



37 **CRC**
Building Values
YEARS OF
CUSTOMER SATISFACTION



THE FLAGSHIP

BUSINESS & BEYOND

Highlights of The Flagship

Right from the inception of The Flagship, there was a clear vision in mind - to create a property that transcends the ordinary. Our unique approach has been manifested in some key features, detailed by Mr. Mike Benoy, Design Partner, and Concept Architect, like:

- Intricate and sophisticated crafted spaces between the buildings
- Enchanting gardens, inviting walking spaces, and a heritage street
- Vast expanse of green spaces which are Vastu authenticated
- Ample shade, improved air quality, and a plethora of spaces to play, enjoy, and relax
- Community creation where working professionals, retail shoppers & luxury holders can come together
- Thoughtfully designed communal spaces that inspire camaraderie to state-of-the-art facilities
- The Flagship represents a new paradigm of modern living, where architectural brilliance intertwines with abundant green spaces and a thriving community



A fully sustainable, thoughtfully landscaped, IT/ITES integrated campus where work blends seamlessly with life



DEVELOPMENT ON
100% PAID UP LAND



Built amidst Nature, it is a futuristic and modern destination

A 2.4 million sq. ft. ultra-modern business hub equipped with every contemporary amenity and surrounded with state-of-the-art facilities for a holistic work environment. A dream project for investors, for business scalability to meet sky-high ambition. Experience the future of business, with our future-ready property.

11 acres of iconic, state of the art IT/ ITES office towers with a vibrant campus feel, a bustling retail center, and 5-star level serviced suites.



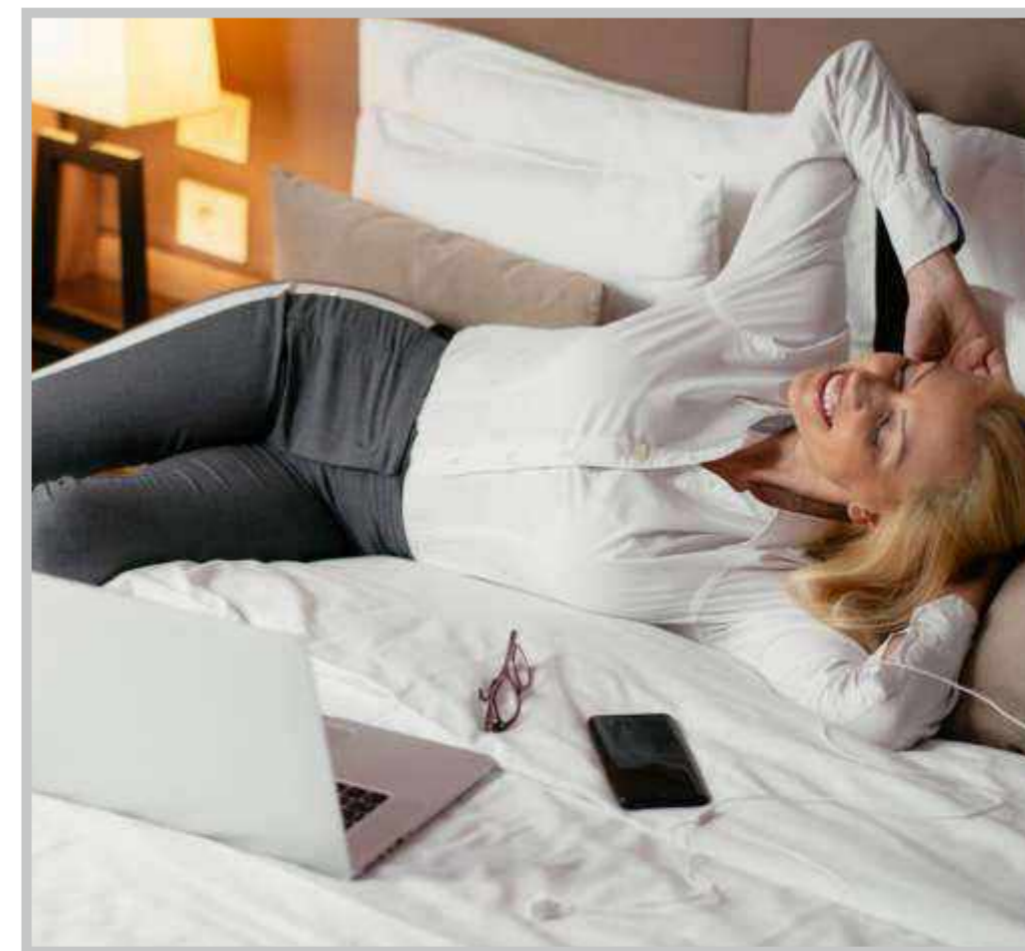
INTELLIGENT OFFICE SPACES



EXUBERANT RETAIL & LEISURE



WARM HI-END HOSPITALITY - PREMIUM SERVICED SUITES



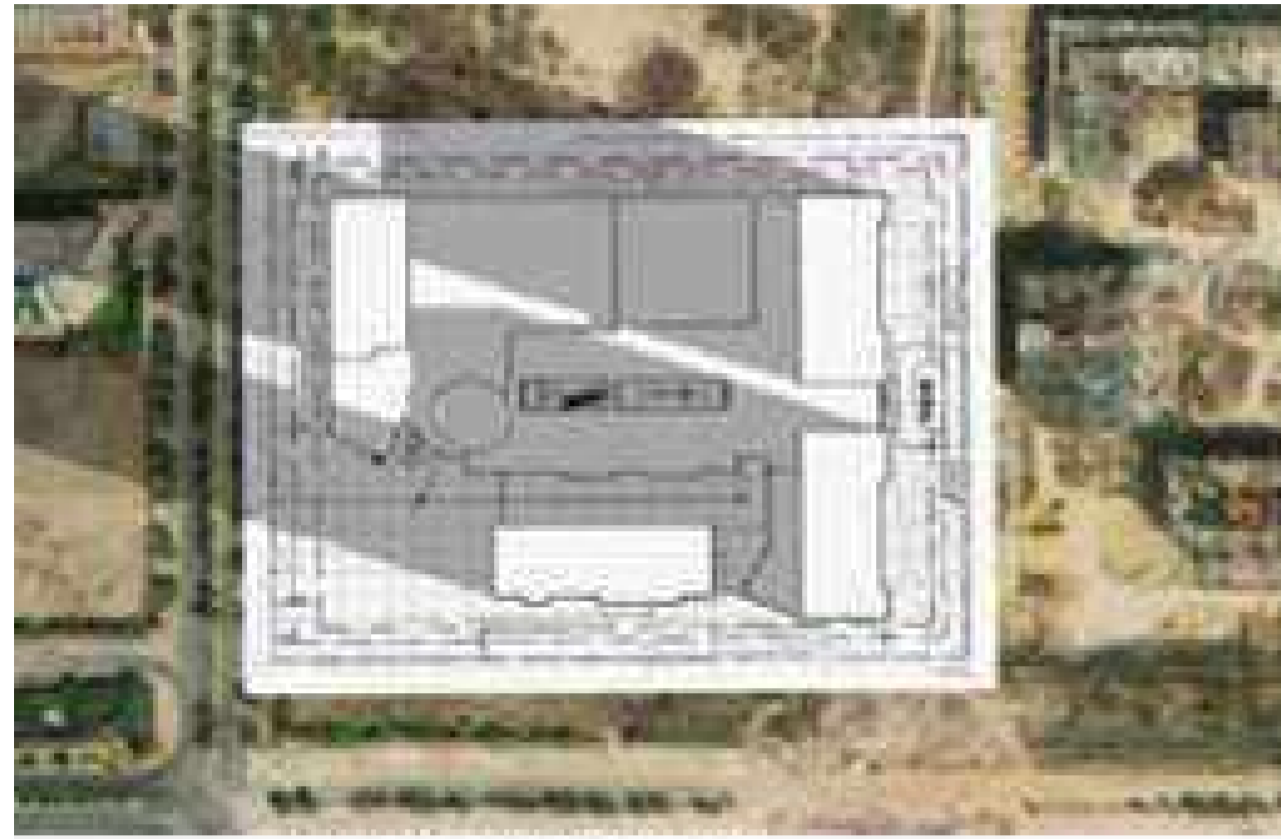
ALLURING LANDSCAPE



A one of it's kind campus with more than 15800 sq. metre area under soft scape and plantation



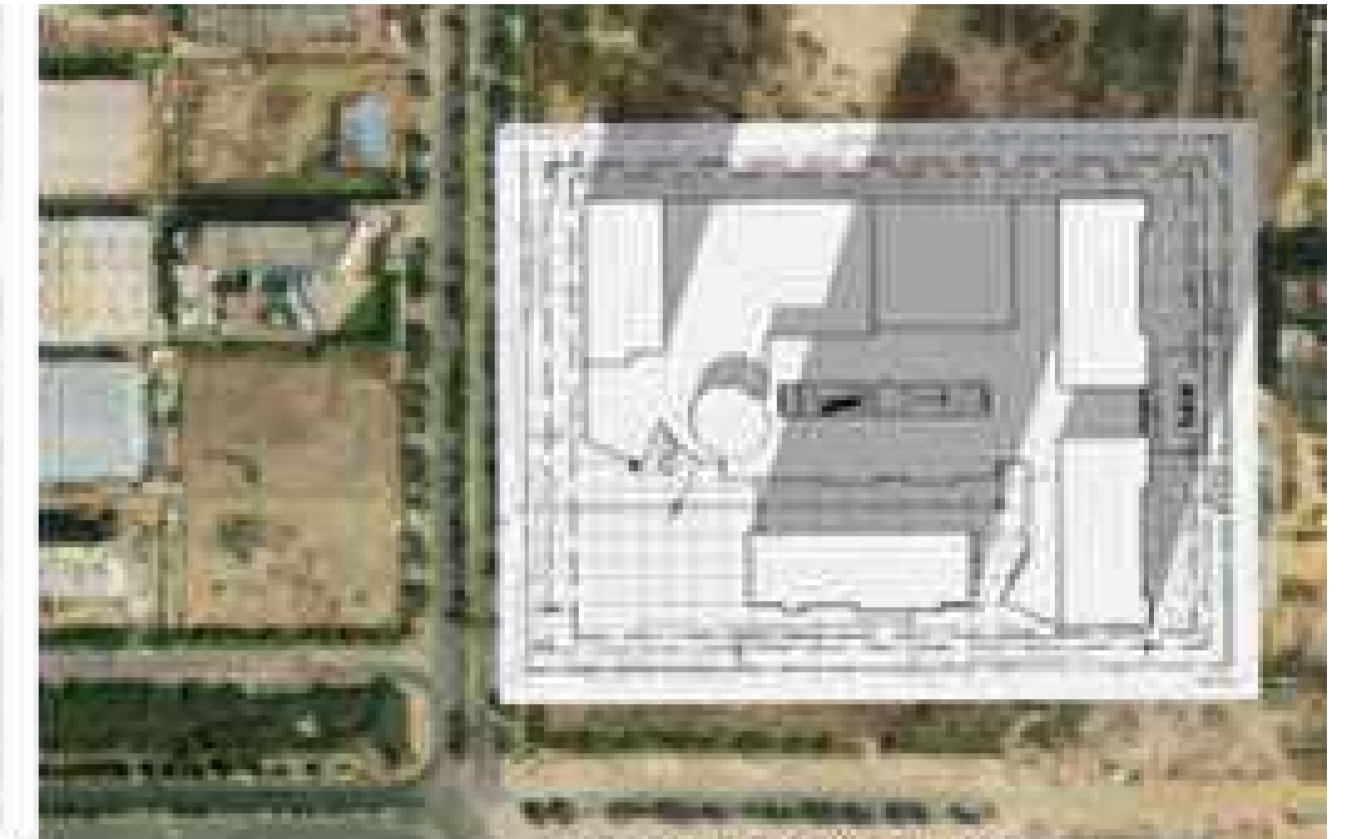
Climate-friendly infrastructure with pre-certified platinum rating by IGBC



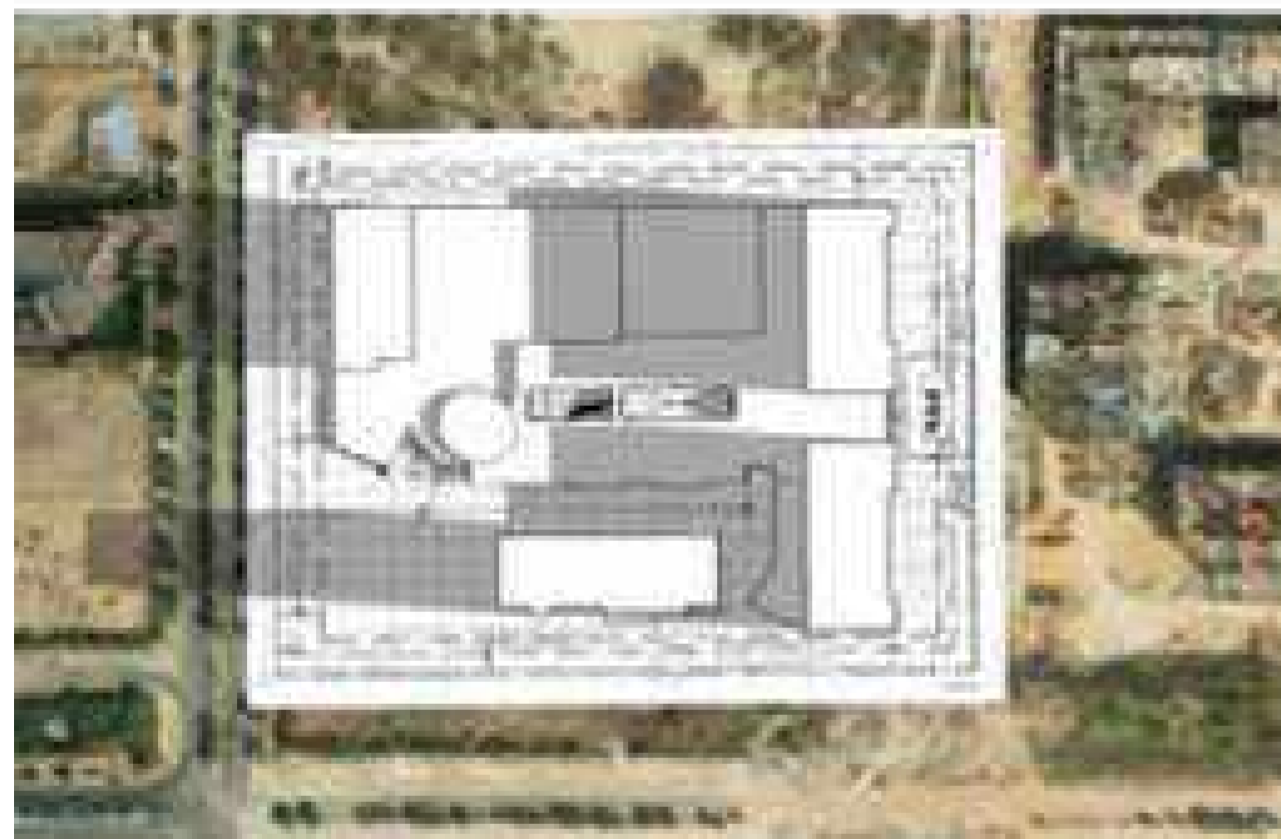
JANUARY 9 AM



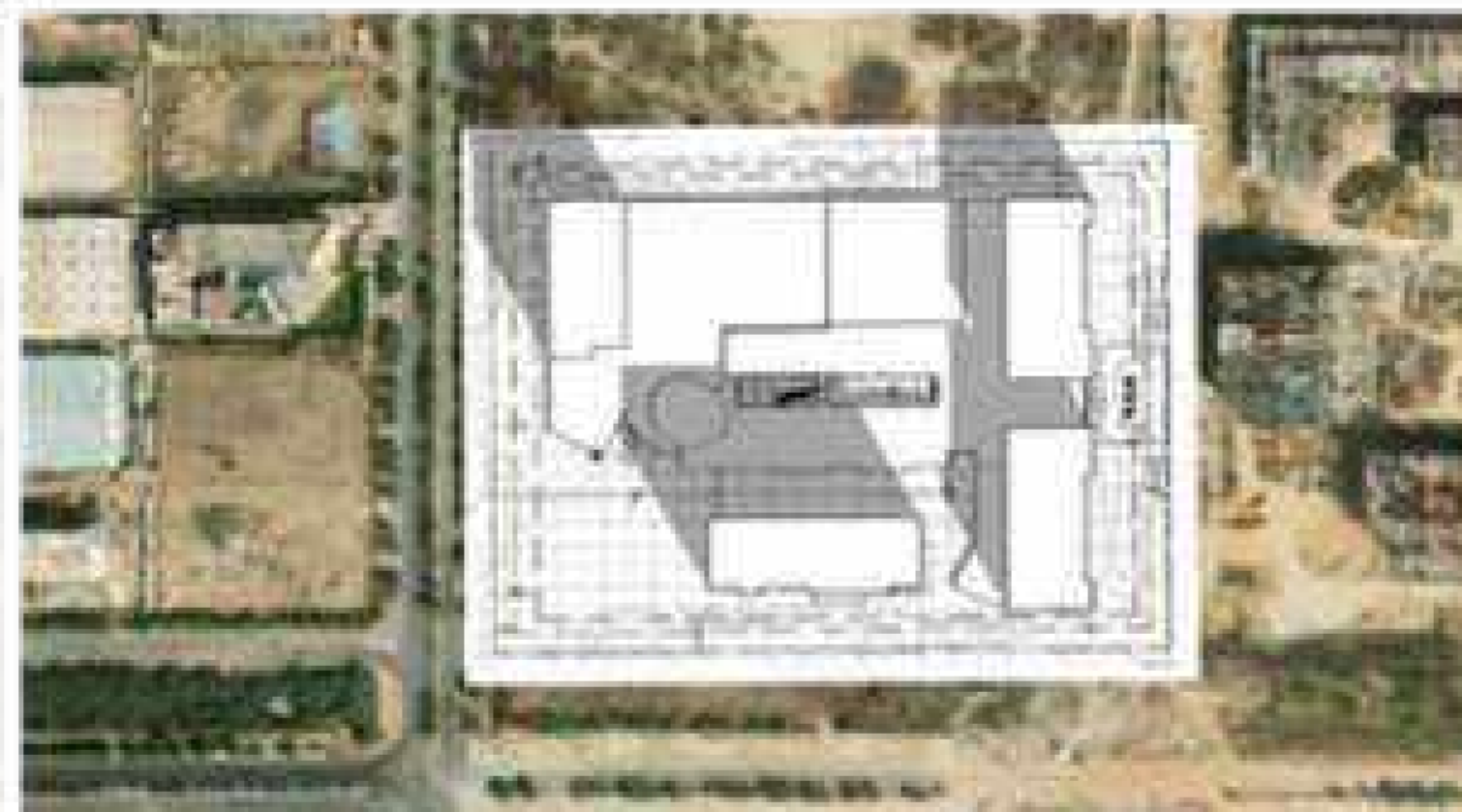
JANUARY 12 PM



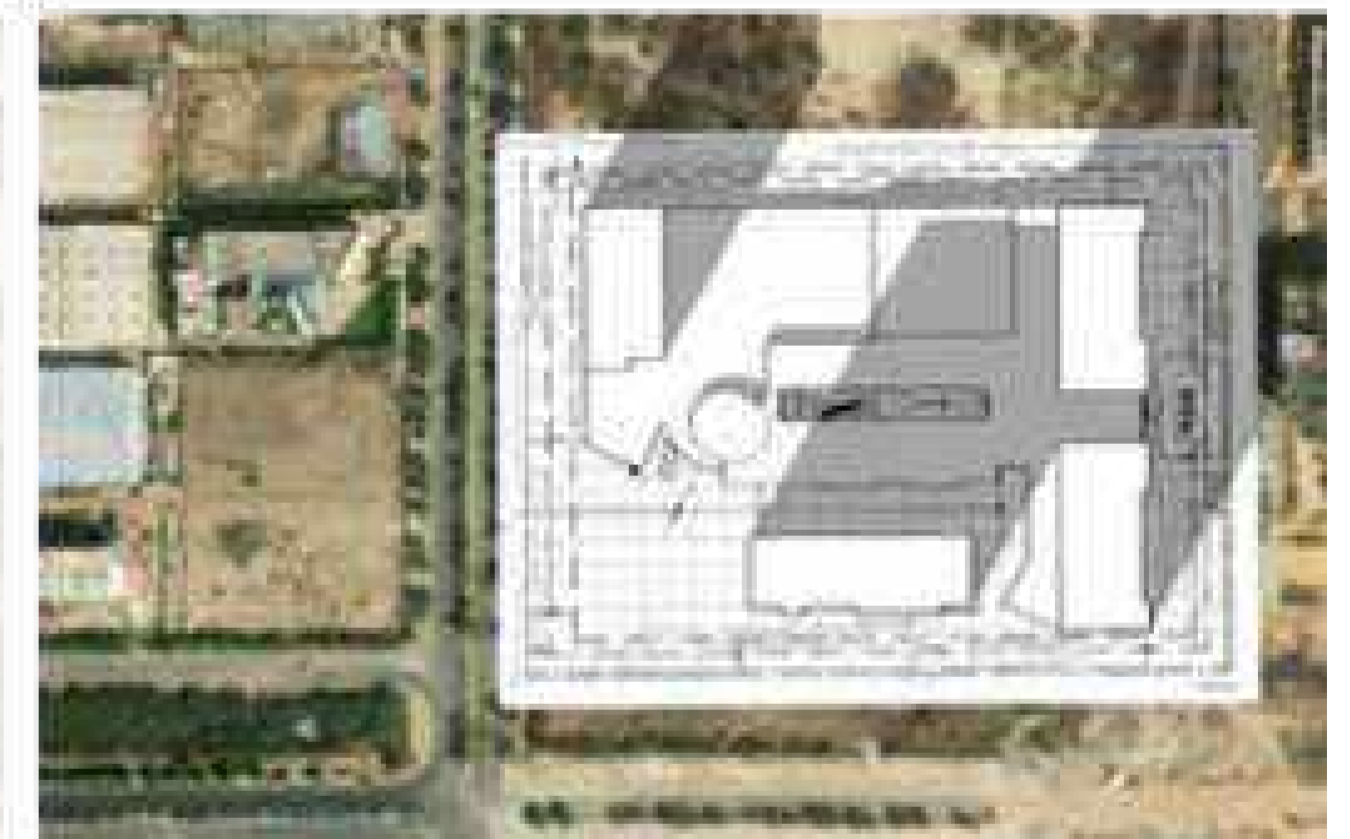
JANUARY 3 PM



MARCH 9 AM



MARCH 12 PM



MARCH 3 PM

SCIOGRAPHY STUDY

The High Street is planned after detailed Sociography Studies (Shadow simulations) showed that this (outdoor/ semi covered) area would remain in shade most of the day, almost all year round.

A destination which has all amenities that facilitate
a perfect work and life balance



SKY LOUNGE



PROPOSAL POINT



INFINITY POOL



COFFEE SHOPS



PUTTING GOLF



MEDITATION ZONE



SERVICED SUITES



HI-CAPACITY ELEVATORS

A place that let's you indulge in things which are
beyond work



HYPERMARKET



MULTI-TIER SECURITY



RELAXING SPA



AUDITORIUM



OUTDOOR AMPHITHEATRE



LANDSCAPING



3700+ PARKING



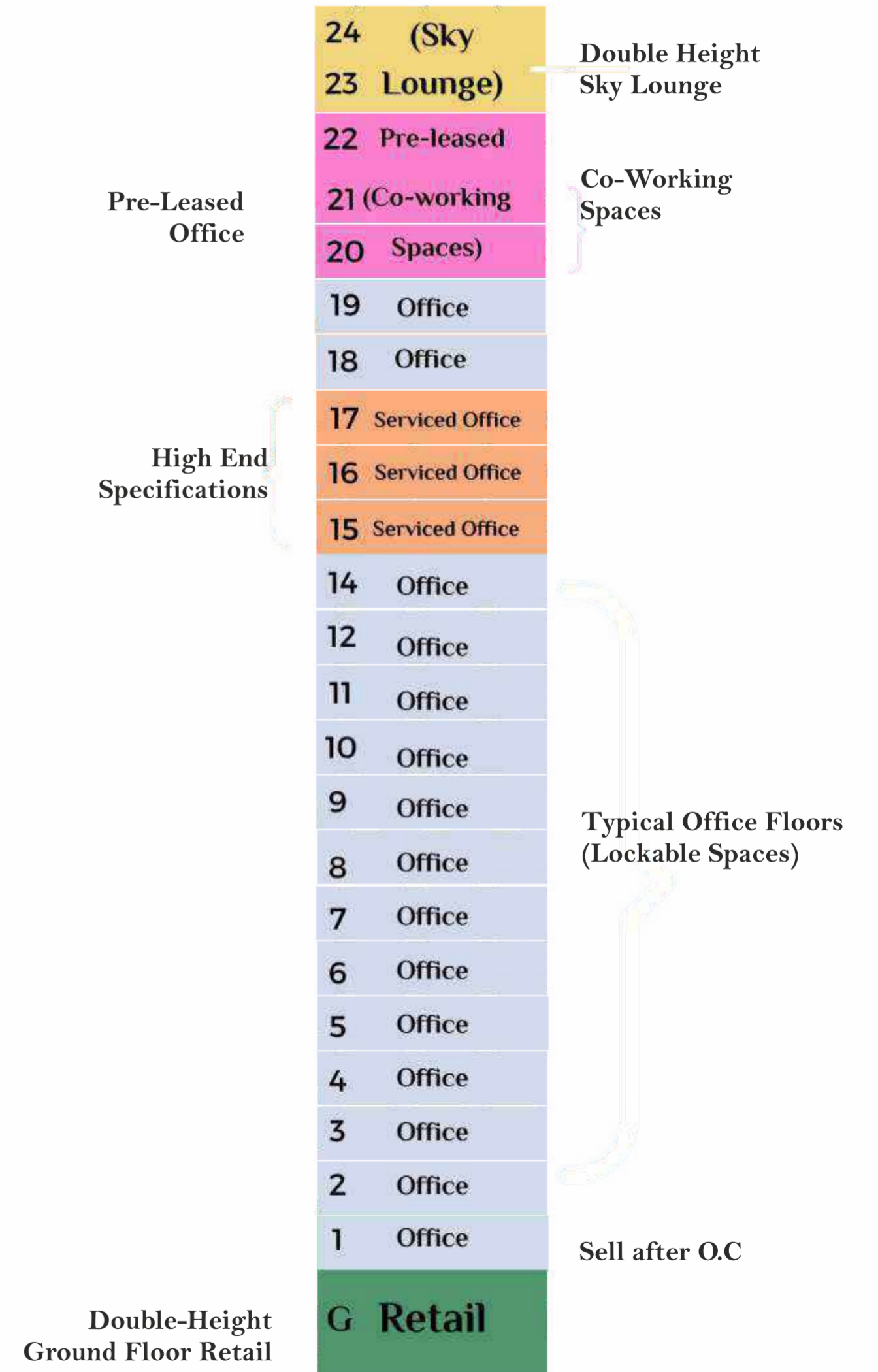
HI-STREET RETAIL



INTELLIGENT WORKSPACES



A Glimpse of the Tower - 1



Tower-1 Features

- Overlooks the central landscaped greens, the high street on one side and the large green belt on the other
- Double height atrium with grand lobbies
- Two dedicated service elevators
- Premium serviced larger offices spread over three floors
- Plenty of F&B options
- A 40 feet high Sky lounge covered by glass structure to enjoy the skyline
- Double-storied sky garden offering an International business & dining experience





**MAKE YOUR ENTRY A STATEMENT,
EVERY DAY AT THE ATRIUM**



**POWER ENTRY WITH 5 FLOOR
HEIGHT GRAND ENTRANCE LOBBY**



TOWER-1 GROUND FLOOR RETAIL



**LUSH GREEN BRIGHTLY
LIT ATRIUM**



101-130

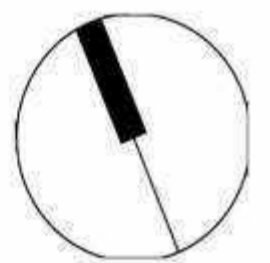
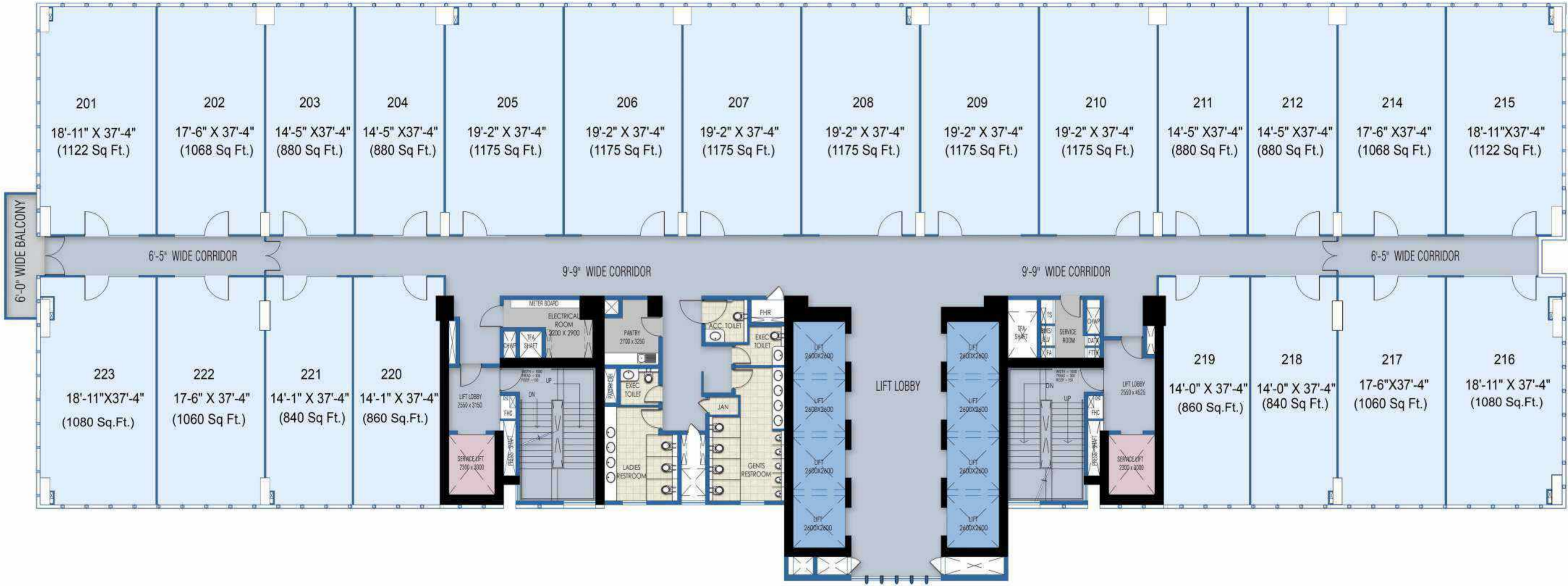
A

**HI-SPEED HI CAPACITY ELEVATORS
FOR SMOOTH OPERATIONS**



OFFICE SPACES WITH HIGHER EFFICIENCY

The office spaces have been designed with detailed attention keeping their functionality in mind. Efficiently designed spaces with fewer columns to maximise the working space and comfort.



TOWER-1 SECOND FLOOR PLAN



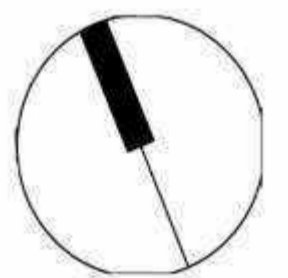
COMMON PANTRY ON EACH FLOOR



WELL-DESIGNED WASHROOMS



**THE SPECIALITY FLOORS ARE LARGE, SPREAD OUT
SERVICED SPACES WITH EXCLUSIVE RECEPTION
AREA FOR ESTEEMED GUESTS**

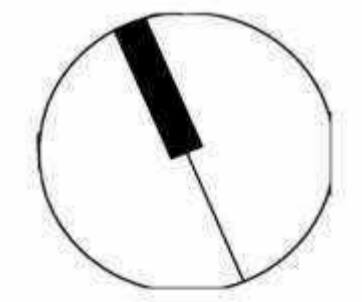


TOWER-1 16TH FLOOR PLAN

CO-WORKING SPACES

- Open-plan office space
- Fully fitted out
- Well furnished co-working areas
- Facilities such as modern desks and chairs, meeting rooms, and high-speed internet
- Common areas like pantry, toilets and lift lobby





23RD FLOOR PLAN



**DOUBLE HEIGHT SKY GARDEN & LOUNGE
A PERFECT PLACE FOR YOU TO CELEBRATE**

THE FLAGSHIP

BUSINESS & BEYOND





OTHER USPS OF TOWER-1

- HVAC Cooling System
- Floor plate efficiency of 75%
- Abundant natural light
- Safe and Secure working spaces
- Use of PT slabs for small sections, better serviceability, durable structures and faster construction that give better efficiency
- Average office size of 5.4 m X 11.2 m
- Flexible design to accommodate customisation
- Large floor plates of approx 22,800 sq.ft.

TOWER 3



TOWER 2





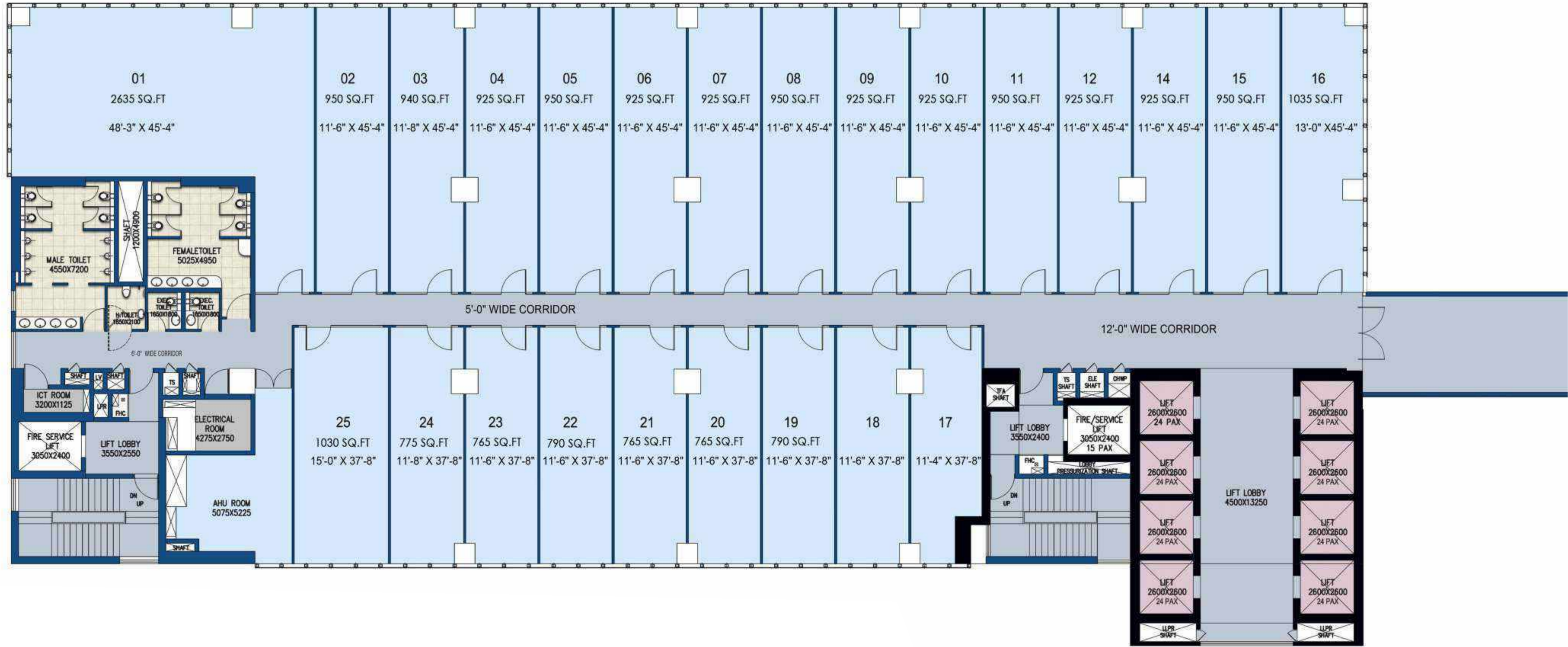
TOWER-2

- The best-suited tower with 8 dedicated high-speed elevators, 2 service elevators, and other impressive amenities and facilities for a large-size IT/ITES company
- Beautifully crafted entrance areas laid out on both sides of the tower for your grand arrival
- Surrounded by landscaped greens and water bodies on both sides
- Special ramp leading to the dedicated drop-off area
- Ample parking for all requirements
- Clean floor plans with natural light flooding from all four sides
- Planned shafts for future leasing requirements
- A padel court on the rooftop
- Meticulously planned service area to provide optimal floor space for efficient use



SCENIC DROP OFF AREA

WORLD-CLASS SPACIOUS ELEVATORS



TOWER -2
10TH FLOOR PLAN