

Be the **FIRST**  
to **EXPERIENCE**  
**RATNAGIRI'S**  
**FIRST!**

A Project by: **JJHK REALTY LLP**





# First of its kind luxury in Ratnagiri for the elite few

Upgrade your status. Embark on a luxurious lifestyle at JJ Towers. Gone are the days when a home was looked upon as a mere shelter. Now aspirations are changing and dreams are going bigger. And hence we at JJHK Realty, present JJ Towers at a premium location of Thiba Palace Road.



## Key Distances

### SCHOOLS/ INSTITUTES

- Maratha Mandir Global School • 1 km
- GGPS English Medium School • 1.3 km
- RB Shrike High School 850 m

### BANK

- Axis Bank 700 m
- State Bank Of India 1.7 km
- Central Bank Of India 1.9 km

### MALL & MULTIPLEX

- Arihant Mall 1.9 km
- City Pride Multiplex 2.5 km

### HOSPITAL NEAR BY

- District Hospital Ratnagiri 1.3 km

### TRANSPORTATION

- Railway Station 6.5 km
- Bus Stand 2.6 km

### LAND MARKS

- Thiba Palace
- Thiba Point
- Bhatye Beach
- Black Sea
- Maruti Mandir
- Ratnagiri Airpo
- Jaigad Fo
- Jaigad Light house





Modern design,  
though ul amenities,  
sophisticated speci cations  
make life at JJ Towers  
truly premium, elite  
and a class apa .



Roof top is an icing on the cake, offering you a view of the sea.

And that's not all, it houses a terrace top pool too!

Feel on-top-of-the-world whenever you feel like.

# Joy, a class apart



# View, a class apa

Experience a stunning panoramic view of the Arabian Sea, as you bask in the magic of quiet evening or enjoy a special celebration.

SUCCESS  
IS NOT  
LUCK, IT  
IS  
HARD  
EFFORT.

# Fitness, a class apa

Elevate your workout with a breathtaking view,  
where every rep accompanies a refreshing sea breeze.



# Your Home.

# Your Pride.

Now own your home with pride...for the first time in Ratnagiri.





# Wake Up to the Ocean

Experience uninterrupted sea views from every room on the 3rd to 5th floors, where the horizon becomes a part of your home. The perfect blend of luxury and nature is just beyond your window.





Safety is given utmost importance through various safety measures such as a video door phone, main gate barrier, CCTV surveillance in common areas and so on.

...Because  
peace of mind  
is priceless.





- 1 Grand entrance
- 2 Large living
- 3 Extra spacious master bedroom
- 4 Washroom attached to master bedroom
- 5 Master balcony views
- 6 Big size balcony offering an amazing view
- 7 Kitchen with dining area
- 8 Kitchen balcony
- 9 Common washroom
- 10 Bedroom spacious enough to Accommodate king size bed

\*NOTE: Furniture representation is used to simply convey the essence of suggested lifestyle.

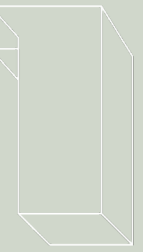
## SMART 2BHK



- 1 Grand entrance
- 2 Large living with dining area
- 3 Extra spacious master bedroom
- 4 Washroom a ached to master bedroom
- 5 Balcony a ached to master bedroom
- 6 Balcony a ached to living
- 7 Kitchen
- 8 Common washroom
- 9 Second master bedroom
- 10 Washroom a ached to master bedroom
- 11 Guest bedroom
- 12 Balcony a ached to guest bedroom

\*NOTE: Furniture representation is used to simply convey the essence of suggested lifestyle.

# SMART 3BHK



# More for sure

Includes a passenger lift and a stretcher-compatible service lift for added convenience and emergency readiness.





# Thoughtful amenities.

We have applied thought to your comfort, convenience, joy, and safety, which is evident through the amenities and specifications provided.

- Garden
- 2 lift provision (including 1 stretcher lift)
- Terrace top gym, swimming pool, lounge with sea view
- Club house with indoor games
- Sea view flats
- Panoramic view of town, sea, food & shopping
- Automated boom barrier with card access
- CCTV cameras in common areas
- Fire alarm or electronic fire alarm
- Car wash facility in all covered parking individually
- Dedicated security guard cabin
- MC water connection



# Finest Specifications

These specifications are meticulously crafted and carefully chosen to ensure quality. Every specification is thoughtfully selected to offer unmatched comfort, style, and lasting value.

## SPECIAL FEATURES

- Digital locks to main doors standard. (on request can opt for conventional locks)
- RO filter (Pureit or equivalent)
- Piped gas
- Fire protection system in common areas
- Gas leakage detection

## TOILET

- Sanitary ware -Jaquar or equivalent
- CP fittings - Jaquar or equivalent
- Wall cladding (Master toilet) - Ceramic tiles\*
- Wall cladding (Other toilet) - Ceramic tiles\*

## DOORS/ WINDOWS

- Main entrance - Pre hung doors
- Sliding windows aluminum with mosquito net

## ELECTRICALS

- Running electrical strips in living room with remote
- Modular switches of Roma or equivalent
- Home automation on request
- Cable tv, Telephone and AC points provision
- Generator/ Solar complete back up for living, common areas and for each flat (Which includes fans & lights only)\*



## KITCHEN

- Granite counter top with SS sink - Custom colour as per availability\*
- Wall cladding with vitrified tiles above counter - Custom colour as per availability\*

## STRUCTURE

- Earthquake resistant framed RCC structure in system formwork

## PARKING

- Covered/ uncovered parking as per availability\*

## FLOORING TILES

- Living/ Dining - Vitrified flooring 4 X4
- Master bedroom - Vitrified flooring
- Other bedrooms - Vitrified flooring
- Kitchen - Vitrified flooring
- Balconies - Anti-skid ceramic
- Utility area - Anti-skid ceramic
- Master toilet - Anti-skid ceramic
- Other toilet - Anti-skid ceramic



# Automated Boom Barrier

Safety begins right at the main gate.



# Video Door Phone

## Security

Ensuring peace of mind



# CCTV Security

# Surveillance

Be in control. Always.



# RO Filtered Drinking Water

## System

Assuring purity, in every season.



# Solar Electricity/ Generator

24x7 electricity for common lighting.

# TYPICAL 1<sup>st</sup> TO 5<sup>th</sup> FLOOR PLAN



FLAT SIZES			
FLAT NOS.	RERA CARPET AREA	ARCH PROJECTION	TOTAL CARPET AREA
101 TO 501	660	120	880
102 TO 502	936	196	1132
103 TO 503	683	144	827

• CREDITS •

Architect:  
**Arch. Rupesh Salvi,**  
**Ratnagiri**

RCC Consultants:  
**Sandeep Shete,**  
**Ratnagiri**

Brand Consultant:  
**Zest Creative,**  
**Pune**



**TOWERS**  
2 & 3 BHK Luxury Defining Homes



**A Project By:**



**Site o ce:**

Thiba Palace Road, Near TV Centre, Rajiwada,  
Next to Chandrashekhar Dairy, Ratnagiri,  
Maharashtra - 415612

**Email:** sales.jjhkrealty@gmail.com

**Web:** www.jjhkrealty.com

90226 26469  
98812 53537

Follow us:  

**Disclaimer:**

The contents including designs layouts, amenities, facilities, images displayed/ provided, are solely for information purpose and are not intended to constitute solicitation, it is an artistic impression/ schematic representation of the project shown and is not indicative of the project that can be built. This material does not constitute a contract of any type between the developer/ promoter/ owner and the recipient. Nothing should be construed to be final. Since the project & under evolution, there is a possibility that there may be certain changes in the project as represented in promotional material. Every interested buyer is required to verify all the details independently prior to concluding any decision of buying any unit. The developers are not responsible for the consequences of any action taken by the viewer relying on such information/ material. Terms and conditions apply.