

NEELYOG

DREAMS TO REALITY

30+
years
reality brand

7,000
families getting
their dream home

'50,000+
smiling residents

2,500
tenants under
proposed development

Site Address: Neelyog Regent, Andheri-Ghatkopar Link Road, Next to Neelyog Veydaanta, Ghatkopar (W)



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NEELYOG
DREAMS TO REALITY



— NEELYOG —
REGENT
GHATKOPAR (W)

SIGNATURE BOUTIQUE OFFICES

Representative Image

THE NEW
HEADQUARTERS OF
**BUSINESSES, STARTUPS &
ENTERPRISES.**

Welcome to Mumbai's most integrated boutique business centre with state-of-the-art office spaces harmoniously blended with thoughtfully designed recreational areas and hang-out zones.



Landmark
Location



Plush
Offices



Steadfast
Investment



Unmatched
Amenities



Artist's Impression



GHATKOPAR WEST: MUMBAI'S RISING BUSINESS DESTINATION.

Central Mumbai is rapidly establishing itself as a prime commercial hub, with Ghatkopar West leading the pack.

The remarkable expansion of road networks, coupled with the efficient Mumbai Metro, has revolutionised the commute, offering a hassle-free transportation experience.

This transformation has sparked a remarkable upswing in business property values, offering a lucrative opportunity for astute business owners and entrepreneurs.



UNLOCK A WORLD OF ACCESSIBILITY WITH NEELYOG REGENT.

Convenient Connectivity

Metro Line 1	7 min
Ghatkopar Railway Station	10 min
International Airport	25 min

Prime Business Proximity

POWAI	17 min
BKC	20 min
SEEPZ	25 min

Effortless Commute

LBS Road	4 min
Eastern Express Highway	8 min
JVL Road	20 min

Banking at Your Doorstep

Kotak Mahindra Bank	6 min
State Bank of India	6 min
Canara Bank	25 min



Disclaimer: All points of interest are indicative.

Disclaimer: *Travel Distances as per Google Maps.

UNPARALLELED ELEGANCE MEETS UNSTOPPABLE GROWTH.

We understand that success is not solely defined by the work you accomplish but also by the environment in which you thrive.

Keeping that in mind, we have created a space that embodies sophistication and functionality.

INHALE. CONNECT. INNOVATE.



Indoor and
outdoor cafeteria



ARRIVE IN STYLE. EVERY TIME.



Grand entrance
double-height lobby



6 high-speed elevators



Comfortable seating areas





Representative Image

PRIME PRIVILEGES TO SATISFY YOUR PALATE.



Scalable office spaces



En suite washroom



Premium vitrified flooring



Representative Image



Representative Image

REVOLUTIONARY PARKING



Triple basement & tower car parking



EV charging stations



Representative Image

SHINING A LIGHT ON SUSTAINABILITY.



Rooftop solar panels



Advanced sewage treatment plants



WHEN WE FOCUS ON YOU, IT SHOWS.

In collaboration with **Top Facility Management services** we are here to ensure your business operates seamlessly.

We are here to listen attentively, collaborate closely, and adapt quickly to your evolving requirements.

FOCUS ON WHAT YOU DO BEST - AND LEAVE THE REST TO US.

- Front desk reception
- Air conditioned & Wi-Fi enabled lobby
- Outdoor cafeteria
- Coffee shop
- Multi-tier security
- Dedicated technical support
- Housekeeping & cleaning services

ESSENTIAL ASSETS TO ENHANCE **INVESTORS' NET WORTH.**

As a real estate investor, you often tend to overlook the greater return on investment provided by commercial assets when compared to residential properties.

Let us highlight the essential reasons why investing in office spaces, particularly those situated in central business districts, can be a wise decision for you.

Increased Rental Returns:

Three times higher returns ranging from 6% to 10%.

Greater Capital Appreciation:

Commercial space value has increased 1.5 times faster than comparable residential properties.

Limited Availability:

Scarcity of branded offices in the suburbs, resulting in high demand.

Relatively liquid asset:

With the offices falling in the sweet spot in terms of investment potential, they present a relatively liquid options.

Self-Sustaining Asset:

Attractive rental yields and capital appreciation, aligning with monthly EMI payments, making them self-paying assets.

Hassle-Free Ownership:

Experience hassle-free ownership as tenants bear maintenance, repairs and electricity expenses.



Representative Image

GOLDEN OPPORTUNITY **DOESN'T KNOCK TWICE.**

- A landmark destination in Ghatkopar West
- Boutique office spaces
- Assured returns
- International standard facilities
- Cutting-edge technology
- Environment-friendly



Representative Image