



TENANT BASE

Building on Sustainable Relationships

Our tenant base reflects the enduring trust from some of the most prestigious global corporates. Consisting of a mix of global and domestic industry leaders in technology, BFSI, consulting, telecom, healthcare, retail, and others – many of our tenants consider our campuses as a core to their India operations. Our thoughtfully designed, sustainable office spaces are developed to promote productivity, innovation, and employee well-being. The commitment to delivering high-quality infrastructure and service has led to tenant satisfaction, long-term relationships, and growing recognition of Brookfield India REIT as the preferred workspace partner.

TENANTS' BREAKDOWN BY PROPERTY ASSETS#

Existing assets

Downtown Powai - Commercial/IT Park, Mumbai



95

Downtown Powai - SEZ, Mumbai



10

Candor TechSpace G1, Gurugram



31

Candor TechSpace G2, Gurugram



43

Candor TechSpace N1, Noida



62

Candor TechSpace N2, Noida



40

Candor TechSpace K1, Kolkata



39

New assets

Worldmark Delhi



149

Airtel Center, Gurugram



3

Worldmark Gurugram



89

Pavilion Mall, Ludhiana



92

#including retail tenants

LEASING ACTIVITY DURING FY 2024-25

3M sf

GROSS LEASING

2M sf

NEW LEASING

50*

NEW TENANTS ADDED

251^

OFFICE TENANTS

HIGH-QUALITY TENANCY PROFILE

24%

FORTUNE 500 COMPANIES

67%

MULTINATIONAL OCCUPIERS

23%

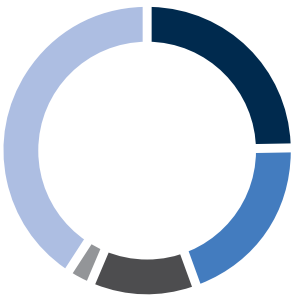
GROSS CONTRACTED RENTALS OF TOP 5 TENANTS

*The tenants are based on standalone legal entities that have signed agreements, including letter of intent, and it includes office as well as retail tenants.

^Multiple tenants are present across more than one office park

TOP-TIER TENANT BASE

Tenant diversification (by trade sector) (%)



- 25% Technology
- 20% Financial Services
- 12% Consulting
- 3% Technology Hardware
- 40% Others

TOP 5 MARQUEE TENANTS

(by gross contracted rentals)

Tenant	Tenant Sector	% of Gross Contracted Rentals	% of Area Leased
Tata Consultancy Services Limited	Technology	7%	8%
Accenture Solutions Private Limited	Consulting	5%	7%
Bharti Airtel Limited	Telecom	4%	3%
Cognizant Technology Solutions India Private Limited	Technology	4%	6%
Capgemini Technology Services India Limited	Technology	3%	5%