

A PROJECT BY

Mr. Sharad Aggarwal & Mrs. Shalini Aggarwal



DEVELOPED & MARKETED BY

OSPREY NEST
REAL ESTATE ADVISORS

Site Address: At Anjap, Near Pej River, post wakas taluka, Karjat district Raigad 410201

📞 +91 79777 49572 ✉ sales@karjatriverrine.com 🌐 www.karjatriverrine.com

Disclaimer: Runwal Avenue project is financed by HDFC Capital Affordable Real Estate Fund 2. The property has been mortgaged in favour of Vistra ITCL (India) Ltd. and the buyer will be required to obtain a no-objection certificate prior to entering into Agreement for the sale of any unit in the project. This material does not constitute an offer and/or contract of any type between the owner/developer and the recipient. Images, specifications & details mentioned herein are indicative and subject to change. Any purchaser/lessee of this development shall be governed by the terms and conditions of the agreement for sale/lease to be entered into between the parties and no details mentioned in this printed material shall in any way govern such transactions. The Allottee must refer to the agreement for sale for actual details.



@KARJAT

LIVE AT

RIVERSIDE

BUNGALOWS & PLOTS

When the River Calls, You Pause.
When the Mountains Call, You Wander.
But when Your Home is Here,
You Simply Belong.



Village Anjap, Karjat Taluka,
Dist Raigad

2 & 3 BHK VILLA
NEAR VILLAGE ANJAP, RAIGAD

Riverine is a gated community carved out of pristine hills and meadows. Its a secure and peaceful estate of clear non-agricultural plots, dotted around beautifully planned, landscaped surroundings.

- On the road from Anjap Phata towards Kadav Temple and Karjat
- 8 acres
- 79 plots
- Internal roads 6, 9, 12 mts wide
- Plot fencing with 2 ft wall
- Electricity and Water supply upto the plot

Discover Your Weekend Home by the River

Welcome to Riverrine – A Peaceful Abode
Your Dream Home Awaits:

Experience affordable/luxury bungalow
living with stunning views of the Matheran
Hills and the Pej River.

2, 3 & 4 BHK bungalows designed for comfort
and privacy.

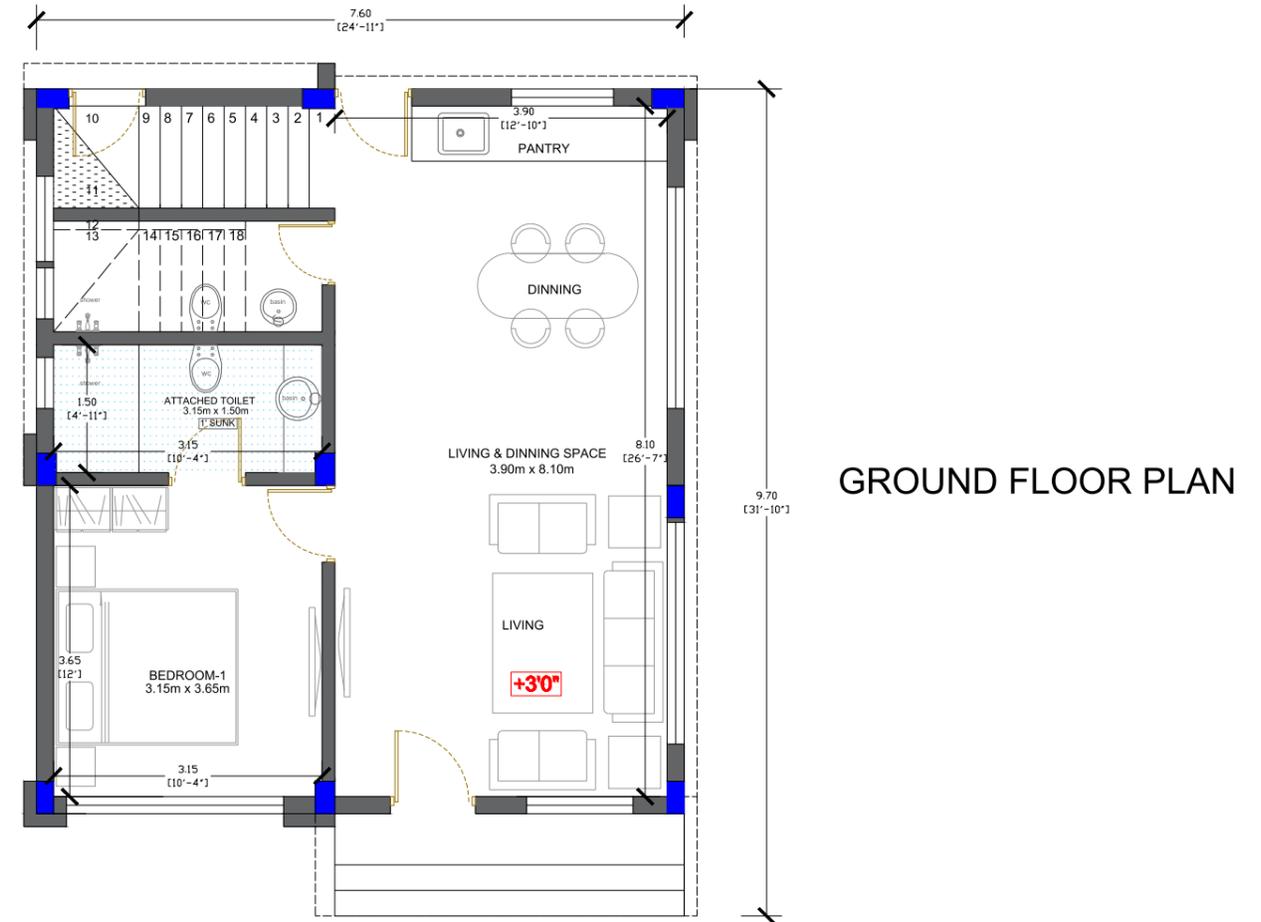
Located just 5 km from Neral station, 12 Km
from Karjat station, enjoy both serenity &
easy access to nearby cities.



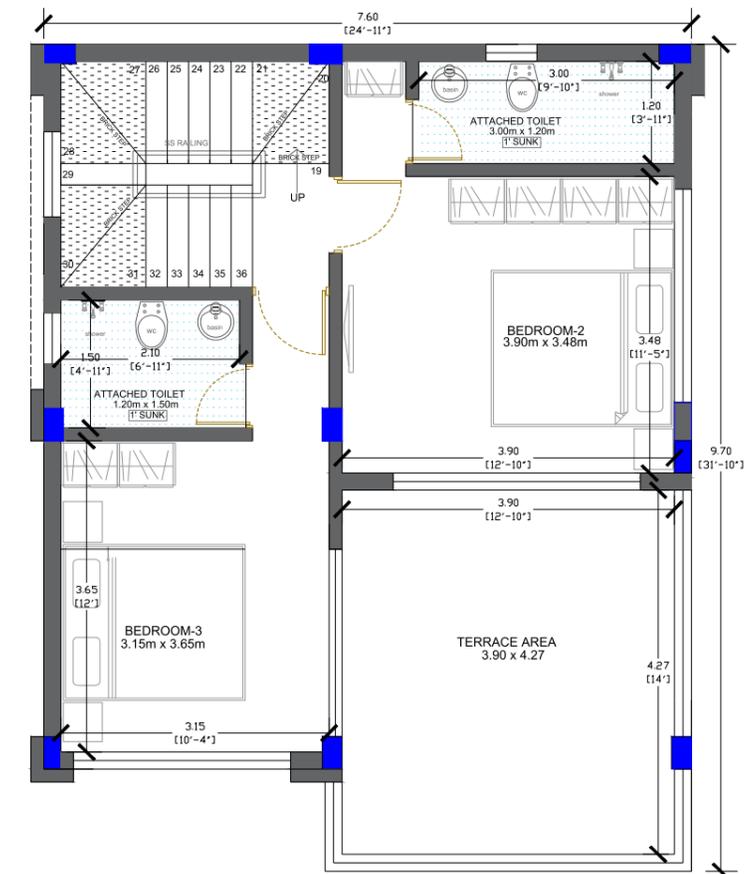
Site Layout Plan



BUNGALOW PLANS



FIRST FLOOR PLAN



Villa Features:

3 BHK Villa

Builtup Area : 1598.34sq.ft.

Plot Area : 3000 Sq.ft.

Carpet Area : 1076.53 sq.ft

- Plot Fencing With 2 Ft Wall
- Private Swimming Pool
- Garden
- Parking
- Compound Gate
- Solar Panel

Prominent Locations & map

MUMBAI

Approximately 85 km from Divine Enclave, easily reachable via the Eastern Freeway Extension and Murbad Road.



LONAVALA

About 55 km away, a popular hill station known for its lush greenery and weekend getaways.

NERUL MATHERAN

Around 50-55 km from Divine Enclave, offering serene hill views and a peaceful environment.



PEJ RIVER

Close to 2-3 km from the project, adding natural beauty and potential water activities to the surroundings.

PICCADILLY RESORT:

Located about 7-8 km away, offering leisure and relaxation options for residents.



GANPATI TEMPLE

Roughly 4-5 km from the project, a cultural and spiritual landmark in the region.





MODERN AMENITIES:



SPACIOUS COMMON LAWN (25,000 SQ. FT.)



JUICE BAR CENTER



SWIMMING POOL (WITH RAIN DANCE)



KIDS PLAY AREA



Restaurant & Fine Dining



KIDS POOL

Curated for Riverside Living in Harmony with Nature

Certainly! Here's a well-crafted section on Amenities for your Project Riverine near the Pej River in Karjat — blending luxury, sustainability, and nature.

FACILITIES

- Drive Kitchen
- 24/7 Water Supply (Jackwell in the river)
- 24/7 Electricity
- Leisure and Recreation
- (Piccadilly Resort, Rivergate)

LOCATION HIGHLIGHTS

Pej River: Close to 100 meters from the project, adding natural beauty and potential water activities to the surroundings.



Matheran



U River Gate Karjat



Piccadilly Resort & River gate

Where the River Meets
Your Soul.

