



NANDIVARDHAN

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TOWARDS TOMORROW

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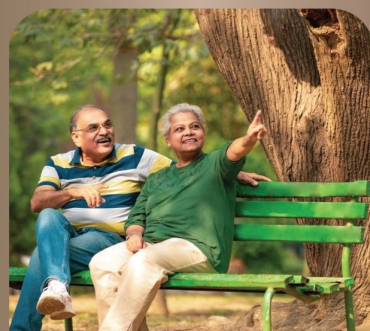
INDOOR GAMES



MUSIC ROOM & DANCE STUDIO



YOGA DECK

SENIOR CITIZENS ZONE
WITH ACUPRESSURE AREA

SOCIETY OFFICE



OPEN-TO-SKY GYM



KIDS POOL



JACUZZI

GENTS & LADIES STEAM
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Grow with Gold, Grow with K.P. Jewellers



Three generations of K. P. Jewellers



The journey of M/S-KASHINATH RAMCHANDRA PATIL SARAF (K.P. Jewellers) began in the bustling heart of Thane, where a legacy of trust and craftsmanship was born. It all started in 1969 when Kashinath Ramchandra Patil, a visionary with a deep understanding of precious metals, started a modest 10 ft x 10 ft gold refinery near Thane station. His foresight led him to the future, and in 1984, he opened a 300-square-foot jewellery shop in Kalwa, laying the foundation for what is now a respected family business, K. P. Jewellers.

From Humble Beginnings to a Glittering Empire

The business has been a journey of consistent growth, a narrative of perseverance against all odds. Kashinath Patil's son, Dattatray Kashinath Patil, now manages the business alongside his nephew, Yashwardhan Narayan Patil. He recalls the initial days, explaining how the

business evolved step-by-step from a small gold refinery shop to its current expansive 700-square-foot showroom. "There were a lot of difficulties... I can't define how," he shared, highlighting the immense struggles and hurdles they faced.

The business wasn't built on gold alone; it started with silver. For two years, they specialised in silver before obtaining the license to deal in gold. This gradual expansion allowed them to build a strong foundation. Today, K. P. Jewellers offers a comprehensive range of precious items, including gold, silver, diamonds, platinum, and gemstones.

Navigating Market Currents and Changing Tides

The jewellery business, much like any other, is subject to the constant ebb and flow of market dynamics. Dattatray Patil emphasises that ups and downs are an inherent part of the business. "We have to face



this situation and... keep finding a way out," he asserts, speaking of resilience in the face of fluctuating government policies and market shifts. He provided a striking example of the gold rate's dramatic increase. When they first started selling gold, it was priced at just ₹2,700 per 10 grams. Today, the same 10 grams fetches around ₹1,15,000.

The Guiding Principles: Purity, Craftsmanship, and Trust

At the heart of K.P. Jewellers' philosophy is an unwavering commitment to its core values. When asked about their unique selling proposition, Dattatray Patil's response was clear and concise: purity. "Our uniqueness is that we have given purity

as our priority," he stated. This commitment to quality is complemented by impeccable finishing and exceptional customer service, ensuring every customer is satisfied.

He encapsulates their business principle with a simple yet profound statement: "The buyers should grow, and the sellers should grow." This philosophy highlights a symbiotic relationship, where the success of the business is directly tied to the satisfaction and prosperity of its customers. This mutual growth is the secret to their enduring success and is perfectly summed up in their tagline: Grow with Gold, Grow with K.P. Jewellers.

Looking ahead, K.P. Jewellers remains optimistic about the future of the industry, confident that the value of gold will continue to rise. Though they currently operate from a single, well-established location in Kalwa, their legacy of trust, purity, and customer satisfaction shines as brightly as the gold they sell.

A Happy Home, A Proud Journey

Preet Jain's Story at Green Park Society

For over 15 years now, Preet Jain has been living in his home at Green Park Society, a project by Nandivardhan Homes. For him, the flat is not just four walls but a blessing he cherishes every day. "This house has given me stability, comfort, and memories of a lifetime," Preet says with pride.

Located in the heart of Thane, Green Park Society has been one of the most convenient choices for him and his family. The society's central location allows easy access to almost every corner of Thane. Whether it's schools, markets, offices, or hospitals, everything is just a short drive away. Preet believes that this accessibility has been one of the biggest advantages of

living here.

What makes his experience even more special is the way the building has stood strong over time. Despite being 15 years old, neither the flat nor society has given him any trouble. "It feels as good as new even today. The maintenance and planning done by Nandivardhan Homes has truly paid off," he shares. With ample parking spaces, well-planned infrastructure, and a community that feels warm, the society continues to feel modern and comfortable.

Preet also highlights the friendly and professional approach of the Nandivardhan team. "The staff has always been approachable and supportive. Their dedication is the reason residents feel so



Preet Jain

secure and at home," he adds.

Beyond being a happy resident, Preet Jain is also an entrepreneur. He is the founder of Auumora, a skincare brand that operates under the parent company Delta Pharmacy India Pvt. Ltd. Coming from a business family, Preet naturally

Happy Customer

carries a strong entrepreneurial spirit. For him, building a brand that connects with people and offers value has been just as important as finding a home that gives comfort and peace.

Looking back, Preet feels grateful for the decision his family made years ago. "Green Park has been the perfect balance between convenience and comfort. It's not just a flat—it's home," he says with a smile.

For Nandivardhan Homes, stories like Preet's stand as proof that their projects are not only about buildings but about creating homes where people can grow, thrive, and belong.



M.V. Associates makes a Real Difference

Registered under RERA, Mr Chandrakant Motichand Maru, the Director of M.V. Associates, has been a pillar of Thane's real estate community for over two decades. Operating from his office in Panchpakhadi for the past 24 years, M. V. Associates has built a business on a foundation of trust, word-of-mouth referrals, and unwavering dedication to client service.

Mr Chandrakant Maru's journey into real estate began with the successful stationery business, Niles Book Depot, located near Saraswati School in Panchpakhadi. The strong goodwill he built in that venture seamlessly transferred to his real estate work, becoming the cornerstone of his current success.

A Focus on Service and Client Relationships

At M.V. Associates, the core philosophy is simple which to provide exceptional service. Mr Chandrakant Maru emphasises that his primary goal is to deliver a superior experience to clients, going beyond just brokering a deal. He believes that the most crucial aspect of his work is



Chandrakant Maru

ensuring clients receive the best possible service, even after the transaction is complete.

This commitment to service has led to a business model that is almost entirely driven by referrals. Mr Maru proudly states that he has worked with over 2,500 clients, all of whom came through references. He intentionally avoids online platforms, as he believes the personal connection and trust built through face-to-face interaction are irreplaceable. "I tell everyone, don't rely on online platforms. Work with brokers you can trust," he states. Mr Maru highlights that his firm's negotiation skills often lead to

significant savings for clients, and their fees are a small part of the overall value they create.

Specialised Expertise and Reputable Partnerships

M.V. Associates specialises in a diverse range of properties, including residential flats, shops, bungalows, IT offices, and industrial spaces. Mr Chandrakant Maru's main focus, however, lies in investment properties that offer good returns.

He has a long-standing collaboration of 20 years with Nandivardhan, and has also worked with other reputed builders in Thane, such as Squarefeet Group of Companies, JVM, Bhairav Group, Ekatva, and Fortune Group. According to Mr Chandrakant Maru, his 20-year relationship with Nandivardhan is a testament to their good construction quality, timely possession, and excellent service. He also noted that the sales staff is very supportive.

This extensive network and experience enable him to provide clients with valuable insights and access to a diverse range of properties from trusted developers.

Happy Customer

More Than a Flat Manoj Jain's Happy Journey with Nandivardhan Group

When I first decided to look for a new home, I was nervous about the process—whether it would be smooth, whether the promises would match reality, and whether I would truly feel at ease. But choosing Nandivardhan Group's Barucha Building has been one of the best decisions of my life.

Right from the very beginning, the staff made me feel welcome and cared for. Every question I had was answered patiently, and every step of the journey was handled with transparency. That kind of honesty and professionalism is rare, and it gave me complete peace of mind.

Living here has been an experience I genuinely cherish. The building offers everything I need—modern amenities, thoughtful design, and spaces that make daily living easier and more enjoyable. It doesn't feel like just a flat; it feels like a home where comfort and convenience go hand in hand.

What I love most, though, is



the sense of belonging. There's a warmth in the community, a calmness in the environment, and at the same time, the location keeps me well connected to the heart of the city. It's the best of both worlds—peaceful living with easy access to everything I need.

For me, Barucha Building isn't just about four walls and a roof. It's about the trust I felt in the beginning, the joy of settling in, and the comfort of knowing I made the right choice. Nandivardhan Group has not just given me a house, but a home filled with happiness and memories.

Arnav Properties: Real Estate, Real Trust

In the dynamic landscape of Thane's real estate market, Arnav Properties has established itself as a beacon of reliability and professionalism. Founded in 2009-2010 by Kiran Gaikwad, this sole proprietorship has grown to become a trusted name for clients seeking seamless property deals. With a dedicated team of 9-10 staff members, the company's commitment to building lasting relationships is evident in its business philosophy.

A Philosophy Rooted in Trust

At the core of Arnav Properties' success lies a simple yet powerful philosophy: client trust. The company's unique value proposition is its focus on honest and transparent dealings, which has resulted in a strong network of clients gained primarily through referrals. This reputation is built on their expertise and a meticulous approach to every transaction.

"We do trustworthy business," says Kiran Gaikwad. "Everyone has proper knowledge, and most of the time, because we are experts



in this, we do all the properties with a clear title. Without a clear title, we don't do anything else." This unwavering commitment to due diligence ensures that clients' investments are secure and hassle-free.

• Mastery of the Market

Arnav Properties specialises in a wide range of properties, including commercial, residential, and land deals. Their portfolio includes major commercial transactions, such as the deal for the plot where Mahavir, a



Kiran Gaikwad

prominent building, now stands. The company has also facilitated corporate real estate deals for major automotive brands like Hyundai, BMW, MG, Honda, and Maruti, as well as for financial

institutions like HDFC and Axis Bank. This demonstrates their capacity to handle significant and high-value transactions with efficiency.

The company's primary operational area is Thane, accounting for 90% of its business, with the remaining 10% in Mumbai. This localised expertise allows them to have an in-depth understanding of the local market, making them the go-to experts for anyone looking to buy, sell, or rent property in the area.

A Partnership with Quality

Arnav Properties' commitment to quality extends to the developers they collaborate with. Kiran Gaikwad highly praises Nandivardhan, a developer with whom they have been associated for over a decade. He describes them as a "luxury brand" known for "quality construction" and building "spacious flats," a distinct speciality in the Thane market. This long-standing partnership reinforces Arnav Properties' dedication to offering only the best to its clients.

For Kiran Gaikwad, real estate is not just about transactions; it's about building trust and ensuring that every client receives a "title clear" property that meets their needs. It is this dedication that has made Arnav Properties a name synonymous with reliability and excellence in Thane.