

NEW TOWN SQUARE

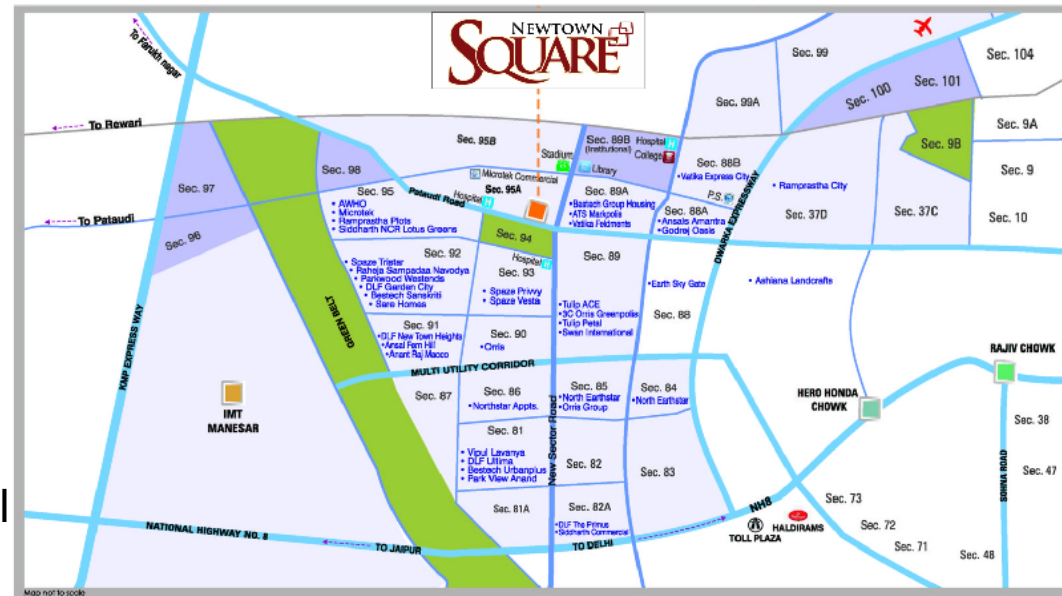
Sec-95A, Main Pataudi Road, Gurugram



A New World is Here

Location - Sector 95/A, Gurugram

- On main 135 mtr wide road
- Direct access from NH-8 & Dwarka expressway
- Surrounded by 5 townships projects each 100 acres plus from leading developers like DLF, Vatika etc.
- Densely populated residential area with more than 50,000 upscale apartments
- Fully developed sector roads & related infrastructure.



Details

- Built-up Area - 4,27,955 Sq. Ft.
- Saleable Area - 2,55,056 Sq. Ft.
- Retail Area - 1,55,121 Sq. Ft.
 (Hyper Market - Lower Ground Floor (LGF), Ground Floor, First Floor, Second Floor, Multiplex & Standalone Anchor)
- Hospitality Area - 99,935 Sq. Ft.
 (Third Floor (Banquet Area) & Fourth Floor to Eight Floor)

Current Site Pictures



Current Site Pictures



2018-7-20 16:56

Brands already Signed @ New Town



Brands Under Negotiation

pantaløons 



CHUNMUN
clothes n' more



Project USPs

- **Best Retail Mix**
- Food court
- Flea Market
- Hyper Market
- Double Height shops
- Dedicated Kids Play Area
- Swimming Pool Area
- Luxury Gym & Spa
- ATM's
- Fine Dine Restaurants
- Banquet Hall (800-1000 persons)

CATCHMENT

Primary Catchment area of 4 Kms

- 1 Population App.
227332
- 2 Travel Time of 4-8
mins 60 wide sector
roads with green belt
- 3 High Density
Residential SEC A1,
A2, B1, B2
Sectors 85, 86, 88,
88A, 88B, 89, 89B, 90,
91, 92, 93, 95 & 95A

S e c o n d a r y catchment area of 6 Kms

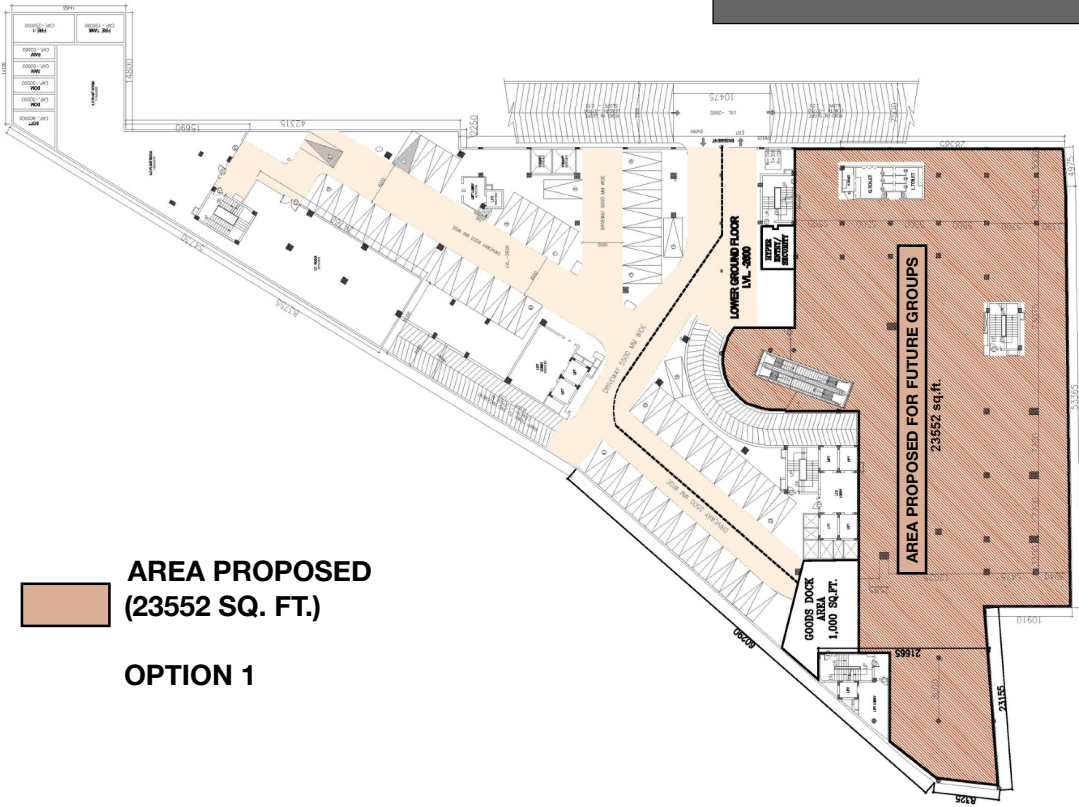
- 1 Population Approx.
646458.
- 2 Travel time of 8-15
mins 60-120 mts
wide sector roads
with green belt.
- 3 High Density
Residential SEC A1,
A2, B1, B2
Sectors 81, 82, 82A,
83, 84, 37D.

T e r t i a r y catchment area of 10 Kms

- 1 Travel time of
10-20 mins
60-120 mts wide
sector roads
with green belt.
- 2 High Density
Residential SEC
A1, A2, B1, B2

Floor Plans

FLOOR PLANS



**LOWER
GROUND
FLOOR**

Floor Plans

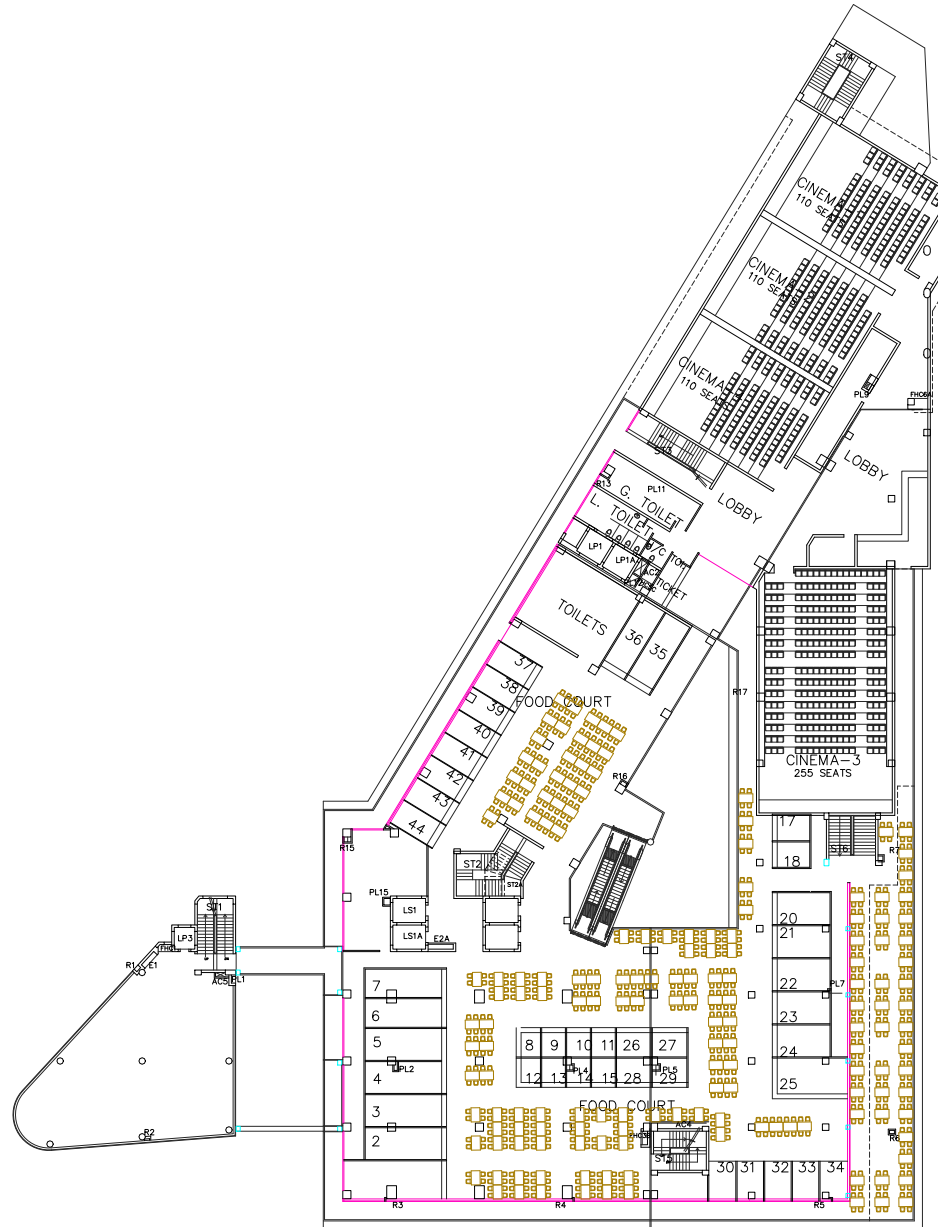
NEWTOWN
SQUARE
TOWNWALK & TOWNSUITES



Note: Layouts & areas are only indicative and subject to change as per final design.

Ground Floor Plan

Floor Plans



SECOND FLOOR PLAN
05-03-2015

Location USPs

- HDFC / ICICI / CANARA / PNB / Indian Bank sharing neighbourhood.
- On the national highway connecting to the wealthy Pataudi and Farrukhnagar areas.
- Next To the largest industrial belt in North India - IMT Manesar.
- Next to the warehousing hub with Flipkart, Adani, Jabong and many international brands.
- 3 major hospital sites nearby which could increase influx of medical tourists.
- Close to Dwarka Expressway and 14kms from the International Airport.
- On the way to Sultanpur Bird Sanctuary.
- 1.5 Km from Dwarka Expressway & Approx. 5 Km from upcoming KMP Expressway (Kundli Manesar Palwal Expressway)
- 1.5 Km from multi-utility corridor & planned Metro Line.
- 5 Km from NH-8.

Opportunities

- First movers advantage.
- No or low supply of quality retail outlets in the primary & secondary catchment.
- Leading banks HDFC / ICICI / CANARA / PNB / Indian banks having branches next to the mall.
- Next to IOCL pump with major local footfall for refueling.
- People in the primary catchment aware of our mall coming up.
- Many group housings to be delivered in the coming years in the vicinity.
- An international stadium being planned by the govt. in the vicinity-primary catchment.
- First upcoming International Hotel chain in this vicinity.

Thank You...