



Be a part of building the future together



**Financially Robust
Founders**



**Backed by Strong Financial
Partners**



Coveted Locations

TRANSFORMING INDIAN REAL ESTATE



Digital First



Focused Group - Millennials



Professionally Managed

Over

25,000 CR

2.5CR SQ. FT.

1 CR SQ. FT.

7000 CR

ASSETS UNDER
MANAGEMENT

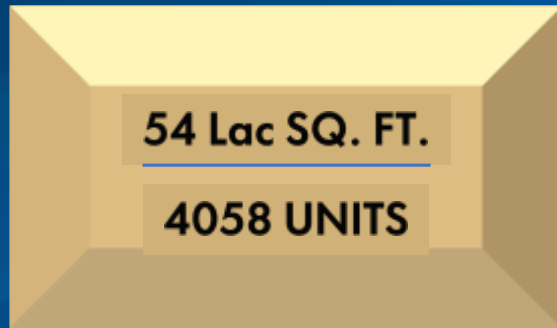
DEVELOPMENT
PROPOSED
IN NEXT 5 YEARS

DEVELOPMENT
PROPOSED IN
FY 22-23

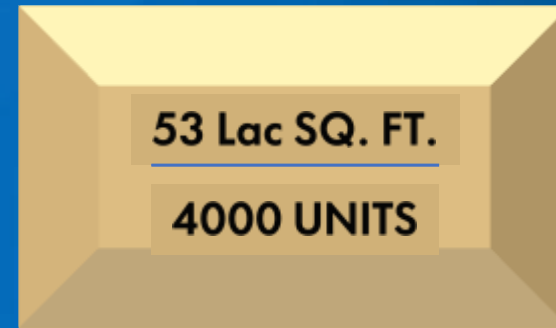
TARGETED
WORTH OF SALES



LAUNCHED



SOLD



₹ **200++CR** ➔ ₹ **500++ CR.**

Of Brokerage Released
in 1 Year

Of Brokerage Potential
in next 1 Year



Zero Brokerage Outstanding >15 days



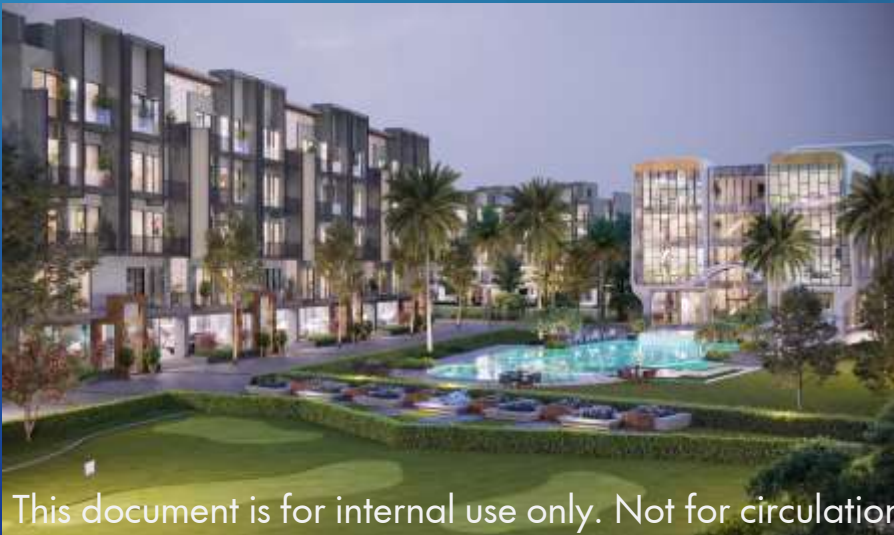
CURRENT PROJECTS



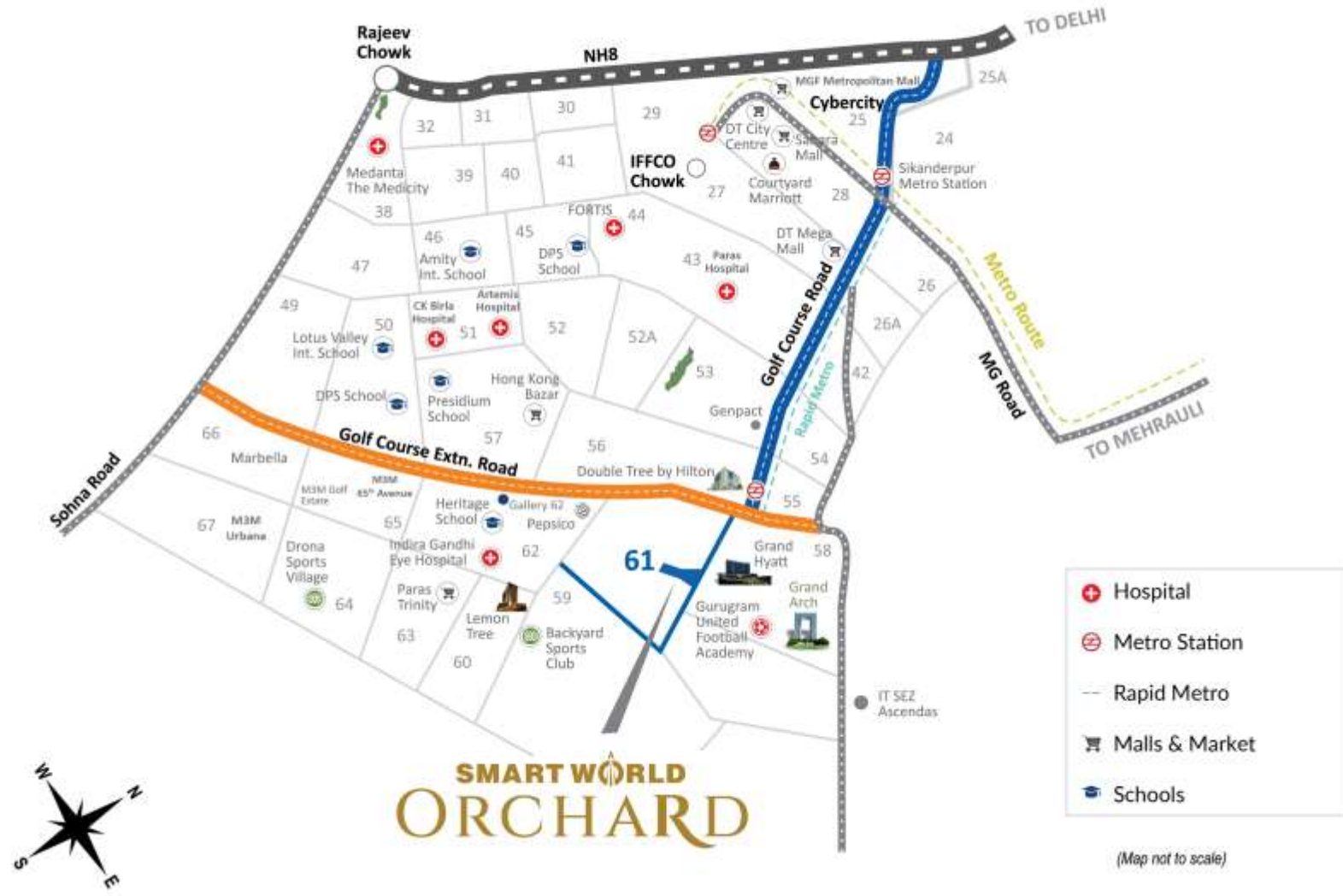
SMART WORLD ORCHARD

Sector 61, Gurugram

LUXURY LIFESTYLE FLOORS WITH PRIVATE TERRACE & PERSONAL OFFICE



This document is for internal use only. Not for circulation



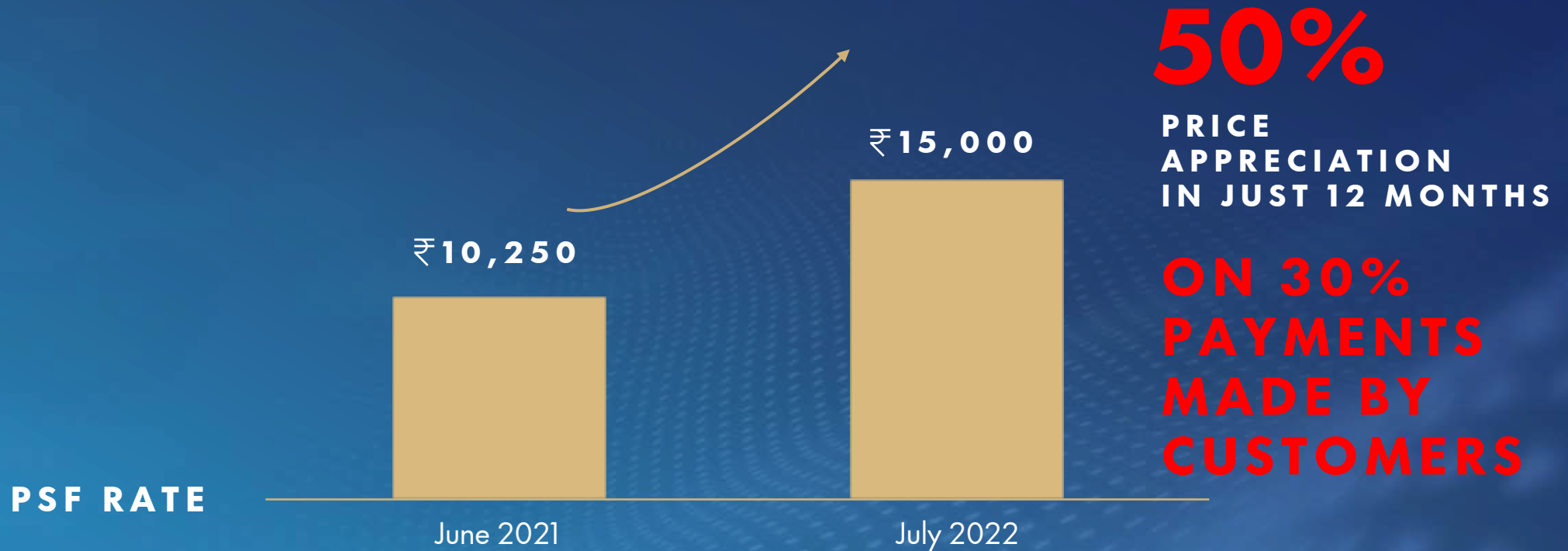
- Hospital
- Metro Station
- Rapid Metro
- Malls & Market
- Schools

(Map not to scale)

SEC 61

Golf Course Road Extn, Gurugram

50% Price Appreciation in 1 year



1600 UNITS SOLD

Orchard: CONSTRUCTION UPDATE



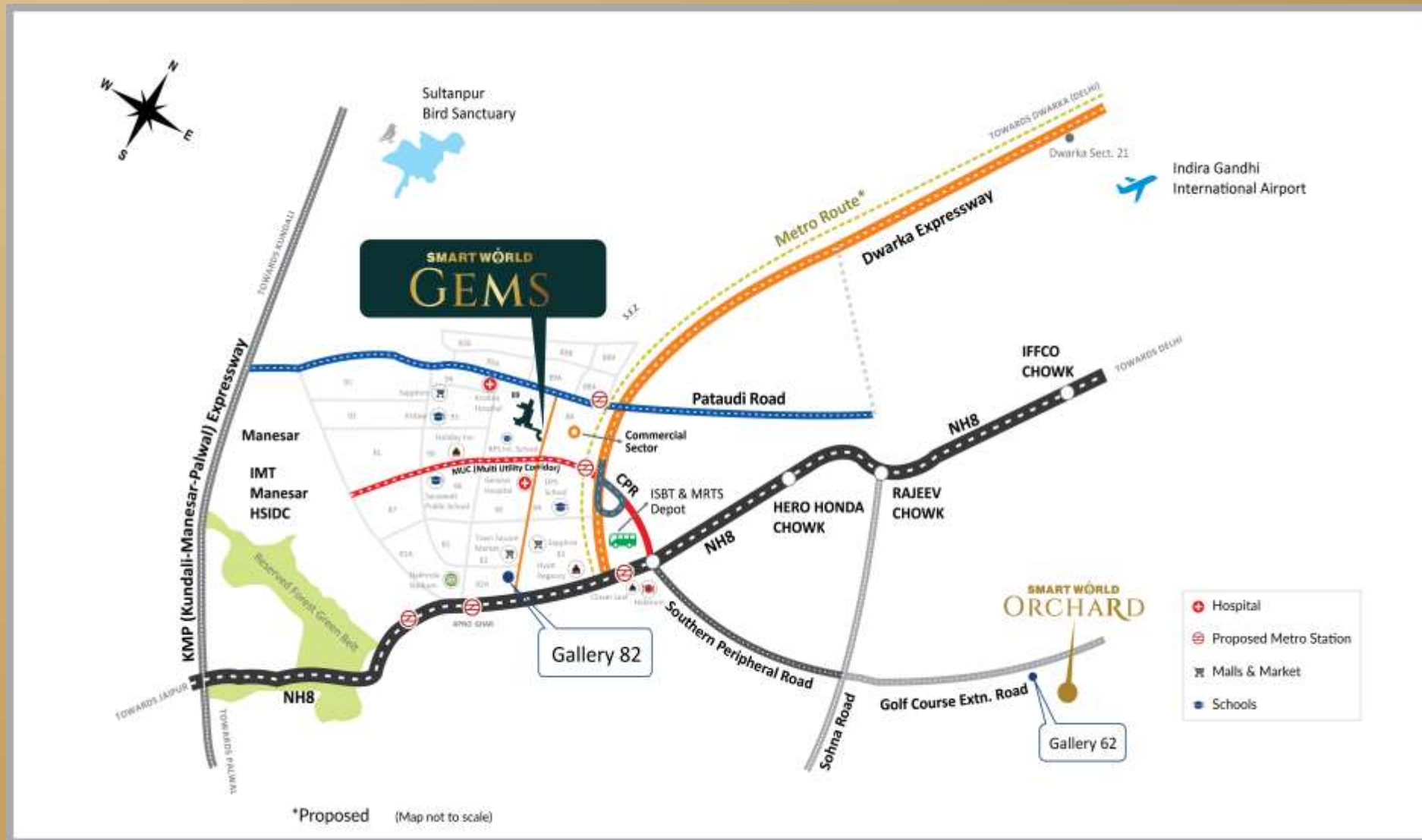
SMART WORLD
GEMS

LUXURY LIFESTYLE FLOORS WITH PRIVATE TERRACE & PERSONAL OFFICE

Sector 89, Gurugram



This document is for internal use only. Not for circulation



LOCATION SEC 89, New Gurugram

GEMS

PSF RATE

₹ 6,100

July 2021

₹ 8,000

May 2022

33%

PRICE
APPRECIATION
IN JUST 11 MONTHS.

**ON 30%
PAYMENTS
MADE BY
CUSTOMERS**

**2400 UNITS
SOLD**

Gems: CONSTRUCTION UPDATE



BOTH OUR GALLERIES HAVE BEEN BUZZING

SALES GALLERY 62



SALES GALLERY 82



UPCOMING PROJECT

SMARTWORLD 113

An ecosystem beyond compare

LOCATION

Smart City, Delhi Airport.





A Location Where
**The World is
Moving**

1.3 mn+

Population in
Neighborhood

1.7 mn+

Population Expected in
Next 1 Year



DWARKA EXPRESSWAY

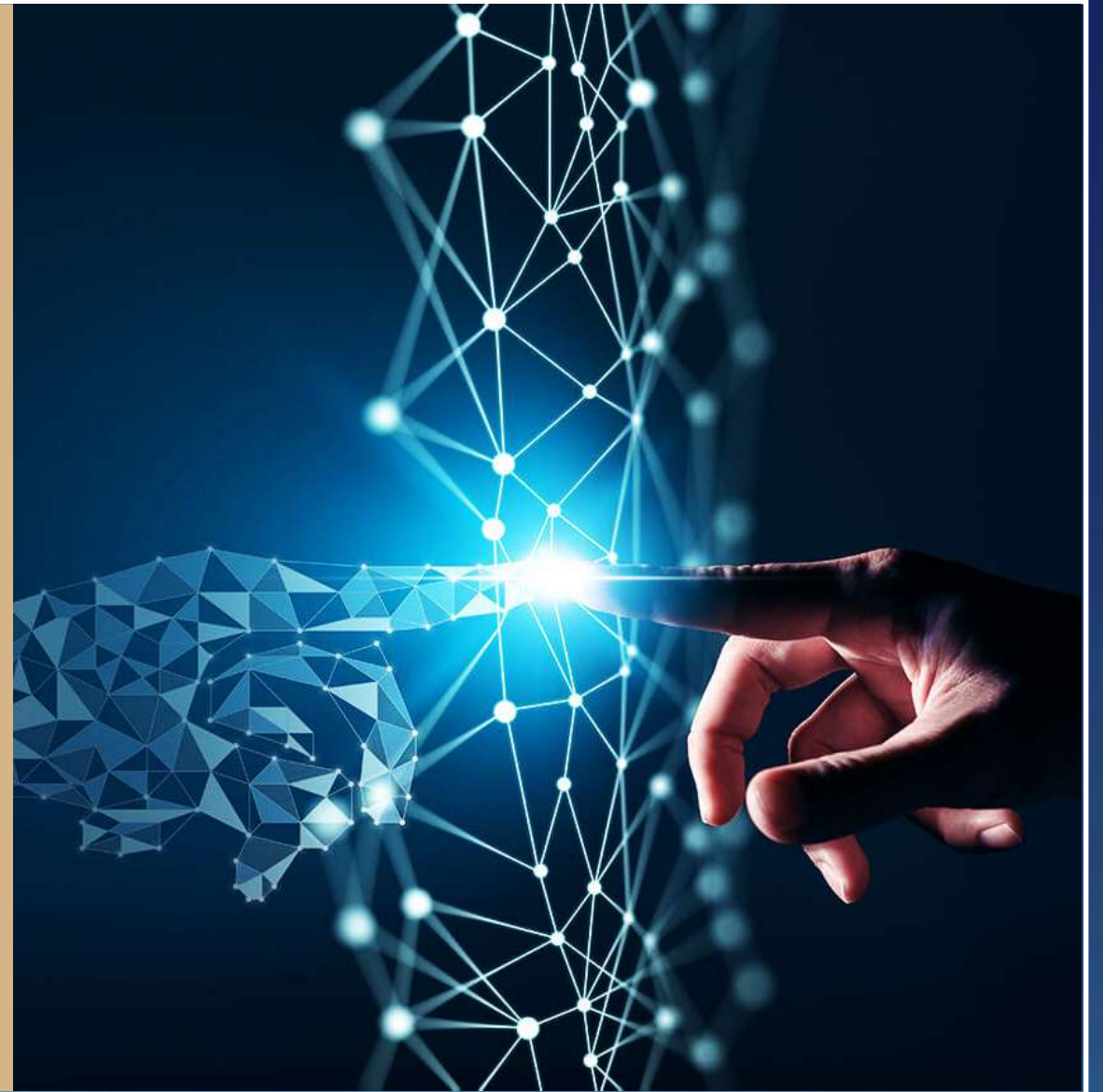
THE NEXT
GROWTH
CORRIDOR

**IN THE
MAKING**

THE WHOLE NEW
CORRIDOR OF
CONNECTIVITY



AN AREA UNDERGOING
MASSIVE
TRANSFORMATION



A NEIGHBOURHOOD OF 6 INTERNATIONAL LANDMARKS

INDIA
INTERNATIONAL
CONVENTION &
EXPO CENTRE

DIPLOMATIC
ENCLAVE II

18-HOLE GOLF
COURSE

INTEGRATED
SPORTS
COMPLEX

BHARAT
VANDANA PARK

INTEGRATED
TRANSPORTATION
HUB



IICC

State of the art International exhibition convention center and business complex.

Will offer world class facilities for National and International Conferences, Exhibitions, Trade Shows and Cultural Events.

Will drive regional economy & create job opportunities for over 5 Lakh people.

Will catalyze industrial development & promote International trade.

IICC

- 5 LARGE EXHIBITION HALLS.
- MULTI FUNCTIONAL CONVENTION CENTER.
- MULTI PURPOSE ARENA.
- 60 % AREA FOR RETAIL, OFFICE SPACE, HOSPITALITY & ENTERTAINMENT FACILITIES.



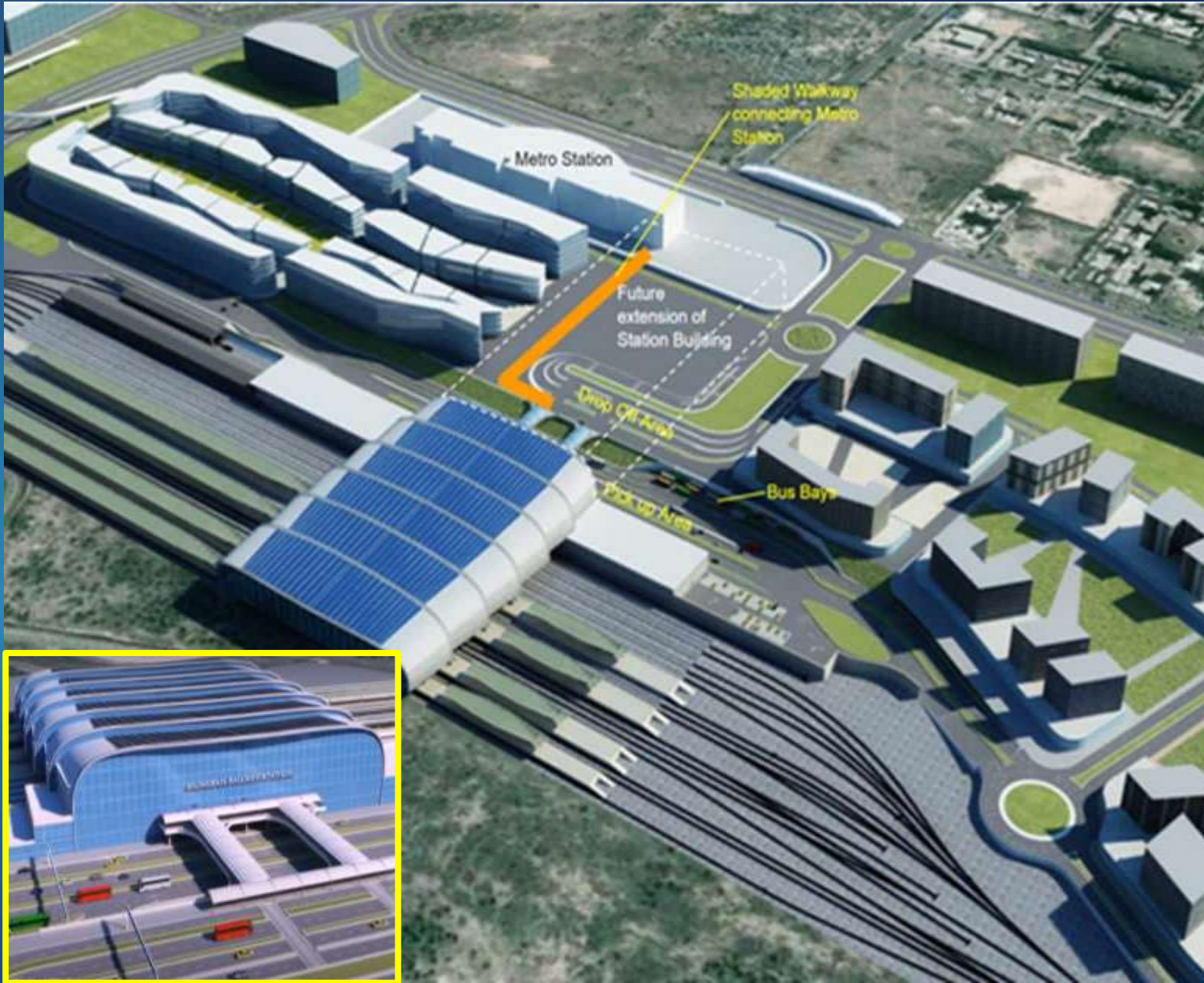
MASSIVE SEATING CAPACITY

Auditorium
10K

Grand Ball Room
2.5K

Plenary Hall
6K

Multipurpose Arena
20K



INTEGRATED TRANSPORTATION

**(ISBT + METRO + AIRPORT
EXPRESS LINE METRO + RAILWAY
STATION)**

Project worth Rs 270.82
crore, set to complete by
2024

8 Platforms with 4 passenger
surveys



INTEGRATED SPORTS COMPLEX

Upcoming in Sector 19B,
Dwarka Sub-city

52 acres earmarked for
integrated Sports
complex

8 Lane athletic track

FIFA standard football
ground with a range of
indoor and outdoor
sports facilities

4 MORE SPORTS COMPLEXES BY 2023

D W A R K A

SEC 8

Centre of excellence in Wrestling, Weightlifting, Boxing, Judo and Kabaddi.

SEC 17

Sports complex

SEC 19

Centre of excellence in Tennis and Shooting.

SEC 23

Centre of excellence in hockey & football.

WHAT'S IN STORE

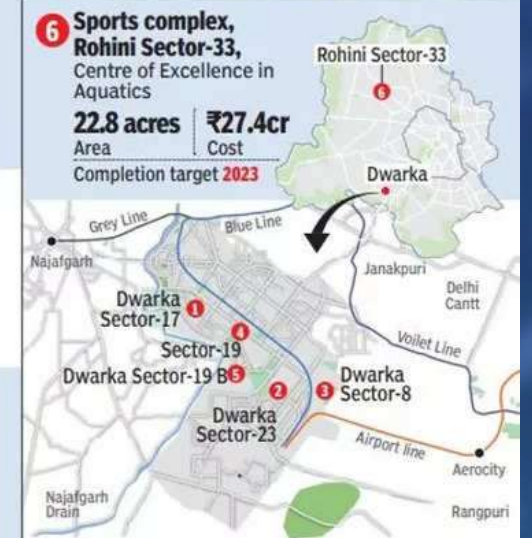
1 Sports complex, Dwarka Sector-17
23.7 acres | **₹41cr**
 Area | Cost
 Completion target **2022**

2 Sports complex, Dwarka Sector-23,
 Centre of Excellence in Hockey and Football
17.5 acres | **₹16.3cr**
 Area | Cost
 Completion target **2023**

3 Sports complex, Dwarka Sector-8,
 Centre of Excellence in Wrestling, Weightlifting, Boxing, Judo and Kabaddi
23.3 acres | **₹19cr**
 Area | Cost
 Completion target **2023**

4 Sports complex, Sector-19, Dwarka,
 Centre of Excellence in Tennis and Shooting
19.9 acres | **₹22.2cr**
 Area | Cost
 Completion target **2023**

5 Dwarka Sector-19 B Integrated Sports Complex
52 acres | **₹250cr**
 Area | Cost
 Status **Work awarded**



DIPLOMATIC ENCLAVE-II

Accommodation of foreign missions, International organizations & Diplomats. Spread across hectares



18-HOLE GOLF COURSE

45.5 Crores project Spread nearly across 158 Acres

Golfing academy and 3 Water bodies within the premises



BHARAT VANDANA PARK

One-of-its-kind park with an eco-forest zone, lakes, cultural & adventure sports facilities

RECENT UPDATES

FROM THE NEWS

INDIA'S LARGEST EXHIBITION & CONVENTION FACILITY
INDIA INTERNATIONAL CONVENTION AND EXPO CENTRE

FOUNDATION STONE LAYING

221 ACRES OF INTEGRATED DEVELOPMENT
11 MILLION SQ.FT. OF CONSTRUCTION
5 LAKH EMPLOYMENT GENERATION

2025 COMPLETION

NARENDRA MODI Prime Minister

ICCIPOD (ICC-IPM) INTERNATIONAL CONVENTION AND EXPO CENTRE PROJECT MODEL

FACTS	FEATURES	DESIGN	SUSTAINABILITY
• 221 acres of integrated development	• 11 million sq.ft. of construction	• 5 lakh employment generation	• 2025 completion
• 11 million sq.ft. of construction	• 5 lakh employment generation	• 2025 completion	• 2025 completion
• 5 lakh employment generation	• 2025 completion	• 2025 completion	• 2025 completion
• 2025 completion	• 2025 completion	• 2025 completion	• 2025 completion

ICC, Dwarka

Soon in Delhi: Biggest theme park of India

220 acre Total area
98.17 acre Landscape area
25.83 acre Waterbodies and lakes

DESIGNED IN SHAPE OF A LOTUS FLOWER

- Integrational zone
- Cultural zone
- Aquatic Zone (Swimming pool)
- 100m long zone
- Multi-lane garden zone
- Fun park zone
- Adventure park zone
- Lake view restaurant zone
- Mini lands zone with replicas of popular landmarks of India
- Football ground zone

KEY FEATURES

- A tree walk
- Glass to iron zone with mechanical plants
- Gaming zone and walk zone
- 100's of waterfalls from various parts of the country
- Park play area, wooden garden, 18 walking zone
- Conservation glass bridge for crossing gully in play area with water fountain

BHARAT VANDANA PARK, Dwarka

DDA'S SPORTING VENTURE

First sports complex to be built and operated under PPP model

8 lanes in proposed athletic track

7,000 seating capacity of proposed football stadium

52 acres earmarked for integrated sports complex

Close to Delhi Metro's Blue Line (Dwarka-Vaishali/ Noida City Centre) and Airport Express Line

Sports complex will also have sports hostel to support domestic and international sports tournament with all supporting facilities

SPORTS COMPLEX, Dwarka

दिल्ली विकास प्राधिकरण
DELHI DEVELOPMENT AUTHORITY

स्थल:- द्वितीय राजनयिक एन्क्लेव
सेक्टर-24, द्वारका, नई दिल्ली

SITE FOR 2nd DIPLOMATIC ENCLAVE
SECTOR-24, DWARKA, NEW DELHI

EE/3WD-4/00A

Cabinet approval for diplomatic enclave in Dwarka

The Union Home Minister on Monday announced the approval of the cabinet for the construction of a second diplomatic enclave in Dwarka, New Delhi. The first enclave was built in 1982 and is now overcrowded. The new enclave will be built on a 52-acre site in Sector 24, Dwarka. It will have a capacity of 1,000 people and will be built under a PPP model. The project is expected to be completed by 2025.

DIPLOMATIC ENCLAVE-II, Dwarka

READYING TO TEE OFF

DDA is developing a golf course at Sector 24, Dwarka, which is scheduled to be completed by December 31, 2022.

- Work for a club house has also been awarded and it is expected to come up by 2023
- Club house to have facilities like two-level driving range, swimming pool, dining area on terrace, etc.
- No lifetime membership, same like in all other new facilities
- Only play-and-play facility
- Playing rights of one, three and five years might be introduced

IN NUMBERS

- 1579 acres** Total project area
- 8.7 acres** Area of club house
- 7,366 yards** Length of the golf course

26% Work completed

18 No. of holes
3 Waterbodies
63 Bunkers

7546 crore Was allocated in DDA's 2022-23 budget for construction of the golf course. Apart from new sports complexes at Dwarka and Rohini

GOLF COURSE, Dwarka



Find Everything You
**EVER
WANTED**

15+

International
Schools

7+

Multi-specialty
Hospitals

5+

Five
Star Hotels

PROXIMITY



* approximate distance.

LOCATION WISE
PRICE TREND



8K - 10K
DLF Ultima, DLF Primus,
SW GEMS

9K - 10K
Krisumi Waterfall
Residences

20K Dwarka

DWARKA
(SEC 19, 21 22, 23)

10 to 15k
M3M Capital, Sobha City,
Experion

**VASANT
KUNJ/VASANT VIHAR**

22K To 24K
Builder Floors

22K To 24K
Salcon Verandas, Palm
Springs, DLF Crest

16K To 20K
M3M Golf Estate, Conscient
Elevate, Emaar DIGI Homes,
Mahindra Luminare

**NEW
GURGAON**

CPR

**GOLF COURSE
ROAD**

**GOLF COURSE
EXT ROAD**

**DWARKA
XPWAY**

NH-8

Sohna Road

Golf Course Extn Road

AIRPORT

TO DELHI

Nelson Mandela Road

New Link Road

MG ROAD

TO MEHRAULI

← TO JAIPUR

TO F

ABOUT THE NEW PROJECT

Land Area: 16 Acres | Inventory: ~ 912 Units (Phase 1)

CONFIGURATION

2.5 BHK
(1370 sq.ft.) Typical Plan



3.5 BHK
(1850 sq.ft.) Typical Plan



3.5 BHK+S
(2050 sq.ft.) Typical Plan



4.5 BHK+S
(2600 sq.ft.) Typical Plan



**A HOME
THAT
COMES
WITH AN
OFFICE**

**24x7
CO-WORKING
SPACE**



DESIGNED TO INSTILL SERENITY MULTIPLE WATER FEATURES

**FITNESS
ROUND-
THE-
CLOCK**

**WORLD
CLASS
FITNESS
CENTRE**



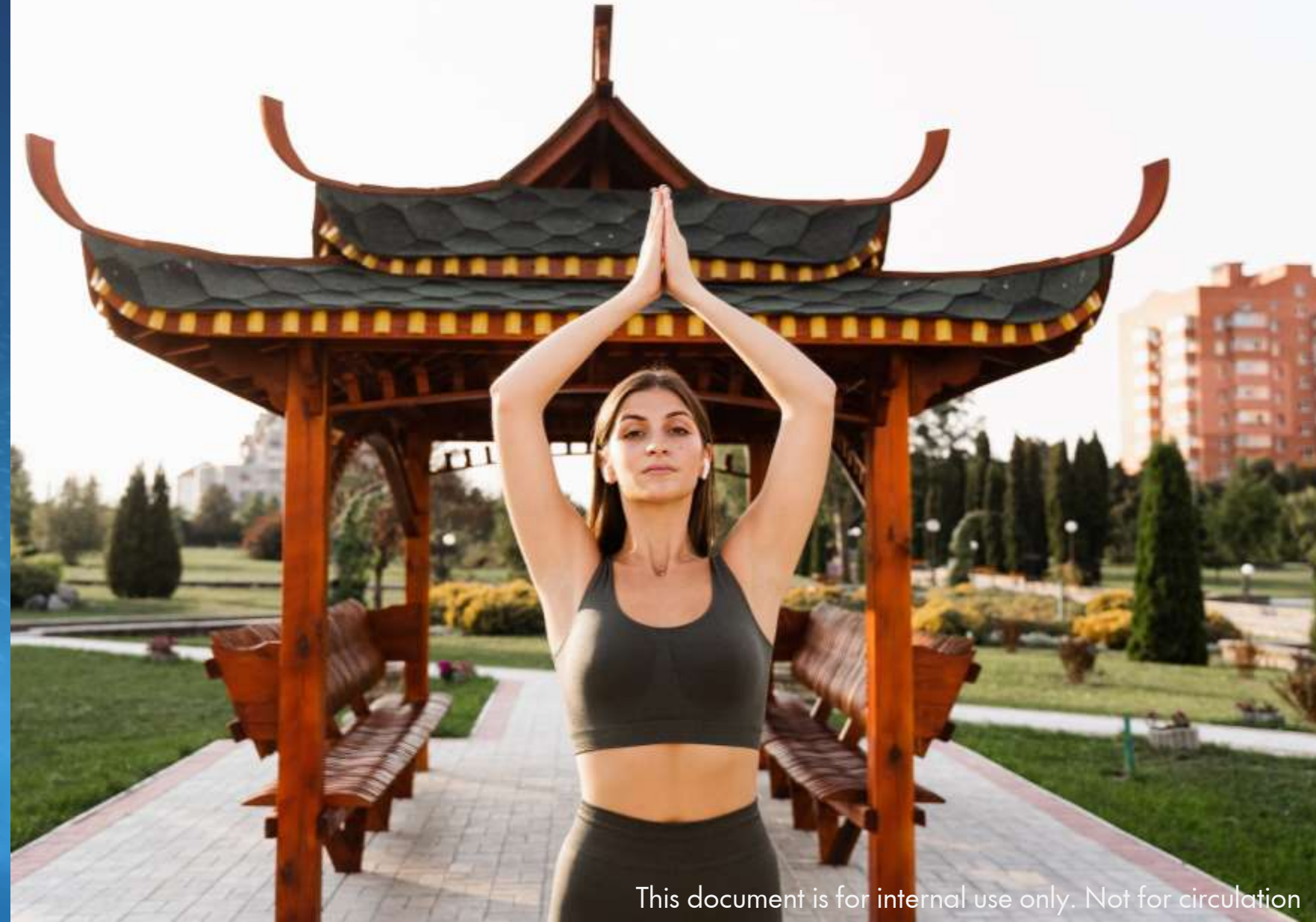


**CULINARY
INDULGEN
CE WITH
CONVENIE
NCE**

**CHEF ON
CALL**

**WELLNES
REDEFINED**

**MEDITATION
CABANAS**



This document is for internal use only. Not for circulation



**IN THE
LAP OF
NATURE**

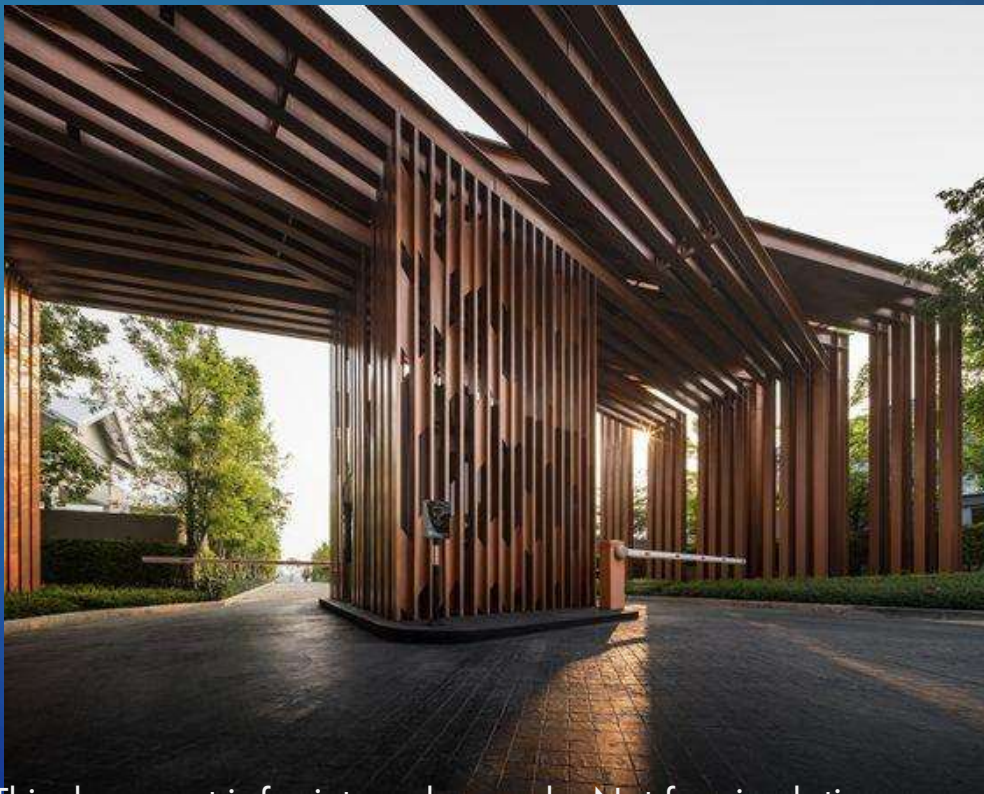
**FOREST
GARDENS**

**PERFORMANCES
UNLOCKED**

AMPHITHEATRE



This document is for internal use only. Not for circulation



**DESIGN IN
HARMONY
WITH
NATURE**

**PLAY OF
SUN AND
SHADE**

SMART HOMES POWERED BY SCHNEIDER



**THE SMART WAY TO
LIVE WHERE YOU
CAN CONTROL
ELECTRICAL
APPLIANCES FROM
YOUR MOBILE**

**Superior Product.
Luxurious Living.**

Site Location

SITE
LOCATION





VEGAS MALL
DWARKA

GOLF COURSE
DWARKA

IICC
DWARKA

DWARKA
SECTOR 21
METRO STATION

IGI
AIRPORT

AEROCITY

DHAULA
KUAN

VASANT
KUNJ

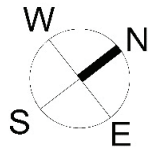
SELECT CITY
WALK

CYBER
CITY

SMART WORLD
Live. Work. Play.

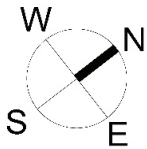
SMART WORLD
113
(Coming Soon)

DWARKA EXPRESSWAY



- Legend**
- 1. Entry/exit
 - 2. Signage wall
 - 3. Commercial/retail plaza
 - 4. Entry feature with security
 - 5. Block arrival
 - 6. Block core
 - 7. Club arrival
 - 8. Club (1347m²)
 - 9. Pathway/jogging track (3m)
 - 10. Function lawn
 - 11. Butterfly garden
 - 12. 50m free-form pool
 - 13. Kids pool with spouts
 - 14. Kids water play
 - 15. Interactive water play
 - 16. Kids play
 - 17. Senior pocket
 - 18. Giant chess
 - 19. Lawn (pet park)
 - 20. Skate rink
 - 21. Amphitheatre
 - 22. Cricket enclosure
 - 23. Half Basketball Court
 - 24. Foot reflexology
 - 25. Fitness corner
 - 26. Tennis court
 - 27. Lounge pocket

Site Plan



UNIT TYPOLOGIES LEGEND

- 2 BHK + Study
- 3 BHK + Study
- 3 BHK+ Study + Utility
- 4 BHK+ Study + Utility

Legend

- 1. Entry/exit
- 2. Signage wall
- 3. Commercial/retail plaza
- 4. Entry feature with security
- 5. Block arrival
- 6. Block core
- 7. Club arrival
- 8. Club
- 9. Pathway/jogging track (3m)
- 10. Function lawn
- 11. Butterfly garden
- 12. 50m free-form pool
- 13. Kids pool with spouts
- 14. Kids water play
- 15. Interactive water play
- 16. Kids play
- 17. Senior pocket
- 18. Giant chess
- 19. Skate rink
- 20. Amphitheatre
- 21. Cricket enclosures
- 22. Basketball court
- 23. Foot reflexology
- 24. Fitness corner
- 25. Pet park
- 26. Tennis court (on roof)
- 27. Lounge pocket

Site Plan







This document is for internal use only. Not for circulation







LOCATION DRONE SHOOT

[CLICK HERE TO VIEW THE VIDEO](#)

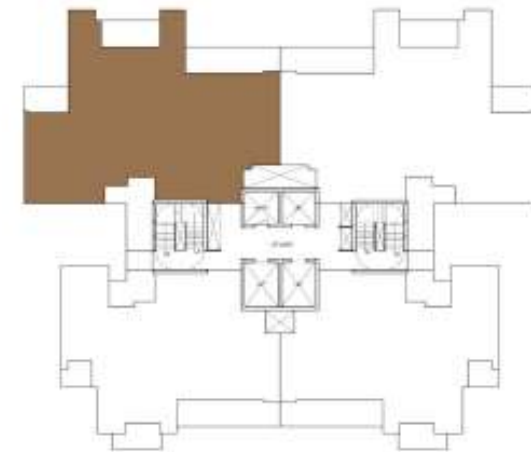
UNIT PLANS

SUPERIOR LAYOUTS + HIGH EFFICACY



UNIT TYPE – 4.5BHK + SERVANT

4.5 BEDROOMS + SERVANT ROOM + PRIVATE FOYER

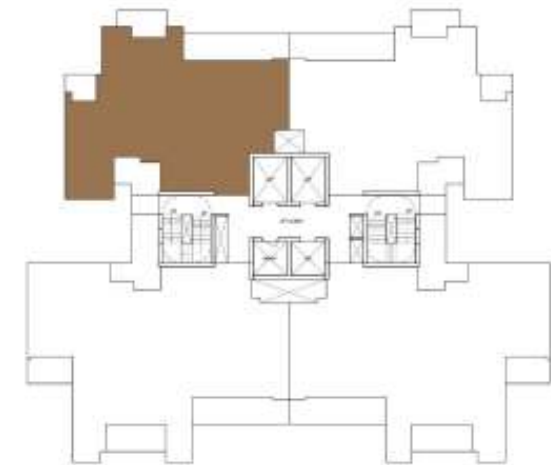


UNIT KEY PLAN



UNIT TYPE – 3.5BHK + SERVANT

3.5 BEDROOMS + SERVANT ROOM + PRIVATE FOYER

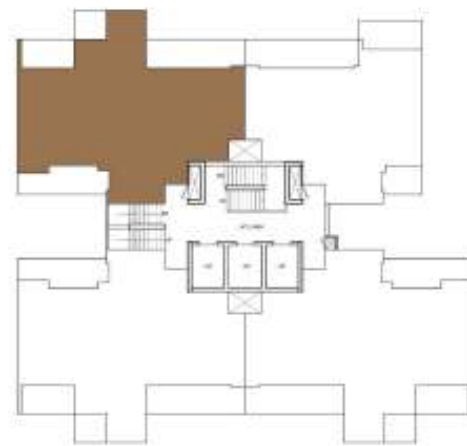


UNIT KEY PLAN



UNIT TYPE – 3.5BHK

3.5 BEDROOMS + PRIVATE FOYER

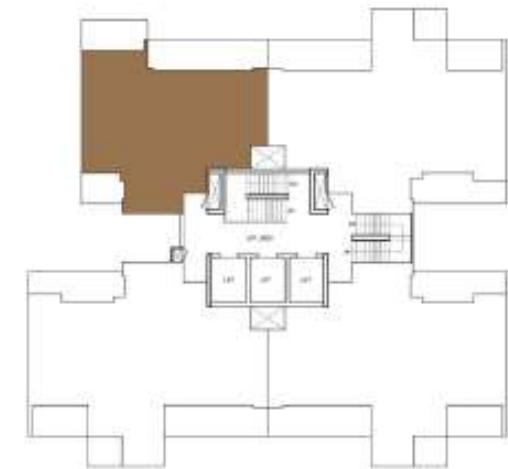


UNIT KEY PLAN



UNIT TYPE – 2.5 BHK

2.5 BEDROOMS + PRIVATE FOYER



UNIT KEY PLAN

**High End Specifications
+
Fully Loaded
Apartments.**

- **Complete White Goods Package for Early Buyers.**
- **High-End Home Automation – By Schneider.**
- **1.10 lacs Sq Ft Club Facilities. Social Club + Sports Club + Satellite Clubs.**
- **Resort Style Landscape with Lagoons**

Payment Plan Options

1) 30:30:40

2) CLP

Amenity Rich Lifestyle

- ✓ **Chef on Call for private dining**
- ✓ **Barbecue set up for private parties.**
- ✓ **Smartworks – 24x7 Serviced Offices.**
- ✓ **24x7 Gym for Gen-X**
- ✓ **App Based Security Monitoring**
- ✓ **Biometric Doors.**
- ✓ **Double Glazed Glass Windows for Noise and Heat insulation.**

THANK YOU