



NEW RACE COURSE™

BUSINESS PARK



ATTRACT AFFLUENCE



BUSINESS SPACES BEYOND BEST-IN-CLASS

For business magnates who seek world-class perfection, and absolutely nothing less.



ATTRACT
PROSPERITY



ATTRACT INFLUENCE



NEW RACE COURSE
BUSINESS PARK

BLACK FRIDAY
URBANE

STYLZE

THREADS

Exotique

Bookworm

LACEYS

Kidsy

BABY SHOP

BOYFRIEND

Vestrum

MEN'S BOUTIQUE

SHION

SHION

SHION







ATTRACT FORTUNE



ATTRACT ACCLAIM

Appreciation, admiration, and applause - all come to those who set new benchmarks and rewrite their very destiny in the process. And at the New Race Course Business Park, the plethora of features that we offer in order to complement your ever-evolving business needs thoroughly ensures that you have your acclaims, and expand them too!





ENTRANCE LOBBY



CAFETERIA

Artistic Impression



OFFICE 603

1

2

3

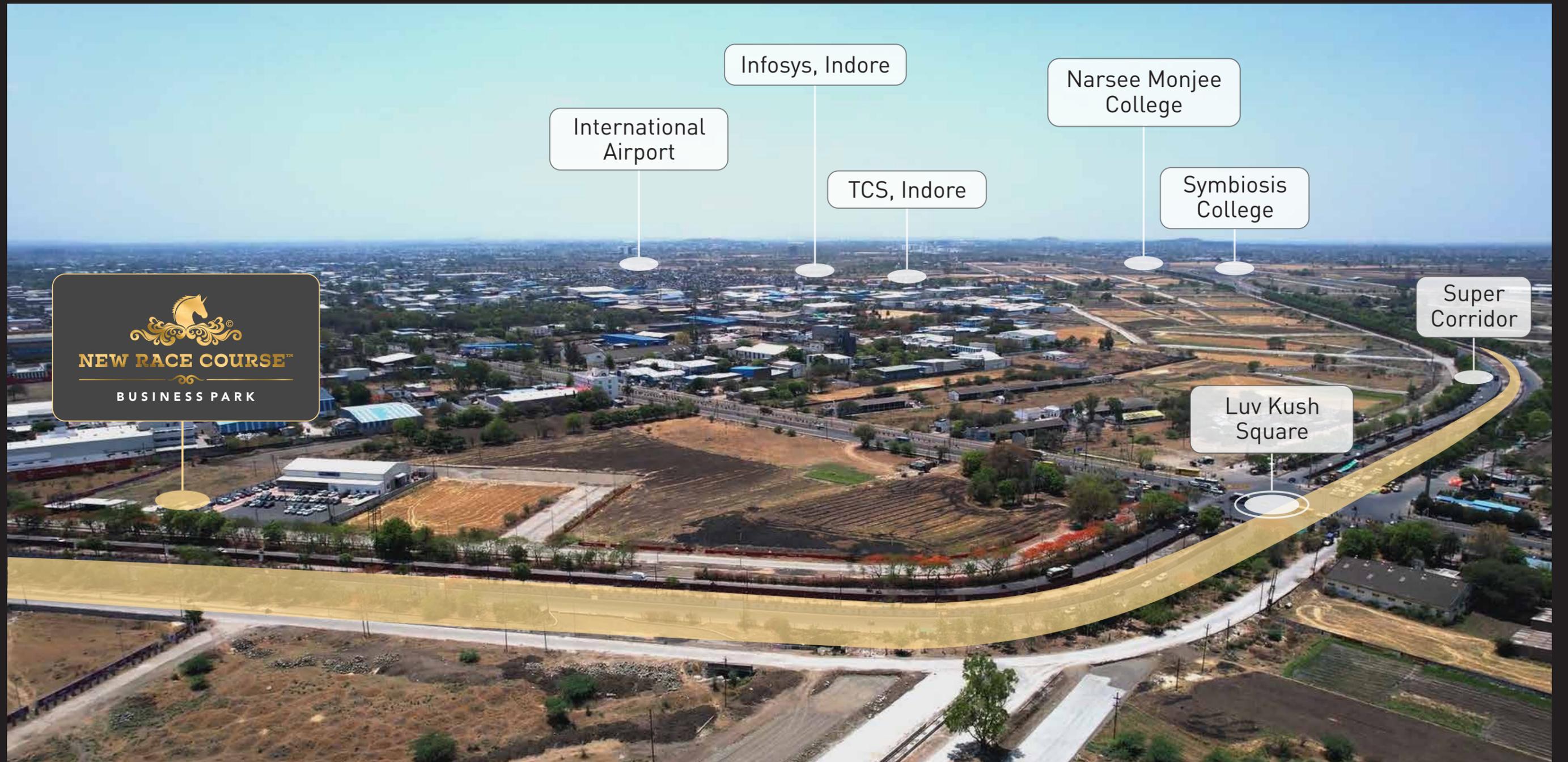
LIFT LOBBY

Artistic Impression



KEY DISTANCES

LUV KUSH SQUARE	0.5 KM
ISBT	2.8 KM
TATA CONSULTANCY SERVICES	5.1 KM
VIJAYNAGAR	6.4 KM
SVKM's NMIMS	8.5 KM
SYMBIOSIS UNIVERSITY	8.6 KM
INDORE INTERNATIONAL AIRPORT	10.3 KM



International Airport

Infosys, Indore

TCS, Indore

Narsee Monjee College

Symbiosis College

Super Corridor

Luv Kush Square


NEW RACE COURSE™
BUSINESS PARK



Actual Drone Images

EXCLUSIVE FEATURES FOR EXPANDING BUSINESSES

MAJESTIC OFFICE ENTRANCES

A grand, dedicated entrance gives one and all a truly regal welcome into their respective offices, leading them all into a stately lobby that embodies timeless style and aesthetics, endlessly.

EXCLUSIVE-ACCESS ELEVATORS

Top-of-the-line security measures within the complex include access-controlled elevators that guarantee a secure and reliable access to the entrance lobby to patrons and visitors alike.



INTERACTIVE ATRIUM DESIGN

A captivating atrium with an interactive office design assists effortless interactions between various people within the complex, enabling them in meeting and greeting one another with ease, as well as creating a spacious, vibrant area for one and all to thrive and prosper in.



DESIGNATED PARKING AREAS

All offices within the complex come with dedicated parking spaces of their own that are ample, abundant, and adequately spacious to boot.



ECO-SENSITIVE AMENITIES FOR ENLIVENING EXPERIENCES



OPTIMISED NATURAL LIGHTING

As light flows in through our centralised atrium, its flow is optimally redirected through the various contours and crevices within the complex, ensuring that every single office within the project gets abundant natural light and radiance, at all times throughout the day no less.



ORGANIC AIR VENTILATION

Every space within the complex is seamlessly ventilated through a unique system that enables natural cross ventilation between all areas, to keep the atmosphere refreshing and rejuvenating at all times in all spaces.



DESIGNATED GREEN SPACES

Discover a deep and enriching connection to mother nature all throughout the complex, all thanks to dedicated green spaces in all offices and common areas, along with green balconies and an ample presence of indoor plants and shrubs wherever you look.



ENERGY-OPTIMIZED THERMOREGULATION

IGBC certified and scientifically-calibrated mechanisms help dissipate heat with tremendous ease - in cohesion with a UV Infiltration Reducing Glass that drastically brings down internally generated heat - for effective and efficient climate control without end.



SUSTAINABLE RESOURCE MANAGEMENT

With all of the common areas within the complex powered by dedicated solar panels, eco-friendly waste segregation practices for effective and efficient waste management, along with rainwater harvesting technology and water conserving fixtures designed to save and store water for all purposes, the architecture allows for a reduced carbon footprint and minimized wastage, effortlessly.

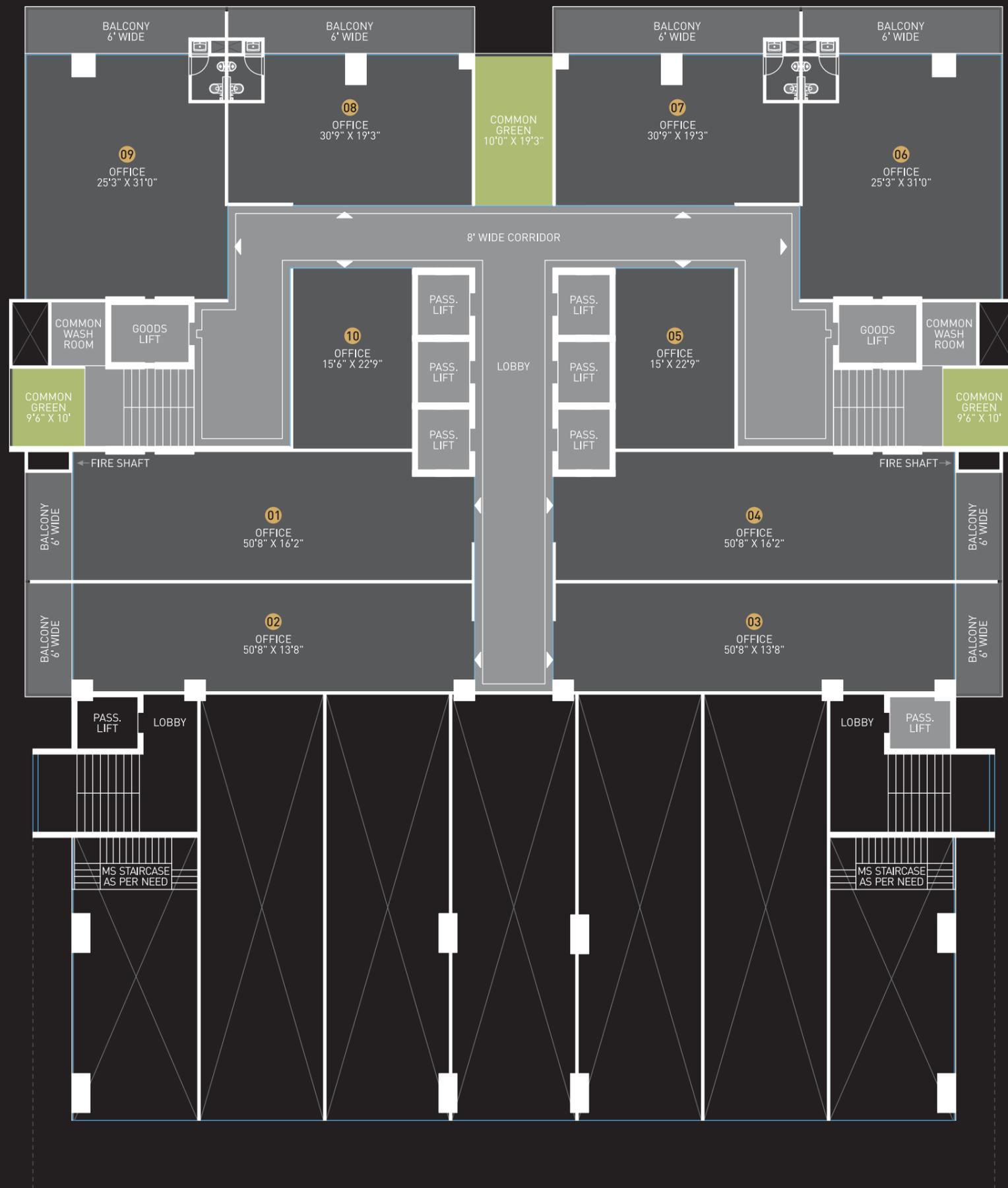
GROUND FLOOR



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-52.5%)	REMARK
1-G+1	554.68	-	577.17	880.18	LOWER
	973.24	-	987.98	1506.67	UPPER
2	938.27	-	964.85	1471.40	
3	938.27	-	960.76	1465.16	
4	942.04	-	964.74	1471.23	
5	938.27	-	960.76	1465.16	
6	938.27	-	964.85	1471.40	
7-G+1	554.68	-	577.17	880.18	LOWER
	973.24	-	987.98	1506.67	UPPER
8	1494.13	-	1537.07	2344.03	
9	1341.77	-	1363.51	2079.35	
10	1341.77	-	1363.51	2079.35	
11	1494.13	-	1537.07	2344.03	
	13422.78	0.00	13747.41	20964.79	



MEZZANINE FLOOR



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	801.08	80.27	905.78	1336.02
2	696.17	84.47	804.85	1187.15
3	696.17	84.47	804.85	1187.15
4	801.08	80.27	905.78	1336.02
5	343.78	-	361.54	533.27
6	786.56	149.03	948.39	1398.87
7	590.19	184.00	785.48	1158.58
8	590.19	184.00	785.48	1158.58
9	786.56	149.03	948.39	1398.87
10	344.10	-	361.54	533.27
	6435.88	995.52	7612.05	11227.78



FIRST FLOOR



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA	REMARK
1	852.73	-	872.64	1330.77	SBA (SQ.FT.-52.5%)
2	852.73	-	870.91	1328.14	SBA (SQ.FT.-52.5%)
3	856.50	-	874.25	1333.23	SBA (SQ.FT.-52.5%)
4	852.73	-	870.91	1328.14	SBA (SQ.FT.-52.5%)
5	852.73	-	872.64	1330.77	SBA (SQ.FT.-52.5%)
6	696.17	84.47	804.85	1187.15	SBA (SQ.FT.-47.5%)
7	801.08	80.27	905.78	1336.02	SBA (SQ.FT.-47.5%)
8	343.78	-	361.54	533.27	SBA (SQ.FT.-47.5%)
9	786.56	149.03	948.39	1398.87	SBA (SQ.FT.-47.5%)
10	590.19	184.00	785.48	1158.58	SBA (SQ.FT.-47.5%)
11	590.19	184.00	785.48	1158.58	SBA (SQ.FT.-47.5%)
12	786.56	149.03	948.39	1398.87	SBA (SQ.FT.-47.5%)
13	343.78	-	361.54	533.27	SBA (SQ.FT.-47.5%)
14	801.08	80.27	905.78	1336.02	SBA (SQ.FT.-47.5%)
15	696.17	84.47	804.85	1187.15	SBA (SQ.FT.-47.5%)
	10702.97	995.52	11973.41	17878.84	



TYPICAL FLOOR 01



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	319.57	80.27	410.82	605.95
8	269.00	80.70	358.31	528.50
9	269.00	80.70	358.31	528.50
10	267.92	80.16	356.69	526.12
11	269.00	80.70	358.31	528.50
12	658.51	122.13	793.01	1169.69
13	466.45	79.09	559.52	825.29
14	547.68	-	559.52	825.29
15	545.53	-	557.37	822.12
16	739.21	569.74	1323.48	1952.13
17	267.92	80.16	356.69	526.12
18	269.00	80.70	358.31	528.50
19	269.00	80.70	358.31	528.50
20	319.57	-	410.82	605.95
21	399.20	-	410.49	605.48
22	399.20	-	410.49	605.48
23	303.43	-	313.12	461.85
24	319.03	-	326.57	481.68
25	459.99	-	464.29	684.83
26	459.99	-	464.29	684.83
27	319.03	-	326.57	481.68
28	303.43	-	313.12	461.85
	10703.51	2229.58	13296.78	19612.75



TYPICAL FLOOR 2/10



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	399.84	-	410.82	605.95
8	350.24	-	358.31	528.50
9	350.24	-	358.31	528.50
10	350.24	-	356.69	526.12
11	1162.08	-	1178.22	1737.87
12	466.45	-	478.82	706.26
13	547.68	-	559.52	825.29
14	545.53	-	557.37	822.12
15	967.32	180.23	1153.47	1701.37
16	348.09	-	356.69	526.12
17	350.24	-	358.31	528.50
18	350.24	-	358.31	528.50
19	399.84	-	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	11814.16	994.76	13072.97	19282.63



TYPICAL FLOOR 3/7



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	319.57	80.27	410.82	605.95
8	269.00	80.70	358.31	528.50
9	269.00	80.70	358.31	528.50
10	267.92	80.16	356.69	526.12
11	568.56	595.03	1178.22	1737.87
12	466.45	-	478.82	706.26
13	547.68	-	559.52	825.29
14	545.53	-	557.37	822.12
15	846.81	296.44	1153.47	1701.37
16	267.92	80.16	356.69	526.12
17	269.00	80.70	358.31	528.50
18	269.00	80.70	358.31	528.50
19	319.57	80.27	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	10452.16	2349.66	13072.97	19282.63



TYPICAL FLOOR 4/8



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	399.84	-	410.82	605.95
8	350.24	-	358.31	528.50
9	350.24	-	358.31	528.50
10	350.24	-	356.69	526.12
11	684.87	-	695.10	1025.27
12	466.45	-	478.82	706.26
13	468.60	80.70	559.52	825.29
14	466.45	79.09	557.37	822.12
15	745.13	568.13	1322.40	1950.55
16	348.09	-	356.69	526.12
17	350.24	-	358.31	528.50
18	350.24	-	358.31	528.50
19	399.84	-	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	10956.59	1542.45	12758.78	18819.20



TYPICAL FLOOR 05



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	319.57	80.27	410.82	605.95
8	269.00	80.70	358.31	528.50
9	269.00	80.70	358.31	528.50
10	267.92	80.16	356.69	526.12
11	1048.02	116.21	1178.22	1737.87
12	466.49	79.09	559.52	825.29
13	547.68	-	559.52	825.29
14	545.53	-	557.37	822.12
15	628.92	400.27	1038.88	1532.35
16	267.92	80.16	356.69	526.12
17	269.00	80.70	358.31	528.50
18	269.00	80.70	358.31	528.50
19	319.57	80.27	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	10713.78	2053.76	13039.08	19232.64



TYPICAL FLOOR 06



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	399.84	-	410.82	605.95
8	350.24	-	358.31	528.50
9	350.24	-	358.31	528.50
10	350.24	-	356.69	526.12
11	1163.16	-	1178.22	1737.87
12	466.45	-	478.82	706.26
13	547.68	-	559.52	825.29
14	545.53	-	557.37	822.12
15	961.94	350.78	1322.40	1950.55
16	350.78	-	356.69	526.12
17	350.24	-	358.31	528.50
18	350.24	-	358.31	528.50
19	399.84	-	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	11812.54	1165.31	13241.90	19531.80



TYPICAL FLOOR 09



UNIT NO.	CARPET (SQ.FT.)	BALCONY (SQ.FT.)	B/UP (SQ.FT.)	SBA (SQ.FT.-47.5%)
1	546.61	225.42	788.71	1163.34
2	328.72	101.14	437.93	645.95
3	256.09	80.70	347.55	512.63
4	256.09	80.70	347.55	512.63
5	328.72	101.14	437.93	645.95
6	546.61	225.42	788.71	1163.34
7	319.57	80.27	410.82	605.95
8	269.00	80.70	358.31	528.50
9	269.00	80.70	358.31	528.50
10	267.92	80.16	356.69	526.12
11	1047.49	116.21	1178.22	1737.87
12	466.45	79.09	559.52	825.29
13	547.68	-	559.52	825.29
14	545.53	-	557.37	822.12
15	846.81	465.91	1322.40	1950.55
16	267.92	80.16	356.69	526.12
17	269.00	80.70	358.31	528.50
18	269.00	80.70	358.31	528.50
19	319.57	80.27	410.82	605.95
20	399.20	-	410.49	605.48
21	399.20	-	410.49	605.48
22	303.43	-	313.12	461.85
23	319.03	-	326.57	481.68
24	459.99	-	464.29	684.83
25	459.99	-	464.29	684.83
26	319.03	-	326.57	481.68
27	303.43	-	313.12	461.85
	10931.08	2119.40	13322.60	19650.84



A PROJECT BY



MARKETING PARTNER



ARCHITECT



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RERA No. P-IND-23-3982

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