



# athashri

At Forest Trails Township

**SUPERLATIVE SENIOR LIVING**

For me Athashri is  
more than just a project,  
It's a purpose!



A dream that began around the turn of the century, nearly twenty-five years ago has transcended into a reality for over 4000 seniors who call Athashri their home. Crafted keeping in mind every aspect of Seniors' Lifestyle... thoughtful construction design, special healthcare, maintenance & security services, daily conveniences and even social activities; our purpose was to enable our seniors to lead a dignified, safe, healthy, hassle-free and joyful life.

Today, it gives us great joy to look back and see how Athashri has grown over the years to become India's largest senior citizen community.

At Athashri, we've always believed in creating spaces where our seniors can truly thrive. We're building places where independence isn't just respected, it's celebrated, and where every day is an opportunity to connect, grow, and enjoy life to the fullest—surrounded by those who understand you best. Each day at Athashri is a celebration of life—filled with laughter, discovery, and a sense of belonging among peers who share similar passions and joys.

Our latest endeavour is Athashri set up in the Forest Trails township. This has long been a dream of ours—to integrate Athashri in a self-sustainable ecosystem. Watching this dream blossom into reality fills us with immense pride and excitement. We can't wait for our residents to experience the magic of Athashri in this stunning new location, where their golden years will truly shine. Through our constant learning, this is the best Athashri that we have to offer...till now!

**Shashank Paranjape**

Managing Director



## Why should youth have All the fun?

At Athashri, we're here to create a vibrant community where joy and adventure are ageless. Picture a place where seniors embrace every moment with the same fervour as their younger counterparts, finding delight in new friendships, hobbies, and experiences. Our residents are living proof that life doesn't slow down after a certain age; instead, it blossoms with a fresh, exciting energy. At Athashri, we understand that everyone's idea of joy is unique—some find solace in peaceful solitude, while others seek the buzz of social interaction.

That's why our community offers a range of activities and spaces, ensuring that whether you're looking for a tranquil retreat or an energetic gathering spot, you'll find your perfect fit here.

At Athashri, there's a place for every personality to thrive and enjoy life on their own terms. After all, why should youth have all the fun?



# Live your life & Forget your age

- Norman Vincent Peale

Welcome to Athashri - India's first Senior Citizen Housing Concept. Carefully created by experts, Athashri is based on a 6-point philosophy that encompasses every aspect of Seniors' lifestyle. ...thoughtful construction design, special healthcare, maintenance & security services, daily conveniences and even social activities! It is a place where the seniors can truly enjoy a dignified, safe, healthy, hassle-free and joyful life.

It's no wonder that so many senior families have found happiness at Athashri, and that over the years it has grown to become India's largest senior citizen community!



# Joyful Living

– at every age.

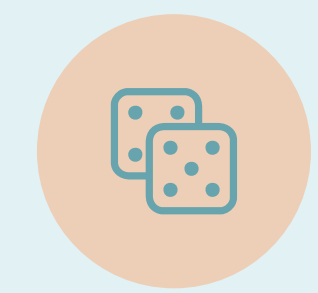


At Athashri, joyful living is woven into the fabric of every day, thanks to a vibrant community and thoughtful amenities. Start your morning with a walk through lush gardens, or a calming yoga session in our activity centre. For the creatively inclined, the art studio beckons with opportunities to paint, craft, or pursue new hobbies. Our indoor lounge provides a quiet retreat for book lovers, while those seeking more social interaction can join in games like pool, carrom or chess. The multi-purpose hall is always buzzing with events—from cultural programs to group activities. For those moments of self-care, the spa offers a sanctuary of relaxation. We also have a dedicated meditation centre along with a fitness centre for ensuring that both body and mind stay healthy and active. Our senior-friendly gym is equipped with specially curated fitness machines and equipment that cater to all fitness levels. The exercises are low-impact and guided, allowing for safe workouts that boost energy and vitality.

The senior-friendly swimming pool is another highlight, designed with accessible entry points, and shallow areas to ensure a comfortable and safe environment. Whether it's for leisurely swim or water aerobics, the pool offers a perfect way to stay active while being gentle on the joints. Whether you're nurturing your creative side, socializing with like-minded individuals, or enjoying the peace and serenity of your surroundings, Athashri is designed to cater to every need, making each day fulfilling and rich with experiences.



Multipurpose Hall



Indoor Games



Recreational Spaces



Meditation & Relaxation Areas



Cultural Programs, Group Activities & Celebrations



# Hassle-free Living because you shouldn't be in a spot of bother.

Athashri is the perfect community for a truly hassle-free life, designed with every convenience a senior could need. With a dedicated relationship manager to assist with daily tasks and answer any concerns, residents can relax knowing help is always at hand. In case of any emergencies, we provide 24/7 access to an on-site ambulance service, doctors on call, and a specially designed stability centre to handle any immediate health concerns. For visiting loved ones, guest rooms are available, making it easy to host family and friends without worry. Athashri also makes life simpler with doorstep grocery delivery, banking facilities and other essentials, ensuring you only leave home when you want to. Tie-ups with more than 7 hospitals in the nearby area makes Athashri secure as far as safety of seniors is concerned.



Resident Manager



Doctor-On-Call



Convenience Centre



Stabilization Centre



Guest Rooms



Canteen Facility



Grocery Delivery

At Athashri, hassle-free living goes beyond just taking care of your physical health — it also nurtures your mental wellbeing, which is just as vital in your golden years.

# We understand

that at this stage of life,  
companionship and a sense  
of belonging become  
essential for mental health.





# Independent Living for a dignified you.

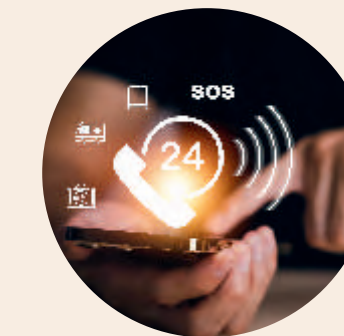
Our homes are thoughtfully designed with this in mind, incorporating essential features that address the fundamentals of senior living. For instance, the design includes strategic placement of windows at accessible heights, allowing residents who may become wheelchair-bound to enjoy views of the outdoors without needing to move from their seat. This attention to detail underscores our commitment to maintaining a sense of connection with the outside world, no matter one's physical condition.

Features such as anti-skid flooring reduce the risk of slips, ensuring that you can move around your home safely and without assistance. Emergency switch points are strategically placed throughout the home, providing peace of mind with immediate help at the push of a button—technology acting as an invisible guardian.

Daily activities are made simpler with roll-in showers that offer both ease and manoeuvrability, while wheelchair-enabled corridors allow unrestricted movement throughout your living space, letting you navigate your home with complete freedom. Covered decks ensure you can enjoy the outdoors, whether it's soaking in the sunset or sipping tea on a rainy afternoon, in a safe and dry space. Athashri's design considers the entirety of a senior's lifespan, ensuring that every aspect of living—from safety to accessibility—supports an independent and dignified life well into the future.



Handicap Accessible Premises



Emergency Call System



Emergency Push Buttons



Furniture Accessible Areas



# Care to the Core:

## Athashri Homes

Athashri Homes Pvt. Ltd. (AHPL) - a distinguished member of the Paranjape Group since 2013- has a mission to offer senior citizens a life of ease, dignity, and joy within the Athashri communities. Dedicated to managing every aspect of the residents' lives with utmost care and efficiency, their services encompass facility management, healthcare, dining, maintenance, transportation, and a range of engaging activities designed to enhance daily living.

In addition, AHPL assists with essential administrative tasks, including bill payments for utilities, property taxes, and more, ensuring that residents can enjoy their time without administrative burdens. Each Athashri complex is supported by a dedicated Resident Manager and a team of professionals, ready to address every need and respond promptly to any emergencies. Their commitment extends to maintaining high standards of safety, hygiene, and aesthetic appeal throughout the communities.

They are the pioneers in obtaining the ISO Quality Management Certification for senior housing, a testament to their unwavering commitment to quality care.





SUPERLATIVE SENIOR LIVING

## 1, 2 & 2.5 BR Smart Homes At Forest Trails Township



Athashri B5 is the culmination of years of building the Athashri brand through numerous projects in India and abroad. This wealth of experience, coupled with the earnest desire to offer a holistic, inclusive and dignified senior living experience has created a project that intuitively understands your needs.

The project is a part of Athashri Valley, a sprawling section of the Forest Trails Township that overlooks a valley of green. Athashri B3 will be joining Athashri B1 and B2, which together with two clubhouses covers an area of approximately 31,123 sq. m. The Built up/FSI area for 3 buildings comes to about 84,159 sq. m.



# A space for Every Mood & Moment



## GARDEN OF SENSES

Fancy a walk to stretch your limbs? The Garden of Senses offers four different zones to suit your mood. Each zone is in harmony with the other so you can stroll effortlessly from one to the other.



### THE FLOWER ZONE

Exotic flowers create pathways of colour and perfume the air with their enchanting scents. Take a walk through this garden and feel your senses come alive.



### THE ART ZONE

Without art, the soul withers. Escape into beautiful sculptures, art installations or just gather everyone for a classical music night; the art zone ensures that culture never leaves your side.



### THE WELLNESS ZONE

Yoga, Pranayama, Meditation all find their home in the wellness zone. Stretch, take a walk, do some light exercise or focus on your breath; it's a great way to improve your wellness.



### THE SOCIAL ZONE

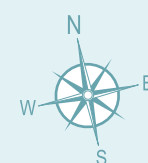
Sometimes, all you want to do is sit and share a few laughs with friends. The social zone offers ample space to relax, catch up, and generally get together with everyone in the community.

# Layout plan



## Legend

1. Residential Entrance
2. Security Cabin
3. Car Parking
4. Commercial Entry
5. Services
6. Podium Landscape



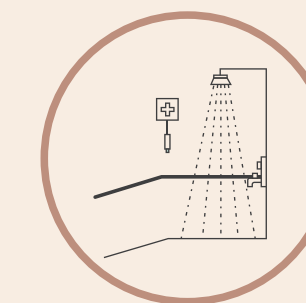
## Improving Accessibility at all stages of life

Athashri champions the concept of Ageing in Place, promoting independent living while ensuring dignity for every senior resident. This concept is rooted in creating environments where seniors can continue to thrive, regardless of their changing needs.



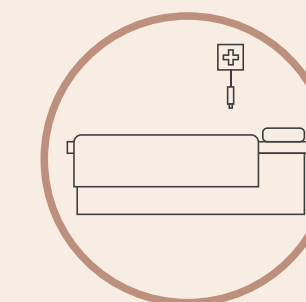
### ENJOY THE SCENERY FROM HOME

Covered decks keep your walking space dry. This way, you can sit back and take in the sunset even if it's raining.



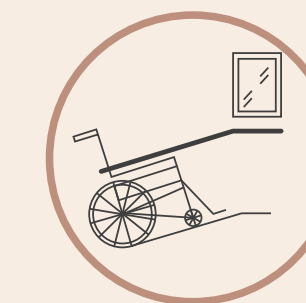
### ENJOY UTMOST ACCESSIBILITY

Roll-in showers afford ease and manoeuvrability for your daily activities. A necessary feature, because home should feel comfortable, like home.



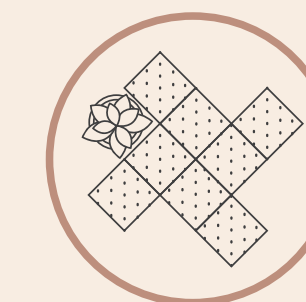
### HELP AT THE PUSH OF A BUTTON

Emergency switch points around the home at strategic locations are the invisible guardians that will rush to your assistance in case of unforeseen situations. That's how technology will help you lead a worry-free life.



### GO WHEREVER YOU WANT TO GO

Wheelchair enables corridors let you move throughout your home so you can navigate your world as you choose.



### NO MORE SLIPPAGE

Anti-skid flooring ensures that you can move confidently at home without help and in complete safety.



## BREAKFAST

### MONDAY

**Thalipeeth:** A savoury multi-grain pancake prepared from 'Bhajane' flour which is a mix of roasted grains, legumes and spices, served with white butter, ghee or yogurt.

### TUESDAY

**Upma:** A thick savoury porridge made with dry-roasted semolina and mixed vegetable, tempered with mustard seeds and curry leaves.

### WEDNESDAY

**Sabudana Khichdi:** A delicious dish of tapioca pearls (sago) made with potatoes and peanuts.

### THURSDAY

**Vada Pav:** Deep fried spiced potato dumpling placed inside a fresh bread bun (pav) accompanied by chutneys and a green chilli pepper.

### FRIDAY

**Pav Bhaji:** Spiced mixture of mashed vegetables in a thick gravy, cooked on a flat griddle, garnished with butter, and served hot with a soft white bread roll & lemon wedges.

### SATURDAY

**Sheera:** A semolina pudding first brought into India by the Arabs, prepared with semolina, sugar, ghee, and milk.

### SUNDAY

**Idli Sambhar:** A savoury rice cake, made by steaming a batter consisting of de-husked fermented black lentils and rice, served with spiced lentils cooked with vegetables and coconut chutney

## LUNCH & DINNER

### MONDAY

**Matki Usal:** A spiced curry made from sprouted beans.  
**Methi Sukhi:** A dry preparation of fresh Fenugreek leaves Served with 3 chapatis, rice, dal & buttermilk.

### TUESDAY

**Aloo gobhi:** A popular preparation of potatoes & cauliflower, cooked with onions, tomatoes & spices  
**Bharli Vangi:** Delicious stuffed baby eggplant, in a spiced gravy made using peanuts Served with 3 chapatis, rice, dal & buttermilk.

### WEDNESDAY

**Tomato bhaji:** Sweet ripe tomatoes cooked with a selection of spices  
**Chana masala:** Thick, flavourful Chickpea curry Served with 3 chapatis, rice, dal & buttermilk

### THURSDAY

**Cauliflower Rassa:** Cauliflower cooked in an aromatic coconut based curry.  
**Bhendi:** Ladyfinger or Okra, sautéed with onions, chili & turmeric Served with 3 chapatis, rice, dal & buttermilk.

### FRIDAY

**Palak Rassa:** Fresh spinach cooked in an aromatic coconut based curry.  
**Kathal Dry:** Young jackfruit cooked with ginger-garlic paste & gram flour Served with 3 chapatis, rice, dal & buttermilk.

### SATURDAY

**Pumpkin:** Pumpkin tempered with 'panch phoran', cooked with chilli, turmeric & a little sugar.  
**Shev chi bhaji:** Gram flour noodles cooked in a spicy curry sauce Served with 3 chapatis, rice, dal & buttermilk.

### SUNDAY

**Gavar:** Cluster beans sautéed with onions and asfoetida.  
**Aloo chi bhaji:** Everyone's favourite potatoes cooked simply with mustard seeds, curry leaves, turmeric & chili Served with 3 chapatis, rice, dal & buttermilk.

## SNACKS

### MONDAY

**Bread Pattice:** Fresh bread slices stuffed with spiced potato filling, coated in seasoned gram flour batter and deep fried.

### TUESDAY

**Vada:** Deep fried spiced potato dumpling accompanied by chutneys and green chilli peppers.

### WEDNESDAY

**Misal Pav:** A much-loved Maharashtrian curry that is a fiery melange of potatoes, freshly made spice paste and sprouted beans. Served with fresh bread rolls.

### THURSDAY

**Bhel:** A popular street side food from India, made using puffed rice and an amalgamation of spices and chutneys.

### FRIDAY

**Palak Pakora:** Deep fried fritters recipe made using finely chopped spinach and chick pea flour.

### SATURDAY

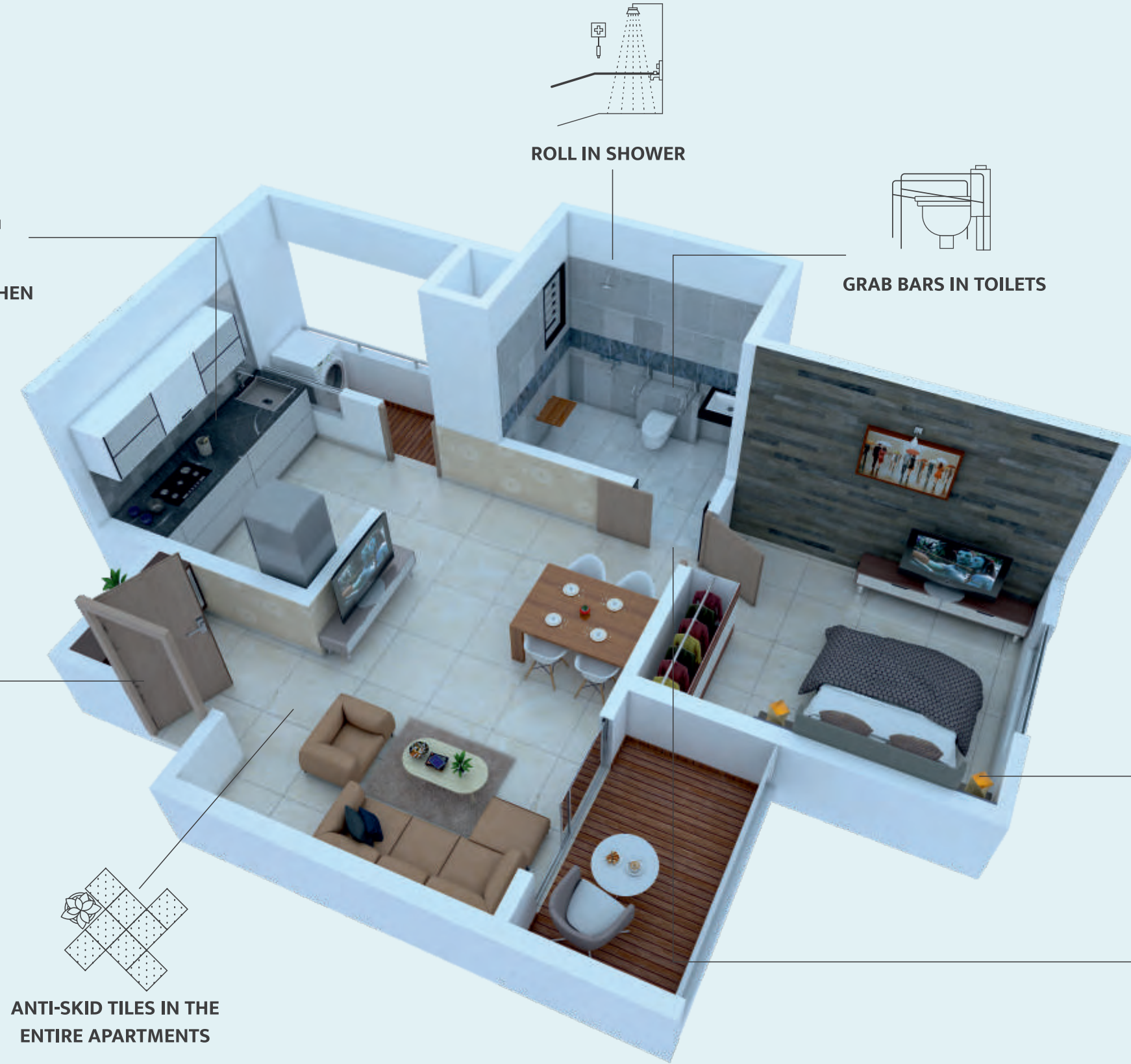
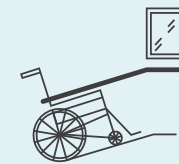
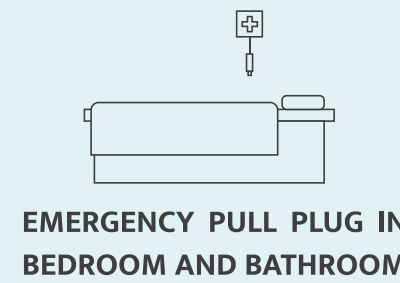
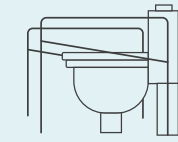
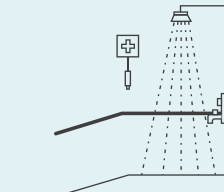
**Dabeli:** Originally from Kutch, Dabeli is made by stuffing a mixture of boiled potatoes with a special masala into a ladi pav (burger bun). It is served with chutneys made from tamarind, date, garlic & red chillies, and garnished with pomegranate and roasted peanuts.

### SUNDAY

**Idli Sambhar:** a savoury rice cake, made by steaming a batter consisting of de-husked fermented black lentils and rice, served with spiced lentils cooked with vegetables and coconut chutney.



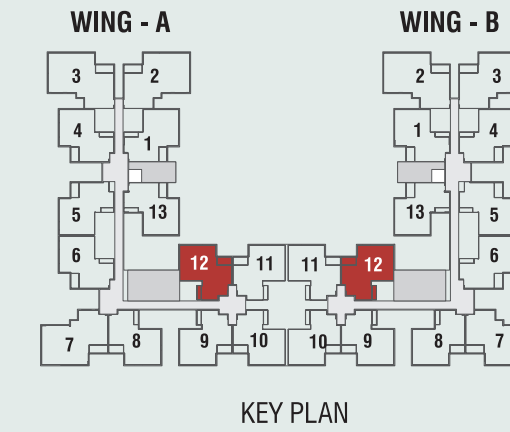
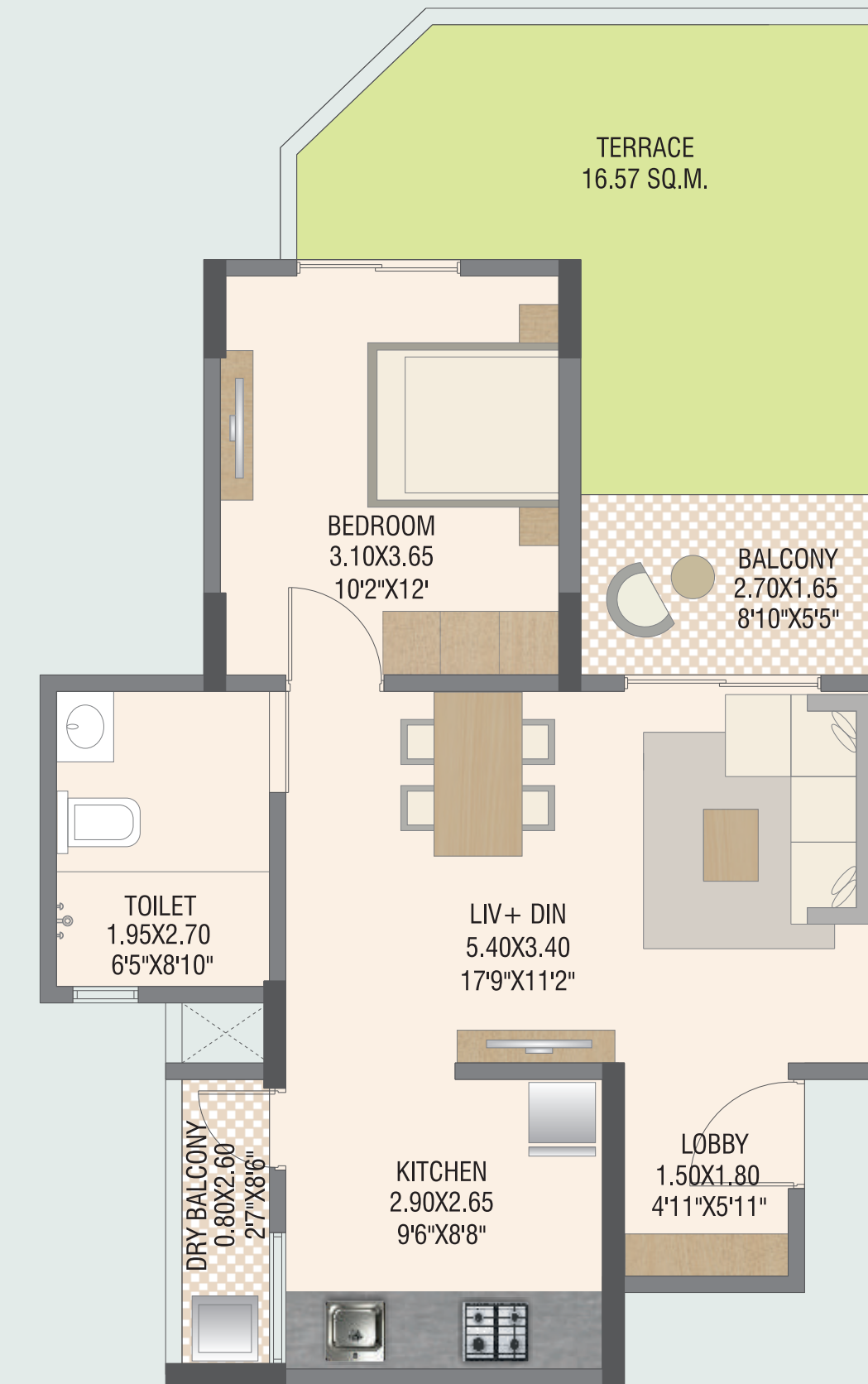
**TYPICAL 1 BHK SECTION VIEW**



**UNIT PLAN STILT FLOOR**

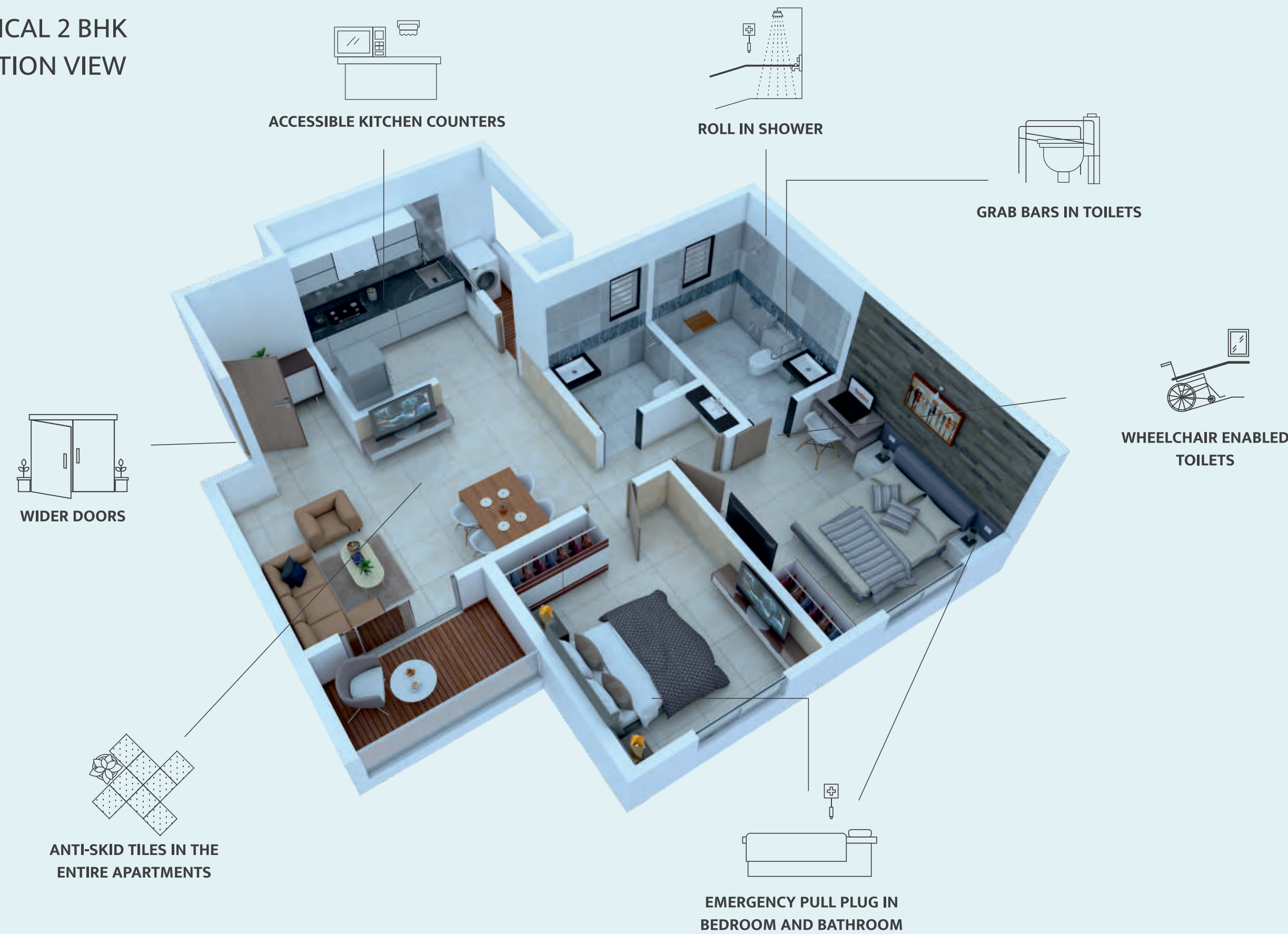
**TYPE 1 BHK**

CARPET AREA - 49.24 SQ.M.  
 BALCONY AREA - 4.46 SQ.M.  
 DRY AREA - 2.08 SQ.M.  
 PODIUM TERRACE AREA - 16.57 SQ.M.  
 TOTAL AREA - 72.34 SQ.M.



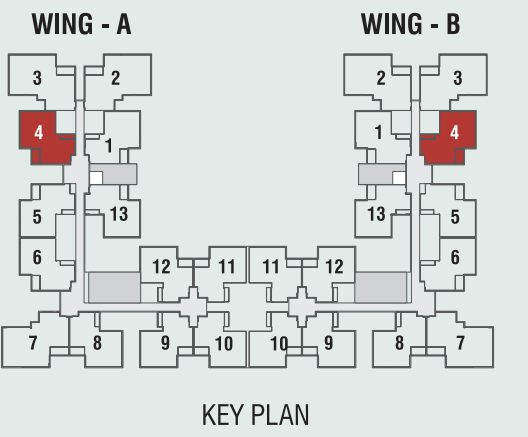
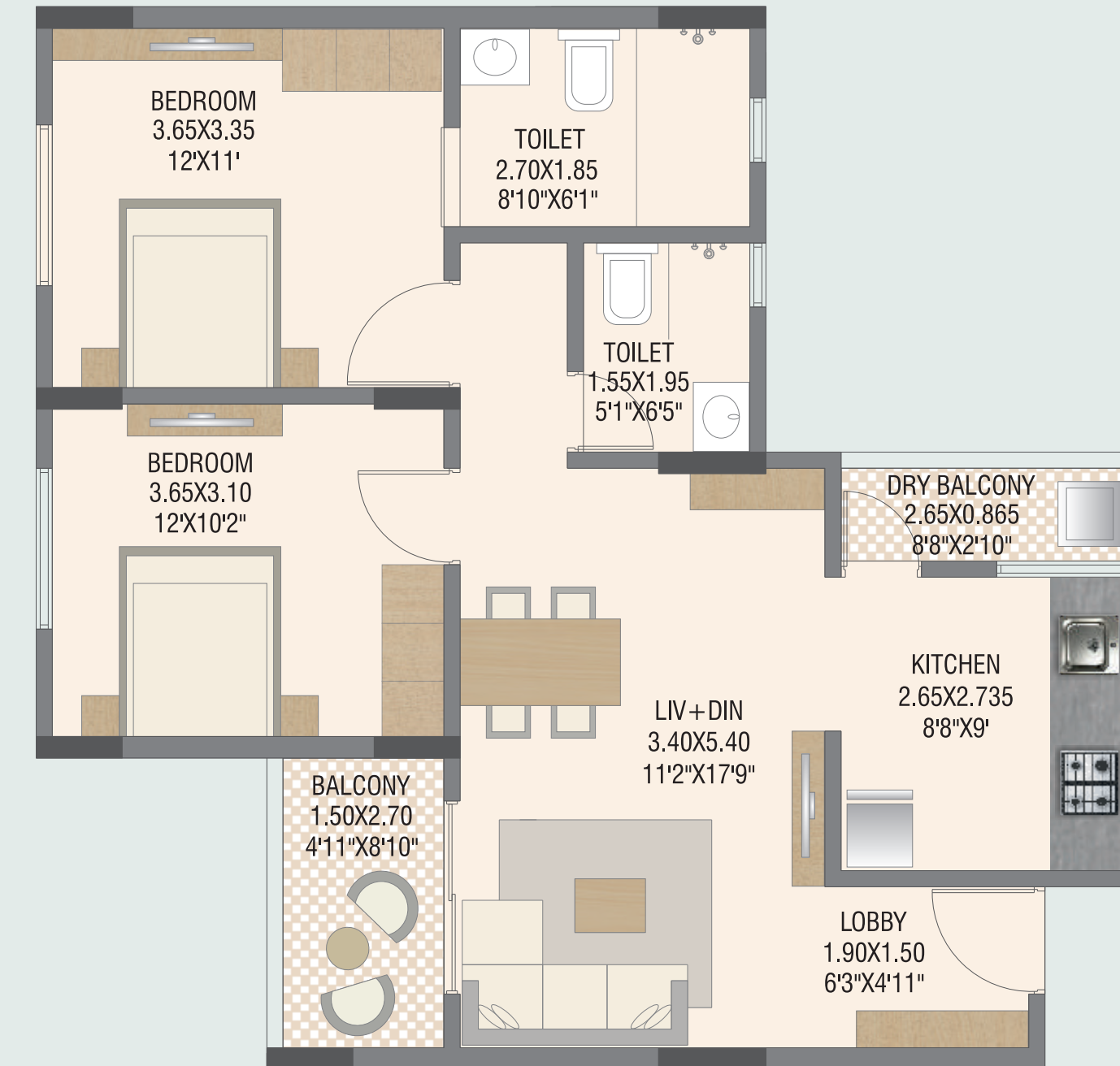


**TYPICAL 2 BHK SECTION VIEW**



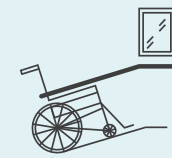
**UNIT PLAN TYPICAL FLOOR  
TYPE 2 BHK**

CARPET AREA - 66.75 SQ.M.  
BALCONY AREA - 4.05 SQ.M.  
DRY AREA - 2.29 SQ.M.  
TOTAL AREA - 73.09 SQ.M.

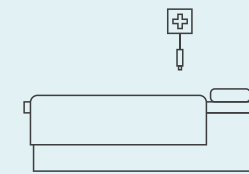




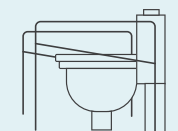
**TYPICAL 2.5 BHK  
SECTION VIEW**



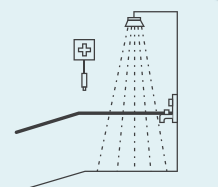
**WHEELCHAIR ENABLED TOILETS**



**EMERGENCY PULL PLUG IN  
BEDROOM AND BATHROOM**



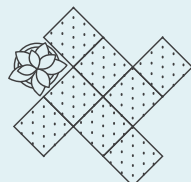
**GRAB BARS IN TOILETS**



**ROLL IN SHOWER**



**WIDER DOORS**



**ANTI-SKID TILES IN THE  
ENTIRE APARTMENTS**



**ACCESSIBLE KITCHEN  
COUNTERS**

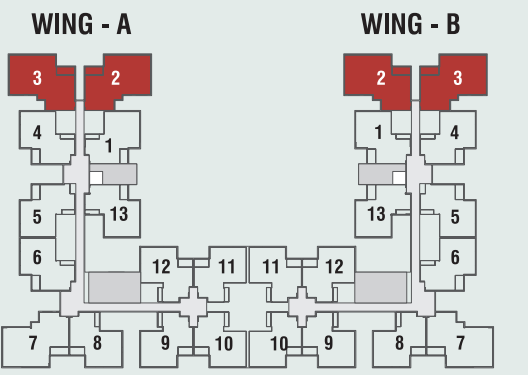
**UNIT PLAN TYPICAL FLOOR  
TYPE 2.5 BHK**

CARPET AREA - 91.08 SQ.M.

BALCONY AREA - 5.03 SQ.M.

DRY AREA - 0.00 SQ.M.

TOTAL AREA - 96.11 SQ.M.



**KEY PLAN**



UNIT PLAN TYPICAL FLOOR

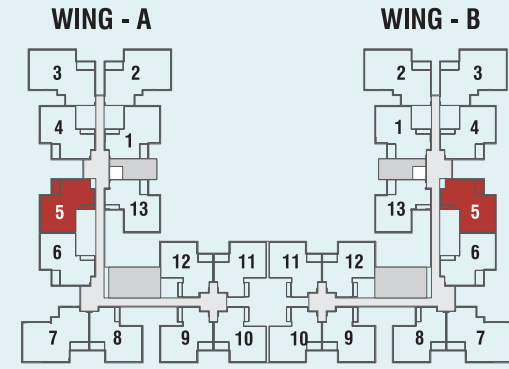
TYPE 2 BHK

CARPET AREA - 67.00 SQ.M.

BALCONY AREA - 4.05 SQ.M.

DRY AREA - 2.08 SQ.M.

TOTAL AREA - 73.13 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

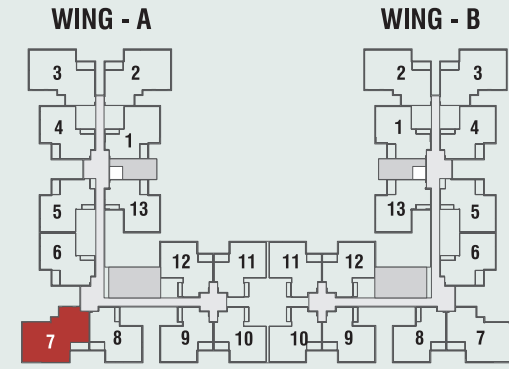
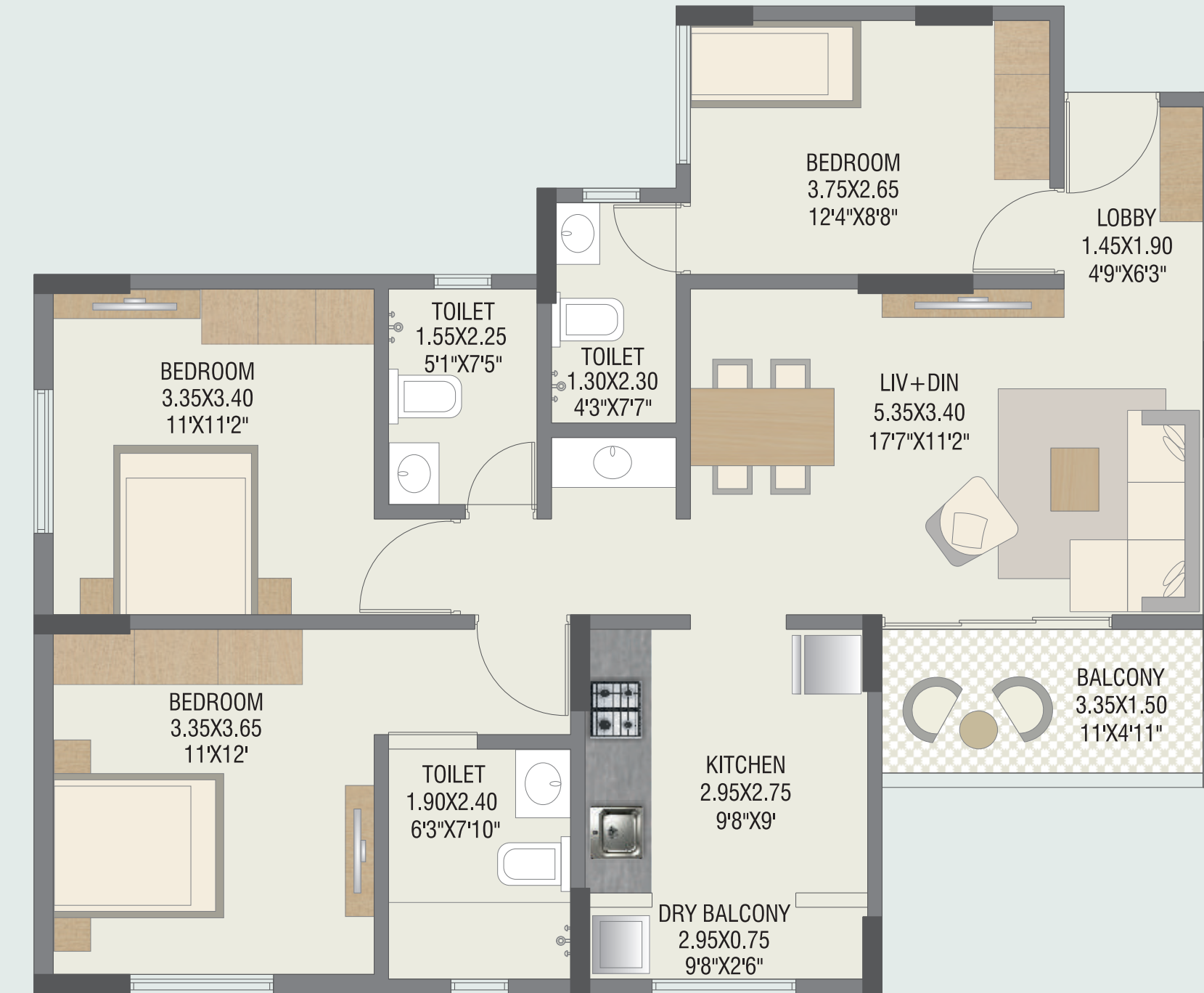
TYPE 2.5 BHK

CARPET AREA - 88.47 SQ.M.

BALCONY AREA - 5.03 SQ.M.

DRY AREA - 0.00 SQ.M.

TOTAL AREA - 93.50 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

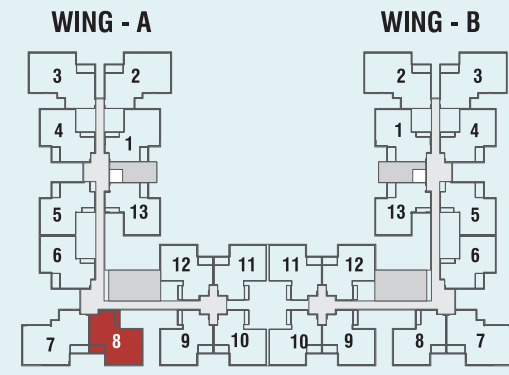
TYPE 2 BHK

CARPET AREA - 66.43 SQ.M.

BALCONY AREA - 4.05 SQ.M.

DRY AREA - 2.29 SQ.M.

TOTAL AREA - 72.77 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

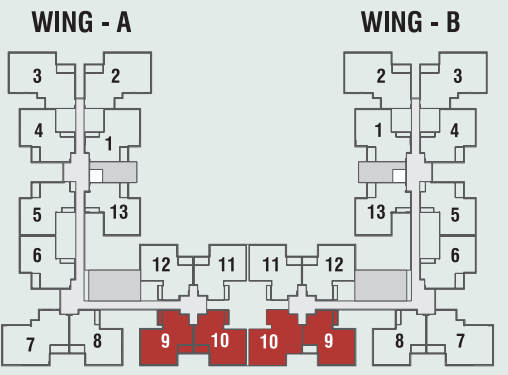
TYPE 2 BHK

CARPET AREA - 67.29 SQ.M.

BALCONY AREA - 4.05 SQ.M.

DRY AREA - 2.12 SQ.M.

TOTAL AREA - 73.46 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

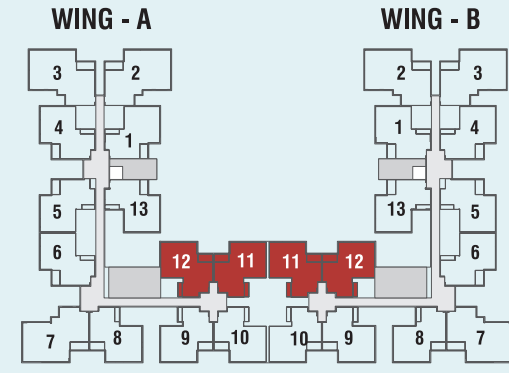
TYPE 2 BHK

CARPET AREA - 67.22 SQ.M.

BALCONY AREA - 4.05 SQ.M.

DRY AREA - 2.08 SQ.M.

TOTAL AREA - 73.35 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

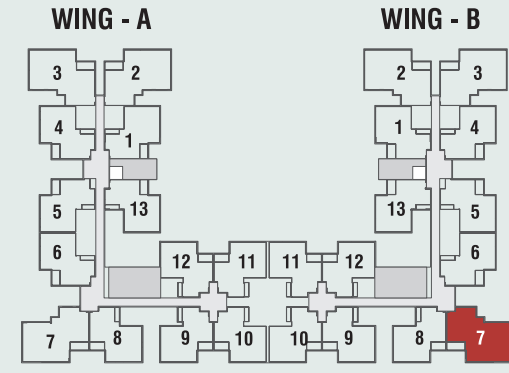
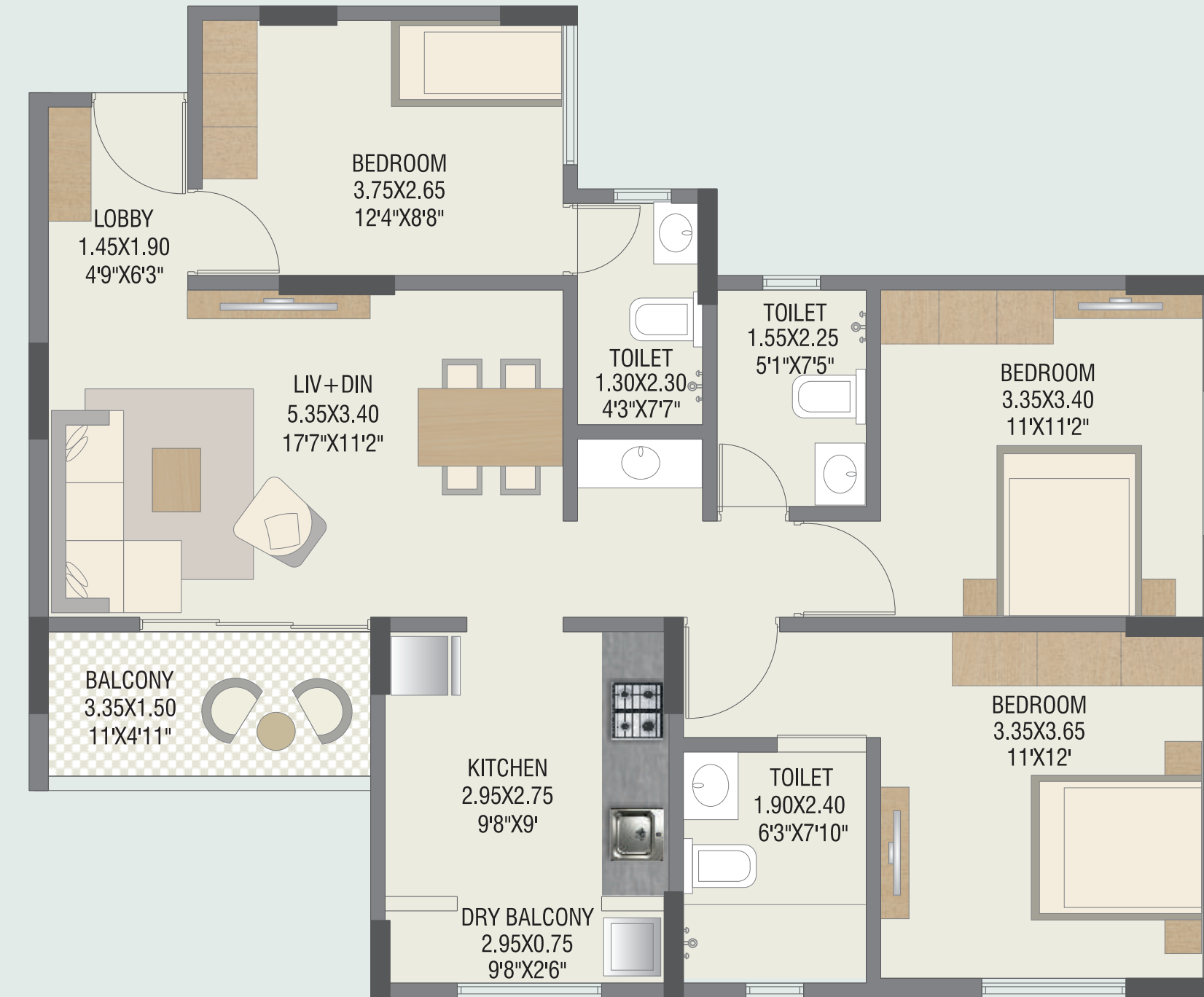
TYPE 2.5 BHK

CARPET AREA - 88.57 SQ.M.

BALCONY AREA - 5.03 SQ.M.

DRY AREA - 0.00 SQ.M.

TOTAL AREA - 93.60 SQ.M.



KEY PLAN

UNIT PLAN TYPICAL FLOOR

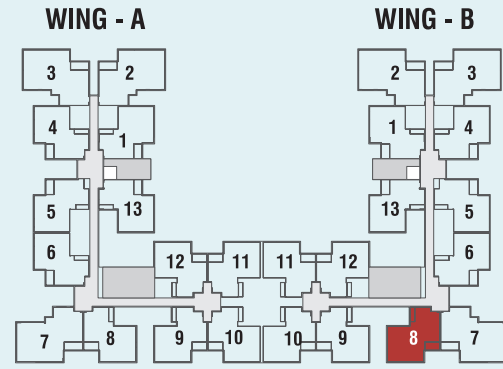
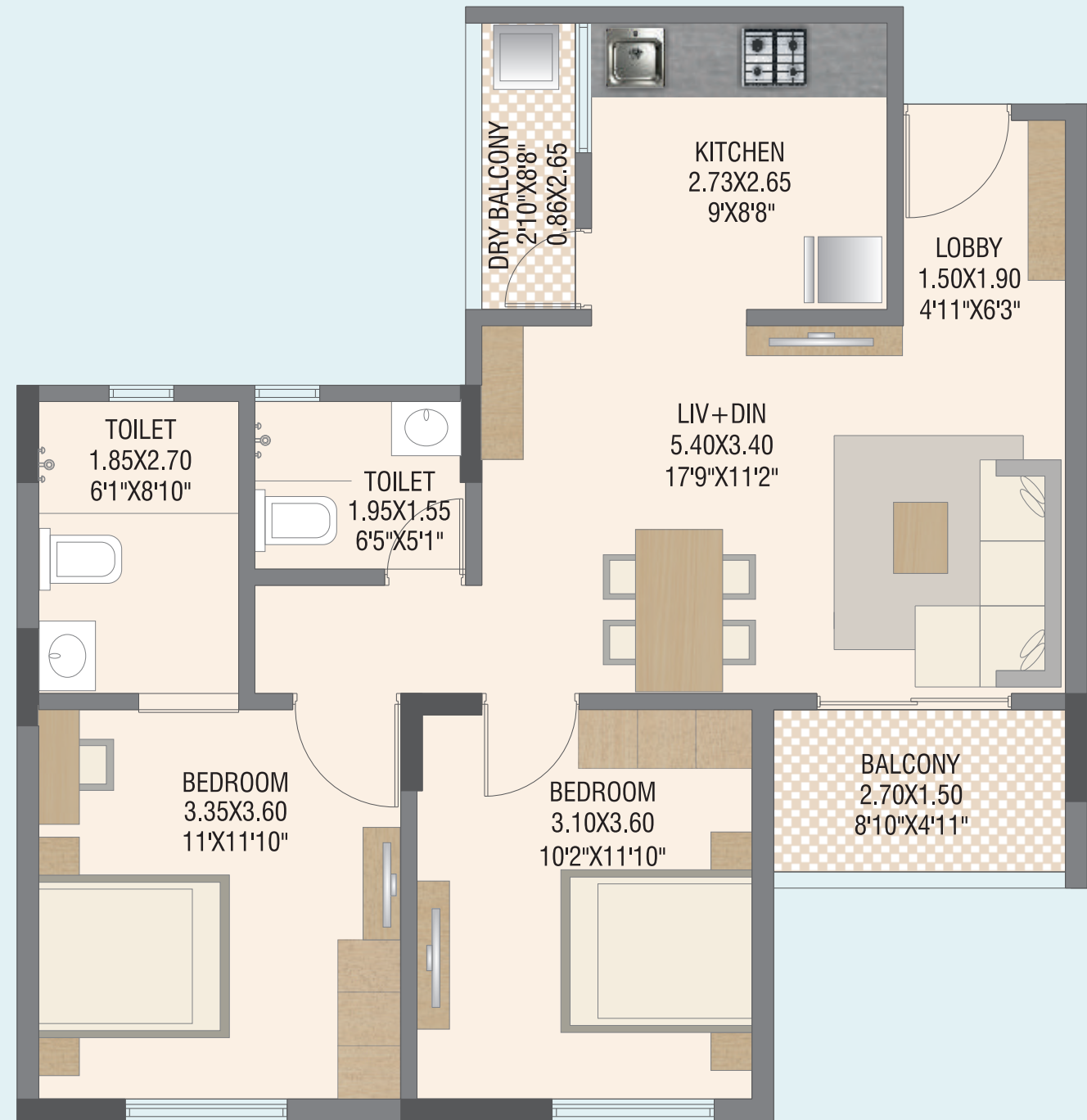
TYPE 2 BHK

CARPET AREA - 66.76 SQ.M.

BALCONY AREA - 4.05 SQ.M.

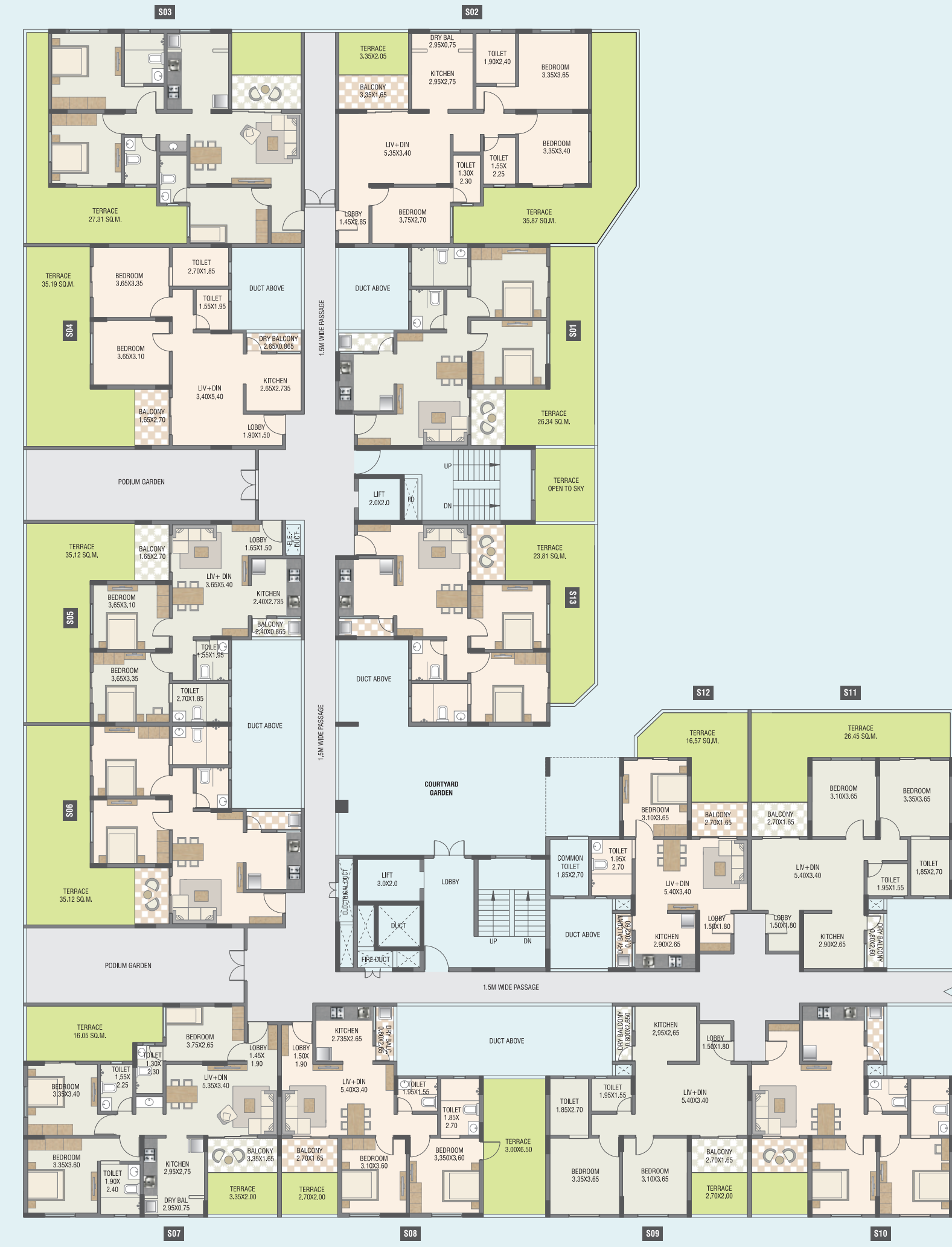
DRY AREA - 2.29 SQ.M.

TOTAL AREA - 73.10 SQ.M.



KEY PLAN





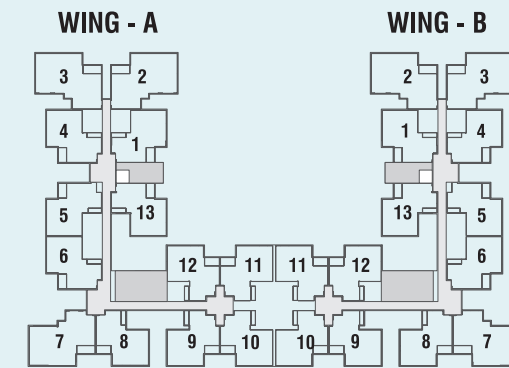
# Wing - A

## Stilt Floor Plan

### AREA STATEMENT IN SQ.M

FLAT NO.	FLAT TYPE	CARPET AREA	DRY BALC. AREA	BALCONY AREA	PODIUM TERRACE
S01	2BHK	66.86	2.29	4.46	26.34
S02	2.5BHK	91.33	0.00	5.53	42.74
S03	2.5BHK	91.33	0.00	5.53	34.18
S04	2BHK	67.01	2.29	4.46	35.19
S05	2BHK	67.25	2.08	4.46	35.12
S06	2BHK	67.01	2.29	4.46	35.12
S07	2.5BHK	88.72	0.00	5.53	22.75
S08	2BHK	66.64	2.29	4.46	24.90
S09	2BHK	67.32	2.12	4.46	5.40
S10	2BHK	67.32	2.12	4.46	5.40
S11	2BHK	67.48	2.08	4.46	26.45
S12	1BHK	48.69	2.08	4.46	16.57
S13	2BHK	66.89	2.25	4.46	23.81

FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



### KEY PLAN

\*Note: "Carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.



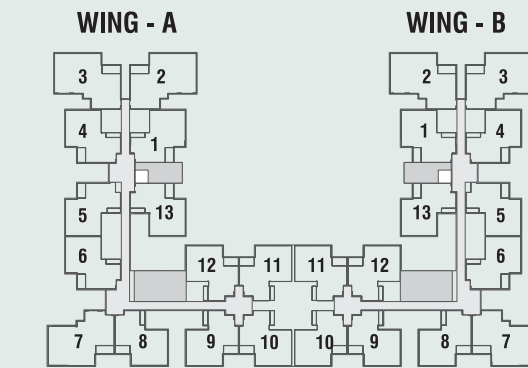
# Wing - A

## Typical Floor Plan 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup>, 5<sup>th</sup>, 7<sup>th</sup>, 8<sup>th</sup>, 9<sup>th</sup>, 11<sup>th</sup> & 12<sup>th</sup>

### AREA STATEMENT IN SQ.M

FLAT NO.	FLAT TYPE	CARPET	DRY BALC.	BALCONY
101,201,301,401,501, 701,801,901,1101,1201	2BHK	66.61	2.29	4.05
102,202,302,402,502, 702,802,902,1102,1202	2.5BHK	91.08	0.00	5.03
103,203,303,403,503, 703,803,903,1103,1203	2.5BHK	91.08	0.00	5.03
104,204,304,404,504, 704,804,904,1104,1204	2BHK	66.75	2.29	4.05
105,205,305,405,505, 705,805,905,1105,1205	2BHK	67.00	2.08	4.05
106,206,306,406,506, 706,806,906,1106,1206	2BHK	66.75	2.29	4.05
107,207,307,407,507, 707,807,907,1107,1207	2.5BHK	88.47	0.00	5.03
108,208,308,408,508, 708,808,908,1108,1208	2BHK	66.43	2.29	4.05
109,209,309,409,509, 709,809,909,1109,1209	2BHK	67.29	2.12	4.05
110,210,310,410,510, 710,810,910,1110,1210	2BHK	67.29	2.12	4.05
111,211,311,411,511, 711,811,911,1111,1211	2BHK	67.22	2.08	4.05
112,212,312,412,512, 712,812,912,1112,1212	2BHK	67.22	2.08	4.05
113,213,313,413,513, 713,813,913,1113,1213	2BHK	66.63	2.25	4.05

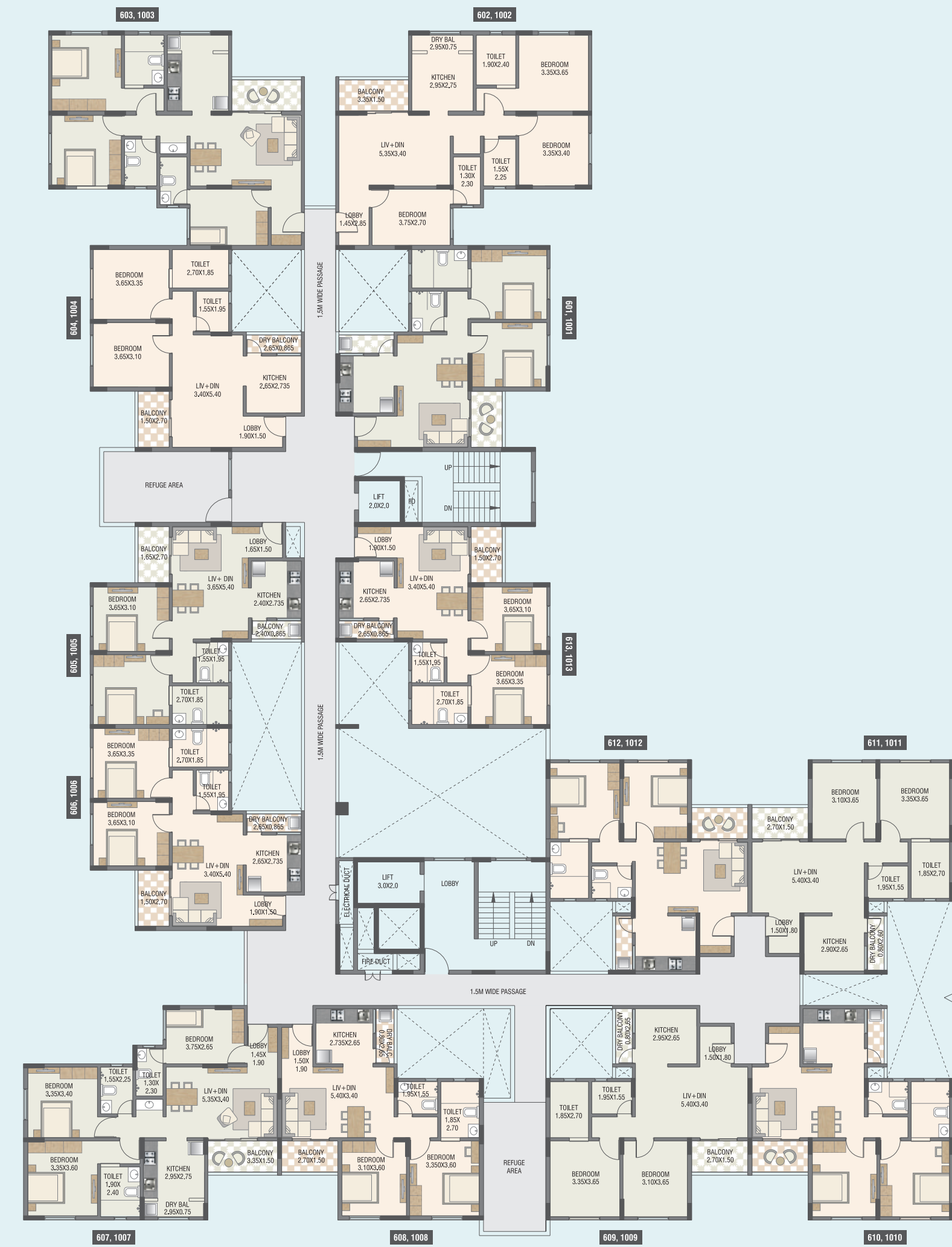
FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



### KEY PLAN

\*Note: "Carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.





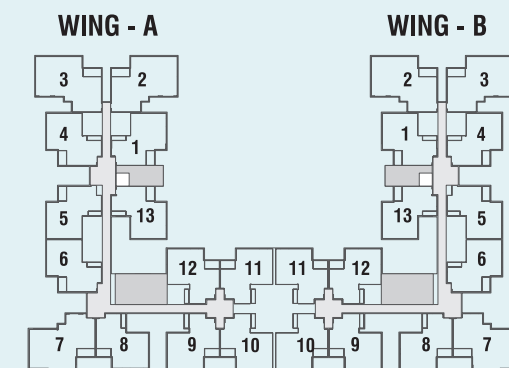
## Wing - A

### Refuge Floor Plan 6<sup>th</sup> & 10<sup>th</sup>

AREA STATEMENT IN SQ.M.

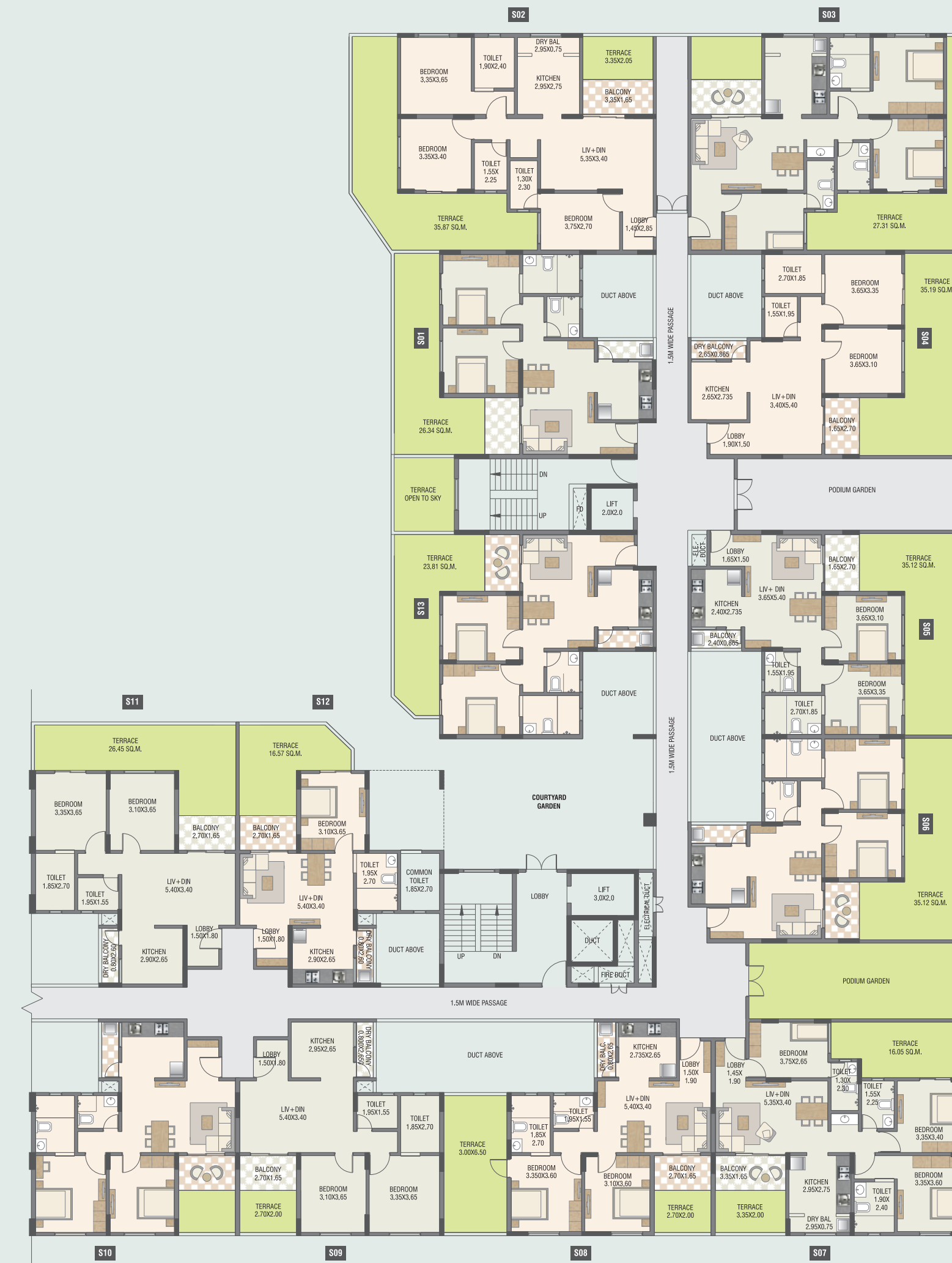
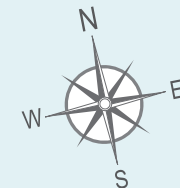
FLAT NO.	FLAT TYPE	CARPET	DRY BALC.	BALCONY
601,1001	2BHK	66.61	2.29	4.05
602,1002	2.5BHK	91.08	0.00	5.03
603,1003	2.5BHK	91.08	0.00	5.03
604,1004	2BHK	66.75	2.29	4.05
605,1005	2BHK	67.00	2.08	4.05
606,1006	2BHK	66.75	2.29	4.05
607,1007	2.5BHK	88.47	0.00	5.03
608,1008	2BHK	66.43	2.29	4.05
609,1009	2BHK	67.29	2.12	4.05
610,1010	2BHK	67.29	2.12	4.05
611,1011	2BHK	67.22	2.08	4.05
612,1012	2BHK	67.22	2.08	4.05
613,1013	2BHK	66.63	2.25	4.05

FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



KEY PLAN

\*Note: "Carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.



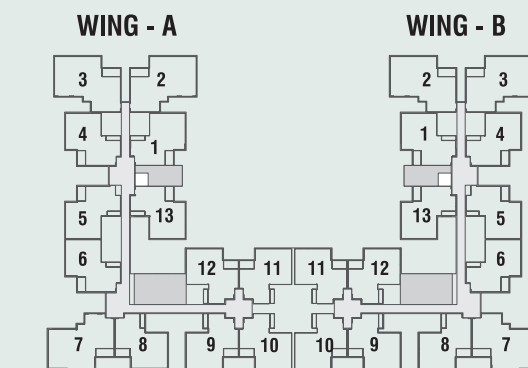
## Wing - B

### Stilt Floor Plan

AREA STATEMENT IN SQ.M.

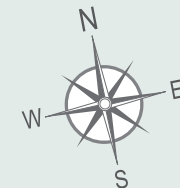
FLAT NO.	FLAT TYPE	CARPET AREA	DRY BALC. AREA	BALCONY AREA	PODIUM TERRACE
S01	2BHK	66.86	2.29	4.46	26.34
S02	2.5BHK	91.33	0.00	5.53	42.74
S03	2.5BHK	91.33	0.00	5.53	34.18
S04	2BHK	67.01	2.29	4.46	35.19
S05	2BHK	67.25	2.08	4.46	35.12
S06	2BHK	67.01	2.29	4.46	35.12
S07	2.5BHK	88.79	0.00	5.53	22.75
S08	2BHK	66.97	2.29	4.46	24.90
S09	2BHK	67.32	2.12	4.46	5.40
S10	2BHK	67.32	2.12	4.46	5.40
S11	2BHK	67.48	2.08	4.46	26.45
S12	1BHK	48.69	2.08	4.46	16.57
S13	2BHK	66.89	2.25	4.46	23.81

FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



KEY PLAN

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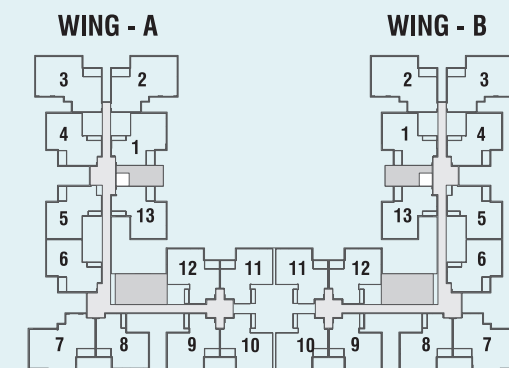
# Wing - B

Typical Floor Plan 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup>, 5<sup>th</sup>, 7<sup>th</sup>, 8<sup>th</sup>, 9<sup>th</sup>, 11<sup>th</sup> & 12<sup>th</sup>

AREA STATEMENT IN SQ.M

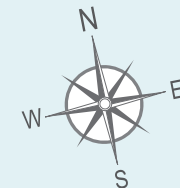
FLAT NO.	FLAT TYPE	CARPET	DRY BALC.	BALCONY
101,201,301,401,501, 701,801,901,1101,1201	2BHK	66.61	2.29	4.05
102,202,302,402,502, 702,802,902,1102,1202	2.5BHK	91.08	0.00	5.03
103,203,303,403,503, 703,803,903,1103,1203	2.5BHK	91.08	0.00	5.03
104,204,304,404,504, 704,804,904,1104,1204	2BHK	66.75	2.29	4.05
105,205,305,405,505, 705,805,905,1105,1205	2BHK	67.00	2.08	4.05
106,206,306,406,506, 706,806,906,1106,1206	2BHK	66.75	2.29	4.05
107,207,307,407,507, 707,807,907,1107,1207	2.5BHK	88.57	0.00	5.03
108,208,308,408,508, 708,808,908,1108,1208	2BHK	66.76	2.29	4.05
109,209,309,409,509, 709,809,909,1109,1209	2BHK	67.29	2.12	4.05
110,210,310,410,510, 710,810,910,1110,1210	2BHK	67.29	2.12	4.05
111,211,311,411,511, 711,811,911,1111,1211	2BHK	67.22	2.08	4.05
112,212,312,412,512, 712,812,912,1112,1212	2BHK	67.22	2.08	4.05
113,213,313,413,513, 713,813,913,1113,1213	2BHK	66.63	2.25	4.05

FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



KEY PLAN

\*Note: "Carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.



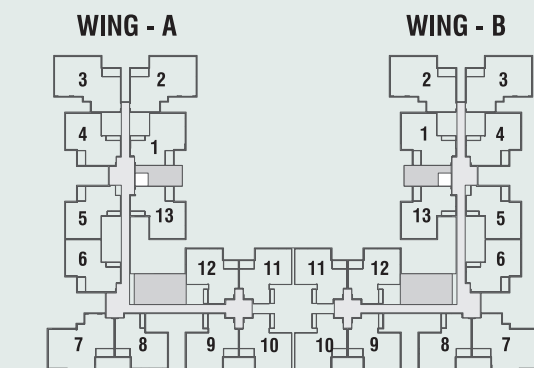
# Wing - B

Refuge Floor Plan 6<sup>th</sup> & 10<sup>th</sup>

AREA STATEMENT IN SQ.M

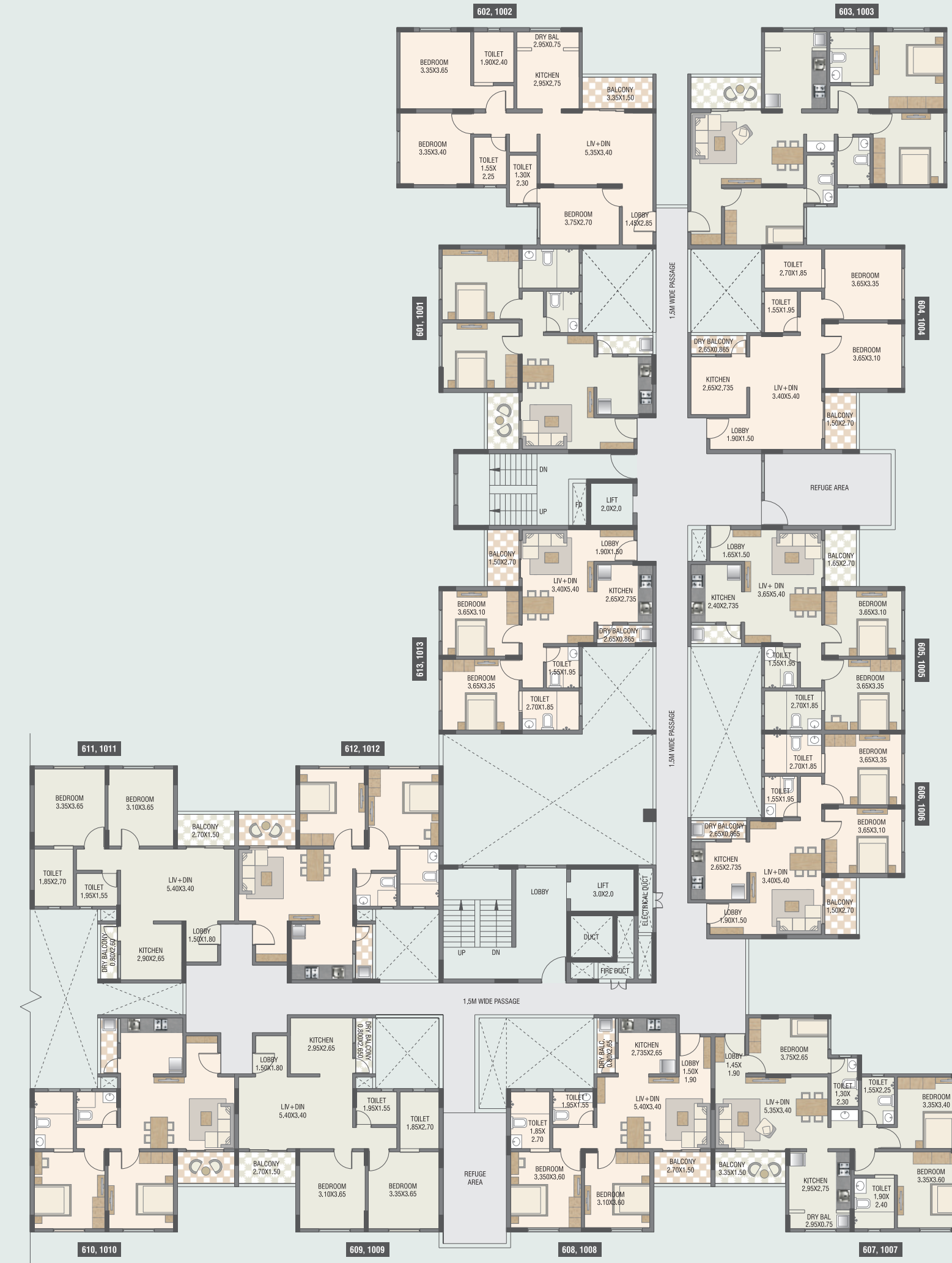
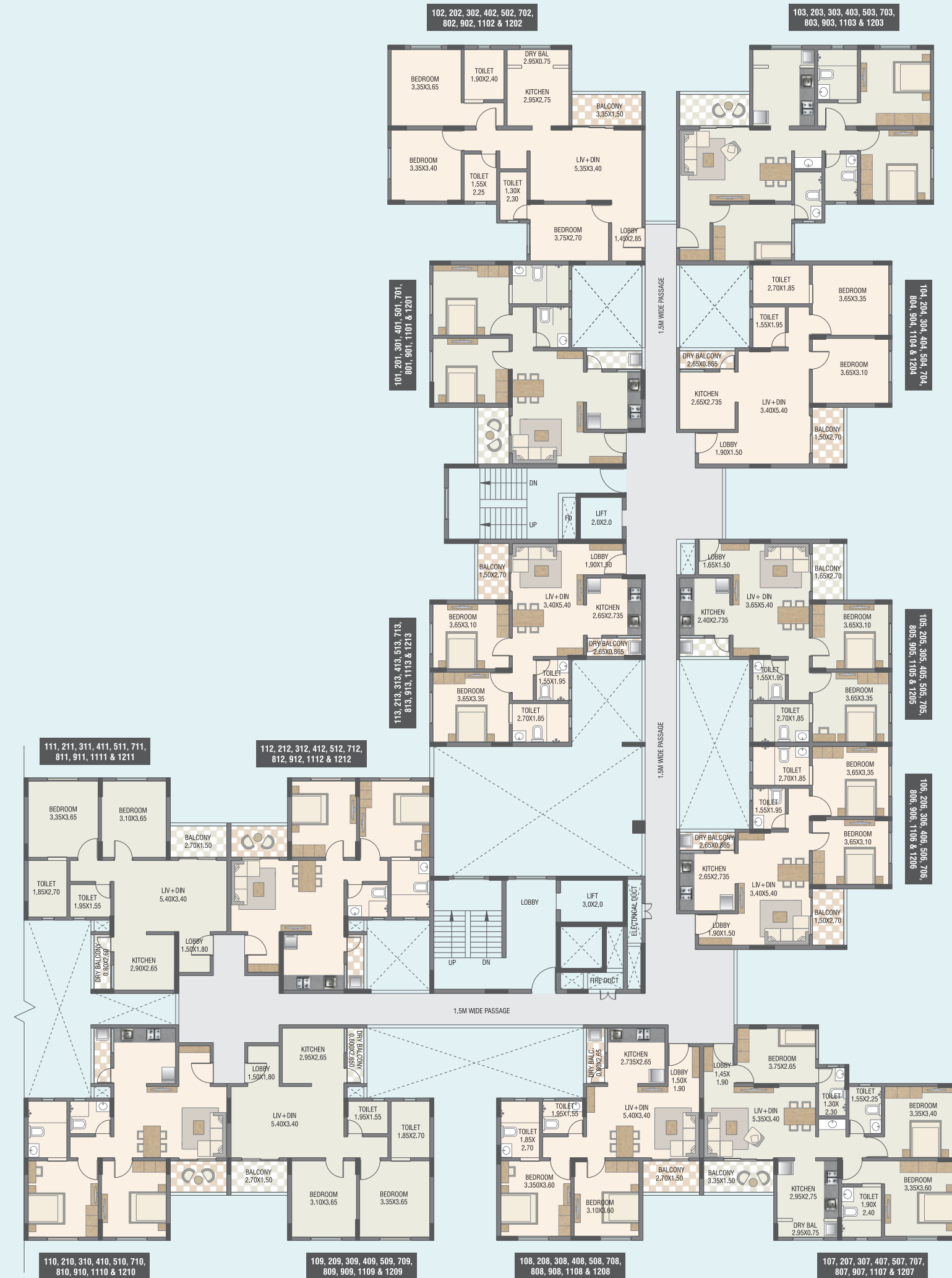
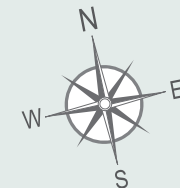
FLAT NO.	FLAT TYPE	CARPET	DRY BALC.	BALCONY
601,1001	2BHK	66.61	2.29	4.05
602,1002	2.5BHK	91.08	0.00	5.03
603,1003	2.5BHK	91.08	0.00	5.03
604,1004	2BHK	66.75	2.29	4.05
605,1005	2BHK	67.00	2.08	4.05
606,1006	2BHK	66.75	2.29	4.05
607,1007	2.5BHK	88.57	0.00	5.03
608,1008	2BHK	66.76	2.29	4.05
609,1009	2BHK	67.29	2.12	4.05
610,1010	2BHK	67.29	2.12	4.05
611,1011	2BHK	67.22	2.08	4.05
612,1012	2BHK	67.22	2.08	4.05
613,1013	2BHK	66.63	2.25	4.05

FACTOR OF CONVERSION FROM SQ.M. TO SQ.FT. IS 10.764.



KEY PLAN

\*Note: "Carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment. Internal columns / shear walls embedded as a part of internal partition walls are included in carpet area.





# Set in Nature's Verdant Landscape



Nestled within the serene and picturesque 190+ acres Forest Trails Township, Athashri B3 offers an unparalleled living experience that seamlessly integrates the beauty of nature with the comfort of modern senior living. Set against a backdrop of lush greenery and tranquil landscapes, our communities provide an oasis of calm and a sense of escape from the hustle and bustle of city life. The natural surroundings not only enhance the aesthetic appeal but also contribute to the overall well-being and tranquility of the seniors.

The Forest Trails Township is designed to be a haven of peace, with its expansive open spaces, meandering walking paths, and abundant greenery creating a refreshing environment for relaxation and leisure. At Athashri B3, we take full advantage of this idyllic setting by incorporating the natural beauty into our design. Senior citizens can enjoy panoramic views of the forested landscape from their homes, and the thoughtfully planned outdoor areas offer ample opportunities for leisurely strolls and outdoor activities.

Living in Forest Trails Township means more than just a beautiful environment; it also offers a harmonious blend of nature and convenience. The township is equipped with essential amenities and services that cater to the needs of senior citizens, ensuring that everything is within easy reach while maintaining a peaceful and private atmosphere.



## NATURAL BEAUTY AND WELLNESS

The lush greenery and peaceful surroundings of Forest Trails Township provide a calming atmosphere that is vital for emotional well-being. The expansive open spaces and scenic walking paths encourage physical activity, which is crucial for maintaining health and vitality. Residents can enjoy leisurely strolls amidst nature, participate in outdoor exercises, or simply relax in the tranquility of their environment. This connection with nature helps reduce stress, fosters a sense of calm, and contributes to overall happiness.

## ECOLOGY

- 38,000+ Trees Planted
- Marked Trails
- 200+ Indigenous Variety Of Flora & Fauna



## ENHANCED FACILITIES AND ACCESSIBILITY

Forest Trails Township is designed with senior citizens in mind, offering facilities that cater to their specific needs. The township features well-maintained roads and pathways, making it easy for residents to navigate the area safely, whether they use wheelchairs or other mobility aids. Additionally, the presence of nearby amenities such as healthcare centers, shopping areas, and recreational facilities ensures that all essential services are easily accessible without the need for long commutes.

## SUSTAINABILITY

- Captive Water Treatment Plant
- Rainwater Harvesting
- Captive Sewage Treatment Plant



## SECURITY AND PEACE OF MIND

Security is a top priority at Forest Trails Township. The community is equipped with advanced security systems, including surveillance cameras and secure entry points, providing a safe environment for all residents. Regular patrolling and a dedicated security team further enhance the sense of safety. For seniors, this means peace of mind knowing that their safety is being actively monitored and managed, allowing them to focus on enjoying their daily activities without concern.

## LIFE

- Home to 3,000+ Families
- Equestrian Centre
- Host of Recreational & Entertainment Areas
- 3-tier Gated Community
- Nature-centric Homes



## SUPPORTIVE INFRASTRUCTURE

The infrastructure within Forest Trails Township is designed to support senior living. Features such as well-lit pathways, accessible public spaces, and convenient transportation options are all geared towards ensuring that residents can navigate their surroundings comfortably and independently. Additionally, the community's emphasis on maintaining high standards of cleanliness and accessibility directly benefits seniors, helping them live with ease and convenience.

## COMMUNITY

- Operational School
- Operational Lifestyle Club
- Operational Sports Club
- Shopping Plaza
- Ambulance & Fire Station



## LEGEND

01 Entrance Gate 1	22 Everglade H3 & H4
02 Pebbles	23 Athashri B1
03 Entrance Gate 2	23A Athashri Clubhouse
04 Future / Planned Development	24 Community Garden Trail
05 Proposed Development	25 Athashri Sunset Point
06 Area Not Under Township (Possible Future Development)	26 Athashri B2
07 Shopping Plaza	27 Athashri B5
08 Cascade	29 Horse Riding Track
09 Crescent	30 Cricket Ground
10 The Cliff	31 Biking Trail
11 Butterfly Garden	32 Arena Multipurpose Hall
12 Cliff Trail	33 Tennis Courts
13 Proposed Fire Station	34 SSRVM School
13A Proposed Commercial Building	35 Stream Trail
14 Meadows	36 Lily Pond
15 Crest	37 Meditation Place
16 The Perch	38 Rivolo
17 Highlands T1-T2	39 Cliff Residences
18 Highlands T3-T6	40 The Cove
18A Highlands T7-T8	41 The Orchards
19 Highlands T9-T11	42 Proposed Swaniketan Centre
19A Highlands Clubhouse	43 Fuel Institute
21 Proposed Health Care and Economic Activity Section	44 Planned / Future Development
	45 Highgardens



The above location is not to scale and is for representation purposes only. The developer reserves the right to alter / modify / change the layout at any point without prior notice. Merely seeing this will not constitute any offer of sale.

## A world of amenities That Embrace Nature

Forest Trails Township offers a plethora of amenities that are bound to nature. These not only foster good health but also create a holistic environment that is at one with nature.

### Optional Facilities of Township

#### The CLIFF LIFESTYLE CLUB

Swimming Pool, Gymnasium, Banquet Facilities, Guest Rooms, Squash Court, Pool Table and Table Tennis.

#### THE CLIFF SPORTS CLUB

Badminton Court / Community Hall, Tennis Court & Cricket Ground.

#### EQUESTRIAN CENTER

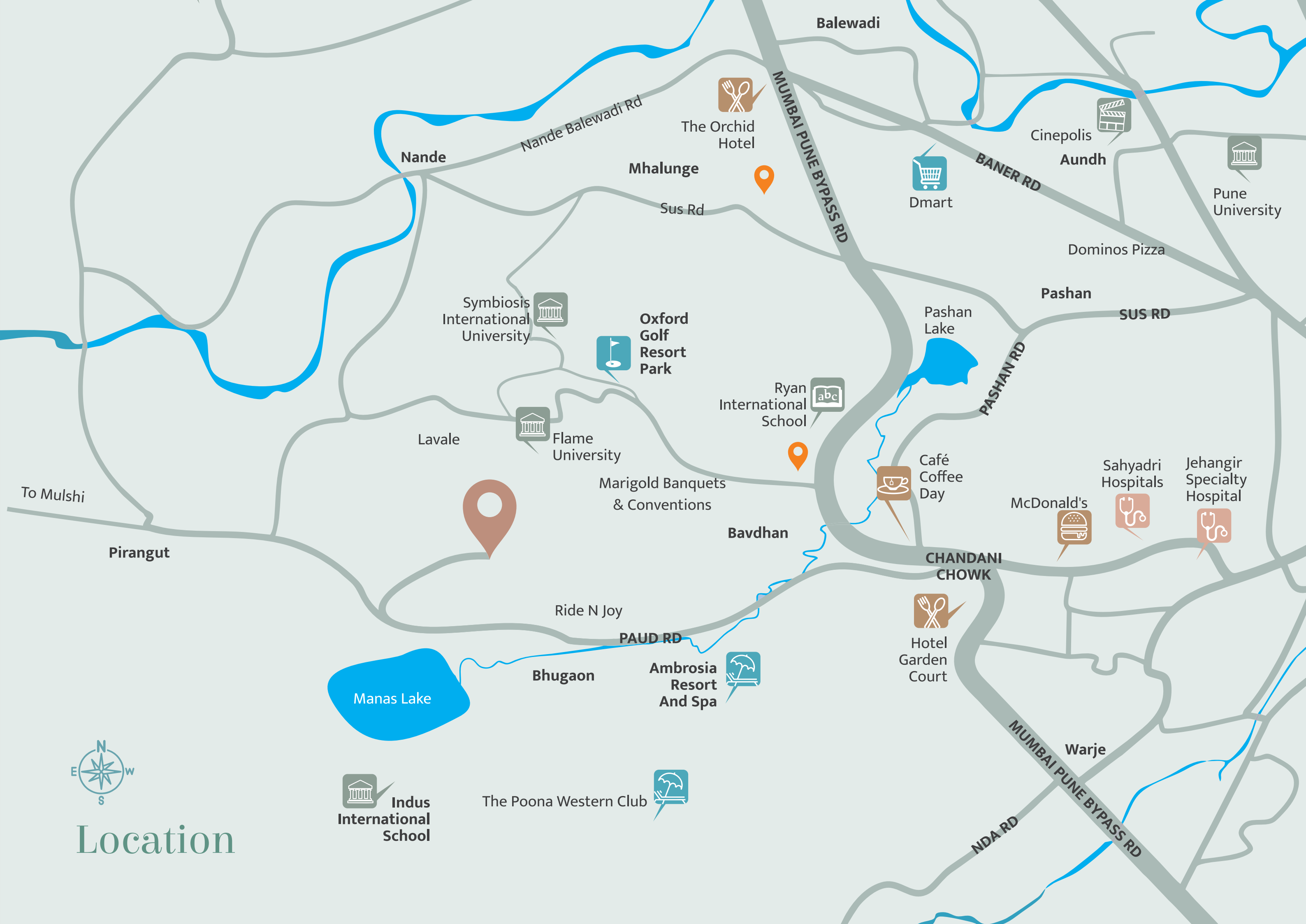
Stable and Horse Riding Track.

#### SRI SRI RAVISHANKAR VIDYA MANDIR (CBSE SCHOOL)

### Township Amenities

- Tennis Courts • Cliff Restaurant • Multipurpose Hall (Badminton Courts Arena)
- Shopping Complex • Fire Station • Vegetable Market • Landscape Garden & Walking Trails • Hospital • Pebbles Shops • Ambulance Facility • Bus Stop





## Location

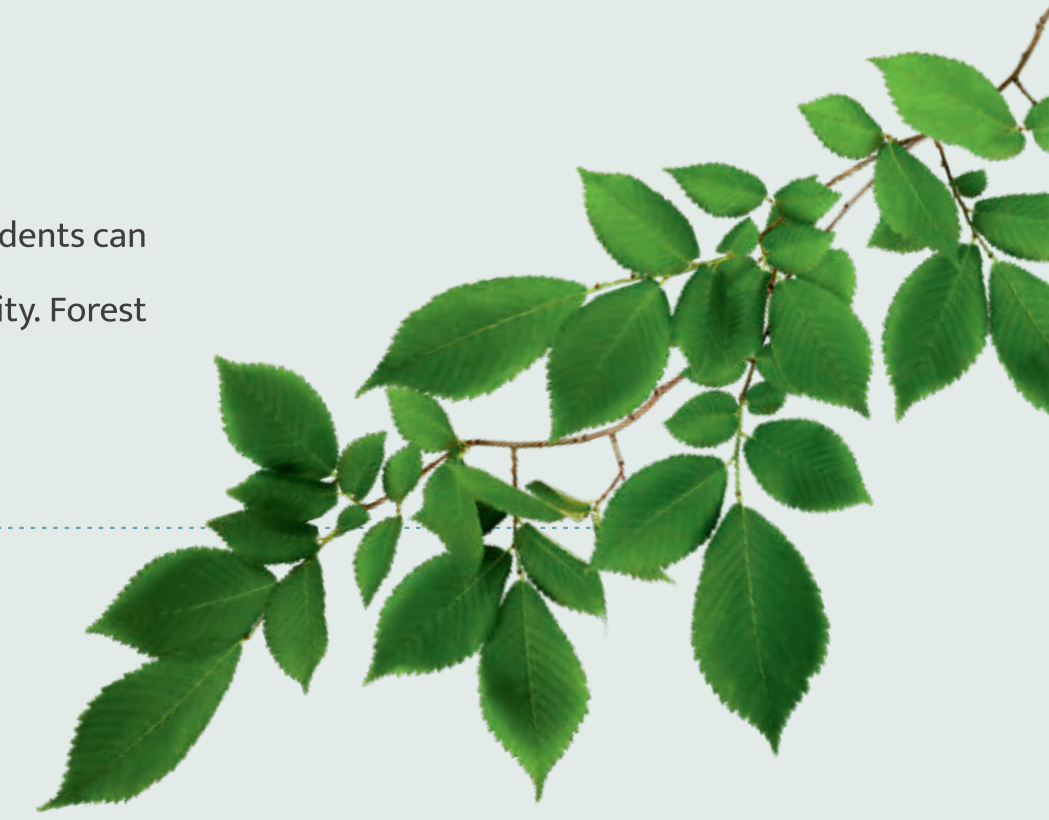
## Mobility in & around forest trails

Living in Forest Trails offers unparalleled mobility and convenience. Multiple pick-up points ensure residents can easily book and pick up a ride. Frequent shuttle service buses connect residents to key areas in the city. Forest Trails also offers bicycles that residents can use to navigate the scenic pathways within the township.

## Bhugaon: the changing face of new pune

Bhugaon is rapidly transforming into a thriving residential hub due to significant infrastructural development. The newly proposed Pune Ring Road, will enhance connectivity to Hinjawadi, Baner, and the Mumbai-Bangalore Expressway. This road will drastically reduce travel time to Pune's major business and IT hubs. The upcoming metro line is expected to further bolster Bhugaon's connectivity.

Bhugaon also boasts a robust social infrastructure as well. Educational institutions such as Indus International School and Ryan International School, and healthcare facilities like Sahyadri Hospital are within easy reach. Pavillion Mall and Grand Highstreet further adds to the area's liveability, offering residents a well-rounded lifestyle.





# Built with care, using the best expertise

Athashri is carefully conceptualized by experts with ample experience in managing Senior living. Its 6-Point Senior Living Philosophy encompasses every aspect of Seniors' Lifestyle... thoughtful construction design, special healthcare, maintenance & security services, daily conveniences and even social activities!

## List of completed Athashri

ATHASHRI <b>(PASHAN)</b> 2002	ATHASHRI <b>(PASHAN)</b> 2004	ATHASHRI <b>(BAVADHAN)</b> 2005	ATHASHRI <b>(Hadapsar)</b> 2006	ATHASHRI <b>(Baner B)</b> 2010
ATHASHRI <b>(Forest Trails)</b> 2015	ATHASHRI <b>(Asawari Forest Trails)</b> 2024	ATHASHRI <b>(Synergy)</b> 2021	ATHASHRI <b>(XION)</b> 2018	ATHASHRI <b>(Baner C)</b> 2017
ATHASHRI <b>(Whitefield)</b> 2015	ATHASHRI <b>(Vadodara)</b> 2017	ATHASHRI <b>(Vadodara)</b> Under completion	ATHASHRI <b>(Pebbles)</b> 2021	ATHASHRI <b>(Ananda)</b> Under construction



ATHASHRI B3 : Forest Trails Township, Paud Road, Bhugaon, Opposite Manas Lake, Pune - 412115

Call: **+91 9860500216** | [www.pscl.in](http://www.pscl.in)

Corporate Office: Paranjape Schemes Construction Ltd., 'PSC House', Dr. Ketkar Road, Off Prabhat Road, Erandawane, Pune - 411004

M A H A R A S H T R A | K A R N A T A K A | G U J A R A T

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**FOREST TRAILS ATHASHRI B3**  
**P52100077686**  
**[maharera.mahaonline.gov.in](http://maharera.mahaonline.gov.in)**