



Our Portfolio of Quality Assets

Brookfield India REIT has a distinct portfolio of 18.6 M sf of five Grade A campus style work destinations located strategically in key gateway Indian markets. Our assets are designed to deliver a superior tenant experience with extensive connectivity, best-in-class amenities and a focus on sustainability. Our premium, fully integrated campuses are crafted to the evolving market trends and customer needs. They are benchmarked to global standards of excellence in experiential workspaces that inspire a collaborative work culture. Contemporary architecture, open spaces, attractive landscapes and easy accessibility make for a compelling value proposition for our tenants and their employees.

OUR PROPERTIES AT A GLANCE

	KENSINGTON POWAI, MUMBAI	CANDOR TECHSPACE G2 SECTOR 21, GURUGRAM
		
Grade 'A' Asset	✓	✓
Type of Asset	SEZ	SEZ
Market Value of Portfolio	17%	28%
Total Area (Acres)	9.0	28.5
Market Value (₹ M)	27,258	44,887
Leasable Area (M sf)	1.6	4.0
Completed Area (M sf)	1.6	3.9
Under Construction (M sf)¹	-	-
Future Development Area (M sf)	-	0.1
Committed Occupancy	90%	83%
WALE (Years)	2.1	8.1
In-Place Rent (₹ per sf per month)	97.6	79.4
Market Rent (₹ per sf per month)	131.0	112.0
Mark to Market Potential	34%	41%

Note:

¹ Occupancy certificate for Candor TechSpace N2 Tower 11A was received on May 30, 2022.



**CANDOR TECHSPACE K1
RAJARHAT, KOLKATA**



**CANDOR TECHSPACE N1
SECTOR 62, NOIDA**



**CANDOR TECHSPACE N2
SECTOR 135, NOIDA**



SEZ & Mix Use

16%

48.4

25,920

5.7

3.1

-

2.7

84%

7.5

42.1

37.0

(12%)

IT Park

13%

19.3

21,329

2.8

1.9

-

0.9

77%

7.0

48.0

50.0

4%

SEZ

26%

29.7

40,967

4.5

3.6

0.2

0.8

80%

8.2

52.9

52.0

(2%)