

THE CENTRE OF GRAVITY IS SHIFTING



WORLDMARK

GURUGRAM SEC-65

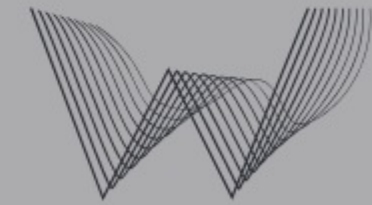
ARE YOU MOVING WITH IT?

WHERE YOU DON'T JUST COME, YOU ARRIVE

WHERE INNOVATION IS KEEPING PACE WITH ASPIRATIONS

WHERE INSPIRATION MEETS EXECUTION

WHERE THE LINES BETWEEN BUSINESS AND PLEASURE BLUR



WORLDMARK

GURUGRAM SEC-65



Strategically located, intelligently designed and equipped with technology driven facilities,

Worldmark Gurugram is perfectly positioned to be the bustling new centre of commerce.

Spread over seven green acres, encompassing an impressive central court that features

a picturesque water body, it integrates state-of-the-art office space with the finest retail

and culinary prospects to give you an experience that is truly holistic. Created with

the same vision, dedication and meticulous planning behind the iconic Worldmark Aerocity

in New Delhi, we are giving your business the global address it deserves.



Hi Mango

PHILIPS

pnb MetLife

cromā

ozaar

modern ozaar

cromā

CROSSWORD

WORLD MARK

<ul style="list-style-type: none"> PHILIPS PNB METLIFE CROSSWORD STARBUCKS HEADS UP FOR TAILS SAMSUNG BEATS ozaar modern ozaar cromā ARONNI CONTRASTOS 	<ul style="list-style-type: none"> PHILIPS PNB METLIFE CROSSWORD STARBUCKS HEADS UP FOR TAILS SAMSUNG BEATS ozaar modern ozaar cromā ARONNI CONTRASTOS
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THE PRINCIPLES OF A GLOBAL BUSINESS ADDRESS

MARQUEE LOCATION

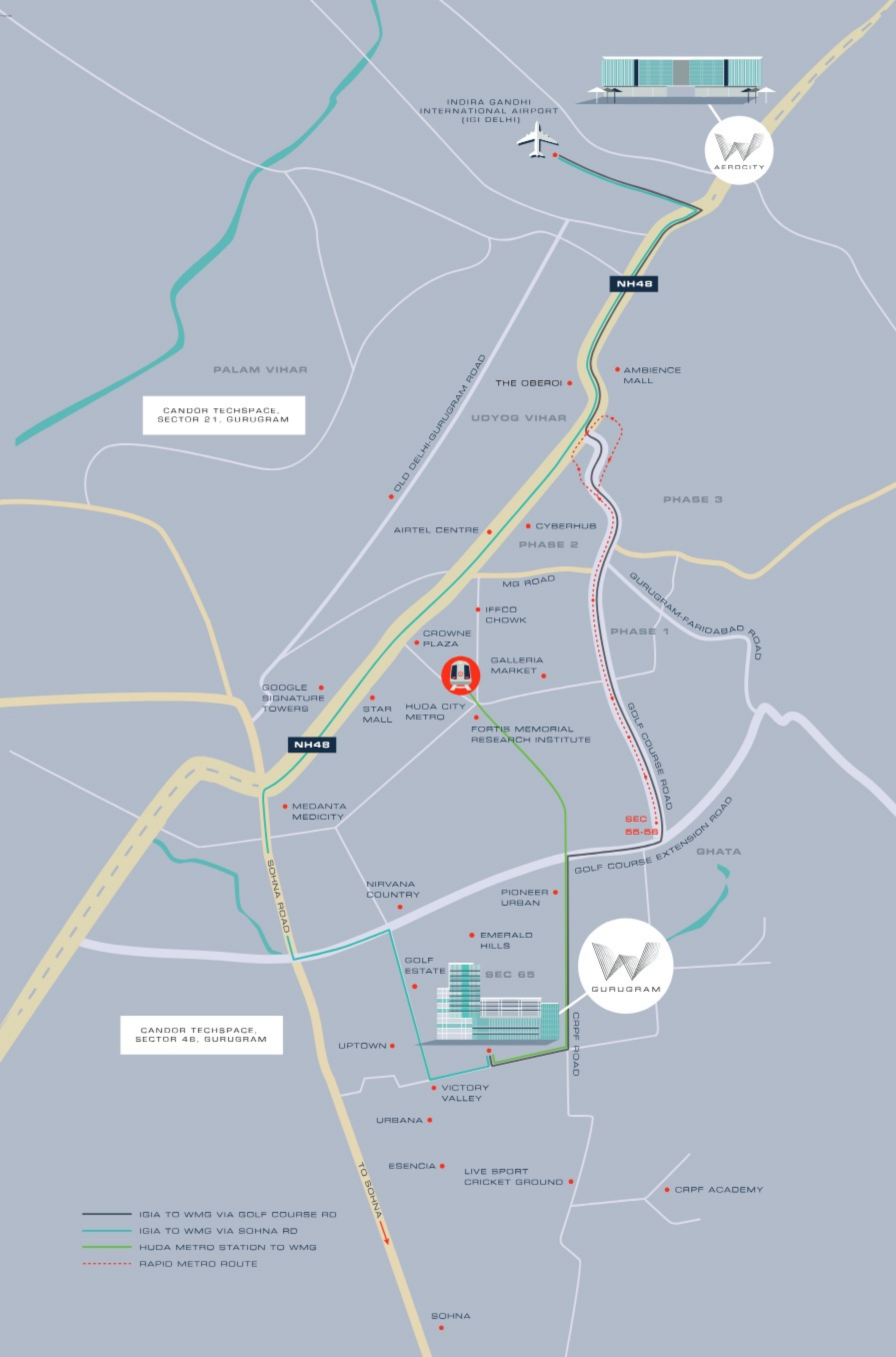
ICONIC DESIGN

9 TO 9 EXPERIENCE

SMART FACILITIES

GREEN COMMITMENT

ESTEEMED LEGACY



- LOCATION**
- 25 KM. FROM IGI AIRPORT
 - 5 KM. FROM RAPID METRO
 - 9.5 KM. FROM RAJIV CHOWK, GURUGRAM
 - 17 KM. FROM DELHI - GURUGRAM TOLL PLAZA (NH48)
 - 5 KM. FROM GOLF COURSE ROAD
 - 3 KM. FROM SOHNA ROAD
 - 16 KM. FROM M. G. ROAD
 - 10.5 KM. FROM HUDA CITY CENTRE

Planned keeping the location quotient as key, Worldmark Gurugram has all the advantages to become the new nucleus of business activity. Well-connected to all prominent points in the city, it is easily accessible from the airport, major metro stations, NH48 and other arterial roads. Developed right next to the highly prestigious Golf Course Road, the city's most coveted locality, it lies in close proximity to many globally renowned schools and hospitals, recreational facilities as well as modern residential developments. Indeed an ideal neighbourhood to come home to. For prospective retailers and restaurateurs at Worldmark Gurugram, the location offers a large catchment of high-income families who will provide substantial footfalls, to give your business the required edge.

THE FULCRUM OF CHANGE

NEIGHBOURHOOD



- | | |
|-------------------|------------------------------|
| 1 MERLIN | 1 LOTUS VALLEY INTERNATIONAL |
| 2 GOLF ESTATE | 2 DAV PUBLIC SCHOOL |
| 3 URBANA | 3 ST. XAVIERS |
| 4 NIRVANA COUNTRY | 4 DPS INTERNATIONAL |
| 5 ESENCIA | 5 ALPINE CONVENT |
| 6 BRAHMA CITY | 1 CLOUDNINE HOSPITAL |
| 7 EMERALD HILLS | 2 KAMAL HOSPITAL |
| 8 VICTORY VALLEY | 3 SANJEEVANI HOSPITAL |
| 9 UPTOWN | 4 PARK HOSPITAL |
| 10 VATIKA CITY | |
| 11 PARK PRIME | |
| 12 PALM TERRACES | |
| 13 PIONEER PARK 2 | |



**“15 MINUTES LESS
ON THE ROAD MEANS
15 MINUTES MORE
WITH MY KIDS.”**

RIDHIMA SHARMA, DATA ANALYST

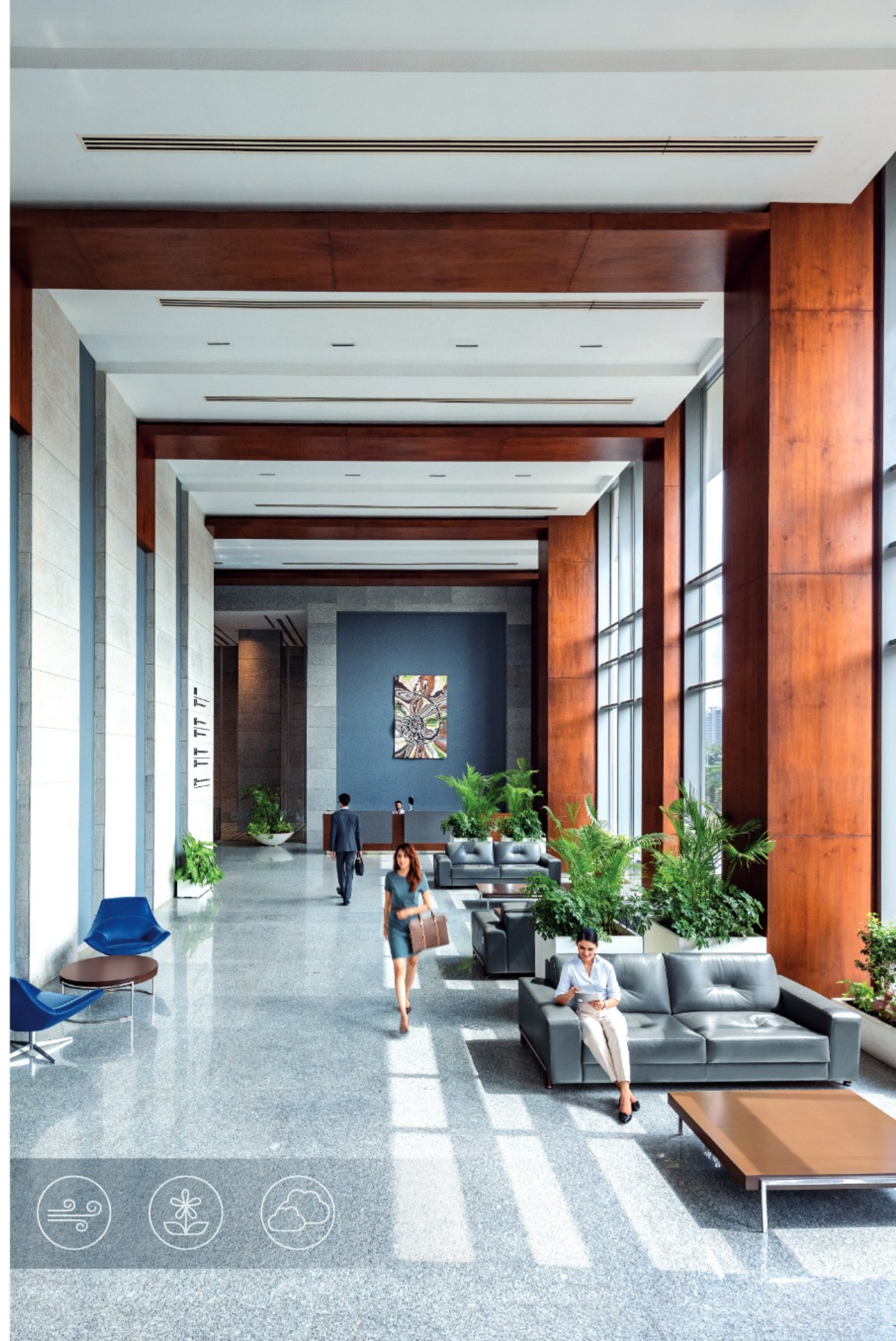


THE DYNAMICS OF SPACE

Sound design is all about balance. The fusion of form and function. The integration of meticulous planning and impeccable execution. The convergence of business and leisure. At Worldmark, that balance is visible in every detail. From an architectural stand point, the use of contemporary materials like steel, glass and exposed concrete give it a timeless quality, both creatively and functionally. A central court with a dramatic water body becomes the focal point between the high and low rise structures around it. With premium quality materials that are low maintenance, aesthetically appealing design that also runs like clockwork and the ability to transform from business to pleasure effortlessly, Worldmark Gurugram is destined to be the city's next landmark.

**"INTERACTIVE OFFICES
AND LEISURE AREAS
MAKE FOR A HAPPIER
WORK ENVIRONMENT."**

NEERAJ KALRA, ASSOCIATE



1

WORLDMARK 1

FLOORS: STILT + GROUND + 13

Office Space

Floors: 12
Gross Area: 1,56,041 sq. ft.
Avg. Floor Plate (approx.): 13,003 sq. ft.

Retail Space

Floors: Ground + 1
Gross Area: 17,037 sq. ft.

2

WORLDMARK 2

FLOORS: STILT + GROUND + 8

Office Space

Floors: 7
Gross Area: 1,92,526 sq. ft.
Avg. Floor Plate (approx.): 27,504 sq. ft.

Retail Space

Floors: Ground + 1
Gross Area: 67,886 sq. ft.

3

WORLDMARK 3

FLOORS: STILT + GROUND + 6

Office Space

Floors: 5
Gross Area: 1,28,992 sq. ft.
Avg. Floor Plate (approx.): 25,798 sq. ft.

Retail Space

Floors: Ground + 1
Gross Area: 61,102 sq. ft.

4

FOOD STREET

FLOORS: STILT + GROUND + 2

Retail Space

Floors: Ground + 2
Gross Area: 57,604 sq. ft.

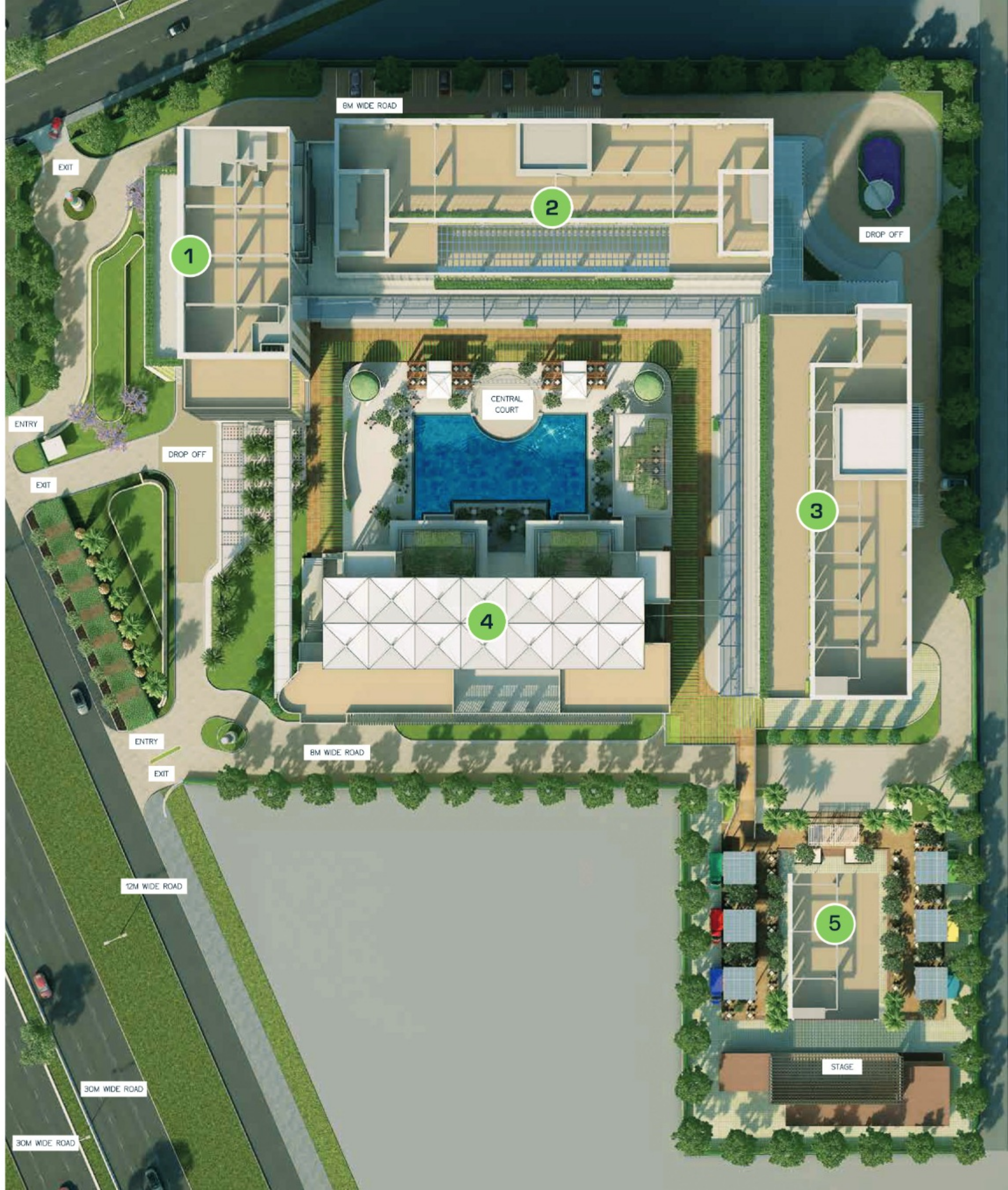
5

MULTIPLEX AND RETAIL SPACE
FLOORS : GROUND + 2

Gross Area: 70,211 sq. ft.

Total Office Area: 4,77,559 sq. ft.

Total Retail Area: 2,73,840 sq. ft.



The office space is housed in three, multi-storied towers with around 5 lakh sq. ft. of area available in flexible sizes and customizable to suit your individual needs. Built using double glass as per the orientation, allowing in ample natural light while keeping out the heat and noise, each office building overlooks the central court on one side and the city skylines on the other.

Planned to be the next big high-end retail destination, Worldmark Gurugram offers over 3 lakh sq. ft. of space designed around a spectacular central water body. Linear planning highlights every showroom and ensures that it gets prime visibility from either the central court or main road. A dedicated food hub with a host of restaurants, cafés and breweries makes the area even more attractive and assists in bringing in the desired traffic.

- 4.78 LAKH SQ. FT. OFFICE SPACE
- 2.74 LAKH SQ. FT. OF RETAIL SPACE
- WORLD-CLASS COMMERCIAL & RETAIL HUB
- THREE MULTISTORIED OFFICE TOWERS
- IMMERSIVE FOOD STREET
- USE OF DOUBLE GLASS AS PER BUILDING ORIENTATION
- EXPOSED CONCRETE WITH METAL HIGHLIGHTS
- LINEAR PLANNING FOR OPTIMAL VISIBILITY OF SHOWROOMS
- DEDICATED PEDESTRIAN CIRCULATION AREA

THE ARCHITECTS

Founded in 1985, ARCOPI is a reputed international architecture firm responsible for the world-class design aesthetics of Worldmark.





LANDSCAPING

At Worldmark Gurugram the landscape has been designed with the goal of creating natural green spaces within the buildings to provide a breather from work. The dramatic central water body is a primary feature of the design that acts as a picturesque and soothing element in the workspace. It provides a multi-sensory experience and is the pivot around which everything else has been planned. With more than 4000 sq. m. of greenery that extends skywards into vertical and terrace gardens, public plazas with resplendent flowering trees and a view from every window, we're not just changing where you work but also how you work.



LANDSCAPE DESIGNERS

With 55 years of experience and over a hundred awards, MPFP is an internationally renowned landscape architecture and urban design firm that is amongst the front runners in contemporary spatial design.

MORE THAN 4000 SQ. M. GREEN COVER

CENTRAL COURT FEATURING A PICTURESQUE WATER BODY

GLASS ELEVATOR OVERLOOKING THE CENTRAL COURT

GREEN TERRACES FOR MULTI-USE

PROGRAMMED FOUNTAINS

BREAK OUT BALCONIES

SEMI COVERED WALKWAYS



WORK

“WHEN I FEEL GOOD ABOUT THE PLACE I WORK IN, EVERYDAY IS A BETTER DAY.”

KRISHNA REDDY, RESEARCHER

THE EXPERIENCE

THE 9 TO 9 FORMULA

“WORK, SHOP, PARTY ALL IN ONE PLACE. WHAT MORE CAN I WANT?”

PRIYA NADKARNI, MEDIA PLANNER



PLAY

“I LIKE THAT I DON’T HAVE TO GET INTO MY CAR TO UNWIND WITH FRIENDS AFTER WORK.”

SAKSHI JAIN, SOFTWARE ENGINEER



“IT’S GREAT TO WORK IN A PLACE THAT’S FULL OF ENERGY, ROUND THE CLOCK!”

RISHABH AGARWAL, MARKETING HEAD



You may be done with work but you won't be going home anytime soon. We've made it possible for you to complete your day with extraordinary services and facilities. Whether you'd like to burn some steam at the gym or undo those knots at the spa, grab a quick bite at a food truck, indulge in a five course meal by candlelight or catch a live performance at the central court — with everything from retail to salons, cafés, restaurants and pubs, at Worldmark Gurugram, you always get the perfect end to the perfect workday.

IMMERSIVE PUBLIC PLAZAS

AMPLE F&B OPTIONS

OPEN DECKS AROUND THE CENTRAL COURT

CENTRAL STAGE FOR ENTERTAINMENT

PULL DOWN SCREEN FOR SPECIAL ACTIVITIES





ORGANIC FLOW OF SPACE

ABUNDANT NATURAL LIGHT

BREATHTAKING VIEWS

INTERACTIVE STAIRCASES

EXPERIENCE 9X5



At Worldmark Gurugram, it's a pleasure doing business.

From the moment you enter the premises, you are transported to a different world. A world where everything is not just highly efficient but also effortlessly beautiful.

Where future ready offices come with spectacular views

and a well-deserved break starts with a stroll

by the water and ends with a coffee in Food Street.

A place where work just doesn't feel like work.





THE FORM OF FUNCTION

At Worldmark Gurugram, we make it our business to make sure yours runs like clockwork. We ensure your safety by installing the best-in-class security, surveillance and building management systems. Our integrated energy management approach allows us to maximize efficiency while minimizing running costs. We have planned separate drop-off points for every building as well as ample parking for retail and commercial traffic to enable a smooth, uncongested experience for all the users and visitors of Worldmark.

- AIR-CONDITIONED OFFICE LOBBIES
- DEDICATED HIGH-SPEED ELEVATORS
- ESCALATORS FOR EASE OF VERTICAL MOVEMENT
- WI-FI & CCTV SURVEILLANCE ENABLED
- SEPARATE DROP-OFF POINTS FOR EACH BUILDING
- OVER 900 COVERED & OPEN CAR PARKING SPOTS
- 2 BASEMENTS & ONE STILT FOR PARKING
- BMS & COMPREHENSIVE SECURITY INFRASTRUCTURE
- FULLY SPRINKLED BUILDING
- CENTRALISED CHILLED WATER HVAC SYSTEM
- FA & PA SYSTEM FOR COMMON AREAS
- ESP FILTERS

FACILITIES

THE GREEN EQUATION

Designed to be a LEED Gold certified building, at Worldmark Gurugram our blueprint is green.

From vertical gardens that purify the air and solar panels that generate energy, from a sewage treatment plant to rainwater harvesting pits, we've taken all the necessary steps to make our carbon footprint small. Our vision is to create "Happy Healthy Buildings" where technology and nature come together to make for a sustainable, clean and energizing environment for work or leisure.

TARGETED LEED GOLD RATING



RAIN WATER HARVESTING PITS



REUSE OF RECYCLED WATER



ROOFTOP SOLAR PANELS



SEWAGE TREATMENT PLANT TO GENERATE SAFE WATER



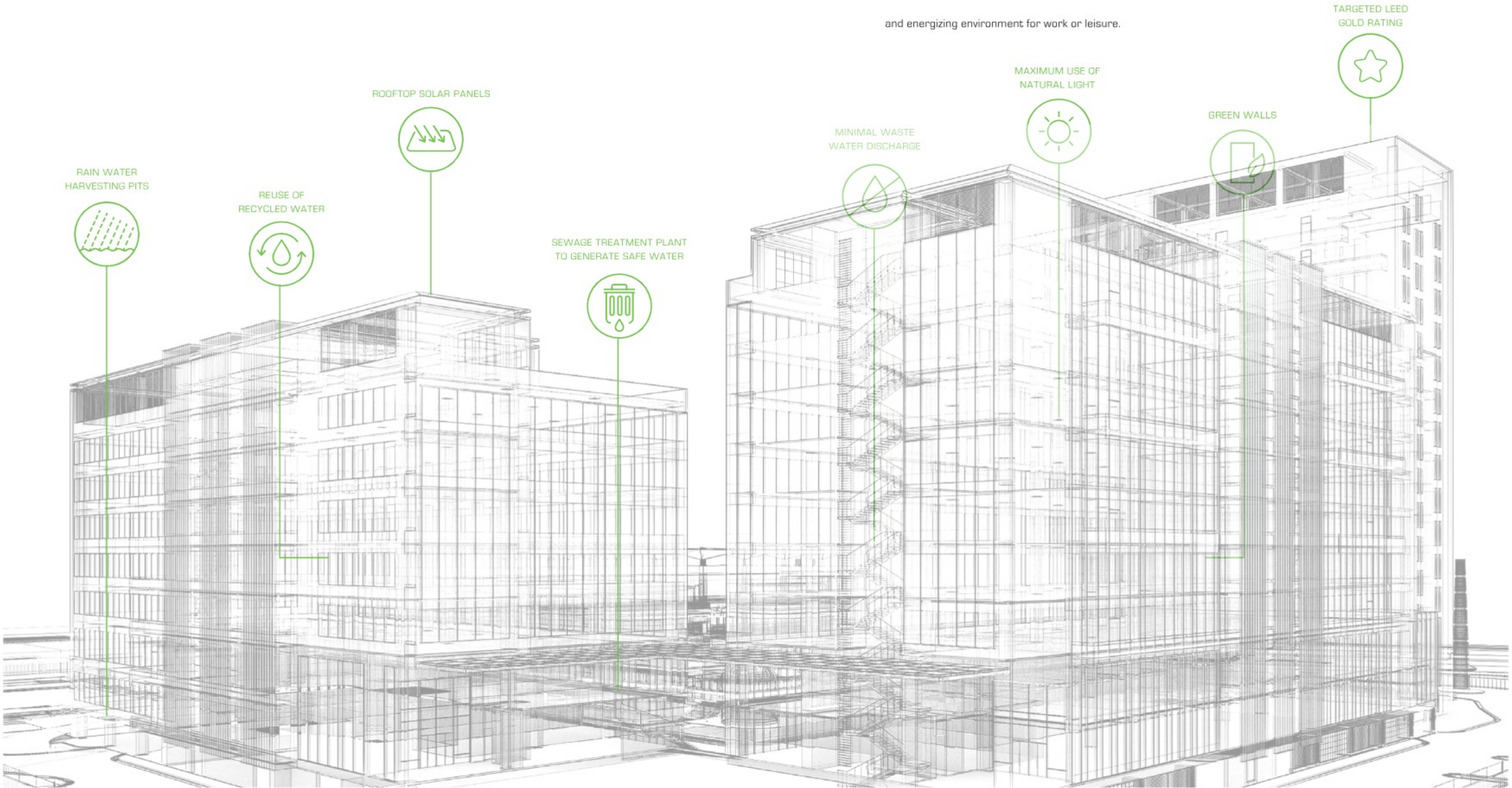
MINIMAL WASTE WATER DISCHARGE



MAXIMUM USE OF NATURAL LIGHT



GREEN WALLS





LOCATION

- 5 KM. FROM RAPID METRO
- 9.5 KM. FROM RAJIV CHOWK, GURUGRAM
- 17 KM. FROM DELHI - GURUGRAM TOLL PLAZA (NH48)
- 5 KM. FROM GOLF COURSE ROAD
- 3 KM. FROM SOHNA ROAD
- 16 KM. FROM M. G. ROAD
- 10.5 KM. FROM HUDA CITY CENTRE

WORLD MARK 9X9

- 4.78 LAKH SQ. FT. OFFICE SPACE
- ORGANIC FLOW OF SPACE
- AIR-CONDITIONED LOBBIES
- DEDICATED DROP-OFF POINTS
- DEDICATED HIGH-SPEED ELEVATORS
- DYNAMIC CENTRAL PLAZA FOR RECREATION
- PRIME VISIBILITY FOR EVERY SHOWROOM
- IMMERSIVE FOOD STREET
- VIBRANT OPEN SPACES

HIGHLIGHTS

- ARCHITECTS**
ARCOP ASSOCIATES PVT. LTD.
- LANDSCAPE DESIGNER**
MPFP
- SPREAD ACROSS 7 GREEN ACRES
- FIVE MULTISTORIED TOWERS
- IMMERSIVE FOOD STREET
- WORLD-CLASS COMMERCIAL & RETAIL HUB
- MORE THAN 4000 SQ. M. GREEN COVER
- RESPLENDENT CENTRAL COURT
- ORGANIC FLOW OF SPACE
- PICTURESQUE WATER BODY
- ABUNDANT NATURAL LIGHT
- BREATHTAKING VIEWS
- TARGETED LEED GOLD RATING

OVERVIEW

FACILITIES

- INTEGRATED ENERGY MANAGEMENT
- COMPREHENSIVE SECURITY INFRASTRUCTURE
- WI-FI & CCTV SURVEILLANCE ENABLED
- SEGREGATED RETAIL & COMMERCIAL PARKING
- OVER 900 COVERED & OPEN PARKING SPOTS
- 2 BASEMENTS & ONE STILT FOR PARKING
- FULLY SPRINKLED BUILDINGS
- A CENTRALISED WATER HVAC SYSTEM
- FA & PA SYSTEM FOR COMMON AREAS



Brookfield
Properties

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