

Jan-March 2026
(Q4 Edition)

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CENTRAL VISTA

The centre of next!

Director's Note

As we begin a new financial year, we also mark a special milestone at Naiknavare - 40 years since our founding. It is a moment of reflection and gratitude, especially for our customers whose trust has shaped our journey. What began as a modest enterprise has grown into an organisation that has contributed to several neighbourhoods across Pune and beyond. While we have evolved over the years, our core values - Knowledge, Integrity and Commitment - remain unchanged. As we look ahead, we are entering a new phase with renewed energy and ambition. Our vision for the coming decade is to grow the scale of the organisation several times over, supported by a strong pipeline across emerging & established locations, Redevelopment opportunities, Co-living, Senior Living in addition to our existing asset

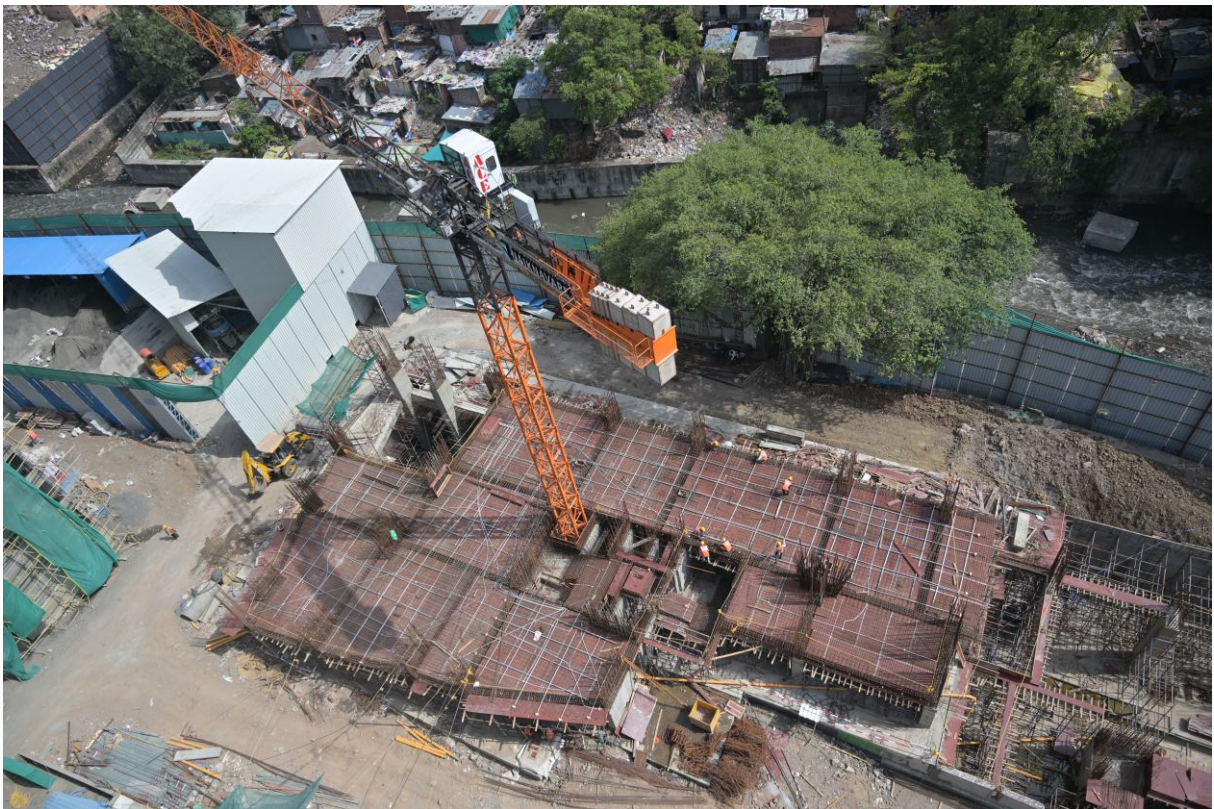
classes for Residential (LIG, MIG, HIG), Offices, Retail, Slum Rehab, Education & Plotting and evolving urban corridors. Pune, Mumbai & Goa are at an exciting point in their urban evolution, and we look forward to contributing to this transformation through thoughtfully designed developments and communities that stand the test of time. As always, our growth will be guided by a simple commitment - to create spaces that enrich lives and justify the trust our customers place in us. On behalf of everyone at Naiknavare, thank you for being an important part of our journey.

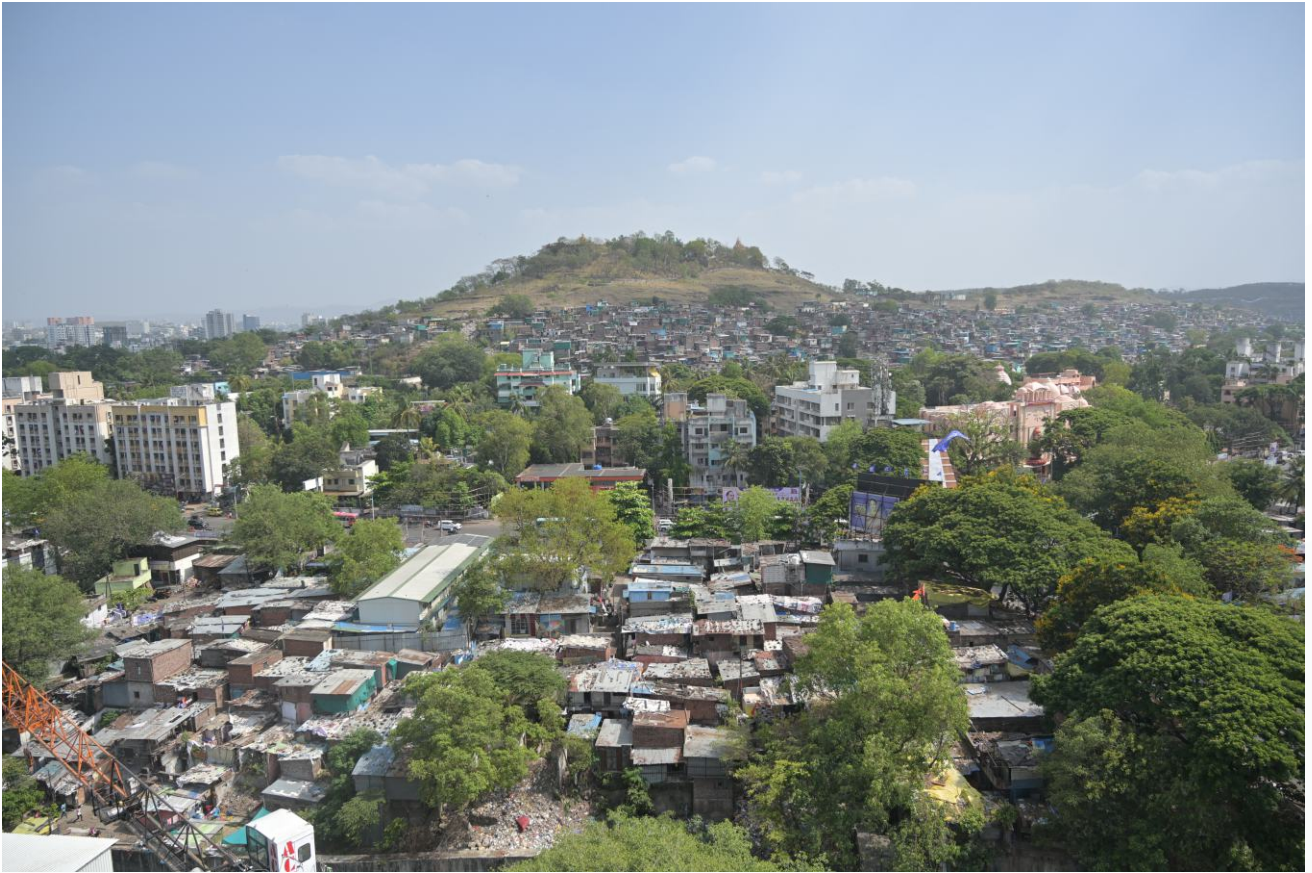


Anand Naiknavare
Head: Business Process

Construction update

1st Slab RCC Work in progress.



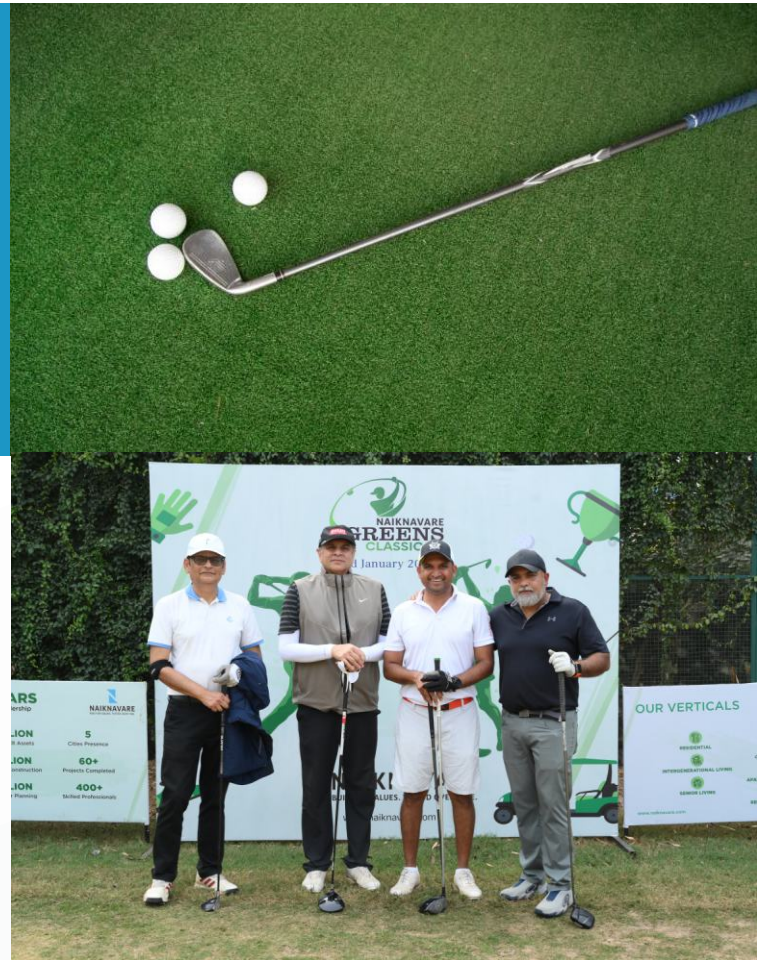


Naiknavare Greensome 2026

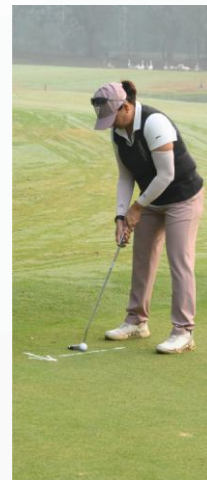
A Premier Display of Sportsmanship

On March 3, 2026, Naiknavare Developers proudly collaborated with the prestigious Poona Golf Club to host the Naiknavare Greensome, a distinguished event that brought together the city's vibrant golfing community. This occasion marked the third consecutive year of successful sponsorship, further solidifying a partnership dedicated to upholding the highest standards of sport. The tournament served as a premier platform for sportsmanship and professional networking, set against the impeccably maintained greens of one of Pune's most storied sporting venues. As a primary sponsor, the organization remains deeply committed to fostering local traditions that celebrate excellence, discipline, and the collective spirit of the game.

The event witnessed an overwhelming response with more than 120 participants gracing the course, highlighting the high level of engagement and prestige



associated with this annual fixture. It was truly a wonderful day to swing, characterized by ideal weather conditions and a shared enthusiasm among all competitors. For Mr. Ranjit Naiknavare, who holds a deep personal affinity for sport, participating in and supporting this event remains a highlight of the professional calendar. The Greensome format, which demands both individual precision and strategic synergy, resulted in a day of high caliber play and spirited competition.





NAIKNAVARE PREMIER LEAGUE 2026

Where Team Spirit Wins

On March 10, 2026, the spirit of competition reached a new high as we hosted the Naiknavare Premier League. This highly anticipated internal cricket tournament brought our employees together, fostering a profound sense of camaraderie and healthy competition. A total of eight diverse teams took to the pitch, each demonstrating remarkable dedication and athletic prowess throughout the day's matches.



The tournament culminated in a thrilling finale, with Team **Udaan** emerging as the definitive champions. Their victory was a testament to strategic coordination and resilience, serving as an inspiring display of teamwork for the entire organization.



In a landmark addition to our corporate sporting tradition, this year's league proudly **introduced Badminton for both men and women** for the very first time. This expansion reflects our commitment to inclusivity, providing new avenues for our team to showcase their agility alongside the cricket festivities.



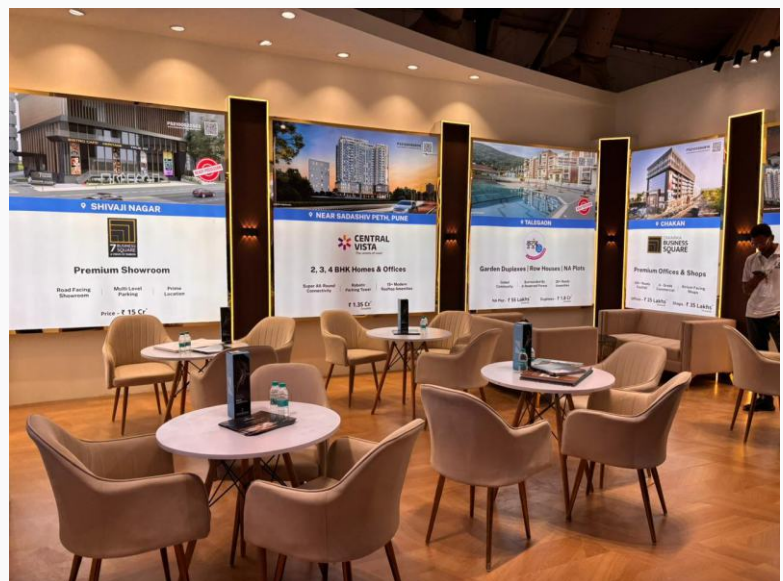
CREDAI EXHIBITION 2026

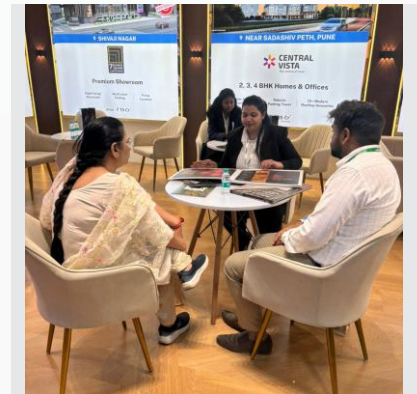
4 DAYS. COUNTLESS CONNECTIONS

We were thrilled to connect with enthusiastic homebuyers at the CREDAI Exhibition held at Agriculture College Ground from 15th to 18th January.

Our Stall No. D3 witnessed an incredible response, buzzing with excitement as visitors explored our ongoing projects.

The event served as a wonderful platform for us to interact with potential homeowners, share our vision, and highlight the value and lifestyle our developments offer.







A Legacy in Motion 40 Years. Countless Milestones. One Legacy.

March 2026 marked a landmark moment for Naiknavare Developers as we celebrated 40 years of shaping the real estate landscape. Our commemorative logo reflects this journey—symbolizing enduring trust, architectural precision, and a future rooted in our core values, as we continue building a legacy beyond construction.

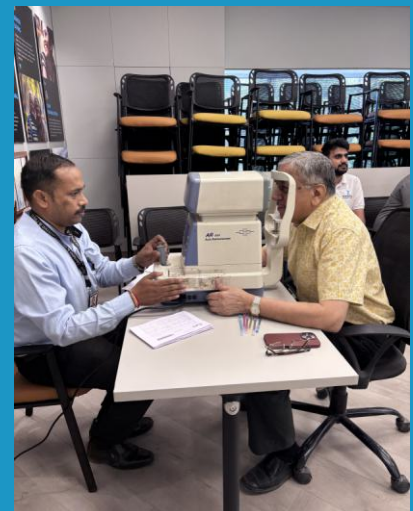




The celebrations began on March 10, 2026, with a tribute to Founder Dadasaheb Naiknavare’s centenary birth anniversary.

A blood donation camp and free eye check-up

drive were organized at the Head Office, with 72+ employees participating in this noble cause.





On March 13th, the narrative shifted from legacy to evolution as third-generation leaders, Anand Naiknavare and Neel Naiknavare, unveiled an ambitious five-year vision. In a special highlight before the formal awards, the organization proudly launched the new Naiknavare Dialer Tone and an exclusive Coffee Table Book, a curated volume chronicling our four-decade journey through iconic projects and milestones.

This forward-looking momentum was balanced by a prestigious Rewards and Recognition (R&R) ceremony, honoring the "North Stars" of FY 25-26 and our veterans with over 25 years of service. The evening concluded with an evocative skit by the Architect Team, stand-up comedy by Mandar Bhide, and a live rock band, providing a spectacular finish to a day dedicated to our 40-year journey.



Strengthening Community Infrastructure: Bhoomi Pujan of Police Chowki at Ramtekdi



On March 27, 2026, Naiknavare Developers reached a significant milestone in its commitment to urban development with the Bhoomi Pujan of a new Police Chowki at the Ramtekdi SRA project. This initiative underscores our dedication to creating secure, well-supported living environments by integrating essential public services directly into our residential developments.



The ceremony was graced by the Police Commissioner of Pune City, **Mr. Amitesh Kumar**, alongside the MLA of Hadapsar, **Mr. Chetan Tupe**.

This specialized three-storey facility, uniquely designed by Mrs. **Gauri Naiknavare**, ensures that the infrastructure is not only highly functional but also a modern landmark for public safety.

By prioritizing such high-standard civic amenities, we continue to look beyond mere construction, contributing actively to the long-term safety and well-being of the Pune community and strengthening the bond between urban development and public service.



Defining Excellence Through Timely Delivery

This March, Aranya reached a triumphant milestone by officially commencing the possession for Buildings B and C. In a remarkable display of operational efficiency and commitment to our homeowners, these deliveries were achieved a full year ahead of the RERA completion date. This early handover stands as a testament to our dedication to reliability, ensuring that our residents can begin their journey in their new homes much sooner than expectation.

The project's appeal is further enhanced by the rapid infrastructure growth in the vicinity, particularly with the development of the upcoming Outer Ring Road, which is currently progressing in full swing. This connectivity makes Aranya a strategically positioned hub for future growth.

Furthermore, Aranya's exceptional value has been recognized with two prestigious accolades: the Best Affordable Project of the Year by The Economic Times and a distinguished award at the 17th Realty+ Conclave & Excellence Award. By combining rapid execution with industry-leading standards and superior connectivity, Aranya continues to set a premier benchmark for the Talegaon real estate market.



Why Ring Road Matters ?

- **The "30-Minute" Rule:** Once complete, the Ring Road will allow residents to bypass city traffic entirely, reaching key hubs like **Hinjewadi, Chakan, and Magarpatta** in nearly half the current time.
- **Value Surge:** Infrastructure of this scale typically triggers a **20-30% appreciation** in property values. With Aranya delivering buildings **a year ahead of RERA**, homeowners are entering the market at the perfect "inflection point."
- **The New Growth Corridor:** Aranya is no longer just a residential project; it is now part of the **Elite Outer Circle**, connected to six major National Highways.



Actual shot taken from Aranya

Kutumb by Naiknavare: A Masterpiece in Community Living

The success story of **Kutumb by Naiknavare** continues to reach unprecedented heights, marked by the extraordinary achievement of completely selling out the **Kutumb Bhoomi** plotting project within just one year of its launch. This rapid sell-out serves as a powerful reflection of the market's profound trust in our vision and the high demand for thoughtfully planned residential spaces.

Building on this phenomenal momentum, we are excited to announce that the roadmap for the current financial year includes the launch of **three new phases including 2 & 3 BHK Apartments, Expandable Row Houses & Senior Living Apartments within Kutumb.** These upcoming developments will continue to uphold our commitment to excellence, offering even more families more opportunities to become part of this thriving, integrated community.





Further solidifying its reputation, Kutumb has earned esteemed industry recognition this year, receiving the **Best Theme- Based Project of the Year** award from both **The Economic Times** and the **17th Realty+ Conclave & Excellence Award**. These accolades celebrate our dedication to creating living environments that are not just structures, but cohesive, themed communities designed for holistic living.



Your CRM Team – Always Here to Assist You



PROJECT	WING	NAME	CONTACT NO.	MAIL ID
Central Vista	-	Prafulla Pardeshi	7774084570	prafulla.pardeshi@naiknavare.com

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