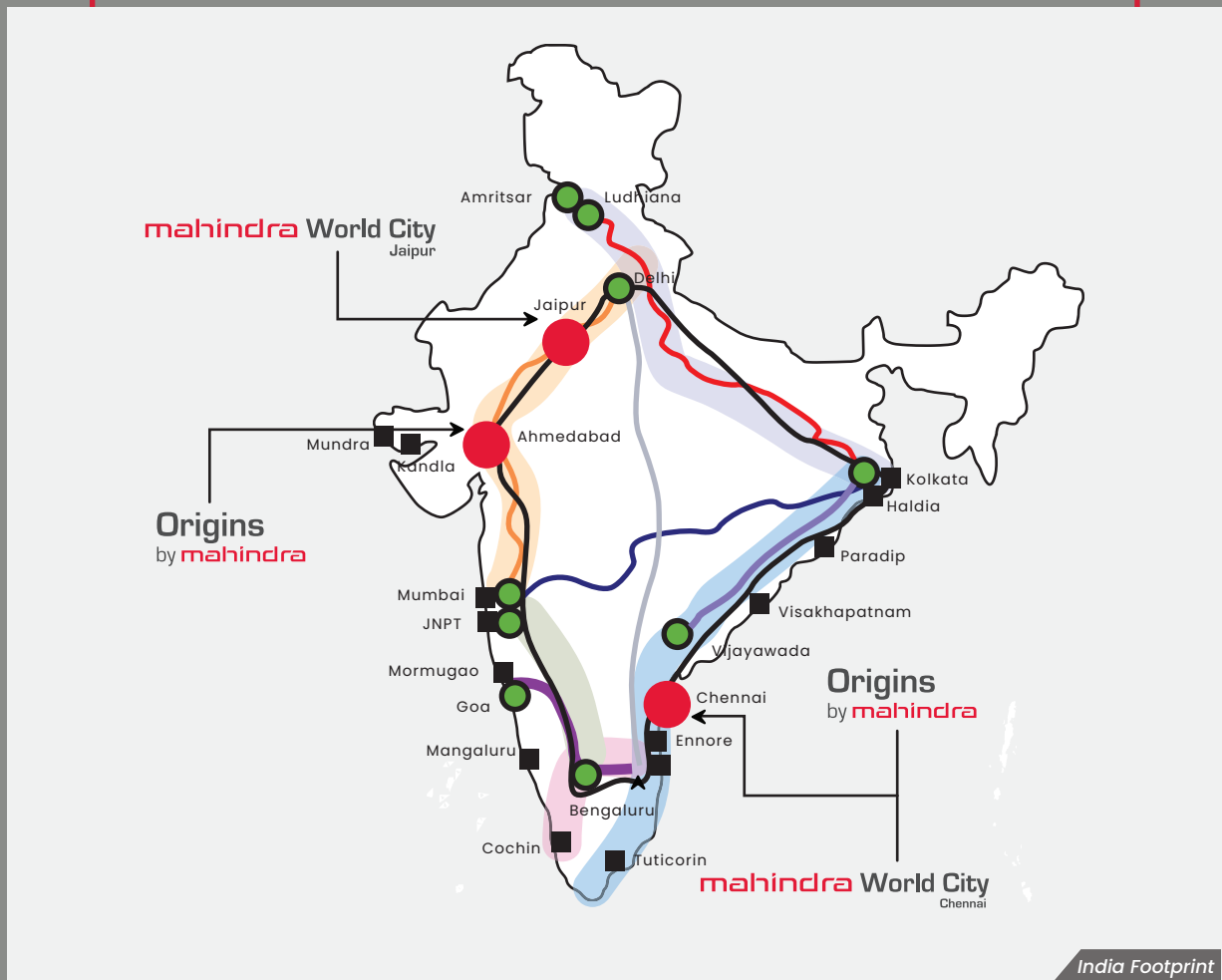


# Creating World Class Business Destinations In India



## The Mahindra Group

Founded in 1945, the Mahindra Group is one of the largest and most admired multinational federation of companies bound by one purpose – to Rise. Inspired by this spirit, our legacy and values, our goal to always positively impact our partners, stakeholders, communities, and the world at large remains unshakeable.



## About Mahindra Lifespace Developers (MLDL)

Established in 1994, Mahindra Lifespace Developers Ltd. ('Mahindra Lifespaces') brings the Mahindra Group's philosophy of 'Rise' to India's real estate and infrastructure industry through thriving residential communities and enabling business ecosystems. Mahindra Lifespaces' development portfolio comprises premium residential projects; value homes under the 'Mahindra Happinest®' brand; and integrated cities and industrial clusters under the 'Mahindra World City' and 'Origins by Mahindra' brands respectively. The Company leverages innovation, thoughtful design, and a deep commitment to sustainability to craft quality life and business growth. Mahindra Lifespaces is the first real estate company in India to have committed to the global Science Based Targets initiative (SBTi).



## Integrated Cities & Industrial Clusters (IC & IC)



# MAHINDRA WORLD CITY, CHENNAI (NH-32)

Mahindra World City, Chennai, is a large-format integrated city that offers a progress-driven environment to keep you ahead. MWC, Chennai enables an environment that nurtures business and provides the right solution for all infrastructure needs. MWC, Chennai offers a well-crafted, self-sustaining and inclusive environment with co-located social and residential infrastructure, where work and living go hand in hand, enhancing the quality of life.

- It is an integrated business city spread across ~1550 acres, a joint venture between Mahindra Lifespaces Developers Ltd. and Tamil Nadu Industrial Development Corporation (TIDCO).
- MWC, Chennai comprises of ~450 acres of Multi-Sector Special Economic Zone (SEZ), ~400 acres of Domestic Tariff Area (DTA) and ~280 acres of Social and Residential Zone.
- Located on a high-growth industrial corridor, in proximity to the national highway, international airport, on-site railway station, ring road & major ports of the city.
- MWC, Chennai offers an environment that nurtures growth through Carbon Neutrality, Water Positivity and Zero Waste to Landfill in an inclusive and secure setting, enabling you to fulfil your ESG commitments.
- MWC, Chennai Advantages: Ease of doing business, faster time to market, hassle-free transactions through the support of state government, faster approvals via single window clearance.
- Ideal for Auto & Auto components, Apparel, Electronics, Engineering, Food Processing, Healthcare, IT/ITes and Logistics & Warehousing sectors.

## Master Plan



Disclaimer: This Layout plan is purely indicative and not a legal offering. The competent authority/promoter/planner reserves the right to add/delete and/or change any details/layouts mentioned, if so warranted.

# Home for 65+ global and domestic marquee customers



Located in South Chennai  
established NH-32  
corridor  
Chennai City – 26 Kms



Chennai Port (55 Kms)  
Ennore Port (85 Kms)  
Kattupalli Port (89 kms)



Chennai International  
Airport (35 Kms)



Paranur Jn (On-Site)  
Chengalpattu Jn (5 Kms)



Onsite Bus stop (0.1 Km)



## PROJECT OFFICE ADDRESS:

Mahindra World City Developers Limited,  
Administrative Block, Central Avenue, Mahindra World City,  
Chengalpattu Taluk & District, Chennai – 603 004

## MARKETING OFFICE ADDRESS:

Mahindra World City Developers Limited,  
Mahindra towers, Ground Floor, #17/18,  
Pattulous Road, Anna Salai, Chennai – 600 002

## Contact us now to enable your growth plans:

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