

COMING SOON



GURGAON'S FIRST NEIGHBOURHOOD



SECTOR 60 GOLF COURSE EXTENSION

Wouldn't you rather choose to be out with friends on a Saturday than be alone wistfully looking at the busy streets?

Wouldn't it be great if your child had more friends next door than the toys in the room?

Wouldn't a cup of coffee be more fun with friends than just staring at your cellphone?

Wouldn't you rather stay at Gurgaon's First Neighbourhood?

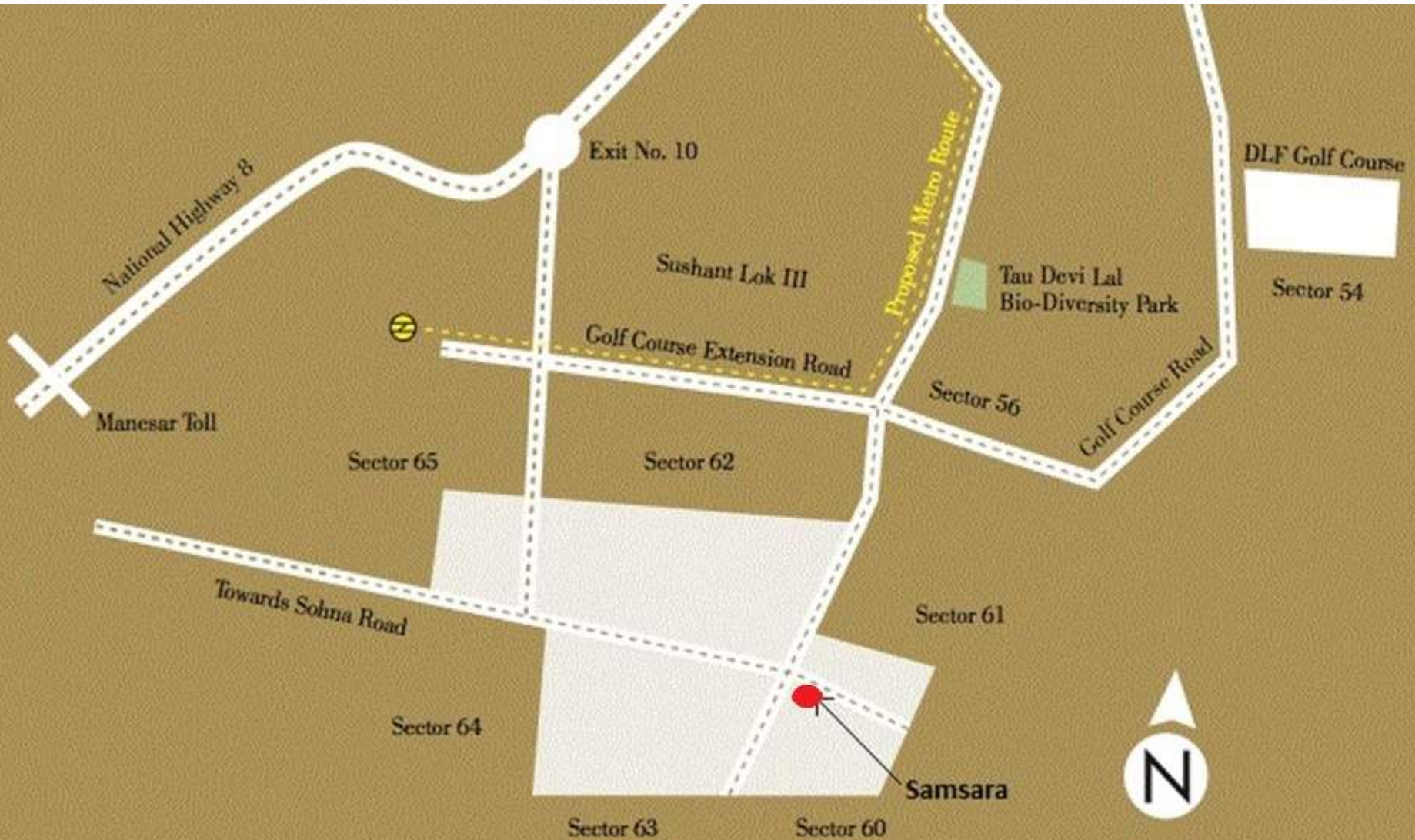
Welcome to Gurgaon's First Neighbourhood

- Located in sector 60 on the prime Golf Course Extension
- **Exclusive Villa Floors** in 18 acres (Low density living)
- Low rise development
- Strategic location, Fast developing into a bustling neighborhood with many projects close to completion
- All social amenities in close vicinity and already operational
- Well connected to Golf Course road, Sohna road & NH8
- In closed vicinity of under construction rapid metro rail
- Get to *Choose Your Neighbour...* call us to know more

A Good Life awaits you...

- Modern design with best of amenities & specification
- Strategic and well connected location
- Housed in an already inhabited and posh neighborhood, with all the major social amenities at a walking distance
- Designed by a renowned International architect
- Next to upcoming high street retail hub – **The Inspire**, and the luxurious club – **The Belvedere**
- Like minded community – you can even choose your neighbour
- Comes with the **Adani Realty promise** of timely delivery(Adani Group)

Location Map



Exclusive Villa Floors

You can look forward to this...



Note: The plans are currently under approval and are only indicative at this time.

Exclusive Villa Floors

- Enjoy an exclusive lifestyle akin to a Villa with the privacy of an Independent Floor, a private basement and an exclusive terrace area.
- Choice of 3 & 4 BHK Villa Floors with lift.
- Dedicated Car Parking
- One of the low density Villa floors with only 222 units in 18 Acres.

Independent House Vs Villa Floors

Independent House

- Security concern
- Higher Cost of Buying
- Higher Cost of Maintenance & more personal engagement
- Lack of social amenities

Samsara - Villa Floors

- Gated community with 3 tier security
- Cost effective Villa floors with personal basement & terrace
- Low cost of maintenance & hassle free living
- Enjoy Social amenities next door like Club, Pool, Spa ,Sauna, Gym. Outdoor & Indoor Activities

Apartment Vs Villa Floors

Apartment

- High rise with High Density – usually 700+ apartment in 18 Acres
- Higher usage of common facilities Ex: lift, club, pool, etc. due to higher density.
- Limited exposure to sunlight & fresh air.
- High risk prone during earthquakes/tremors
- No access to terrace with limited space (No storage space)

Samsara - Villa Floors

- Low rise with low density – Only 222 units in 18 Acres
- Enjoy amenities at your wish (Social club next door)
- Exclusivity of 1 lift for 3 families
- More space for family with personalized basement & terrace
- Health matters – Enjoy fresh air, sunlight & greens with better ventilation
- Lower risk during tremors
- Your very own personal terrace & personal basement

With one of Gurgaon's Largest Social Club
right next door..



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And high street retail and office complex
a few steps away...



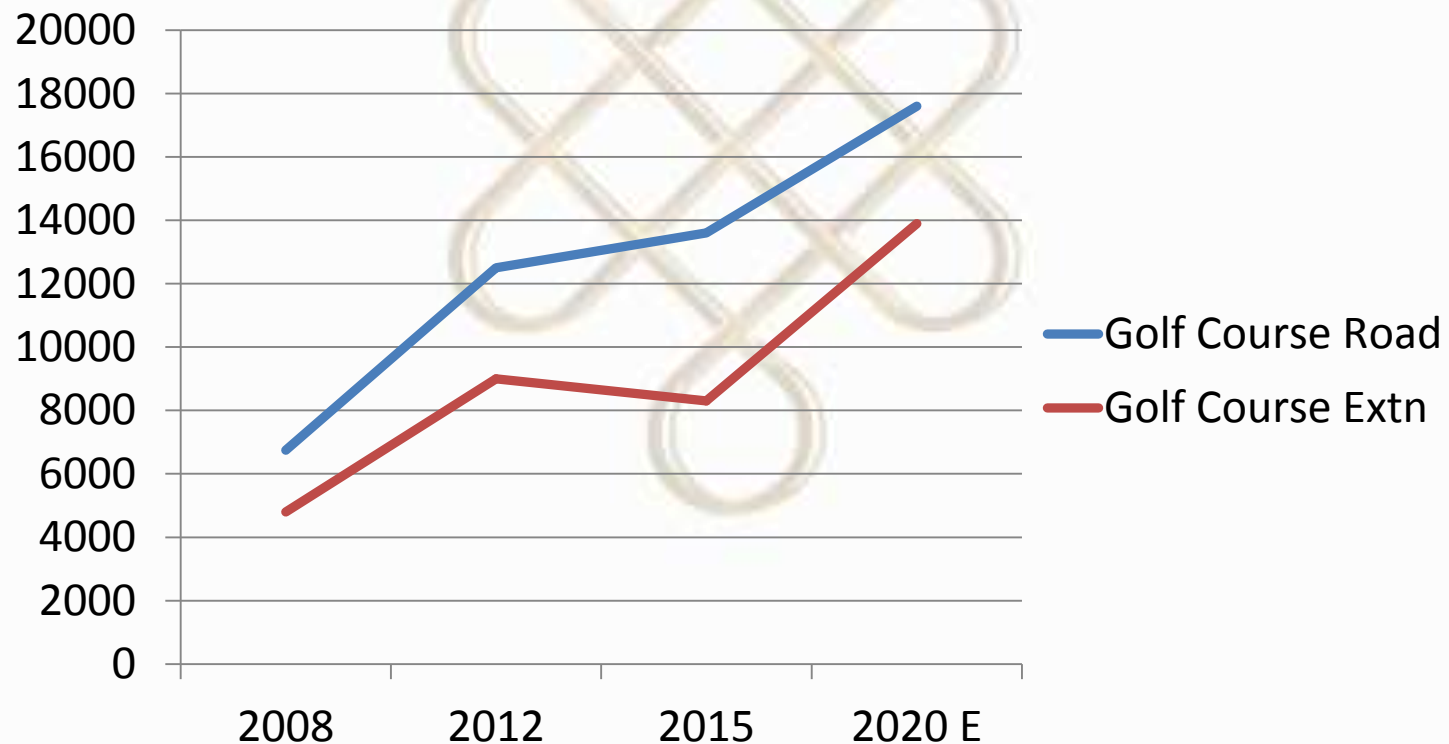
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A Good Opportunity beckons...



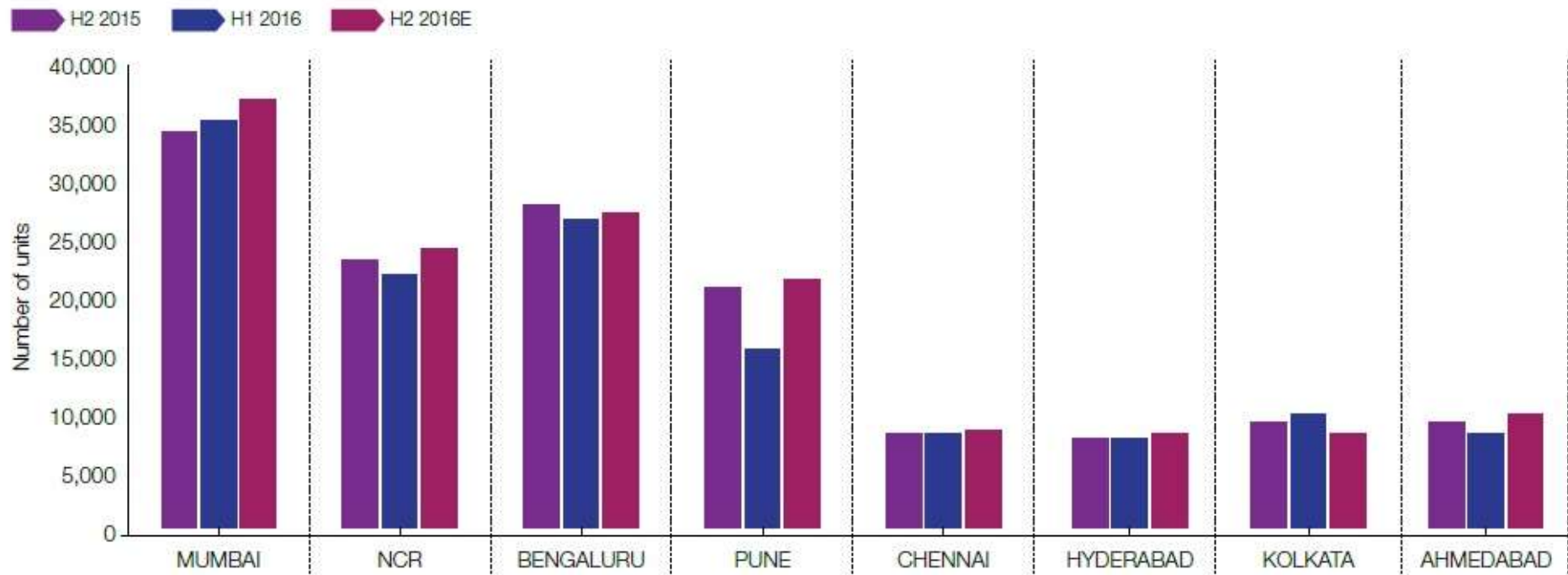
Golf Course Extn – a Premium Address

Over the last 8 years, the golf course extension road has transformed into not only great place to stay but also offers a good investment opportunity....



Steady Sales Trend in Residential Sales over last year in Top 8 Cities in India

FIGURE 4
HALF-YEARLY SALES (TOP EIGHT CITIES)



Source: Knight Frank Research

About Adani Realty...

- Youngest arm of the Adani Group
- Developing close to 69 million sq. ft. of real estate space including residential, commercial and social club projects
- Till date delivered 6 million sqft & additional 2 million is planned to be delivered by mid 2017.
- Our footprint - Ahmedabad, Mumbai, Gurgaon, Kochi & Mundra.
- Won awards for Best Residential Project in the Luxury category (Water Lily) and in the Affordable Housing category (Aangan) at the CNBC Awaaz Real Estate Awards, 2015, for Ahmedabad city.
- Adani Realty aims to achieve turnover of INR 20,000 Cr in next 5 yrs
- The Belvedere Golf and Country Club was named the Best New 9 Hole Golf Course at the India Golf Expo, 2016.

We like to keep our Promises....

Oyster Grande, Sector 102, Dwarka Expressway, Gurgaon

Oyster Grande is a premium residential project on Dwarka Expressway having 3 & 4 BHK apartments.

With Possession slated for mid 2017, we are on schedule to meet our commitment of timely possession.....



Shantigram - Ahmedabad

Shantigram is Gujarat's largest integrated township consisting of clusters of themed apartments, penthouses and luxurious villas.

Spread over 600+ acres including 80% open space and around 50,000 trees to be planted, Shantigram has a development potential of 40 million square feet. 1400 homes or about 6 million sq ft has already been delivered

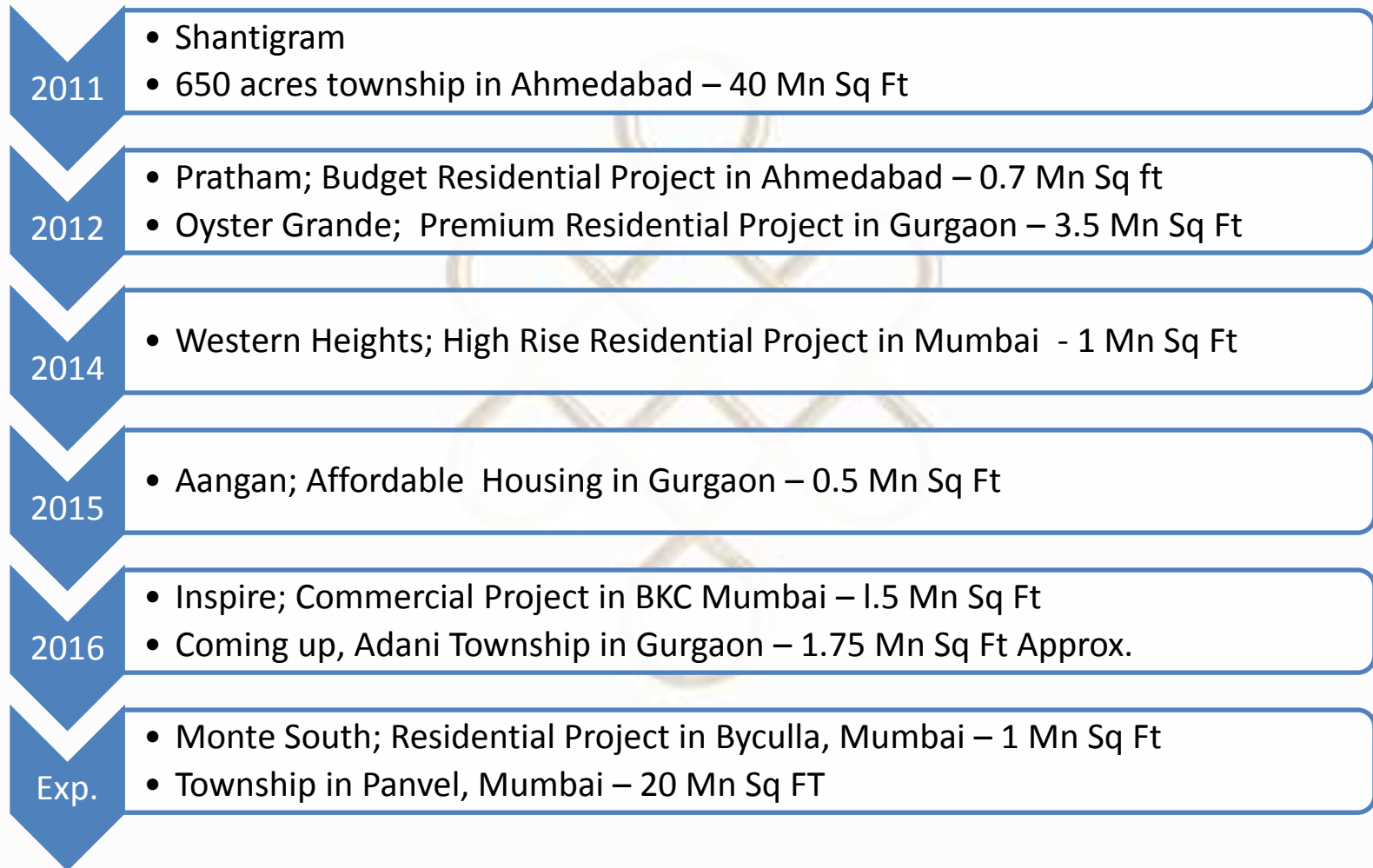
The township also includes an award winning nine-hole golf course, a golf promenade, a cricket field, one of India's largest Musical Aqua Shows, a 7-acre lake, and India's largest private social club – The Belvedere Golf & Country Club.



Adani Realty - Project's Skyline...



Adani Realty, Spreading its Wings



Managing Nearly 70 Million square feet of real estate

Awards – when excellence is pursued, it shows

Our projects have won awards for the Best Residential Project in the Luxury Category (Water Lily), and in the Affordable Housing Category (Aangan) at the CNBC Awaaz Real Estate Awards, 2015, for Ahmedabad city. Growing from strength to strength, Western Heights won the 'Premium Project of the Year Award' at the Accomodation Times 2nd International Real Estate Annual Award, 2015. And to top it off, the Belvedere Golf and Country Club was named the Best Nine hole Golf Course at the India Golf Expo, 2016. Western Height achieved yet another milestone by winning the prestigious title of 'Residential Property of the year - MMR' at the Navbharat Realty Business Achievements Awards 2016. The latest feather in our cap is the recently won 'Real Estate Developer Award in NCR Region' at the Indian Luxury Real Estate Awards 2016 presented by ALREN (Asian Luxury Real Estate Network). With so many accolades under our wing, our commitment to craft award winning projects is stronger than ever.



About Adani Group...

Adani Group, one of India's largest business houses, is a \$ 10 billion (2015), 10,400 employees, diversified conglomerate with interest in ports, real estate, special economic zone, power generation, oil & gas exploration & distribution, edible oil, coal mining & trading. Our business help people work, shop, cook, read and go about improving their daily lives

Key Highlights	Core Business Verticals	Listed Companies			
			2015	2020 (Estimated)	
Revenue : \$10 billion FY2015	Resources	Adani Enterprises Ltd	Coal Trading	58 MMT	200 MMT
Presence: 50 countries, 70 locations	Logistics	Adani Ports & Special Economic Zone Ltd.	Port Cargo Handled	144 MMT	200 MMT
Human Capital: 10,400	Energy	Adani Power Ltd.	Power Generation Capacity	10,480 MW	20,000 MW
		Adani Transmission Ltd.	Power Transmission Capacity	5051 C.Kms	15,000 C.Kms

Adani's 'Mundra' port is the Largest Port in India

Largest Mine Developer & Operator in India

Owns the world's largest Coal fired Private Power Plant.

Largest Coal Importer in India

Double digit growth rates for Revenue, Profits & Assets in last 5 Yrs.

Owns household brands like FORTUNE & FARM-PIK



About Brahma Group

Brahma is an FDI-funded asset management group that focuses on the Indian Real Estate sector. It is committed to undertaking investments towards the development of India's changing urban landscape. The group brings an international management mindset to projects, incorporating state of the art design with stringent quality management and a focus on time-bound deliverables. Brahma is committed to bringing the next generation of real estate projects to India. Brahma is headquartered in New York, USA with affiliate office in Gurgaon.



Thank you!