

# focus

A brand new vision

Issues: May - June 2007

A exclusive feature on Vatika Infotech City - Jaipur

## the vision

Welcome to the second issue of Focus, a bimonthly newsletter on- Vatika Infotech City-Jaipur. Focus is an endeavour to enhance our dialogue with the clients and associates of Vatika Infotech City. The newsletter aims at providing regular updates on the development of Vatika Infotech City as well as about other significant development in Jaipur.

Jaipur is fast emerging as a major investment hub for top IT companies. With the Rajasthan government actively promoting Jaipur as the next IT destination, the city has opened doors to many corporate houses to set their base in Jaipur.

Recently the Pink City witnessed Mahindra Gesco launching a 3000-acre World City on the Ajmer Road. The launch of the Mahindra World City in Jaipur is a watershed event complementing the state's plan to anchor itself as an investment destination. Mahindra World City will be the largest investment zone in the country after Mahindra's Chennai City. Mahindra World City has also attracted two major IT companies as investors. Wipro has signed a memorandum of understanding (MOU) with Mahindra World City for 100 acres of land in the SEZ, whereas, Infosys plans to invest a sum of Rs.4 billion thus opening a whole gamut of opportunities for corporate investors. With the development on Mahindra World City, Jaipur Ajmer road, Jaipur Ajmer road has been able to carve a niche for itself globally.

Further complementing the governments vision is the 808 acre integrated township Vatika Infotech City along with its 53-acre IT SEZ Park. Modeled along the lines of 'Walk to Work' concept, Vatika Infotech City is a perfect amalgamation of residential and commercial space. The township will offer a mix of plotted developments; group housing totaling to 10,800 dwelling units catering to a population of 43,200. Designed by a consortium of international architects, equipped with world-class facilities, the IT SEZ Park will offer infrastructure catering to 65,000 professionals.

In this issue of Focus, we will take you through the recent developments within Vatika Infotech City and Vatika Group.



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The logo for Vatika Group. It features the word 'vatika' in a stylized font with a leaf-like graphic above the 'i'. Below it, 'GROUP' is written in a bold, sans-serif font. At the bottom, 'creating lasting value' is written in a smaller font.

vatika<sup>®</sup>  
GROUP  
creating lasting value

# the city in making

## vatika infotech city

Vatika Infotech City is undergoing a rapid pace of development. With individual pockets of Group Housing, Row Housing, Commercial & Retail, earmarked and duly surveyed, the site in totality is bustling with life.

Solid Foundation is the core of all development. At Vatika Infotech City great emphasis is laid on foundation work. The development team has toiled hard for months to ensure a sound foundation is laid paving the way for all further developments within the township.

### Construction Update

- Infrastructure works, which includes sewerage, water supply, roads etc., is under full swing.
  - 3000 mts of sewer lines have been laid.
  - 2700 mts of water supply pipes are already set into place.
- For roads, 11000 mts of GSB has been completed which accounts for 60 % of the GSB work in phase 1.
- 3.5 kms of WBM in two layers have been laid.
- The main Palm Boulevard and the Avenues around Central Park are ready to exhibit the expanse of the township.
- All the plots in the phase I have been demarcated fully.
- The 33-acre Central Park is on an advanced stage of landscape development with grading and setting out of pavements in full progress.
- Internal signage now highlight the sites for parks, school, group housing, villas etc.



Street G, Lantana North Street



Street F1, 5th Street Central Park North Avenue C



Street A, City Boulevard



View from the Ajmer-Jaipur toll road





Urban Woods is the low-rise row housing development at Infotech City, spread over 17.33 acres, offering 432 homes equipped with world-class facilities and amenities.

- The construction work of Urban Woods is at full swing. In the next 18 months, Urban Woods would be ready to welcome its residents.
- 70 % GSB completed on all roads
- Unit's structural works at rapid pace. Second floor slab casting for units in progress.



First floor slab framework at Plot 1,3,5&7 along Delonix street



Columns upto roof slab casted at plots 18 & 20 along Delonix street



Third floor slab casted at plots 13&15 along Delonix street



Plinth beams casting under progress at plots 19&21 along Ceiba street

## it sez park

The SEZ area would be developed as a self contained IT Park with infrastructure facilities for complete power back up, adequate parking in multilevel basement, its own water supply and sewage treatment system. Social support system such as serviced apartments, convenience retail, banks, ATM's, health clubs, recreational club, medical back up facilities, training/ convention centres shall be provided. A consortium of international architects shall design the project conforming to global practices in order to meet the standards specified by the IT/ITES companies.

### Highlights of the IT park

- 8 modular I.T. sites of 2.5 acres each totaling to 20 acres
- Multi-tenanted buildings with fully furnished incubation spaces, training centres and common piazza in 23 acres
- Built-to-suit buildings in 10 acres
- A-grade buildings with world class facilities
- Large floor plates ranging from 25,000 to 1,00,000 sq. ft
- 5 star and 3 star hotels, serviced apartments and convention centre within the township
- Access to residential facilities, schools, multi-specialty hospitals, retail and convenience facilities.



# what's new @ vatika infotech city

Vatika City Centre, Jaipur, Aerial View



Central Piazza, Vatika City Centre, Jaipur



*After the success of Urban Woods, the group is planning to launch few more built-up options. The group will be shortly launching a commercial complex, two group housing developments and villas.*

#### **Vatika City Centre, Jaipur**

Vatika City Centre is the upcoming commercial complex, at Vatika Infotech City. Designed by studio u+a, the architectural design seeks to integrate commercial offices, street level shopping and shopping malls. Spread over 28 acres, it shall be a 300,000 sq.ft. of street level shopping in addition to theme malls, hyper markets and multiplexes. The Complex shall provide 3,5000 covered car park making shopping a hassle free experience to the shoppers. While the street level shopping shall showcase traditional retails such as handicrafts, textiles, precious and semi precious stones, the malls shall host typical international and national brands.



### Group Housing Developments by studio u+a, London

Extending along the full length of Vatika Infotech City's Central Park, this group housing offers low rise, mid-rise and high-rise buildings; spread 10,00,000 sq. ft, in a harmonious relationship. Joining the three distinct housing elements is a common garden, a cool inner sanctum and outdoor room for the community. Surrounding the base of each tower, gardens provide the setting for a community swimming pool.

### Jaipur 21

Coming up shortly is the group housing development, spread over 20,00,000 sq. ft, by Warner Wong, Singapore. The masterplan of this development draws inspiration from the topographical spirit of native Jaipur, based on the conceptual flow of geological forces.



## Luxury villas

Soon to be launched 120 premium villas by mid 2007, located at Vatika Infotech City, Jaipur. This development has been conceived as an intimately scaled, gated, and secured community offering exclusive homes in four different configurations with area ranging from 3500 sq. ft to 5000 sq. ft.





Iris Row

**Vatika City** is all set to welcome its first 156 people with the delivery of first Iris Row apartment. Iris Rows are the immaculately planned low rise row houses at the City offers the comforts of independent living yet offering all the benefits of a group housing. The third quarter of 2007 will witness more families moving into Vatika City. In the second phase of possession, Primrose, Iris Row D and E and Emilia Tower 1,2 and 3 will be handed over enabling 350 more families joining in to the existing community of 156 families. The entire workflow of Vatika City will be completed by mid 2008.



Vatika City, Gurgaon

**Upcoming Townships in Ambala and NH-8** - The group is planning to come up with two townships in Amabala and NH-8. The proposed township in Ambala will be a 180-acre development offering a mix of row housing, group housing, plotted development, retail and community facilities catering to a population of

The proposed township at NH-8, Gurgaon will be a 1000-acre township offering a mix of plotted, row housing and group housing development catering to a population of 50000. This proposed township will also feature IT Parks, commercial complexes and retail outlets making it complete self-sufficient integrated township.



## our inspiration

'What is lasting, eternal, immortal and infinite, that indeed is worth having, worth conquering, worth possessing.' - Sri Aurobindo

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