

AN EXCLUSIVE LAND INVESTMENT OPPORTUNITY FOR DELHI NCR

— PRE-LAUNCHING —
CODENAME

1 SAMRUDDHI NAGPUR

INDIA'S FASTEST EXPRESSWAY TO WEALTH

NOTE: IMAGES ARE FOR ILLUSTRATION PURPOSES ONLY.

EXPERT LAND BUYING INSIGHTS

1 INVEST NEAR EXPRESSWAYS FOR UNPARALLELED WEALTH CREATION.

2 IDENTIFY GROWTH CORRIDORS WITH EXPONENTIAL POTENTIAL.

3 EMBRACE THE METROPOLIS WITH LIMITLESS POSSIBILITIES.

4 CHOOSE THE RIGHT PRODUCT AT THE PERFECT TIME.



MS. KRITI SANON

FOR
Sol de Alibaug

MR. AMITABH BACHCHAN

FOR
THE SARAYU AYODHYA

MS. TRIPTII DIMRI

FOR
ONE GOA

THE HOUSE OF ABHINANDAN LODHA
New Generation Land®

INDIA'S PREMIER BRANDED LAND DEVELOPER

Welcome to the House of Abhinandan Lodha®, where innovation meets land ownership. As India's fastest-growing tech brand in real estate, we are challenging outdated norms and making land ownership more accessible, flexible, and secure. We breathe new life into the concept of land investment, adapting it for the 21st century and appealing to the aspirations of a new generation.

PEACE OF LAND ASSURED BY OUR PROMISES

PROMISE OF SECURITY • PROMISE OF WEALTH • PROMISE OF TRANSPARENCY • PROMISE OF LIQUIDITY

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ALIBAUG | AMRITSAR | AYODHYA | GOA | KHOPOLI | KONKAN | LUCKNOW | NAGPUR | NERAL | SHIMLA | VRINDAVAN



1 Invest near expressways for unparalleled wealth creation.

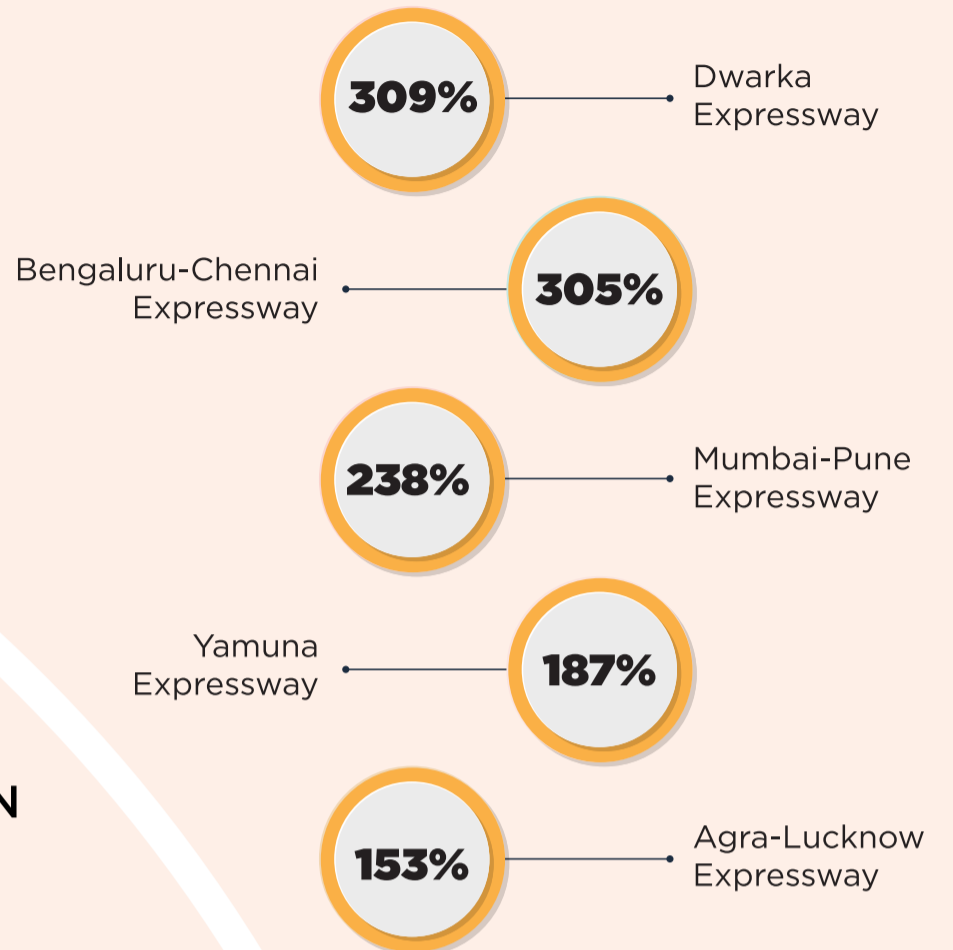
BRIDGING DISTANCES, BUILDING ECONOMIES: THE TRANSFORMATIVE IMPACT OF THE ₹60,000-CRORE SAMRUDDHI EXPRESSWAY.

Expressways catalyze wealth creation by transforming urban landscapes, unlocking untapped markets, and attracting industries. The Samruddhi Expressway is poised to surpass benchmarks set by icons like Dwarka and Yamuna Expressways, delivering even greater land appreciation.

THE BRANDED LAND DEVELOPMENTS ALONG THE SAMRUDDHI EXPRESSWAY ARE POISED FOR A **5.2X UPSURGE** IN VALUE WITHIN THE NEXT DECADE.

SOURCE: INTERNATIONAL PROPERTY CONSULTANTS

LAND PRICE APPRECIATION 2014-24

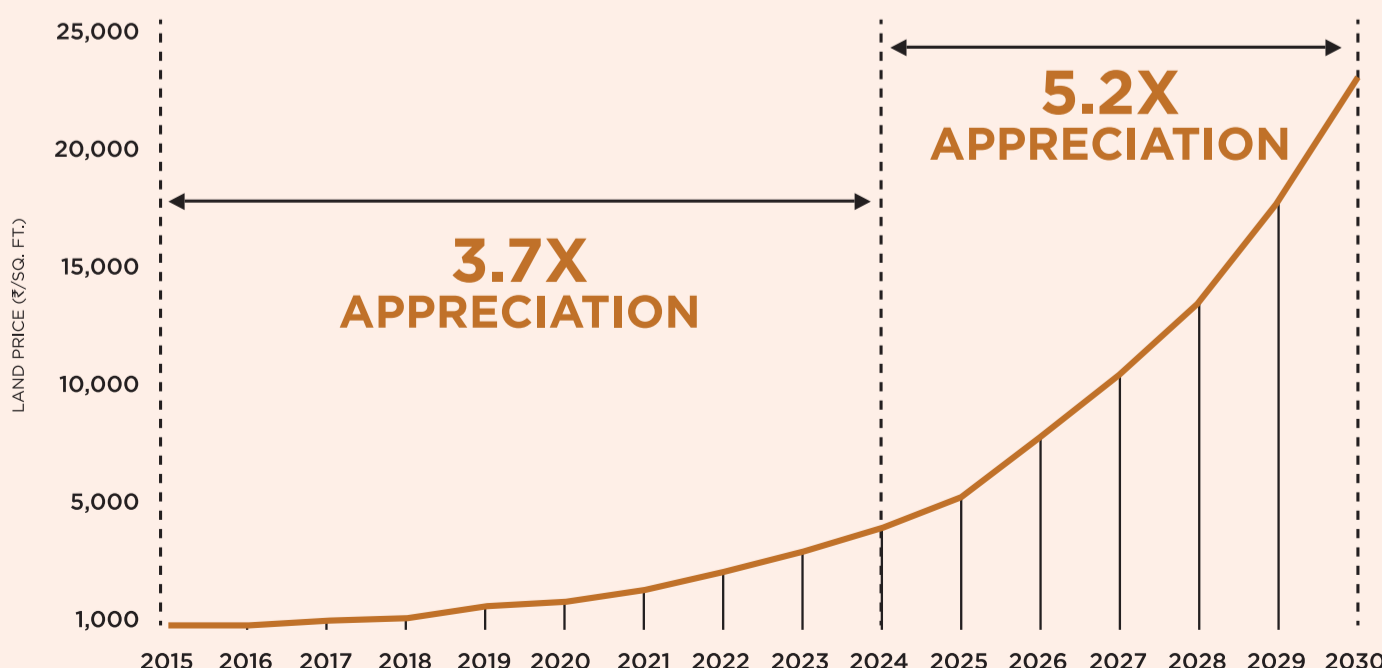


2 Identify growth corridors with exponential potential.

FROM THE CENTRE OF INDIA TO THE FOREFRONT OF PROGRESS: SAMRUDDHI EXPRESSWAY IS POISED TO DELIVER EXPONENTIAL GROWTH WITHIN THE NEXT DECADE.

Nagpur, the geographic center of India, stands out as a prime contender among emerging markets. Known for its robust connectivity and investor-friendly policies, Nagpur, empowered by the Samruddhi Expressway, is India's next big investment destination for investors and residents alike.

PROJECTED LAND PRICE APPRECIATION AROUND SAMRUDDHI MAHAMARG CIRCLE



SOURCE: INTERNATIONAL PROPERTY CONSULTANTS

TOP VOICES OF INDIA SAY

“Maharashtra will play a key role in making India a \$5 trillion economy. The Samruddhi Mahamarg will be an important milestone.”

SOURCE: THE INDIAN EXPRESS

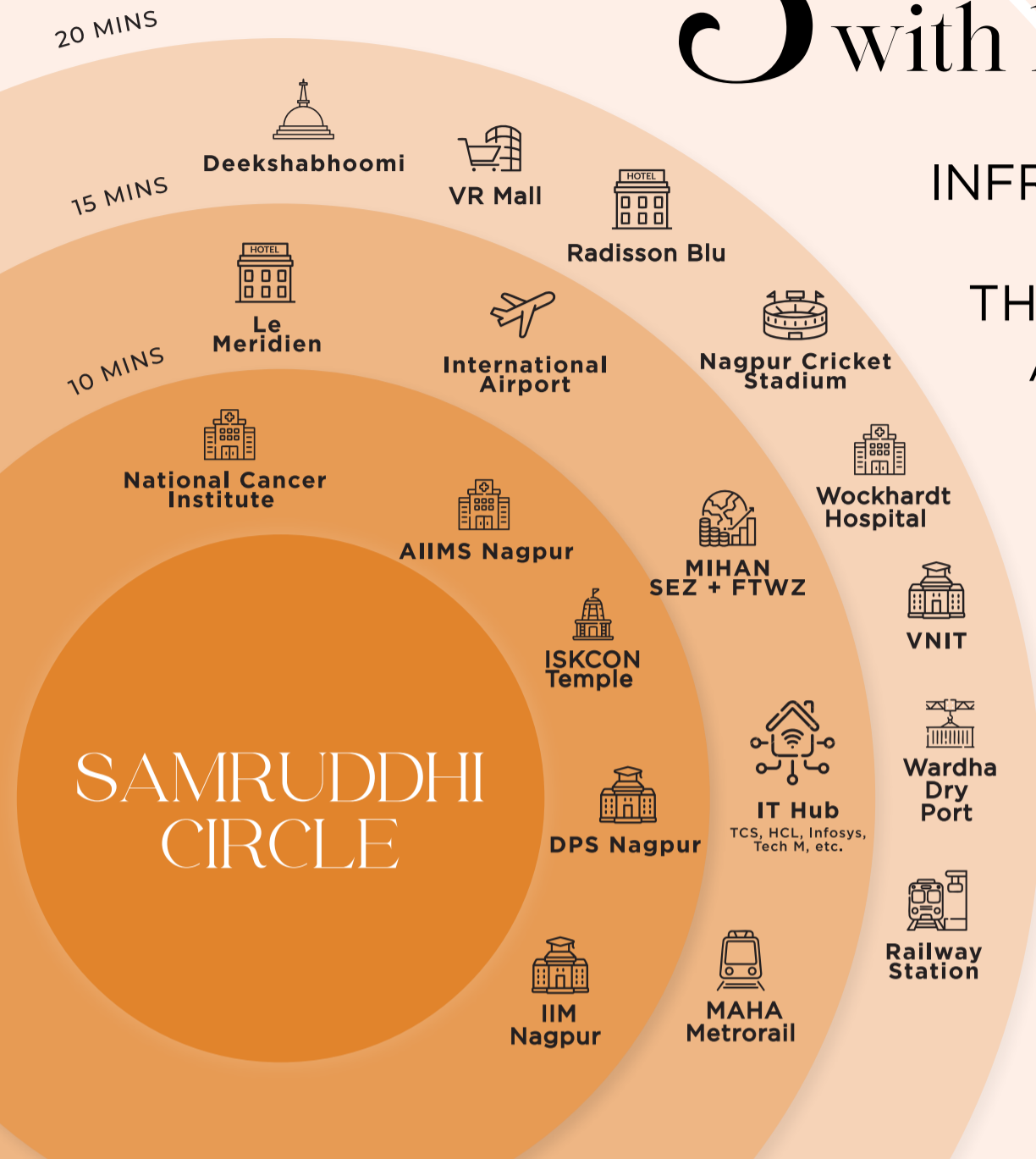
“The Samruddhi super expressway would earn the state ₹50,000 crore in just two years.”

SOURCE: THE TIMES OF INDIA

“The Samruddhi Expressway is truly world-class and even better than the German Autobahns.”

SOURCE: THE TIMES OF INDIA

3 Embrace the metropolis with limitless possibilities.



INFRASTRUCTURE, CONNECTIVITY, ECOSYSTEMS, AND POLICIES: THE FORCES SHAPING NAGPUR'S ASCENT IN THE NEXT DECADE.

Nagpur's meteoric rise is anchored in four transformative pillars - visionary infrastructure, multimodal connectivity, thriving ecosystems, and supportive policies. These elements work in harmony to create a robust foundation for sustained economic and social development.

₹80,000
crore investments

1.2 million
job opportunities

5.2 million
estimated population

40%
working population

SOURCE: CENSUS AND NEWS REPORTS

4 Choose the right product at the perfect time.

THE DAWN OF A NEW ERA IN LUXURY LIVING: A STATEMENT OF TIMELINESS FOR TIMELESSNESS IN NAGPUR, FOR INDIA.

HoABL's developments in Nagpur are not just land parcels - they are lifestyle statements. Bold, dynamic architecture meets eco-conscious design, while microclimate innovations and interactive spaces inspire engagement. Early investors reap the greatest rewards.

RIGHT PRODUCT: LUXURY, LIFESTYLE, REDEFINED

A 100-acre bespoke land development, envisioned by the internationally celebrated New York-based planners and architects, Perkins Eastman.

- Dynamic, Bold Architecture
- Microclimate Innovations
- Community Living Space



RIGHT TIME: ACT EARLY, REAP BIG

This exclusive pre-launch window offers a once-in-a-lifetime opportunity for Delhi-NCR investors to secure early entry and maximize rewards.

- First Mover's Edge
- Lowest Entry Pricepoint
- Highest Growth Potential



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— PRE-LAUNCHING —
C O D E N A M E

1 SAMRUDDHI NAGPUR

INDIA'S FASTEST EXPRESSWAY TO WEALTH

Premier Infrastructure-Driven Wealth Creation

1

INVEST NEAR EXPRESSWAYS FOR UNPARALLELED WEALTH CREATION.

Expressways are more than just transportation corridors - they catalyze wealth creation by transforming urban landscapes, unlocking untapped markets, and attracting industries. Spanning 700 km and cutting travel time between Mumbai and Nagpur by over half, the Samruddhi Expressway is poised to surpass the benchmarks set by icons like Dwarka and Yamuna Expressways, delivering even greater land appreciation.

2

IDENTIFY GROWTH CORRIDORS WITH EXPONENTIAL POTENTIAL.

With tier-one cities facing infrastructure limitations, tier-two and tier-three cities are stepping into the spotlight. Nagpur, the geographic center of India, stands out as a prime contender. Known for its strategic location, robust connectivity, and investor-friendly policies, Nagpur's transformation, fueled by the Samruddhi Expressway, is positioning it as India's next big investment destination.

3

EMBRACE THE METROPOLIS WITH LIMITLESS POSSIBILITIES.

Nagpur's meteoric rise is anchored in four transformative pillars: visionary infrastructure, multimodal connectivity, thriving ecosystems, and supportive policies. These elements work in harmony, creating a robust foundation for sustained economic and social development. Education, healthcare, and commerce thrive here, supported by forward-thinking government initiatives that make the city a future-ready destination for investors and residents alike.

4

CHOOSE THE RIGHT PRODUCT AT THE PERFECT TIME.

At HoABL, we are revolutionizing the way people perceive land ownership. Our developments in Nagpur are not just homes - they are lifestyle statements. Bold, dynamic architecture meets eco-conscious design, while microclimate innovations and interactive spaces inspire connection and engagement. Early investors reap the greatest rewards, securing a future-ready product crafted with style and substance.

THE _____™
HOUSE OF
ABHINANDAN
LODHA _____
New Generation Land®