



KALPATARU
ELITUS

📍 LBS RD., MULUND (W)



Kalpataru Elitus is registered with MahaRERA bearing reg. no. P51800023840.

Site address: Kalpataru Elitus, LBS road, opp. Friends' Academy School, Mulund (W), Mumbai – 400080.

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PLAN BOOKLET

**THE IDEAL BACKDROP FOR
YOUR MULTI-FACETED PERSONALITY.**

Welcome to Kalpataru Elitus, a landmark 3-tower gated community comprising 1.5, 2, 3 & 3.5 bed residences which put you in the spotlight.

- Located right on LBS Road
- Spread across 3.79 acres
- 3 residential towers of 38-storeys each
- 40+ curated amenities for a premium lifestyle



Artist's impression

GROUND FLOOR PLAN

1. Arrival Court
2. Salad Garden & Herb Garden
3. Meditation Pavilion
4. Butterfly Nest
5. Picnic & BBQ Area with Seating
6. Forest Play
7. Celebration Lawn
8. Senior Citizen Plaza
9. Relaxation / Yoga Lawn
10. Hopscotch
11. Outdoor Fitness Station
12. Pedal park

ART GARDEN

13. Sculpture Garden
14. Art Garden

ADVENTURE PARK

15. Toddler & Kids' Play Area
16. Adventure Play
17. Tree House & Sandpit



5TH FLOOR PODIUM PLAN

- 18. Swimming Pool
- 19. Kids Pool
- 20. Screened Fitness Pool
- 21. Pool Deck with Cabana
- 22. Snakes & Ladder Court
- 23. Joy Lounge
- 24. Yoga Lawn
- 25. Seating Alcove
- 26. Kids' Arena
- 27. Sport Court
- 28. Hammock Garden & Pavilion
- 29. Business Lounge
- 30. Tot Lot
- 31. Fitness Path
- 32. Activity / Yoga Room
- 33. Games Salon
- 34. Gymnasium
- 35. Spa with Steam & Massage
- 36. Indoor Badminton Court
- 37. Squash Court

PARTY ZONE

- 38. Party Hall with Kitchen
- 39. Party Lawn with Stepped Seating
- 40. BBQ Counter

ROOF TOP AMENITIES

- 41. Cricket Pitch
- 42. Multi Function Deck
- 43. Air Lounge



NOT TO SCALE

PROJECT HIGHLIGHTS & AMENITIES

PROJECT HIGHLIGHTS

- Multi-storeyed towers with contemporary design
- Well-designed entrance experience
- Exclusive double-height entrance lobby enhanced with premium finishes for each wing
- Multi-tier safety and security system
- Elegantly designed club facilities
- Gymnasium with state-of-the-art equipment
- Landscaped and pedestrian friendly eco-deck level
- Swimming pools with pool deck and cabana
- Screened fitness pool

COMPLEX AND BUILDING AMENITIES

- Elevators with Auto Rescue Device (ARD)
- D.G. power backup for designated common areas
- Rain water harvesting and sewage treatment plant (STP)
- Separate drop off for each wing
- Wi-Fi enabled business lounge and select common areas

SAFETY & SECURITY FEATURES

- Building/s designed for seismic loads as per applicable I.S. Code
- CCTV surveillance in designated common areas
- Fire-fighting systems
- Sprinkler system & mechanical ventilation to the basement
- Public address system
- Video door phone and intercom facility at apartment entrance
- Kitchen equipped with PNG/heat detector
- Sprinkler system in apartments

LEISURE AND SPORTS AMENITIES

- Swimming pool
- Kids pool
- Screened fitness pool
- Pool deck with Cabana
- Meditation pavilion
- Sports court
- Cricket pitch
- Relaxation/Yoga lawn
- Fitness path
- Outdoor fitness station
- Senior citizen plaza
- Party hall with kitchen
- Party lawn
- Games salon (Table tennis, Air hockey, Foosball, Reading lounge, Board games)
- Activity/Yoga room
- Spa with Steam and massage
- Gymnasium
- Indoor Badminton court
- Squash court
- Celebration lawn
- Joy lounge
- Seating alcove
- Kids' arena (Toddler activity room with open Tot lot and Kids' play area)
- Adventure park (Toddler & Kids' play area, Adventure play & tree house and sand pit)
- Snakes and ladder court
- Picnic and BBQ area with seating
- Pedal park
- Multi-function deck
- Air lounge
- Forest Play
- Hopscotch
- Butterfly nest
- Salad garden and herb garden
- Hammock garden & pavilion
- Art garden (Sculpture garden and art corner)
- Arrival court
- Business lounge

TOWER A

APARTMENT FEATURES FOR 1.5 BHK, 2 BHK & STUDIO:

- Vitrified tiles in living, dining, passage & bedrooms
- Readymade doors
- Gypsum finished Internal walls with low Volatile Organic Compound (VOC) paint
- Aluminium sliding window with provision for mosquito mesh
- Provision for air-conditioning in living, dining & bedrooms
- Video door phone with intercom facility at apartment entrance
- Lighting automation in living-dining area and master bedroom[§]

KITCHEN FEATURES

- Vitrified tiles in kitchen
- Granite platform & additional service platform[@]
- Tiled dado above platform
- Stainless steel sink
- Kitchen equipped with PNG/heat detector
- Exhaust fan & provision for water purifier

BATHROOM FEATURES

- Tile flooring in all toilets
- Tiled dado up to door height in all toilets
- Premium sanitary and CP fittings
- Hot & cold water mixer in shower area
- Exhaust fan in all toilets
- Water heater

TOWER B & C

APARTMENT FEATURES FOR 3 BHK, 3.5 BHK & DUPLEX

- Imported marble in living, dining, passage & bedrooms[#]
- Tile flooring in servant room
- Readymade doors
- Gypsum finished Internal walls with low Volatile Organic Compound (VOC) Paint
- Aluminium sliding window with provision for mosquito mesh
- Provision for Air-conditioning in Living, dining & bedrooms
- Video door phone with intercom facility at apartment entrance
- Lighting automation in living-dining area and master bedroom
- Balcony with tile flooring and aluminium glass railing*

KITCHEN FEATURES

- Vitrified tiles flooring in kitchen
- Granite platform & additional service platform
- Tiled dado above platform
- Stainless steel sink
- Kitchen equipped with PNG/heat detector
- Exhaust fan & provision for water purifier

BATHROOM FEATURES

- Imported marble flooring and dado up to door height in master toilet
- Tile flooring in other bathrooms
- Tile dado up to door height in other bathrooms
- Glass partition in master toilet
- Tile flooring and dado up to door height in servant toilet.
- Premium sanitary and CP fittings
- Hot & cold water mixer in shower area
- Exhaust fan in all toilets
- Water heater[^]

APARTMENT FEATURES FOR 2 BHK, STUDIO & 1 RK

- Imported marble in living, dining & passage
- Vitrified tiles in bedrooms
- Readymade doors
- Gypsum finished Internal walls with low Volatile Organic Compound (VOC) paint
- Aluminium sliding window with provision for mosquito mesh
- Provision for air-conditioning in living, dining & bedrooms
- Video door phone with intercom facility at apartment entrance
- Lighting automation in living-dining area and master bedroom[§]

KITCHEN FEATURES

- Vitrified tiles flooring in kitchen
- Granite platform & additional service platform[@]
- Tiled dado above platform
- Stainless steel sink
- Kitchen equipped with PNG/heat detector
- Exhaust fan & provision for water purifier

BATHROOM FEATURES

- Tile flooring in all toilets
- Tiled dado up to door height in all toilets
- Glass partition in master toilet
- Premium sanitary and CP fittings
- Hot & cold water mixer in shower area
- Exhaust fan in all toilets
- Water heater



PLANS