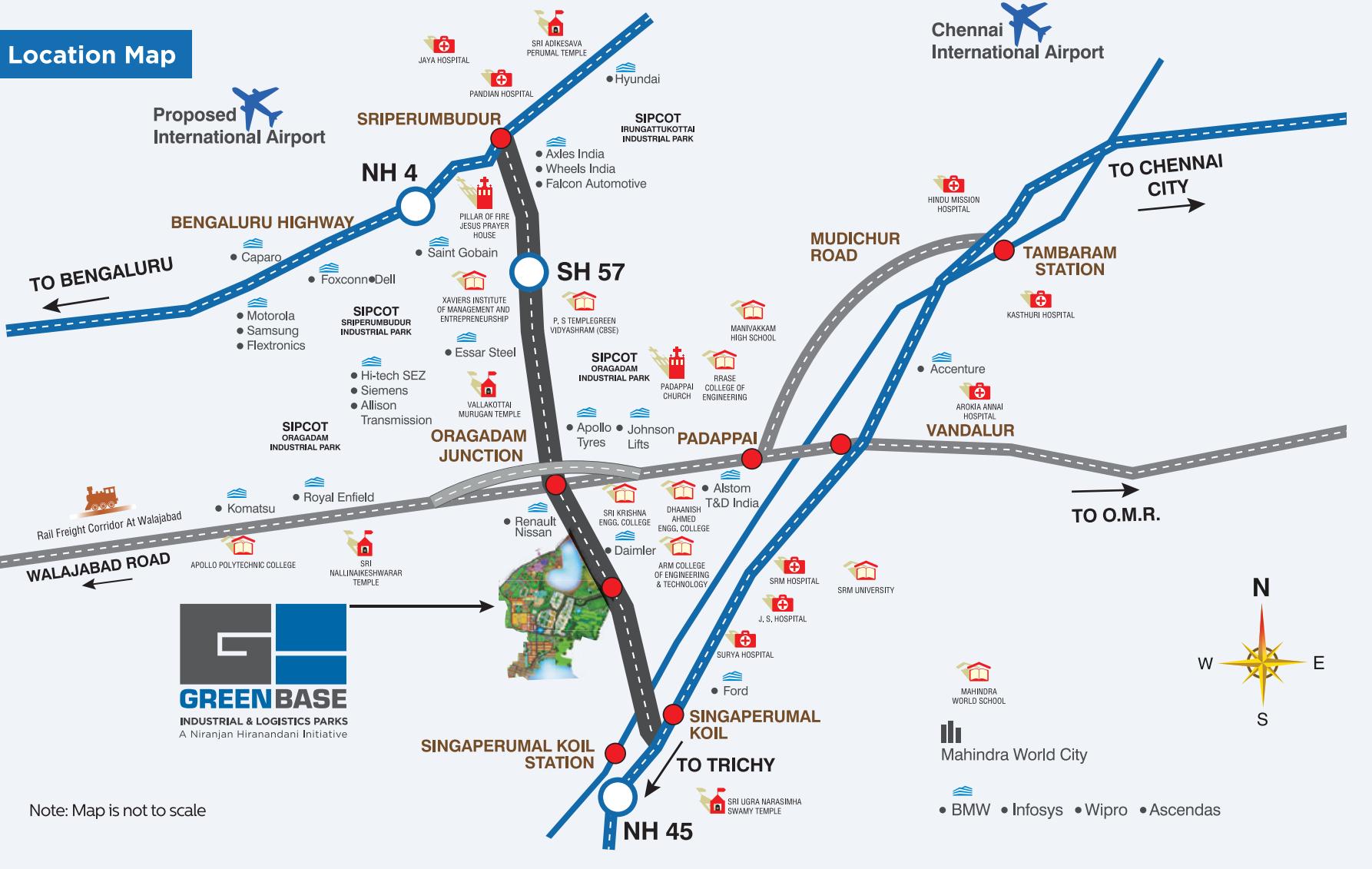


Location Map



Note: Map is not to scale

Distance to arterial roads

- 8 kms from NH45 Trichy-Chennai Highway (GST Road)
- 16 kms from NH48 Chennai-Bangalore Highway

Connectivity

- 55 kms to Chennai CBD
- 40 kms to Chennai Airport
- 60 kms to Chennai Central Railway Station
- 85 kms to Ennore Port

Connectivity to other regions of India

- Site has good connectivity to National Highway NH45 which connects to Southern part and NH 48 connecting to Central and North parts of India

Proximity to services & workforce

- Good transportation linkage from these locations to the site provides ample opportunities for sourcing local workforce

LEGENDS	
Railway	National Highway
Road	State Highway
Township	Corporates
School & College /University	Hospital
Temple	Church

GREENBASE INDUSTRIAL AND LOGISTICS PARK ORAGADAM



■ Location : Oragadam, Chennai

■ Size : Approx. **100 acres** of land which is a part of a larger **330 acres** mixed use township

■ Potential Development : **2.6 million** sq. ft.

Oragadam is one of the largest automobile hubs in South Asia with a presence of 22 Fortune 500 companies adjacent to Hiranandani Parks and well established social infrastructure

Project Master Plan



Flexibility

- Option for BTS industrial and logistics, plug and play small and large units and plotted development

Utilities, Infrastructure & Amenities

- **Power** - 33/22 kVA line stepped down to 415 kVA and with option to enhance later
- Water connection
- Fire protection system
- **Sewage** - Connection to onsite STP

Seamless Expansion

- Flexibility to expand within the same building/complex
- This provides a huge benefit to tenants who are looking at the business expansion from a long term vision but yet can afford to adopt a more conservative approach in the present scenario workforce

Security

- Walled at the perimeter
- Gated entry & exit, with 24x7 security guard presence
- Option to build additional fencing around individual premises



GREENBASE
INDUSTRIAL & LOGISTICS PARKS
A Niranjan Hiranandani Initiative