



ARMY WELFARE HOUSING ORGANISATION (AWHO)
Kashmir House, Rajaji Marg, New Delhi – 110011
Website : www.awhosena.in

**NOTICE - INCLINATION SURVEY FOR JOINT VENTURE WITH LUNKAD GROUP
FOR AN INTEGRATED TOWNSHIP AT RANJANGAON, PUNE
FROM 10 FEB 2020 TO 09 APR 2020**

1. Lunkad Group is developing a self-sustaining integrated township near the industrial town of Ranjangaon, Pune which is approx 49 km from Pune and 66 km before Ahmednagar on the Pune-Ahmednagar Highway, for serving army personnel, ex-servicemen, veer naris and also for few selected civilians. Lunkad Group will enter into a Joint Venture with AWHO for the employment oriented project. They have already procured 32 Acres land for the township and approx 3000 dwelling units are being constructed, out of which 50% dwelling units are reserved for defence personnel.

2. The dwelling units to be constructed by Lunkad Group (Olive Brick, Ranjangaon), Pune will be as under :-

<u>Ser No</u>	<u>Type of Dwelling Unit</u>	<u>Area (Sqft)</u>	<u>Cost Per Sq Ft (Rs)</u>	<u>Total Tentative Cost (Rs in lacs)</u>
(a)	1 BHK Apartment	644	1800	15.02
(b)	2 BHK Apartment	1106	1800	26.43

Note : The cost of DU shown above is tentative and actual cost of DU will be assessed once the project is launched.

3. The following common amenities are also planned to be constructed in the township:-

- (a) Auditorium & Cultural Centre.
- (b) Sports Complex.
- (c) Club House & Party Lawn.
- (d) APS Like School.
- (e) Skill Development Centre.
- (f) Shopping Complex.
- (g) Hospital with ECHS & CSD.

4. Important features of the joint venture with Lunkad Group will be as under :-

- (a) Lunkad Group will take the entire responsibility of executing the full project under their Garrison Housing.
- (b) AWHO to take the responsibilities to carryout the co-branding and marketing of the project.
- (c) A total of 1500 flats and 50 shops in the project will be offered to AWHO for marketing. The flats and shops would be available to both serving pers and ex-servicemen.

(d) Discounts upto Rs 2.67 lakhs and easy funding by banks will be available to eligible pers under PMAY.

(e) All jobs related to management, adm and security services as also selected business opportunities will be reserved for ex-servicemen, veer naris, disabled soldiers, wives of ex-servicemen and their dependents.

5. **Highlight of the Project.**

(a) Ranjangaon is the epicenter of the Regt Centres and the Industrial Areas.

(b) Town is approx mid way between Pune & Ahmednagar.

(c) Prominent Regt Centres located in the region (BEG in Pune, ACC&S in Ahmednagar, MIRC in Ahmednagar, Arty Cente in Deolala, Maratha LI RC in Belgaum, Guards RC in Kamptee, Mahar RC at Sagour and 1 EME Centre at Bhopal).

(d) Good connectivity.

(e) Proximity to Mumbai, Pune and Ahmednagar.

(f) Availability of good infrastructure.

(g) Approx 28,000 Ex-servicemen already reside in areas between Pune and Ahmednagar.

(h) Top of the list for the Govt's "Make in India" thrust.

(j) Large No of companies in neighbouring MIDCs of Wagholi, Chakan, Sanaswadi, Shikrapur, Shirur & Supa.

(k) Japan has made a massive investment of Rs 2000 Crs in MIDC Supra close to Ranjangaon.

(l) Centre of attraction for more than 200 industries (Large, Medium & Small Scale) both Indian Companies and MNCs.

(m) Suitable for affordable Housing Qualities for PMAY.

6. An inclination survey is being carried out for 60 days from 10 Feb 2020 to 09 Apr 2020 to ascertain its popularity in the environment. This survey is meant to gauge the popularity and will not be used to decide the seniority or basis for allotment.

7. All desirous **Officers, JCOs, OR, Ex-servicemen, Widows and parents of un-married battle/ fatal casualty pers** are requested to forward their inclination as per details given below by E-mail/ post :-

- (a) Personal No/Army No : _____
- (b) Rank & Name : _____
- (c) Unit/Fmn : _____
- (d) Regt/Corps : _____
- (e) Postal address : _____
- (f) Contact No : _____
- (g) E Mail ID : _____
- (h) Type of DU _____ (1 BHK/ 2 BHK) (**tick any one**).
- (j) Name of Project : **Lunkad Group, (Olive Brick), Ranjangaon, Pune**

8. Replies received within 60 days (ie upto 09 Apr 2020) of initiation of this notice will be considered for deciding the way forward.

For further details contact :

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