



Our Expertise. Your Joy.

# TRANSFORMING SKYLINES





# CREATING A MARK ON GURUGRAM'S REALTY

**2 Cr. Sq. Ft.**  
of Projects Delivered

**4 Cr. Sq. Ft.**  
of Area Under Development

**2400 Acres**  
of Prime Land Bank

**Over 70,000 Cr.**  
Estimated Revenue Potential



The background is a dark, textured surface with various geometric elements. A large, faint map pin icon is centered behind the text. To the right, there are sharp, angular shapes in a lighter shade, some with a dotted pattern. A thin, horizontal line with a small circular dot is positioned above the text. The overall aesthetic is modern and architectural.

CHANGED THE SKYLINE OF GURUGRAM  
BY UNIQUE ICONIC PROJECTS





**ZONE 3-  
NEW GURUGRAM**  
**1- RESIDENTIAL**  
**1-COMMERCIAL**

**ZONE 2-SPR**  
**1- RESIDENTIAL**  
**5- COMMERCIAL**

**ZONE 1-GCRE**  
**18 – RESIDENTIAL**  
**9 - COMMERCIAL**

**ZONE 4-  
DWARKA EXPRESSWAY**  
**2-RESIDENTIAL**  
**2-COMMERCIAL**

REMARKAR**BKE**  
  
HISTORY  
  
OF  
  
TRANSFORMING  
  
GURUGRAM

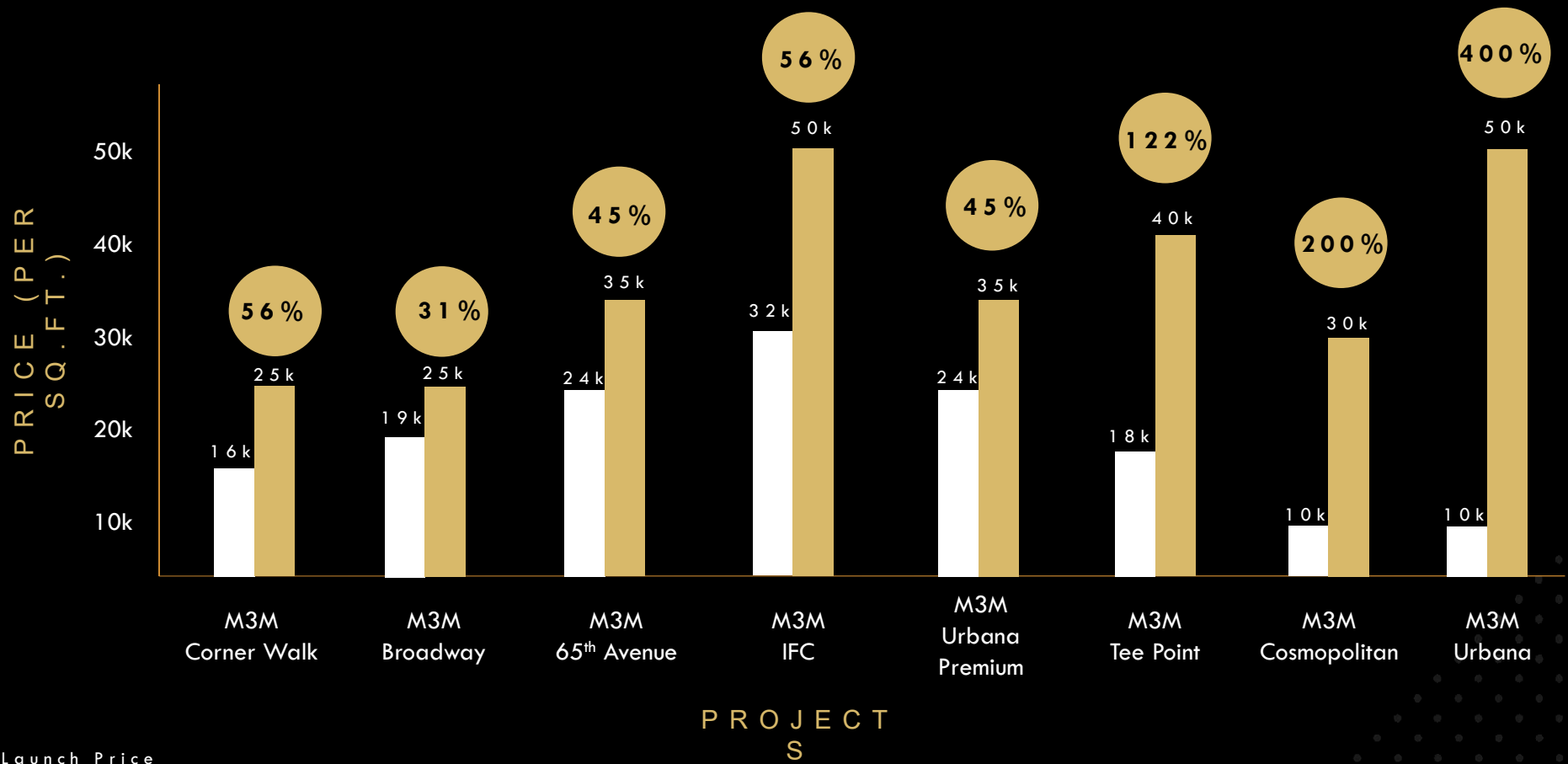


A woman with long dark hair and large sunglasses is walking towards the camera on a city street. She is wearing a dark, sleeveless dress and carrying several shopping bags. The background is a blurred city street with buildings and other pedestrians. The image is dark and has a high-contrast, artistic feel. There are decorative elements: a horizontal line with a dot in the center, and a large, stylized, glowing orange geometric shape on the right side.

# REVOLUTIONIZED THE ENTIRE SPECTRUM OF HIGH-STREET RETAIL

FROM SIZE, POSITION, SCALE, COMPOSITION AND UNIQUENESS









# UNPARALLELED VALUE TO OUR STAKEHOLDERS

BY CREATING THEME BASED DEVELOPMENTS  
ACROSS GURUGRAM





DISRUPTED THE MARKET WITH A NEW FORMAT

# SHOP CUM OFFICES

THAT ADDED A NEW FLAVOR FOR THE INVESTORS



# A PROVEN SUCCESS OVER THE YEARS

80-150%

Of Capital Appreciation in  
the SCOs of Sector 29, 14  
and 15 of Gurugram

350%

Of Capital Appreciation in  
small size themed SCOs

450%

Of Capital Appreciation in  
large size themed SCOs

SOURCE:

<https://timesofindia.indiatimes.com/spotlight/whats-hot-in-gurugram-commercial-real-estate-shop-cum-offices/articleshow/85891228.cms>

<https://economictimes.indiatimes.com/industry/services/property/-cstruction/real-estate-developers-pushing-shop-cum-office-plots-as-another-stream-for-monetisation/articleshow/87506724.cms?from=mdr>





THE NEXT GROWTH OPPORTUNITY  
ZONE IN GURUGRAM

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# NORTHERN PERIPHERAL ROAD



WE LAUNCHED 2  
SUCCESSFULL  
PROJECTS ON NPR

M&M  
84 MARKET

OPTIMUM TICKET SIZE

M&M  
113 MARKET

M&M  
113  
MARKET

PREMIUM  
LOCATION



NOW INTRODUCING THE  
THE BEST OF BOTH WORLDS



PREMIUM  
LOCATION

&



OPTIMIZED  
TICKET SIZE

FIRST PROJECT FROM DELHI



PRESENTING

**M3M**

**114**

**MARKET**

SHOP CUM OFFICES



REPRESENTATIVE IMAGE

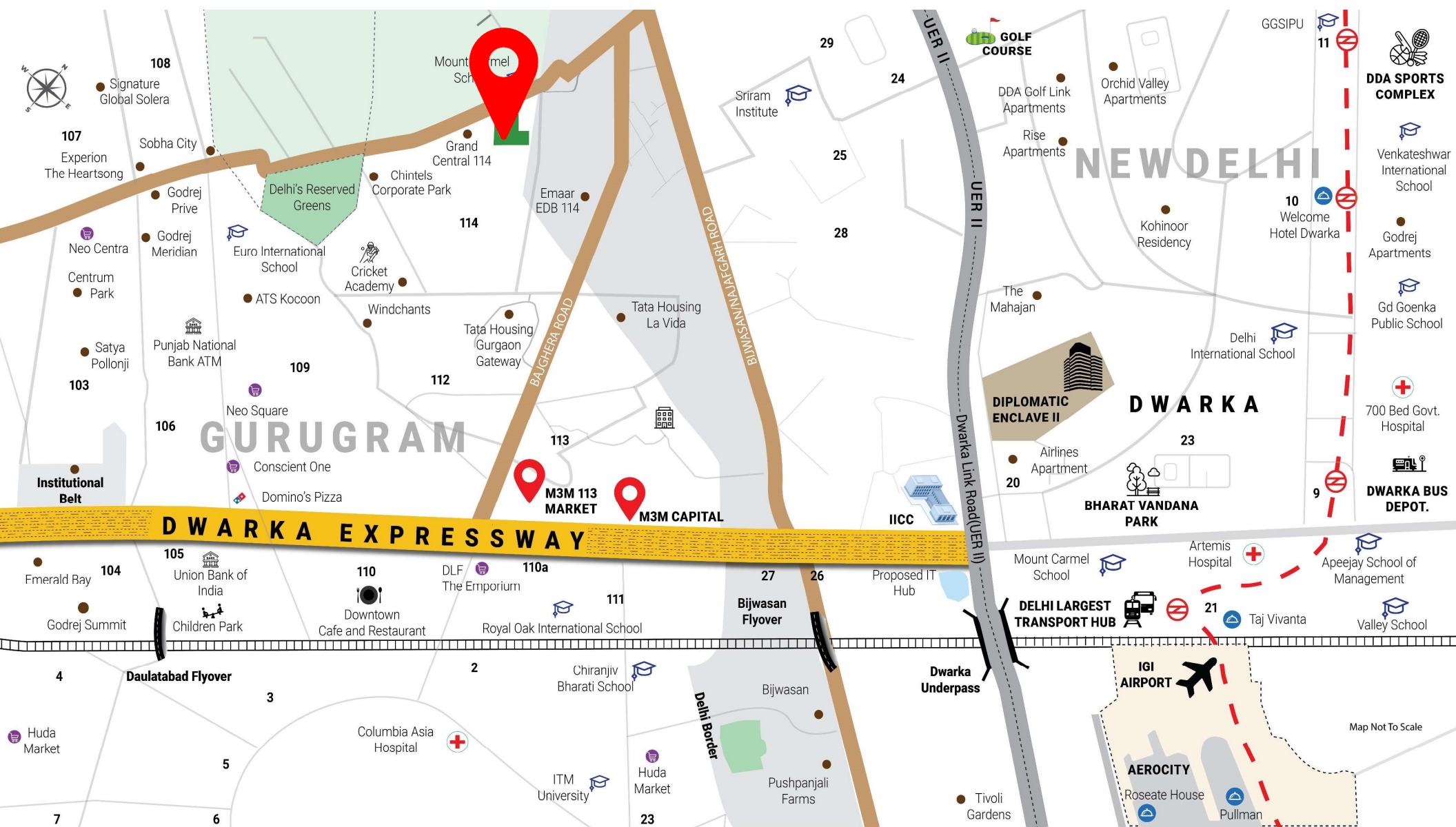


The background is a dark, textured surface. It features several geometric elements: a large, faint, light-colored circle in the center; a series of small, light-colored dots arranged in a grid pattern on the right side; and a series of light-colored lines forming a geometric pattern on the left side. A hand holding a smartphone is visible in the lower right corner, with the phone's screen showing a map. The text is centered in the middle of the image.

# FASTEST DEVELOPING LOCATION

SURROUNDED BY LANDMARKS WHICH WILL  
DEFINE FUTURE DEVELOPMENTS









# FIRST PROJECT FROM DELHI

0 KMS FROM DELHI



CATCHMENT OF  
**1.25+ LAKH PEOPLE**



**15+**

**International  
Schools**

**7+**

**Multi-speciality  
Hospitals**

**5+**

**Five Star  
Hotels**



# RISING AT THE CENTER OF LANDMARKS

**3** Mins

**IICC: Asia's Largest  
Convention & Exhibition  
Centre**



**5** Mins

**Diplomatic Enclave II**



**5** Mins

**Bharat Vandana Park-  
India's Largest  
Theme Park**



**5** Mins

**Delhi's Largest  
Transportation Hub**







DISCOVER A UNIQUE FORMAT  
AMIDST AN UPCOMING CATCHMENT  
OF  
**15,000+** PEOPLE





ONE OF IT'S KIND  
UNIQUE SCO PLOTS



100%

Land  
Ownership

100%

Area  
Efficiency





# PLANNED AS A PEDESTRIAN PARADISE





# WELL DEFINED ENTRY & EXIT TO THE PROJECT







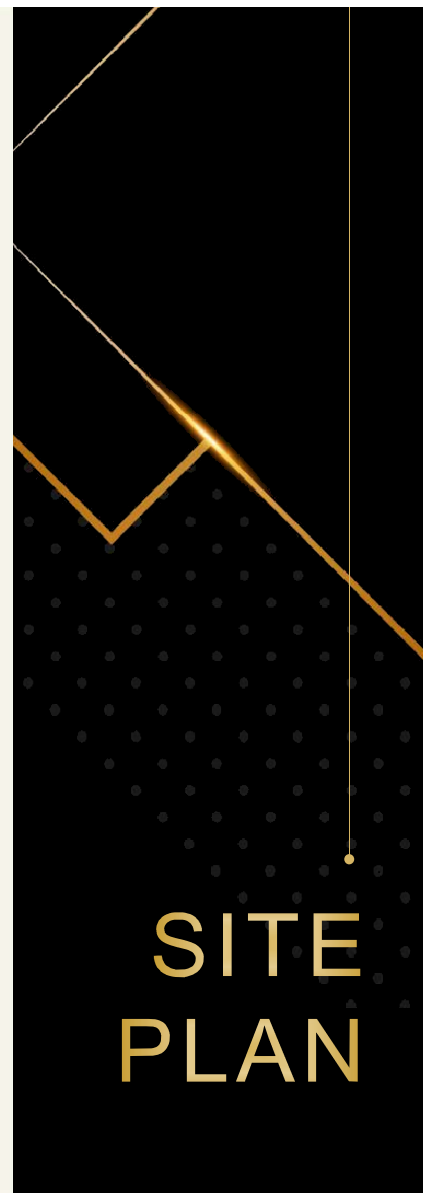
**DRIVE THROUGH  
BOULEVARDS**



# AMPLE SURFACE PARKING









# PRICE

PRICE	Pay 20%	Avail 20% Discount	NET EFFECTIVE PRICE
4,25,000/ SQ. YD.	85,000/ SQ.YD.	85,000/ SQ.YD.	3.40 LAKH/ SQ.YD. *

**\*PAYMENT PLAN 20:80**

\*Other charges (PLC/ EDC/IDC) as applicable



# PRICE

<b>M3M 114</b> <b>EFFECTIVE PRICE</b> CURRENT IN THE MICRO-MARKET	<b>M3M 114</b> <b>EFFECTIVE PRICE</b> AFTER 2 YEARS*
₹4,25,000/SQ. YD.	₹550,000/SQ.YD.

AFTER COMPLETION OF DWARKA EXPRESSWAY\*





**THANK  
YOU**

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