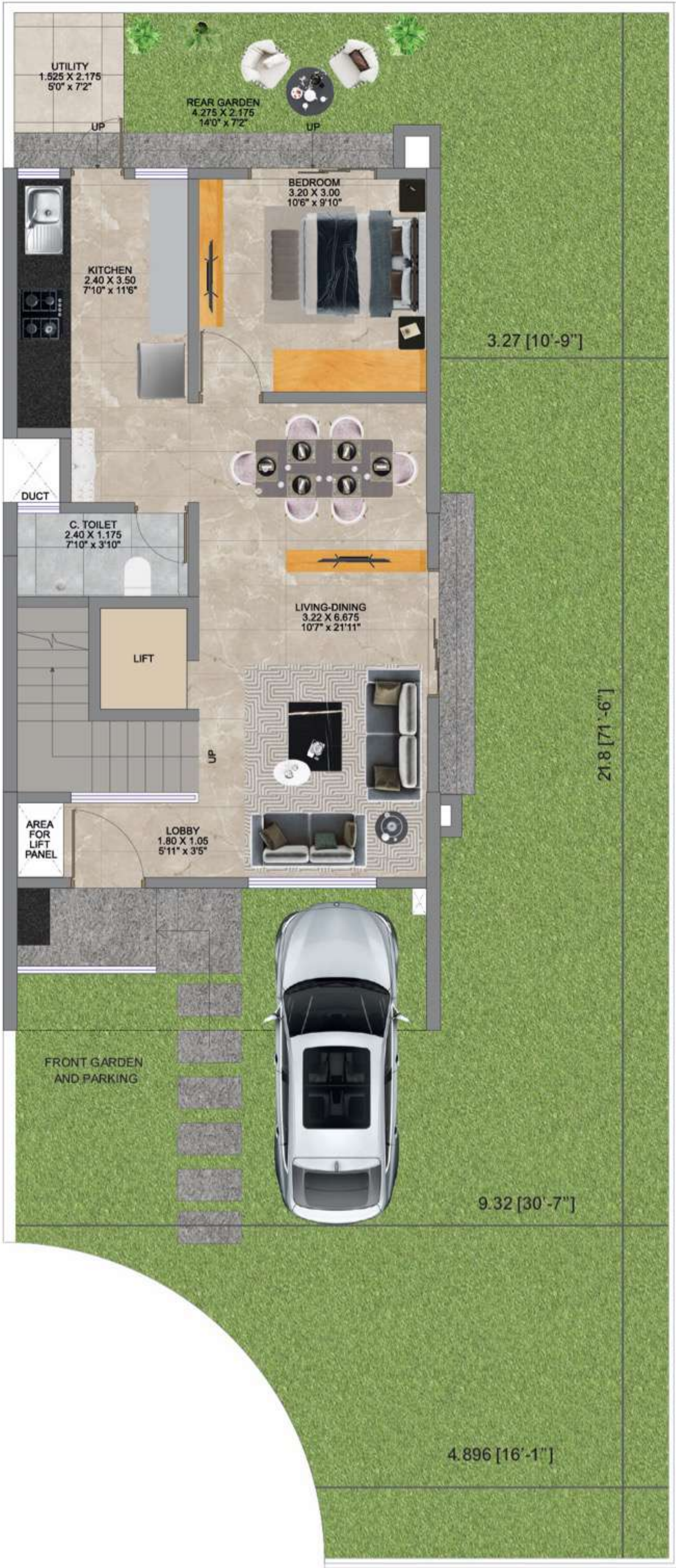
TERRACE FLOOR PLAN

Unit Type	Row House No.	Ground Floor Carpet (SQ.M)	First Floor Carpet (SQ.M)	Second Floor Carpet (SQ.M)	Total Carpet Area (SQ.M)	Total Carpet Area (SQ.FT)
4BHK Row House	71, 98	56.57	56.16	46.5	159.23	1713.95



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D 1 Type



GROUND FLOOR PLAN



FIRST FLOOR PLAN

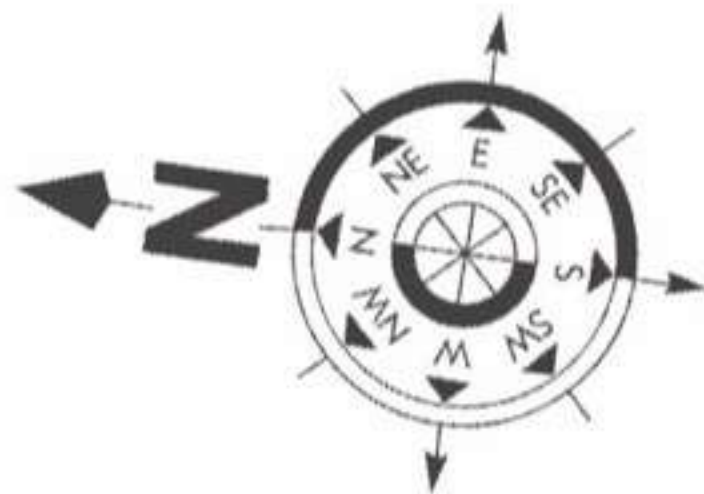


SECOND FLOOR PLAN



TERRACE FLOOR PLAN

Unit Type	Row House No.	Ground Floor Carpet (SQ.M)	First Floor Carpet (SQ.M)	Second Floor Carpet (SQ.M)	Total Carpet Area (SQ.M)	Total Carpet Area (SQ.FT)
4BHK Row House	14, 36	56.57	56.16	46.5	159.23	1713.95



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Choir of care

Spirit of the family is what enriches your soul. Homes are at the heart of this spirit, responsible for your family's happiness and well-being. Empathizing with this thought, the rowhouses at Sound of Soul are specially designed to appease the needs of all family members from kids to the elderly.





Snug Family Lounge

A cosy yet sumptuous space to spend quality time with your family members. The welcoming atmosphere of this lounge gives away a pleasant vibe to the guests as well as relatives.



Terrace

Beautifully stationed across the family lounge, this roomy terrace offers a serene opportunity for a quick breath of fresh air and is ideal for morning yoga exercises or a quiet cup of tea.



Convenience Lift

Keeping in mind the comfort of the elderly, an elevator has been stationed in the house for quick and hassle-free movement. After all, one must care for those who still care for you.



Perfection in every note

Every corner of this lavish residence is tastefully designed with careful planning and ultra-premium specifications.



Living Room

- 600 X 1200 mm Marble finish vitrified flooring tiles
- Powder coated aluminium sliding window with mosquito net
- Main Door - Veneer finish door
- Granite/Full body vitrified tile window sill

Bedrooms

- 600 X 1200 mm Marble finish vitrified flooring tiles
- Laminated flush door
- Powder coated aluminium sliding window with mosquito net
- Granite/Full body vitrified tile window sill

Kitchen

- 600 X 1200 mm Marble finish vitrified flooring tiles
- Granite top kitchen platform with stainless steel sink and drain board
- 600 x 1200 mm Designer ceramic dado tile 2'above the counter
- Jaquar or equivalent CP fitting for kitchen
- Provision for water purifier
- Provision of gas pipeline*

Attached terrace / Balcony / Top Terrace

- SS Glass railings for staircase
- SS+ Toughened glass safety railings for balcony
- Ceramic wooden finish flooring tile in balcony
- Powder coated aluminium sliding door with mosquito net
- Top terrace 600 x 600 mm matt/stone finish tile

Home Automation Features

- Mobile application controllable touch switches & compatible voice-assistance devices
- For Row House automation (Light - on/off + Fan - on/off & speed control) in living and dining
- Digital lock for main door
- Stand-alone video door-phone in each apartment

Toilets

- 600 x 1200 mm Designer ceramic dado tiles up to lintel
- 600 x 600 mm Antiskid flooring
- Countertop washbasin with vitrified platform
- Jaquar or equivalent make CP fitting
- Jaquar or equivalent make sanitaryware in all washrooms
- Bathtub for single toilet

Others

- Texture paint for external wall
- Earthquake-resistant structure conforming to IS code
- Lift for each Row House

Electrical

- Branded modular switches in the entire apartment

*Services to be provided by a 3rd party vendor



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Site Office: Life Republic, Survey No. 74, Marunji, Hinjawadi-Marunji-Kasarsai Road, Taluka Mulshi, Pune – 411057

liferepublic.in

This project has been registered under MahaRERA Registration numbers: P52100048241 as Life Republic Sector R17A/17A Avenue-Sound of Soul/Phase-I and is available on the website <https://maharera.mahaonline.gov.in> under registered project.

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