



# DEVELOPMENT MANAGEMENT

● YOUR PARTNER IN BUILDING TOMORROW

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# TABLE OF CONTENT

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**01** Who We Are

**02** Our Vision for Development Management

**03** Development Management Workflow

**04** Key Differentiators

**05** Portfolio Highlights

**06** Trusted by Leading Brands

**07** What We Do in Development Management

**08** Financial and Operational Advantages

**09** Our Team

**10** Why Avishkar Realty?

**11** Future Roadmap

# WHO WE ARE

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## About Us:

- With over 40 years of experience, Avishkar Realty has developed 10+ million sq. ft. of innovative residential and commercial spaces across Maharashtra, setting industry benchmarks.

## Key Highlights:

- Expertise in Built-to-Suit projects, with 700,000+ sq. ft. completed in Pune.
- Seamlessly integrating sustainability with functionality in every project.

# OUR VISION FOR DEVELOPMENT MANAGEMENT

## Streamlining Projects:

Efficiently managing real estate development across diverse sectors.

## Sustainability

Delivering eco-friendly, high-quality projects aligned with client needs.

## Innovation

Integrating cutting-edge practices and market insights for better outcomes.





# DEVELOPMENT MANAGEMENT

## WORKFLOW



**Stage**  
**1**

**Stage**  
**2**

**Stage**  
**3**

**Stage**  
**4**

**Stage**  
**5**

**Stage**  
**6**

**Stage**  
**7**

Feasibility Study

Contract Signing

Land Acquisition  
and Approvals

Design and  
Execution

Sales and  
Marketing

Financial  
Management

Project Delivery  
and Post-Support

# KEY DIFFERENTIATORS

## 01 Industry Leadership

Decades of experience shaping the real estate landscape in Maharashtra.

## 02 Client-Centric Approach

Transparent processes, keeping client needs at the forefront

## 03 Comprehensive Oversight

From land acquisition to sales, ensuring seamless on time project delivery.

## 04 Strategic Planning

Efficient execution focused on ROI, timelines, and budgets.

## 05 Approval Expertise

Hassle-free processes with strong regulatory connections.

## 06 Sustainable Innovation

Market-driven, eco-friendly designs tailored to trends

## 07 Proven Success

Transparent reporting and a history of reliable project execution



# PORTFOLIO HIGHLIGHTS



## Residential

- Hari Ganga: A sprawling project featuring 12,00,000 sq. ft. and 1350 flats.
- Sai Ganga: Mixed-use development spanning 3,00,000 sq. ft.



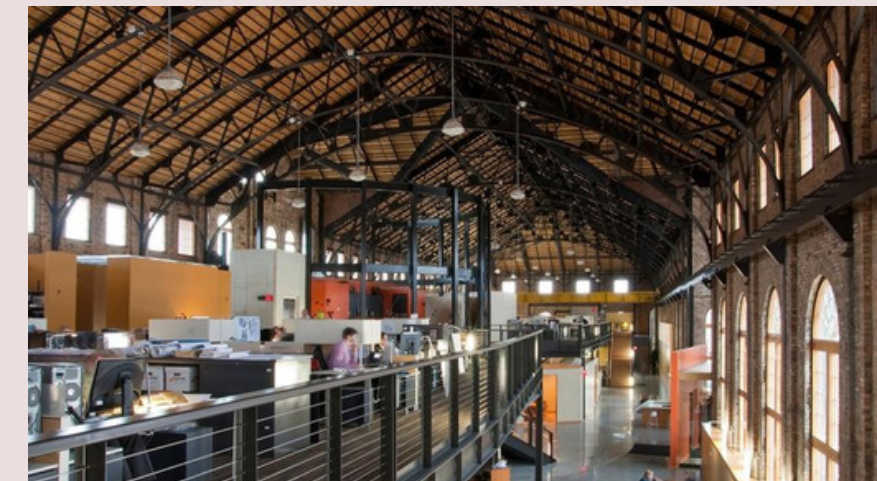
## Commercial

- The Platinum Towers: A landmark commercial development
- Mixed-use development spanning 3,00,000 sq. ft.



## Industrial:

- Pragati Industrial Complex: One of Pune's earliest industrial galas, built in 1988, covering 50,000 sq. ft.



## Built-to-Suit:

- Avishkar Realty delivers customized Built-to-Suit facilities to meet operational needs, including warehouses and manufacturing hubs. Projects are located in prime industrial zones, designed for scalability,



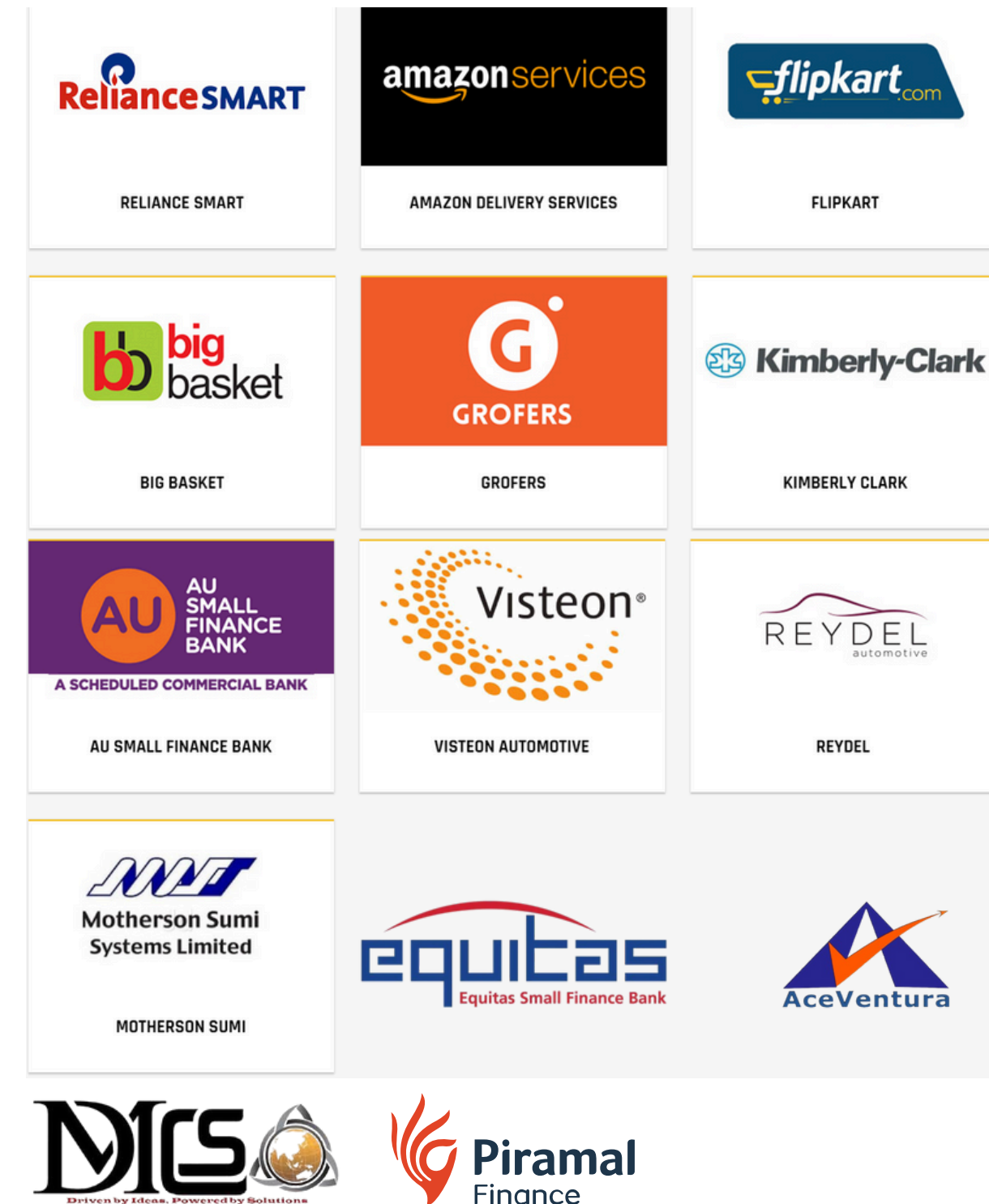
# Trusted by Leading Brands

## Clients We've Served:

- Reliance Smart
- Amazon Delivery Services
- Flipkart
- Big Basket
- Kimberly Clark
- AU Small Finance Bank
- Motherson Sumi
- Visteon Automotive
- REYDEL
- MDCS
- PIRAMAL
- EQUTAS
- Ace Venture

Their trust reinforces Avishkar Realty's commitment to excellence

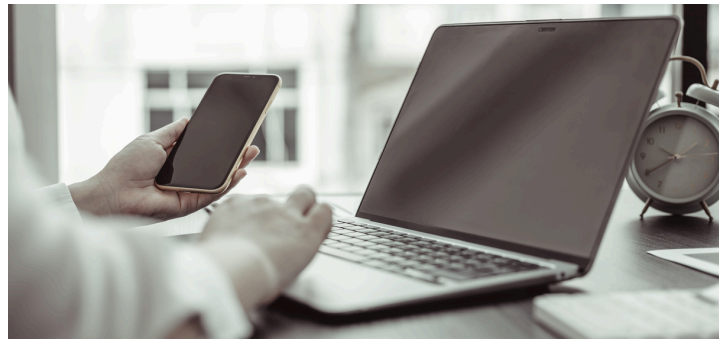
## ANCHOR CLINTS





# WHAT WE DO

## IN DEVELOPMENT MANAGEMENT



### 01 Sanctions And Approvals

- We as a company provide all sanctions and approvals related tasks

### 02 Fund Raising

- Capital Raising and Strategic Partnerships – Securing equity and debt funding for real estate projects, and forming joint ventures with investors for mutual growth and development.

### 03 Market Analysis and Planning:

- Collaborating with leading architects and engineers to create designs that prioritize both functionality and sustainability..

### 04 Sales and Marketing:

- Developing tailored marketing campaigns through both digital and traditional platforms, while fostering strategic partnerships with key channel partners.

### 05 Financial Management:

- Expert planning of budgets and cash flows.
- Monitoring profitability and optimizing funding solutions.

### 06 Project Delivery and Post-Support:

- Ensuring quality through rigorous inspections and providing seamless handovers with reliable after-project support to guarantee client satisfaction.





# FINANCIAL AND OPERATIONAL ADVANTAGES

## FINANCIAL BENEFITS:

- Long-term cost savings through energy-efficient designs.
- Optimized leasing terms for predictable expenses.
- Enhanced asset planning reducing taxation burdens.
- Surge in revenue

## OPERATIONAL BENEFITS:

- Streamlined workflows with infrastructure tailored to processes.
- Strategic locations improving supply chain and logistics.
- Scalability to accommodate future business needs.



# OUR TEAM

WHAT WE COULD DO



## Leadership Excellence

- Driven by experienced leaders with decades of expertise in real estate development.
- Proven track record in delivering complex projects across residential, commercial, and industrial sectors.



## Focus on Innovation

- Leadership committed to incorporating cutting-edge technologies and modern practices.
- Encouraging creative problem-solving to adapt to evolving market trends.



## Collaborative Expertise

- Diverse team of professionals specializing in project management, design, sales, and marketing.
- Collaboration with renowned architects, engineers, and contractors to ensure excellence.



# WHY AVISHKAR REALTY?

OUR CLIENTS COME FROM EVERYWHERE

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## Proven Track Record

Avishkar Realty is a trusted name across industries, delivering benchmark projects that redefine real estate excellence.

## Timely Deliveries

Reliably meeting deadlines with uncompromised quality ensures client satisfaction.

## Sustainability

Incorporating eco-friendly practices and energy-efficient designs, Avishkar Realty ensures sustainable developments with green certifications.

## Tailored Solutions:

Precision-engineered designs customized for clients' unique needs, ensuring optimal functionality and efficiency.

# FUTURE ROADMAP



## Geographic Expansion

- Strategically entering untapped markets across India to expand the footprint.
- Focusing on high-growth regions for residential, commercial, and industrial projects.

## Innovation and Technology Adoption

- Investing in advanced project management tools for real-time monitoring and efficiency.
- Leveraging AI and data analytics to enhance market research and customer insights.

## Sustainability Commitment

- Implementing eco-friendly practices across all stages of project development.
- Striving for certifications like IGBC and LEED to meet global environmental standards.

## Diversification of Portfolio

- Expanding offerings to include co-working spaces, affordable housing, and mixed-use developments.
- Strengthening industrial Built-to-Suit (BTS) capabilities to cater to emerging industries.



# THANK YOU

*Creation after Creation*

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