

# DLF CYBERSEZ

BUILDING 14

Connect to the future



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## Gurgaon Hub of Blue-Chip Companies

Gurgaon has become the centre of new age workspaces in NCR, and is today witnessing the development of large format office projects. The need of a business centre close to domestic and international airport has made Gurgaon one of the most prominent outsourcing and off-shoring hubs in South Asia. Real estate, automobiles, retail, and banking are other major industries present in Gurgaon.

A plethora of BPO, KPO, Financial institutions and Insurance companies make Gurgaon as one of the most preferred destination for the IT/ITES industry.

## DLF Cyber SEZ, Gurgaon New Age Workspaces

The skyline of Gurgaon is dominated by DLF Cyber City. Spread over 150 acres, it offers global facilities and infrastructure to support ready-built IT Parks and IT SEZs.

In Cyber City, DLF presents Cyber SEZ. A futuristic IT Park with state-of-the-art infrastructure built to meet international standards. This integrated IT-SEZ complex will comprise of four buildings with 11 blocks. Designed to offer a smart and intelligent IT workplace, this architectural marvel will combine well planned modern workspaces with all futuristic facilities. Experience a dynamic synergy of lush green landscapes and water bodies that will ideally give the office blocks, a campus feel.



## DLF Cyber SEZ - Building 14

# Benchmarked to Perfection

The modern and well planned workspaces of Building 14 lend a distinctive appeal to this aesthetically designed architectural wonder. Spread over 2 million sq.ft. approx.; the building has four inter-connected blocks, each offering an intelligent IT/ ITES SEZ workplace for new age professionals. Benchmarked to global standards, the smartly designed workspaces will be instrumental in transforming your work life to a considerable extent.

### Advantages

## A Notified IT SEZ\*

IT SEZs in India under the guidelines of SEZ Act are offering huge tax incentives for the cost competitive IT/ ITES industry. DLF, the largest real estate developer in India, is aggressively pursuing the development of IT SEZs across India.

DLF Building 14, being the notified SEZ will enjoy all the benefits of SEZ, like:

- Duty-free import
- 100% Income Tax exemption for SEZ units
- Exemption from MAT (Minimum Alternate Tax)
- Exemption from Central Sales Tax
- Exemption from Service Tax

(\*As per the SEZ policy of Government, [www.sezindia.nic.in](http://www.sezindia.nic.in))



Site Plan

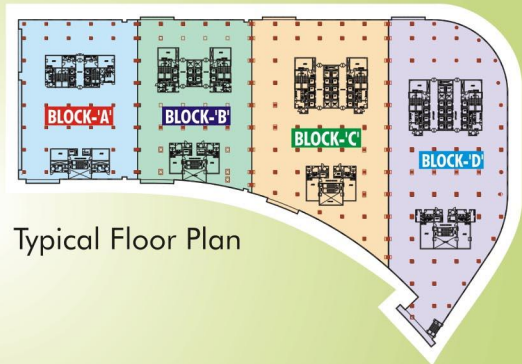
DLF Cyber SEZ

## Exclusive Business Address

- Building 14 offers a unique location advantage
- Located just off the National Highway-8 at the entrance of Gurgaon from New Delhi
- In close proximity to the international and domestic airport and is well connected to all major areas of the Capital
- This strategic location makes it the perfect destination to meet the bustling demands of IT companies

### Project Highlights

BLOCK	FLOOR	SUPER AREA
TOWER A	Ground plus 9 floors	202,223 sq.ft
TOWER B	Ground plus 16 floors	382,559 sq.ft.
TOWER C	Ground plus 18 floors	684,549 sq. ft.
TOWER D	Ground plus 19 floors	731,803 sq.ft.



Typical Floor Plan

## Intelligent Value Adds

- Provision for fibre optic connectivity
- Professional property maintenance
- Low operating cost through economies of scale
- A provision for unique features like a gym, swimming pool, health club, business centre, etc.
- Wi-Fi connectivity in all operational complexes
- 24x7 provision for the ambulance
- Effective disaster management in place

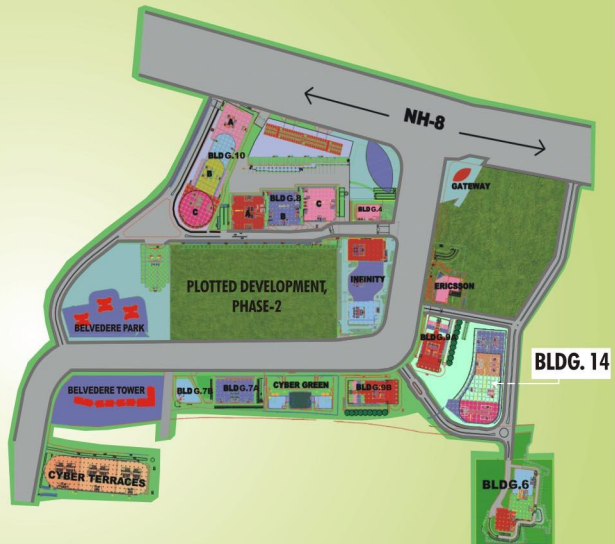
## Building Features

- The building structure is designed to Seismic Zone Specifications and is structurally NFPA compliant
- Premium building finish, a combination of attractive glass facade, stones and metal panels
- The building overlooks landscaped greens
- The design incorporates large, efficient floor plans, wide column span and high floor-to-floor clearance for optimal space utilisation
- A peaceful, noise-free environment, conducive to work

## Building Specifications

- 100% power back-up
- Central air-conditioning - AHUs located on each floor
- Separate passenger elevators and service elevators for each block
- Modern fire detection and suppression systems with sprinklers, fire and smoke detectors
- Sufficient car parking space
- 24-hour CCTV security system
- Tap-off points for telecom and electricity provided

## Location Map



## About DLF

With over six decades of excellence, DLF is a name synonymous with global standards. Today, India's largest real estate developer is known for creating new generation workspaces for new generation work styles. Setting new benchmarks in architectural finesse - DLF Offices are one of the Group's most progressive verticals. With over 40 million sq. ft. of ongoing projects and a further potential of 151 million sq. ft., DLF is poised to change the way India works.

DLF has pioneered 'walk-to-work' concept in the 3000 acre DLF City, Gurgaon. Where well planned residential developments are integrated with modern business and commercial complexes. DLF's contemporary workspaces equipped with modern facilities synchronize functional efficiencies with aesthetic appeal. They have been identified as preferred destinations for leading MNCs and Indian Corporates, including many Fortune 500 companies.

Today, IT SEZs in India under guidelines of SEZ Act are offering huge tax incentives for cost competitive IT/ ITES industry. DLF is aggressively pursuing the development of IT-SEZs across India and has already attained notification for five IT SEZ out of its current portfolio. Our footprint expands to landmark developments in India's premier urban cities such as Bangalore, Chandigarh, Chennai, Hyderabad, Kolkata, Gandhinagar, Nagpur, Bhubaneshwar, Mumbai and Pune.

DLF Commercial offers ready-to-move-in as well as built-to-suit options in a campus style environment. From integrated retail-cum-recreational areas to provision for amenities like gym, food court, health club, 24x7 medical services and biz-centre, DLF has given a completely new dimension to millions of working individuals.

### DLF's KEY PROJECTS - NCR



DLF IT SEZ Stokhera\*, Gurgaon



DLF Building 6, Gurgaon



Cyber Terraces\*\*, Gurgaon



DLF Building 10\*, Gurgaon

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