



We create Landmark

CHILLAL REALTY INFRAPROJECTS



TRADITIONAL
CONTRACTING



GENERAL
CONTRACTING



DESIGN
BUILD



BUILDING &
HOUSING



INFRASTRUCTURE

EACH PILLAR IS REINFORCED WITH PASSION & COMMITMENT

Chillal Realty & Infra Projects (CRIP) has earned unique reckoning in Real Estate world. Our projects reflect our capabilities, precision and brilliance in execution of the work. Every structure raised by us bears the distinct identity of our expertise, quality and commitment. Our rich and prolific experience in construction and infrastructure development, speak of our excellence and our niche stature in the challenging profession of construction and infrastructure development.

Our Team

The team is led by Mr. Rajesh Chillal (A.M.I.E.) who is qualified Civil Engineer with proficiency in structural engineering having 30 years of experience. It is further backed up by his wife Mrs. Geetha Chillal herself M. E. (Structure) having 21 years of experience in design & construction management. Also backed up by his son Mr. Omkar Rajesh Chillal, BE Civil. Down the line we have developed the team consisting of qualified Engineers who have hands-on experience in Civil & Structural Engineering as well as infrastructure development. Add to this, we have a strong support of skilled labour force.

We work with all advanced construction equipments which give us additional impetus to carry out the construction within stipulated time frame.



Mr. Rajesh Chillal
CEO



Geeta R. Chillal
M.E. Structure



Omkar R. Chillal
B.Tech. (Civil)

HALLMARK OF EXCELLENCE

For more than 27 years the name "Chillal" has earned a unique brand value in the field of Civil Engineering & Construction. The company has enviable track record and recognition for quality construction and timely execution of the projects. We have a rich portfolio which portrays scores of landmark sites built by us. These include variety of large scale and imposing projects handled with precision and finesse. Pune cityscape in particular is full of wide range of projects that bear our inimitable touch of perfection. Prominent amongst them are Residential Projects & townships, Commercial properties and business centers, Hotels & Hospitality establishments, Industrial plants/sheds and number of infrastructure projects. These projects are completed on turnkey and labour basis. They are delivered on time and without compromising with speed quality, safety and by complying with all the regulatory norms.

In the recent times we have expanded our horizons and have won construction & development contract for prestigious Solaris Project at Bangalore having 4 Towers, 26 storied 6,50,000 sq.ft., RCC wall structure with aluminum shuttering Mivan Material.

ORGANISED STYLE OF WORKING

We update and empower ourselves with all relevant licenses and carry out every project remaining compliant with all provisions as stipulated in the statutes applicable. We follow all the safety norms while developing any construction site. With our pursuit for quality, commitment and passion we have excelled customer expectations and have given them great experience of satisfaction in developing a construction site.

Each and every project is undertaken with meticulous planning wherein we put major thrust on:

- Site Planning & site development
- Labour / Material Settlement / Sanitary / Dewatering
- Centering / Workshop / Shuttering Designs.
- Mix Design approvals / material testing approvals.
- Bar-chart / Quantity & Quality Analysis.
- New Construction applications wherever required.
- Working Methods, Estimating & Costing.
- Labour & Staff arrangements.
- Proper Accounting / Billing system and taxes.
- Client Consultant Co-ordination.
- Safety / Insurance / Responsibilities.

OUR VALUES

Being a team of committed professionals, we value the interest of our customers and stake holders in every process of operations. As trusted partners in their venture, we pledge to run our business on following core values :

- Commitment towards timely completion of the project
- Commitment towards quality and excellence
- Complete transparency in every business deal
- Respect for customers and stake holders
- Commitment for safety and compliance of all rules, regulations and statutes.

VISION

Apart from attaining PAN India recognition for world-class construction and civil engineering we Endeavour to extend our wings offshore to undertake overseas projects in building & infrastructure development.

We Endeavour to give highest degree of satisfaction and sense of fulfillment to our clients as well as all the stake holders and strive to give them best value for their money.

MISSION

Attain expertise to undertake and complete challenging projects that would fetch us immense sense of satisfaction and rewarding experience.

Emerge as one of the foremost and top ranked construction company in India.

TRADITIONAL CONTRACTING



Traditional contracting method is normally carried out with or without materials i.e on Labour Basis procurement in the scope of work of contractor. Scope varies from customer to customer largely on the nature and scale of work e.g. land development / sub-structure development / main structure development / core works involving civil structure and finishing leading to Turnkey including MEP works. Generally it is a practice world over that the scope of work is determined and initially entrusted to a single contractor and subsequent mode of operation and finalization of sub-contractors is left to his discretion. It is the responsibility of the Main contractor to properly coordinate and liaise with all concerned sub-contractors to get the assigned tasks completed in accordance to project schedule and his risk is liable for total risk exposure, based on the contract value, which is determined to cover all the risk factors in the scope of his work.

We have long and prolific experience in providing these services with great expertise, as we have flexibility and capability to adapt ourselves to suit customer's priorities. This enables us to offer customized contracting model to meet customer's varied priorities and expectations. This also gives us scope to offer flexible pricing and contracting terms.



GENERAL CONTRACTING ACTIVITIES



It is the responsibility of General Contractor or Main Contractor to monitor day to day on site development work, management of vendors and traders, coordination and liaison with concerned agencies, government offices / local bodies and subcontractors throughout the tenure of building project activity.

General contracting entails project planning, management and execution. As a matter of accepted practice, the general contractor is appointed by the client upon advice of the Architect or in his own capacity and his role is all about entire project management. In general contracting method the contractor assesses all the documents specifically related to project, generally known as bid, proposal or tender documents etc. As far as renovations are concerned, site visit is necessary to have complete knowledge and understanding of the project. On the basis of this understanding the project delivery method and period is determined and the contractor submits a fixed price proposal vis-à-vis estimate. The project involves office / working overheads, general site conditions / statutory and tax implications / materials and equipments and labour cost.

During 27 years of long experience, we taken up number of projects in the capacity of General Contractors and have completed them successfully, within stipulated time. We have acquired great efficiency and efficacy in handling large scale projects in the capacity of General Contractors and this has given us distinct identity in the real estate world.

DESIGN-BUILD



This project delivery system is also widely practiced in construction industry, worldwide. This method involves delivery of project wherein the design and construction services are awarded to single entity called as design-builder or design-building contractor. This method is all about single point responsibility contract. This method minimizes risks and facilitates quick and easy communication. Therefore, most of the project owners prefer to adopt this method.

This method offers most comprehensive contractual solutions as the contractor remains responsible for all the work on the project irrespective of the nature of the fault. In other words, this is a complete project development work which begins from project planning, project management, architectural activities, material procurement, construction, appointment of sub-contractors right till the completion of project.

Projects under this method are led by qualified and certified architects, engineers or architectural and structural analysts. Since, we are competent and qualified Civil Engineering establishment.



BUILDING & HOUSING

The company is admired and trusted for construction of Commercial Buildings and housing projects in and around Pune. Our knowledge and expertise backed by great teamwork guarantee success and timely completion of any project. Following are our core areas:

- Construction of Residential projects on mega scale
- Commercial facility centers & Business hubs
- Hospitals projects
- Hotels & Hospitality projects
- Industrial shades ,Factory

Contact CRIP today to experience true specialty construction experience. Get acquainted with our organized approach and efficiency and alacrity as far as project completion is concerned. Contact CRIP professionals to find out how CRIP can be your partners on the project, how we handle project management, design project layout and site visits. It is not just a promise we make to you, it is the way we do business every day.



OUR ACUMEN IN PROJECT MANAGEMENT ACTIVITY



The construction industry is predominantly apportioned into two sectors; the Real Estate Sector and the Infrastructure sector. The Real Estate sector is further sectioned in Residential, Commercial, Industrial & Corporate sectors. On the other hand the Infrastructure sector is all about Roads, Urban development. These are gigantic projects which involve micro-management skills and meticulous planning and execution, excellent coordination & teamwork. Most importantly the team leader needs to have thorough knowledge and technical know-how of the activities involved therein.

CRIP Team of professionals is equipped with these attributes. Our engineers, project managers, Stores Manager, supervisors form excellent harmony and synchronization which gives us impetus to render services as Professional Project Management Consultancy. Our team offers effective project management solutions which include services pertaining to manufacturing & assembly unit, fire fighting provisions, sewage line, and so on. We have extended Project Management consultancy to complete number of landmark projects in real estate and infrastructure. Our responsibilities, as Project Management consultancy involves :

- project planning
- Cost management
- Resource Management
- Quality & Safety Management
- Monitoring & Control
- Implementation

We go beyond the confines of these aspects and extend the best ever service to complete the project in time bound manner.



INFRASTRUCTURE

We are contributing in enriching the national infrastructure, by developing civil infrastructure projects especially, tunnels, bridges and roads, thereby helping to improve the quality of life in India.



OUR PROJECTS

01) Disha- Loharuka Infra Projects

Solaris Site ,Bannerhatta Road, Bangalore
(4 Towers, 26 storied)
RCC Wall Structure in Alluform Shuttering

03) Ajmegra Group

Ajmera Exotica, Wagholi

05) Pinnacle Group

3 Towers with 2 Parking + 25 Storey, RCC Wall
Structure with Aluform shuttering with Material
1 Conventional Tower with 2 Parking + 23 storey
with Podium, Total 8,50,000 Sq.Ft. with Material

06) Karia Erectors Pvt. Ltd.

- a) Ashoka Summit, Kondhwa.
- b) Ashoka Mews, Kondhwa.
- c) Ashoka Nagar, Kharadi.
- d) Ashoka Plaza, Vadgaon Sheri.

08) Raviraj Group

- a) Solace Park, Sopanbaug.
- b) Rakshaknagar, Phase II, Kharadi
- c) Fortaleza, Kalyaninagar, Opp Adlab.
- d) Citadel Empress, Ghorpadi.
- e) Chandanagar
- f) Raviraj CRU, Nr. Gangadham Chowk, Market Yard

10) M/s. Shah & Agarwal Associates

Gagan Vihar, Gultekdi.

12) Rahul Construction Co.

Atulnagar, Warje

14) Shah Builders

Hyde Park ,Gultekdi.

02) VTP Group

VTP Pegasus, Wagholi (24 Storied)
RCC Wall Structure in Alluform Shuttering
with Material

04) DSL Developers LLP

IVORY Tower, Satara Road
(21 Storied Commercial Building)

05) Mantri Housing Const. Pvt. Ltd.

- a) Mantri Avenue – II, Pashan
- b) Mantri Market, Hadapsar
- c) Mantri Township, Hadapsar.

07) Rama Group

- a) Costa-Rica, Wakad.
- b) Sindh Housing Society, Aundh
- c) Rama Capital, Morewadi, Pimpri

09) D. S. Kulkarni Developers

Chintamani Site Opp. Prabhat Talkies.

11) Kalpataru Developers

Kalpataru Harmony, Wakad

13) Enerrgia Developers, SKYi,

Songbird site, Bhugaon

15) Agarwal Builders

Hadapsar.



Solaris, Bangalore

Project by Disha-Loharuka Group
RCC wall slab structure in Aluminum Shuttering
4 Towers, 26 storied

Songbirds, Bhugaon, Pune

Project by : SKI
Type : Residential Tower



Rama Equator, Morewadi, Pimpri

Project by Rama Group
Type : Commercial Mall with "PT Slabs"

Fortaleza, Kalyani Nagar, Pune

Project by Raviraj Group
Type : Residential Tower





Citadel Empress, B. T. Kawade Road, Pune
Project by Raviraj Group
Type : Residential Tower

Costarica, Wakad, Pune
Project by Rama Group
Type : Residential Tower



Raviraj CRU, Bibwewadi Kondhwa Rd, Pune
Project by Raviraj Group
Type : Commercial Mall with "PT Slabs"

Kalpataru Harmony, Wakad, Pune
Project by Rama Group
Type : Residential Tower



OUR WORKS



Solaris, Bangalore



Solaris, Bangalore

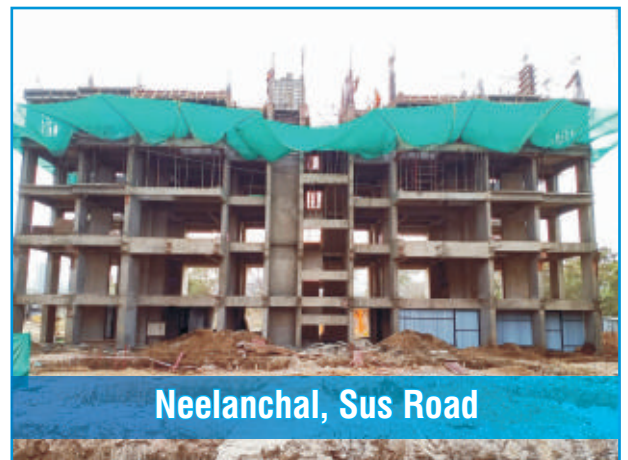


VTP Pegasus, Wagholi

OUR WORKS



OUR WORKS

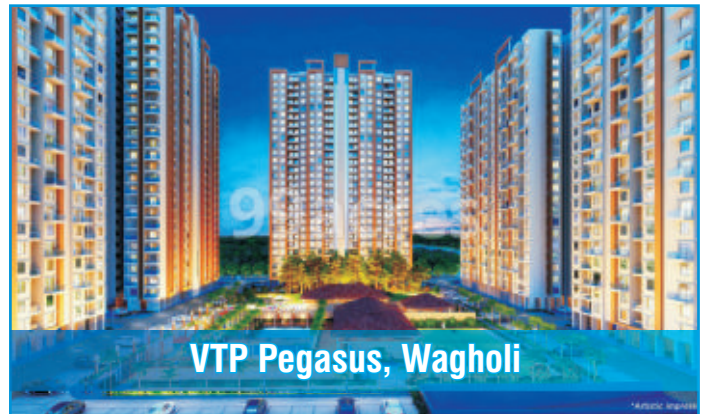


3 Towers with 2 Parking + 25 Storey, RCC Wall Structure with Aluform shuttering with Material
1 Conventional Tower with 2 Parking + 23 storey with Podium, Total 8,50,000 Sq.Ft. with Material

OUR WORKS



VTP Pegasus, Wagholi



VTP Pegasus, Wagholi



VTP Pegasus, Wagholi



VTP Pegasus, Wagholi



Industrial Warehouse



Ajmera Exotica, Wagholi



Industrial Warehouse



Ajmera Exotica, Wagholi

OUR WORKS



**Aluminum Shuttering
For Rcc Wall Structure**



**Plywood Shuttering
For Curved Balcony**



Column Shuttering



Concreting With Boom Pump



RCC Structure



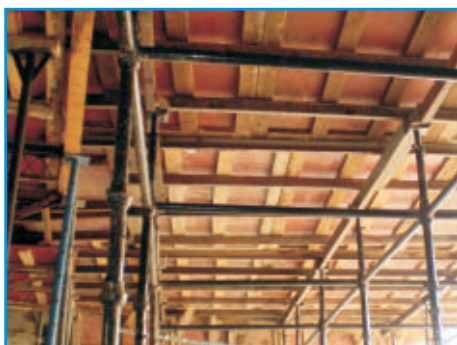
Concreting With Boom Pump



Girder Slab Reinforcement



Cuplock Shuttering For Girder Slab



Cuplock Shuttering For Slab



Open To Sky View For Mall



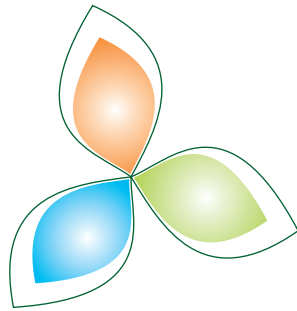
RCC Slab For Podium Parking

Aluminium Shuttering



Conventional Shuttering





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CHILLAL REALTY & Infrastructure Pvt. Ltd.

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