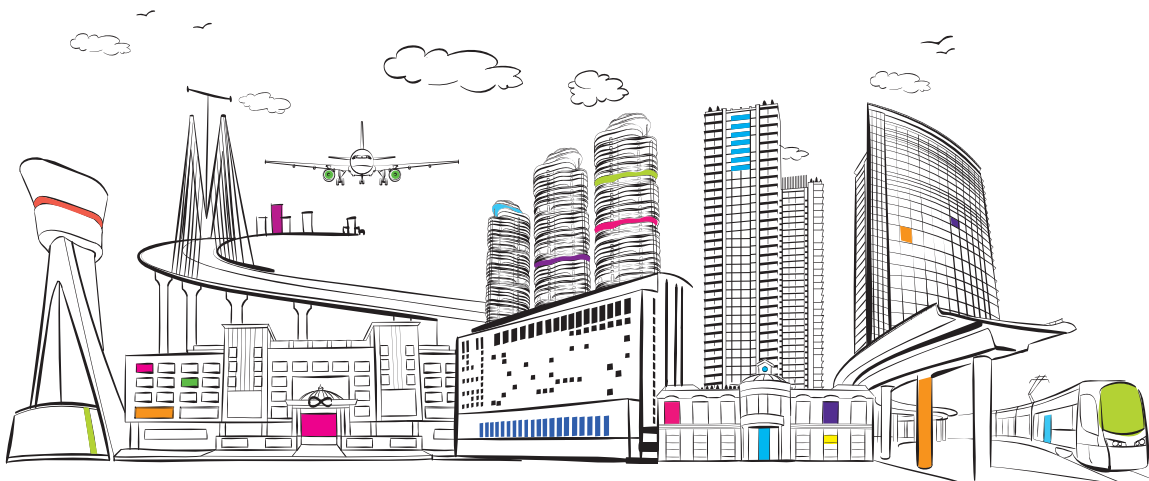


A NEW DESTINATION IN MAKING

SunteckCity

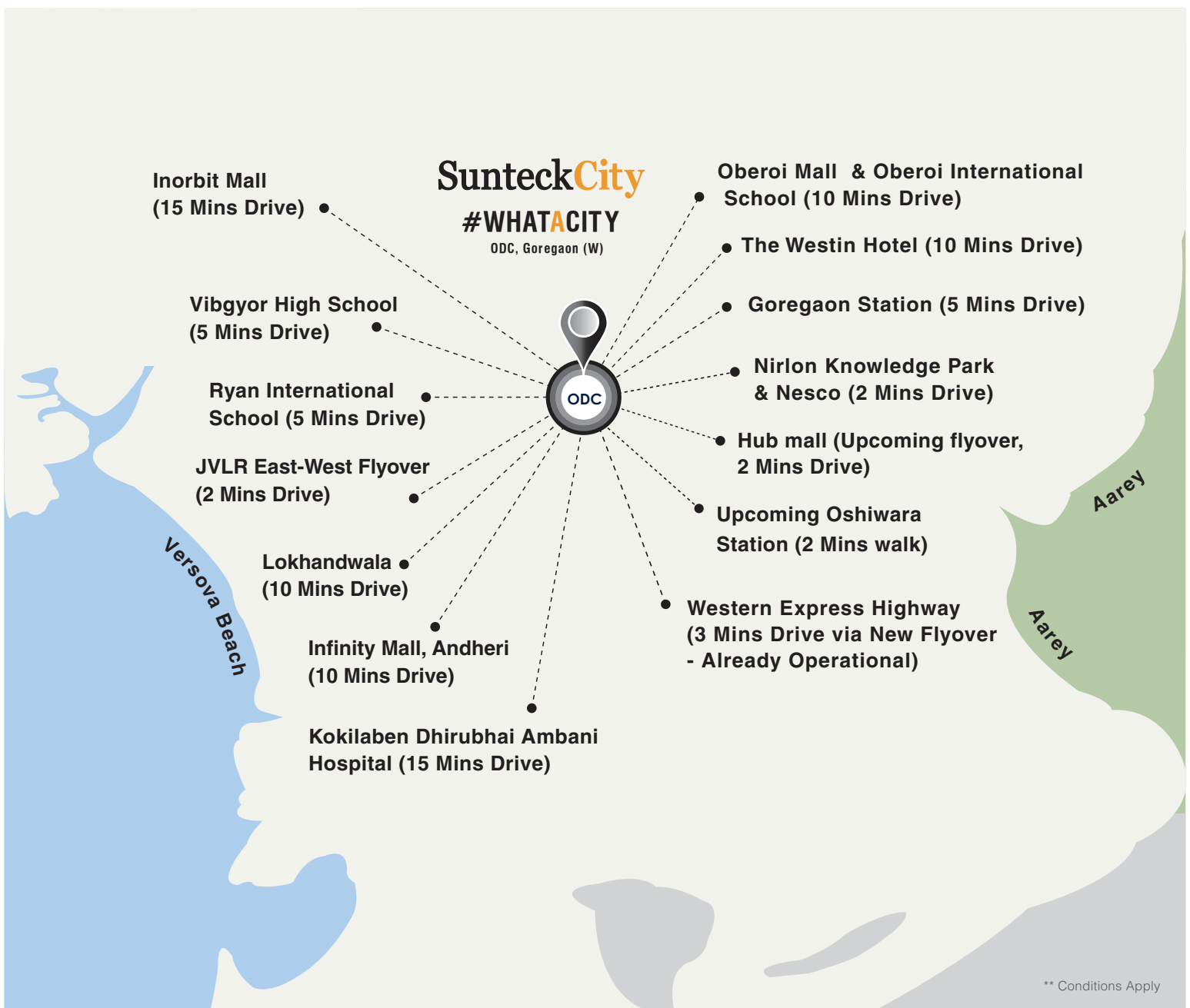
#WHATACITY

ODC, Goregaon (W)

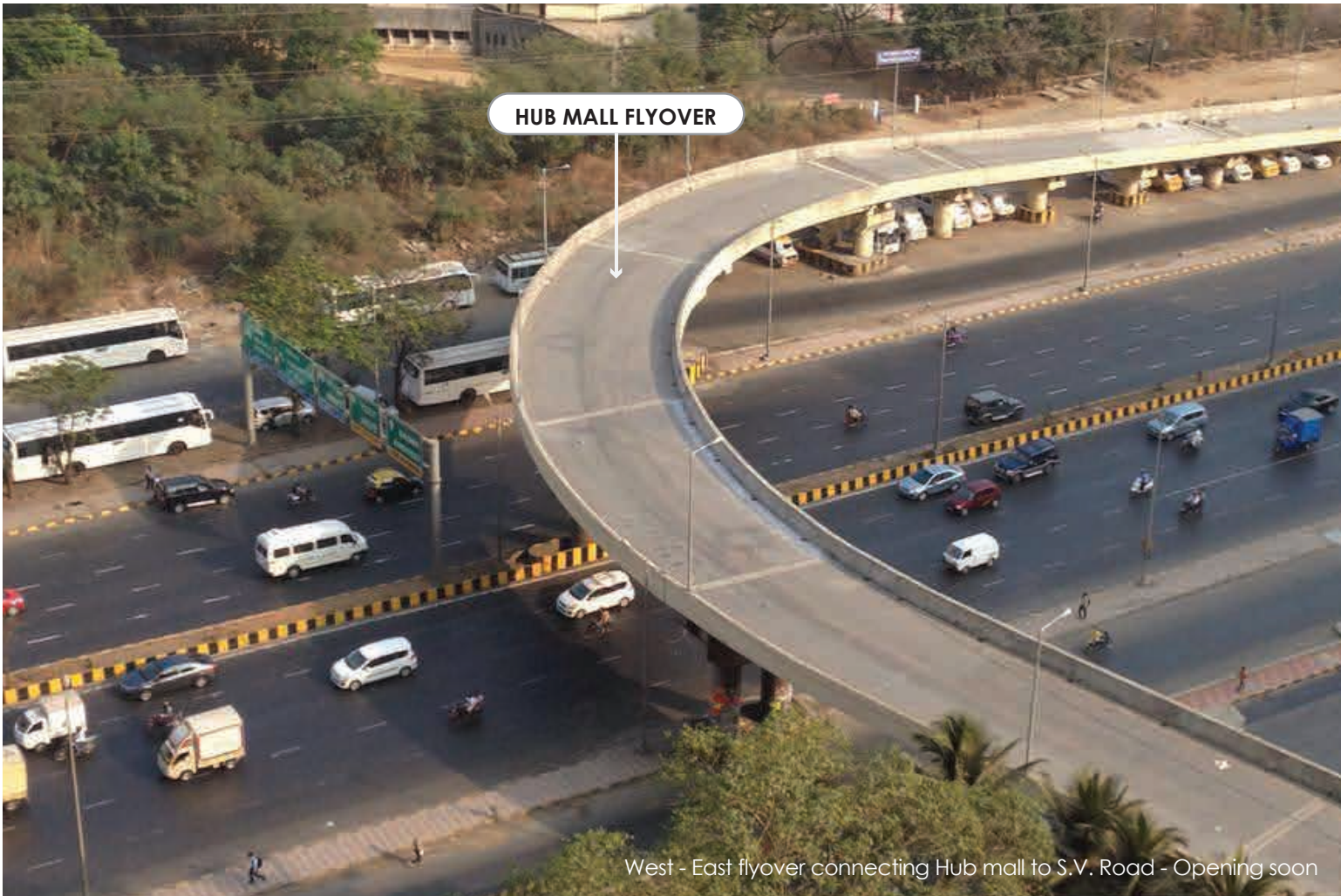


ODC, GOREGAON (W) - THE NEXT BKC

- Spread across 160 acres
- Located between Andheri Lokhandwala and Goregaon
- Planned development by Special Planning Authority MMRDA, the ones who planned and developed BKC
- Development of ODC is set to result into a major facelift for the entire zone with 2 fly-overs, Oshiwara station for ODC and 6 internal 90 feet roads for better connectivity



INFRASTRUCTURE DEVELOPMENT WITHIN ODC



HUB MALL FLYOVER

West - East flyover connecting Hub mall to S.V. Road - Opening soon



OSHIWARA STATION

Oshiwara Station- Now Ready



90 FEET ROAD

Six 90 feet road under construction to connect ODC to S.V. Road



JVLR FLYOVER

JVLR Flyover extension connected to S.V. Road (To be extended to Lokhandwala Andheri) -Already Functional

LOCATION ADVANTAGE OF ODC, GOREGAON (W)



2 Mins Walk
from Oshiwara Station



10 Mins drive
to D.N. Nagar (Andheri)
Metro Station



10 Mins Drive to
Andheri Lokhandwala



2 Mins Drive to
Upcoming West - East
Hub Mall Flyover



5 Mins Drive to JVLR East-West Flyover connecting
S.V. Road to Western Express Highway
(Already operational)

SOCIAL INFRASTRUCTURE AROUND ODC

CORPORATE HUBS



SCHOOLS



MALLS



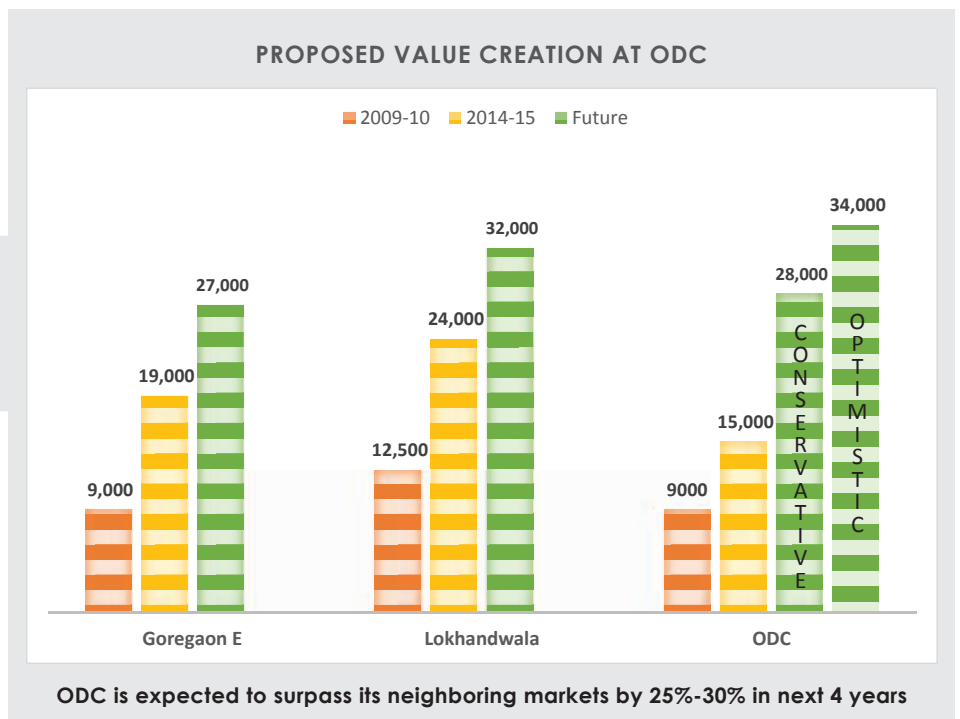
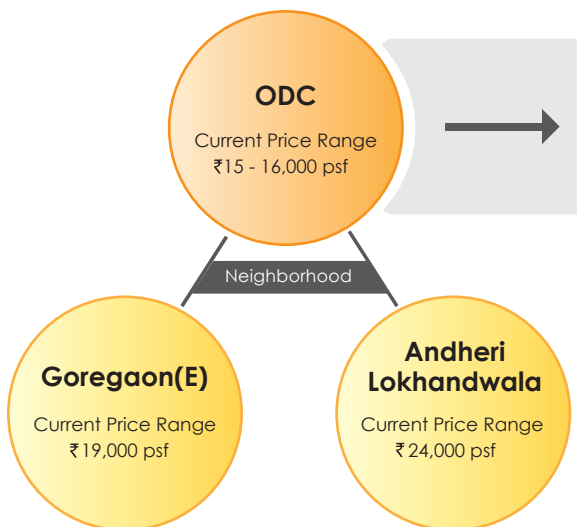
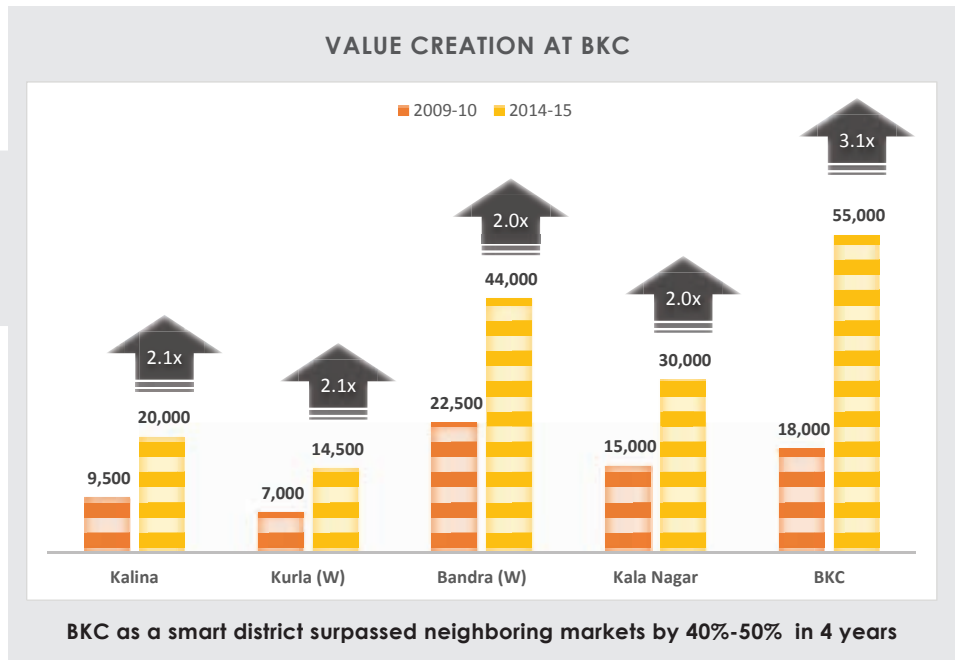
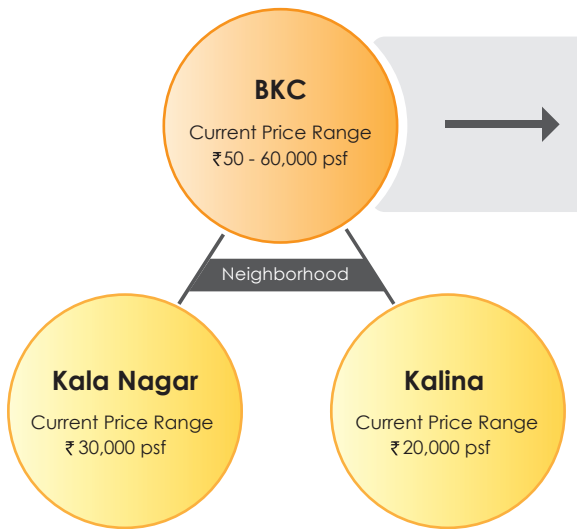
MEDICAL FACILITY



HOTELS



ROBUST VALUE CREATOR - SUNTECK



Expected Infrastructure Development in ODC



Sunteck's Value Creation Ability



Excellent Appreciation

ABOUT SUNTECK CITY #WHATA CITY

- Sunteck City is spread across 23 acres of mixed-use development
- Sunteck City includes Avenue 1, Avenue 2 and Avenue 3, 4 & 5
- The development will include Residential, Commercial, High Street (Retail), Entertainment Zone and Fine Dining
- The project will have Contractor of International repute with Disney Inspired Zone



* Illustrative images of upcoming Residential, Commercial, High Street (Retail), Entertainment Zone and Fine Dining.

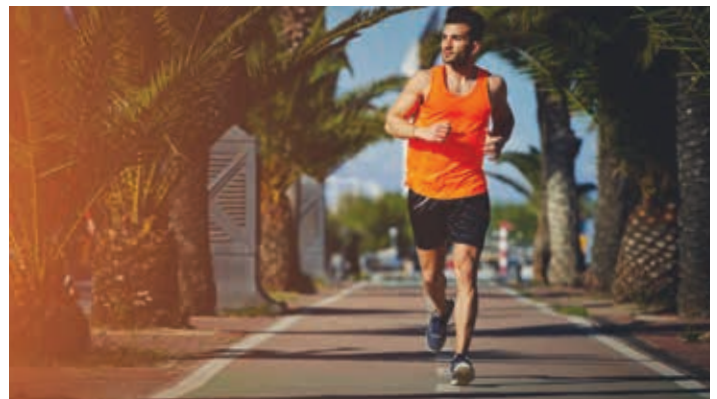
AMENITIES AT A GLANCE

Leisure Zone: Clubhouse, Swimming Pool, Theme Gardens, Landscaped Areas, Sit-out for Senior Citizens

Disney Zone: Children's Room, Kids Swimming Pool, Library & Children's Play Area

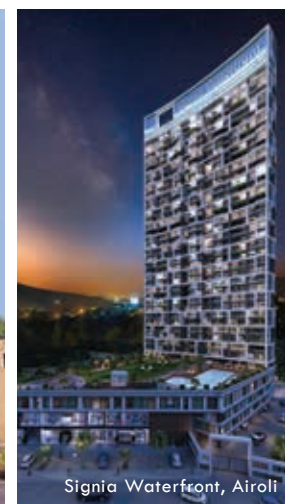
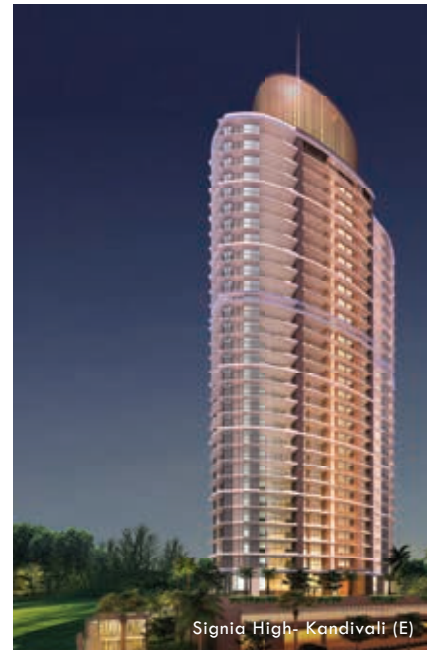
Lifestyle Zone: Deck Living, Concierge Desk, Banquet Room with Party Area, Gated Security and 24X7 Surveillance

Activity Zone: Multi-purpose Recreational Ground, Jogging Track, Indoor Games Zone, State-of-the-art Gymnasium



ABOUT SUNTECK

- Sunteck is into premium Ultra luxury and luxury developments with a city centric portfolio of 25 million sq.ft. with 24 projects and 4 rented assets.
- Sunteck today is amongst the top real estate listed company on NSE & BSE.
- Sunteck enjoys negligible debt, strong balance sheet and visible cash flows.
- Partners include the likes of Kotak Realty Fund, Ajay Piramal Group and TIAA CREF – one of the largest pension funds in USA.
- Sunteck is known for its flagship projects in BKC Namely Signature Island, Signia Isles, Signia Pearl - which hosts the best gentry including celebrities of the business world.



#INVESTMENTOPPORTUNITY THE NEXT BKC - ODC

1

NEXT BKC

Be a part of ODC's growth story - The next BKC of Suburbs

2

MIXED USE DEVELOPMENT

Spread across 23 acres, Project comprises of Residential, Commercial, High street (Retail), Entertainment Zone and Fine Dining.

3

UNMATCHED INFRASTRUCTURE

Located between 2 flyovers connecting Goregaon East to West, Oshiwara station (Now ready) and 6 roads connecting to the S.V. Road and link road

4

SUNTECK REALTY LTD.

Developed by Sunteck Realty Ltd – known for crafting Ultra-luxurious Projects and Premium living.

5

EXCELLENT VICINITY

The best of shopping Malls, Schools, Medical Facility and Hotels in a radius of 2 kms.

6

MMRDA'S MASTER PLANNING

With MMRDA's master planning and experience, ODC is expected to match or surpass its neighboring markets of **Andheri Lokhandwala** and **Goregaon**.

7

APPRECIATION

ODC is surrounded by the top corporate hubs like Nirlon Knowledge Park, NESCO and Mindspace ensuring **Higher appreciation and Rental Yield**.