

Market Activity Report

Q3 - 2024

Confidential Report Prepared for Realsta

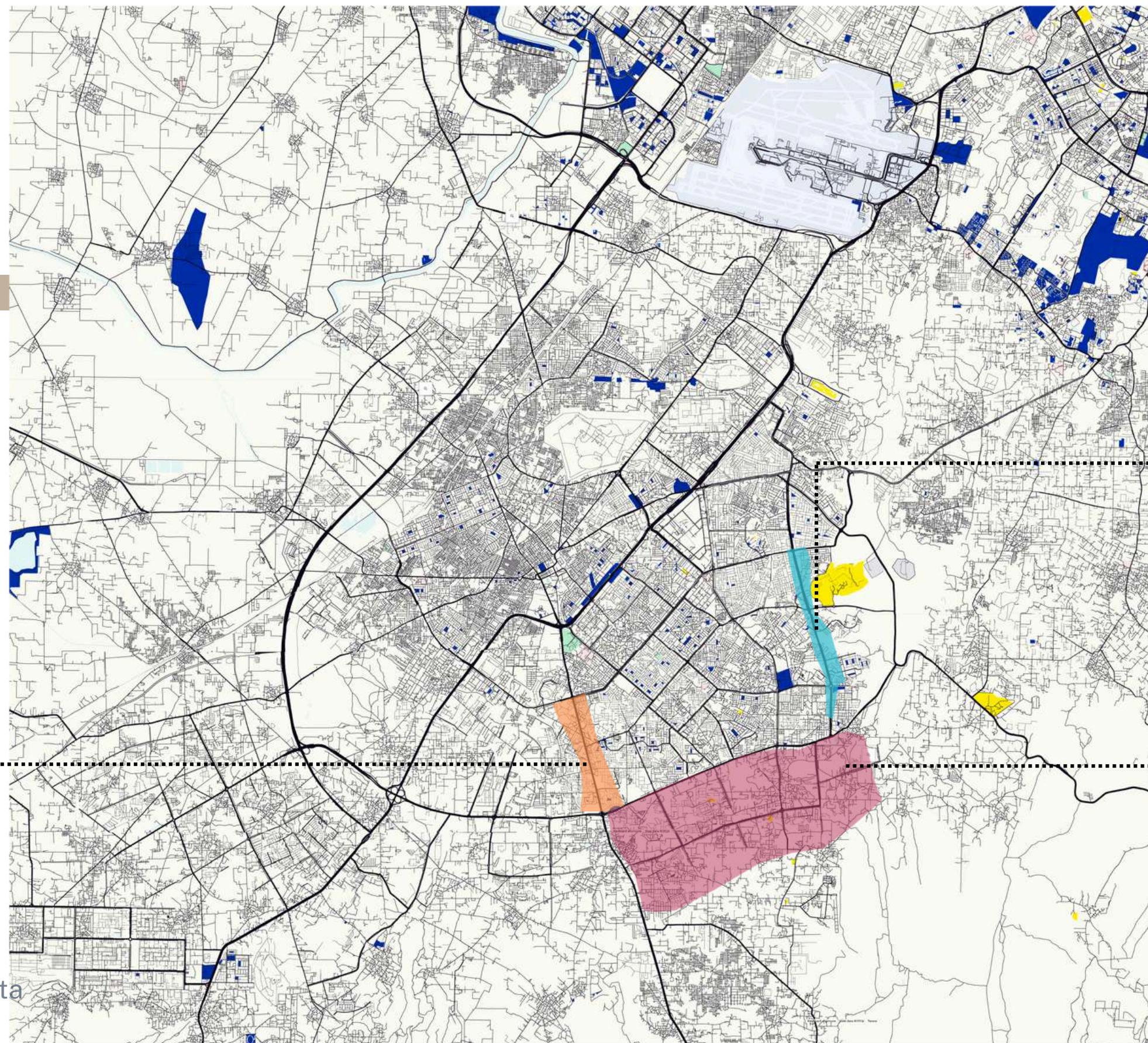
New Space Transactions

Q3-2024

While the changes in Sohna Road and Golf Course Road were minimal during the second quarter of 2024, **Golf Course Extension** experienced significant growth, with a **7.3% & 12.2% increase** in new space transaction volume compared to the previous quarter, when we look at **office & retail** respectively

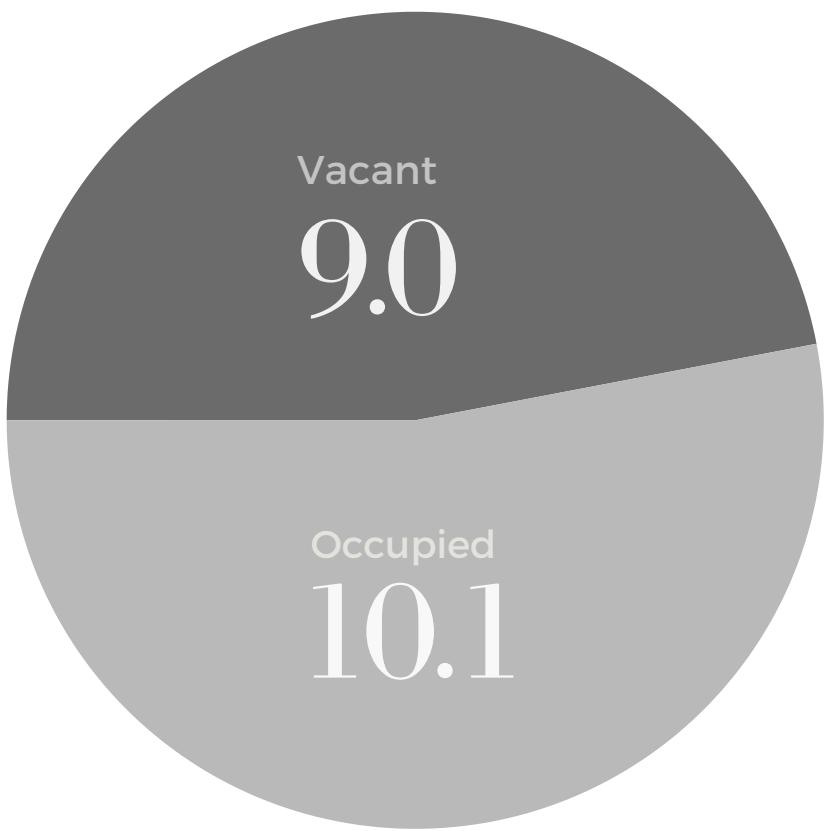

 Sohna Road

Office - 0.15 million sq.ft.
Retail - 0.02 million sq.ft.



-  **Golf Course Road**
Office - 0.08 million sq.ft.
Retail - 0.05 million sq.ft.
-  **Golf Course Extension**
Office - 0.44 million sq.ft.
Retail - 0.20 million sq.ft.

Continues to lead office space absorption within Gurugram



Area in million sq.ft.



G O L F C O U R S E E X T E N S I O N

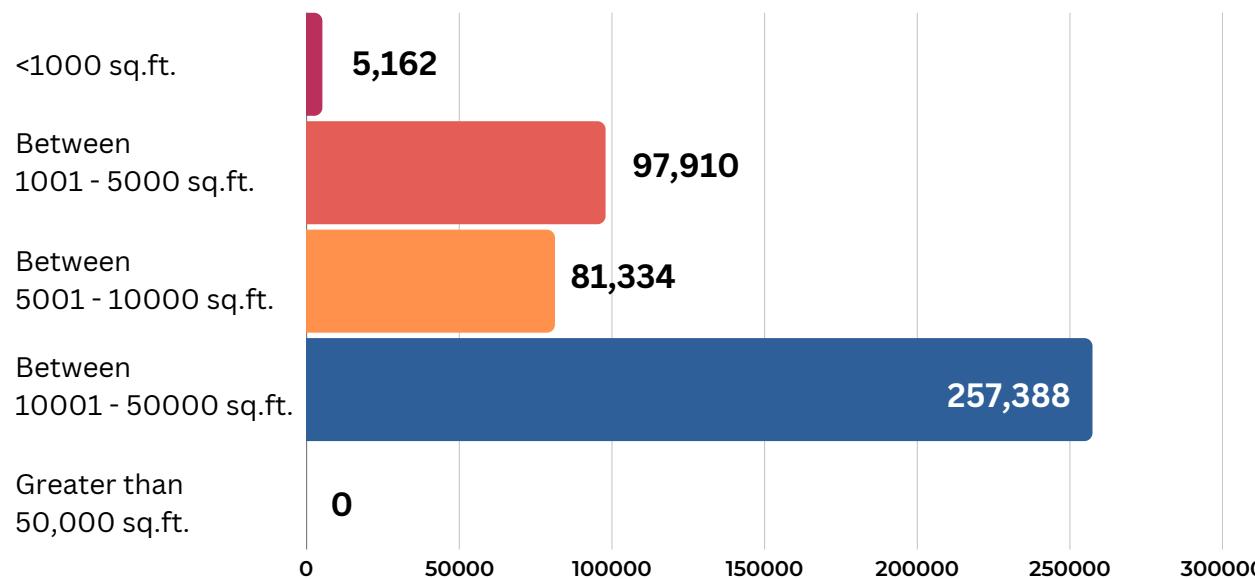
Golf Course Extension

Key New Office Transactions |
Large space transaction (10k+ sq.ft.)

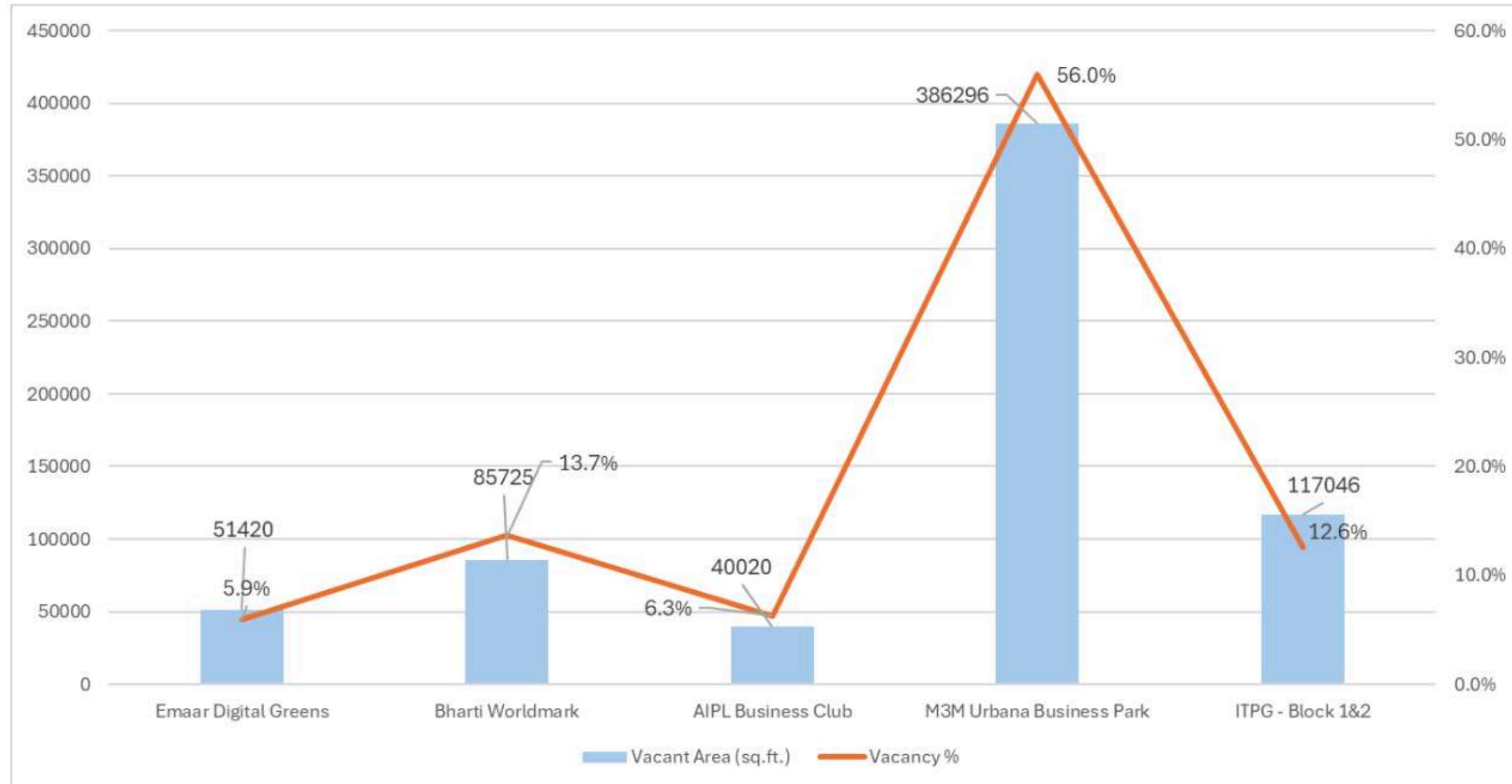
| Occupier | Building | Area sq.ft. | Headline Rent INR / sq.ft/ month |
|------------------------|-----------------------|----------------|-------------------------------------|
| College Dekho | Capital Cityscape | 53,873 | 76 |
| NCR Corporation | Magnum Global Park | 43,783 | 69 |
| Ummeed Housing Finance | Magnum Global Park | 20,481 | 96 (F) |
| Carlsberg | Ireo Grand View Tower | 17,719 | 110 |
| Arise IIP | ITPG | 17,550 | 75 (F) |
| Kanodia Reality | Magnum Global Park | 17,042 | 75.50 |
| Lummus | AIPL Business Club | 15,776 | 68 |
| CSC | Magnum Global Park | 14,837 | 71 |
| Minda Infrastructure | Magnum Global Park | 14,083 | 85 (F) |
| UnifyApps | Magnum Global Park | 13,590 | 101 (F) |
| Gourmet Investments | Magnum Global Park | 12,176 | 90 (F) |
| Loccioni | Worldmark | 10,597 | 78 |
| Jasper Colin Research | Picasso Centre | 10,540 | 75 |

*Cumulative Deal
Bifurcation*

**Sft Volume leased by
area range (office)**

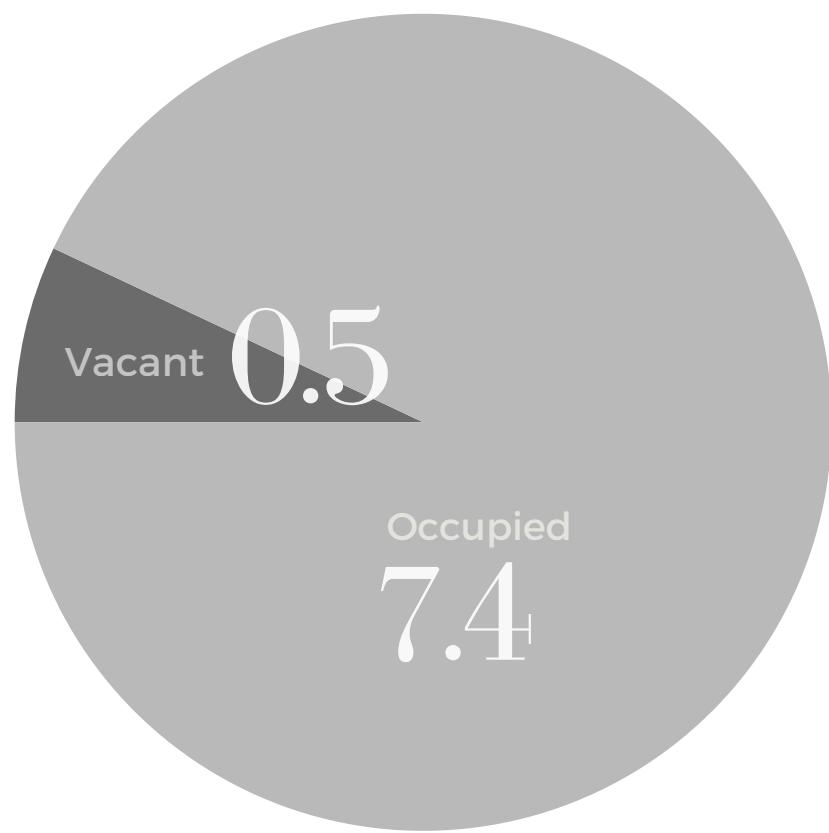


Golf Course Extension



Vacancy View
Key Buildings

Continues to experience significant interest from flex operators.



Area in million sq.ft.



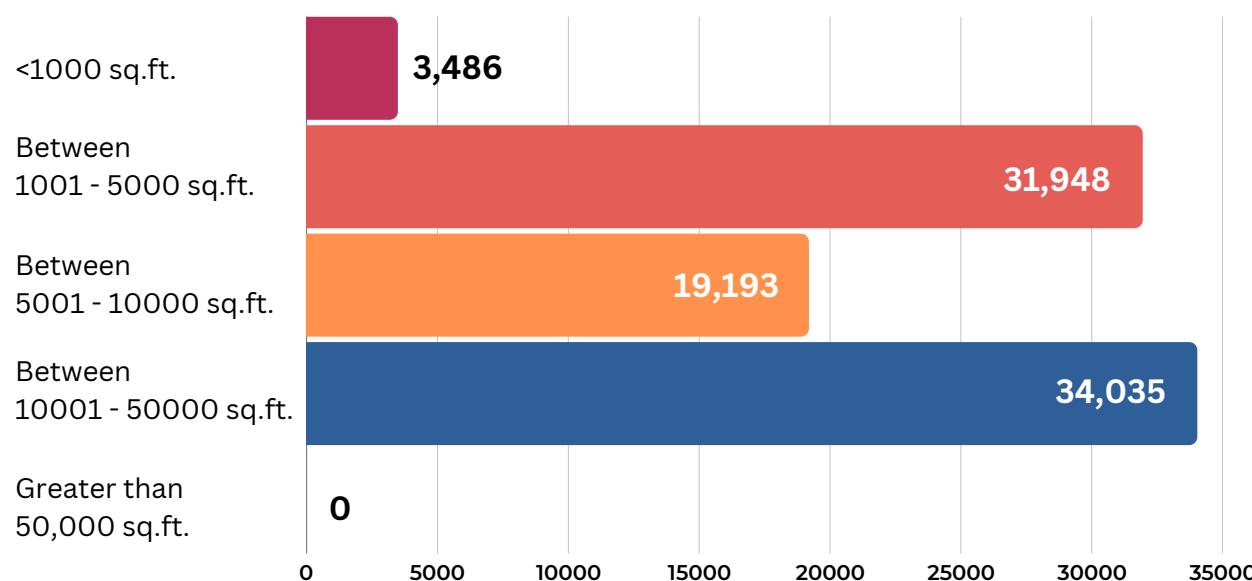
GOLF COURSE ROAD

Golf Course Road

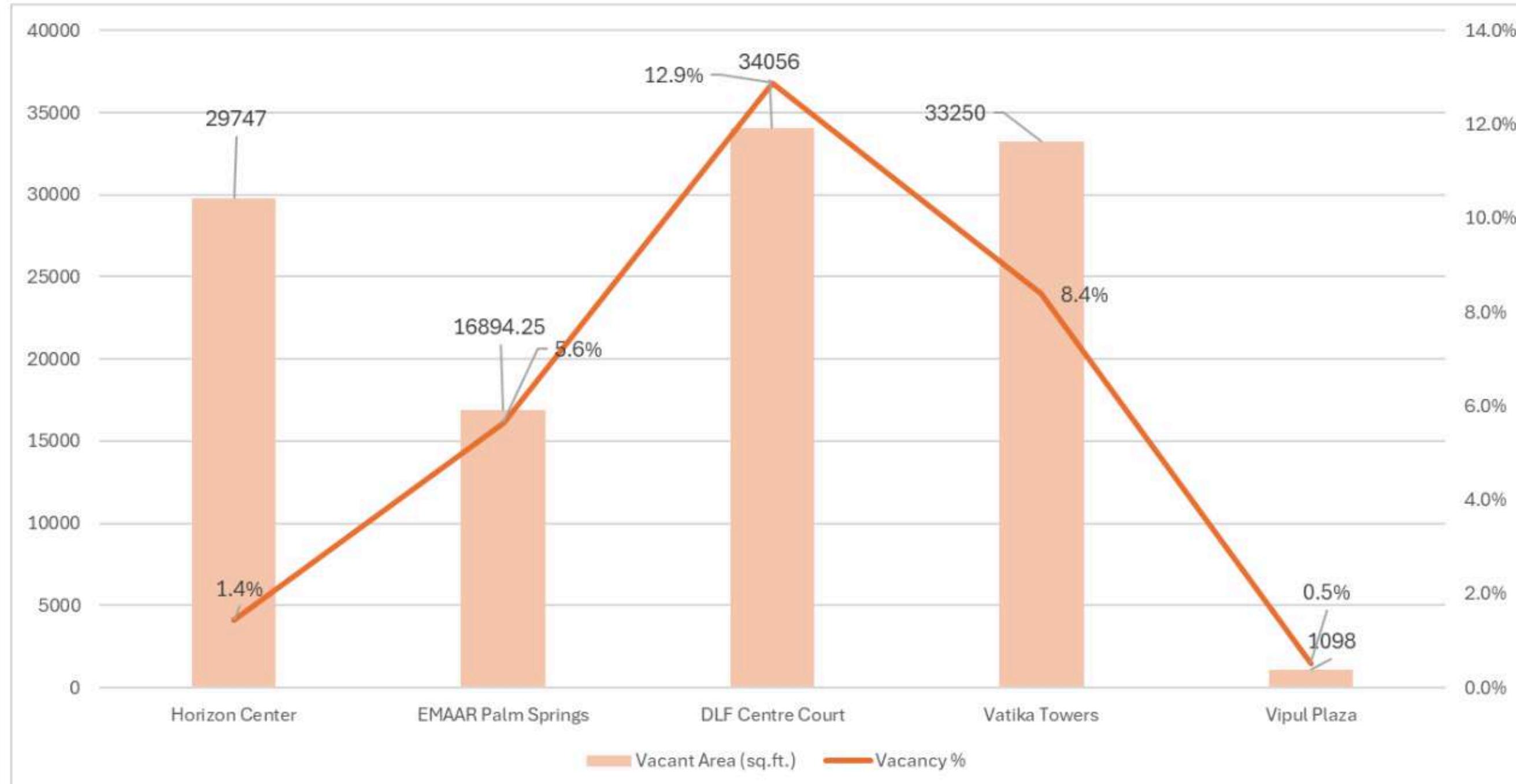
Key New Office Transactions | Large space transaction (10k+ sq.ft.)

Cumulative Deal Bifurcation

Sft Volume leased by area range

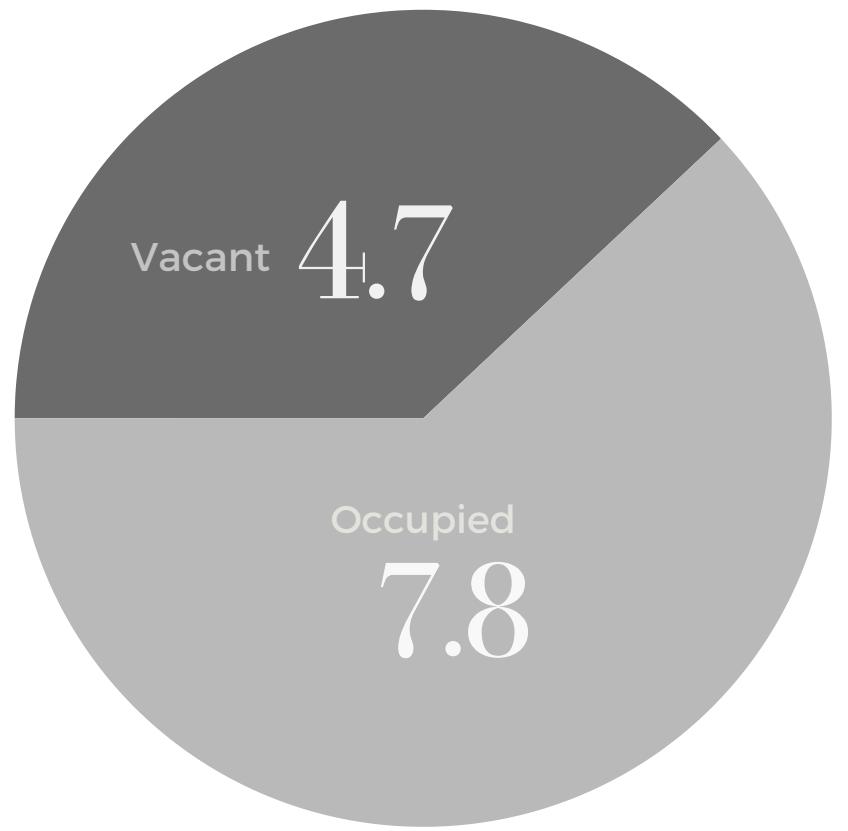


Golf Course Road



Vacancy View
Key Buildings

Traction stable within
the micro-market. Large
floor plate facilities are
finding favour



Area in million sq.ft.



S O H N A R O A D

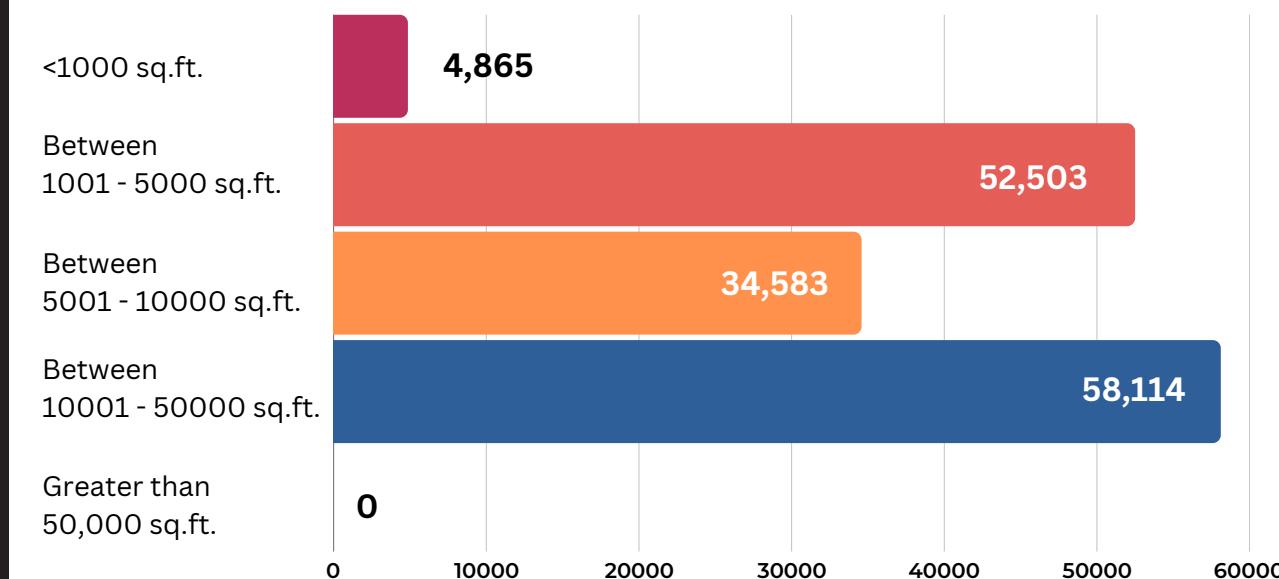
Sohna Road

Key New Office Transactions |
Large space transaction (10k+ sq.ft.)

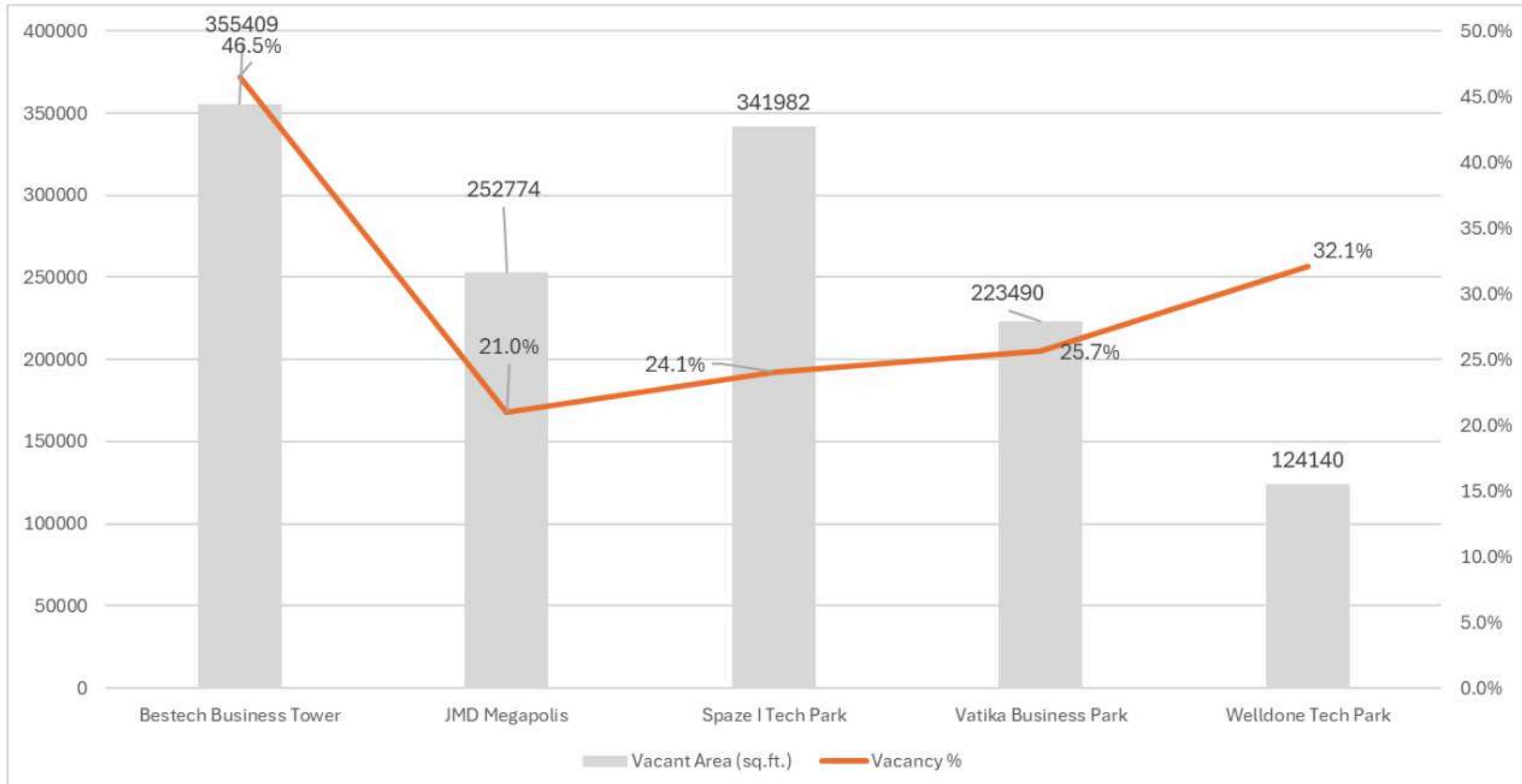
| Occupier | Building | Area sq.ft. | Headline Rent INR / sq.ft/ month |
|-------------------|-----------------------------|----------------|-------------------------------------|
| Leena Al | Welldone Tech Park | 19,117 | 67.23 (F) |
| Heidelberg Cement | Vatika Business Park | 10,867 | 59 |
| Compass India | Spaze I Tech Park - Tower B | 28,130 | 65 (F) |

*Cumulative Deal
Bifurcation*

**Sft Volume leased by
area range (office)**



Sohna Road



Vacancy View
Key Buildings

We are leading
change at

website

www.vskout.com

LinkedIn Page

www.linkedin.com/company/vskout
to remain updated follow us on LinkedIn
#VSKOUTStaySharp

VSKOUT LEADERSHIP



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8 years building VSKOUT and 10 years prior
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