

What other offices will aspire to be

— unitech —

The Concourse



* Pictures & specifications shown in the brochure are only indicative and are subject to change without prior notice

Unitech The Concourse

Sector-71, Gurgaon, Haryana

unitech

Established in 1972, Unitech is today a leading real estate developer in India, transformed the skyline of Gurgaon into the miraculous 'Millennium City' of today. Unitech is one of the leading builders in developing and leasing IT/ITeS and commercial office spaces in its Grade 'A' complexes in Gurgaon like Cyber Park, Signature Towers, Global Business Park, Unitech Business Park, Unitech Infospace and many more.

Unitech firmly believes in delivering world-class quality spaces and hence has long partnered with internationally acclaimed architects and design consultants including SOM (USA), Maunsell AECOM (HK), MEA Systra (France), Callison Inc. (USA), and HOK (USA) for various projects.

Unitech Limited Unitech Commercial Tower -II

Ground Floor, Sector - 45,
Opposite Cyber Park,
Gurgaon | Haryana | India - 122001



Infospace-Gurgaon



Commercial Towers-Gurgaon



Infospace-Noida



Unitech Cyber Park-Gurgaon



Signature Towers-Gurgaon



Unitech Business Park-Gurgaon



Infospace-Kolkata



Infospace-Noida



Unitech Trade Centre-Gurgaon

Approx. 12 million
SQ. FT. OF CONSTRUCTED, GRADE-A OFFICE SPACES

BIRD'S EYE VIEW



— unitech — The Concourse

SPACES WHERE IDEAS MEET AMBITIONS

'CONCOURSE' IN LITERAL TERM MEANS A PLACE WHERE PATHWAYS OR ROADS MEET AND PEOPLE COME TOGETHER. WE AT UNITECH BRING TO YOU 'THE CONCOURSE' - WHERE IDEAS AND AMBITIONS MEET.

To innovate, one needs to stop doing things old fashioned.

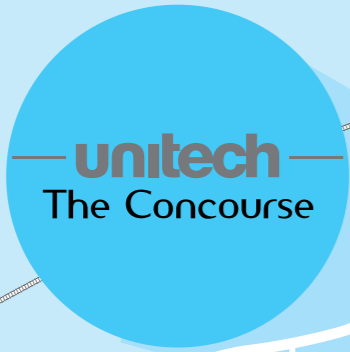
'The Concourse' provides with office spaces that make your workplace more vibrant and lively. Breathe in the fresh air, take a dip in the swimming pool, dig into sumptuous food at fine dining restaurants or simply stretch your muscles at the gym- working here is simply fun. Large open spaces, efficient floor space, glass façade, and an leisure hub redefines the concept of conventional workplace buildings.

Scalable office spaces

The office spaces are designed seamlessly and provide you with larger floor plates which in turn increase the efficiency of the work space available. At any given point of time if you feel that you need to expand your business - then worry no more. There is lot of scope for one to expand office space in the same block.



LOCATION MAP



Map not to scale
 Proposed Metro
 Existing Metro

PERSPECTIVE VIEW



BEYOND WORK

First time ever in Gurgaon, a world-cuisine food court, a hi-tech gym and swimming pool all housed in a place which you call your workplace. This self contained comfort zone ensures that your working environment is never the same.



Klub Ibiza - It's time to ditch the lunch box and find more excuses for long lunch breaks. Share a laugh with your colleagues over a cuppa or feast onto world cuisine - it's time to make office hours more fun. Klub Ibiza has state-of-the-art design comprising of more than 26,000 sq.ft. of area with amenities like centralized Air Conditioning, LCD TV & Electronic Menu displays. It is especially designed to cater to more than 500 guests at one given point of time. Klub Ibiza is operational at Infospace Gurgaon & Noida and regularly caters to 7000 meals.



The Fitness Culture - Leave behind the stress of the hectic office hours and hop on to a treadmill to stretch your muscles at the **hi-tech gymnasium**. Shake your leg at the **zumba** workout, or try your strength at kick boxing or simply choose a rigorous cardio session - whatever you choose, you will surely sweat out your stress here.

Note: Referred features are subject to final design and layout



World-Class Amenities

Booking a cab, or a conference room all the services would be professionally managed by a **CONCIERGE DESK**

No more missing out on important mails. Enjoy uninterrupted **WI-FI CONNECTIVITY** wherever you move within your office complex

Mobility within the complex is absolutely smooth with **LAST MILE CONNECTIVITY**

State-of-the-art surveillance and security systems bring you the required peace of mind 24x7. Centrally managed, **HI-TECH SECURITY** devices ensures that you work in a secured environment

Take a dip and cool it off in the **SWIMMING POOL**

No more fretting about parking your car as there is **AMPLE PARKING SPACE** for over 800 cars with 3 level basement parking for both employees & visitors



Share a drink or dig into scrumptious food with colleagues at the **FINE DINING RESTAURANT**

Celebrate your promotion or birthday by hosting parties in the **MULTIPLE PARTY ZONES**

Arrange meetings and conferences for your employees or clients in the **CONFERENCE ROOM** equipped with cutting-edge devices

ATMs/BANKS within the complex makes your life a little less hassle free



BUILDING SPECIFICATIONS

STRUCTURE

- Framed RCC structure with masonry partitions for efficient floor plates

LANDSCAPE

- Designed by international consultants
- Landscape with paving and decorative features
- Dedicated drop-off zone and entrances
- On-site parking areas with lush canopy trees and landscaping

FINISHES

- Exterior combination of glazing, ACP and permanent exterior finish
- Lobbies with a combination of stone and textured finish

PARKING

- Multi-level basement for parking and services

SECURITY

- Multi-level security with CCTV monitor for critical entries to the complex
- Manned security and boom barrier at all vehicular entry & exit points

FIRE SAFETY

- State-of-the-art equipments to monitor the fire safety of the building

HVAC

- Centralised AC system with energy efficient chillers & AHU

ELECTRICAL

- Latest electrical equipments installed for safe office environment
- Emergency lighting in selected common area

POWER BACK-UP

- 100% automatic back-up provided for lighting, power and AC
- DGs provided with auto load management systems

ENERGY EFFICIENT BUILDING

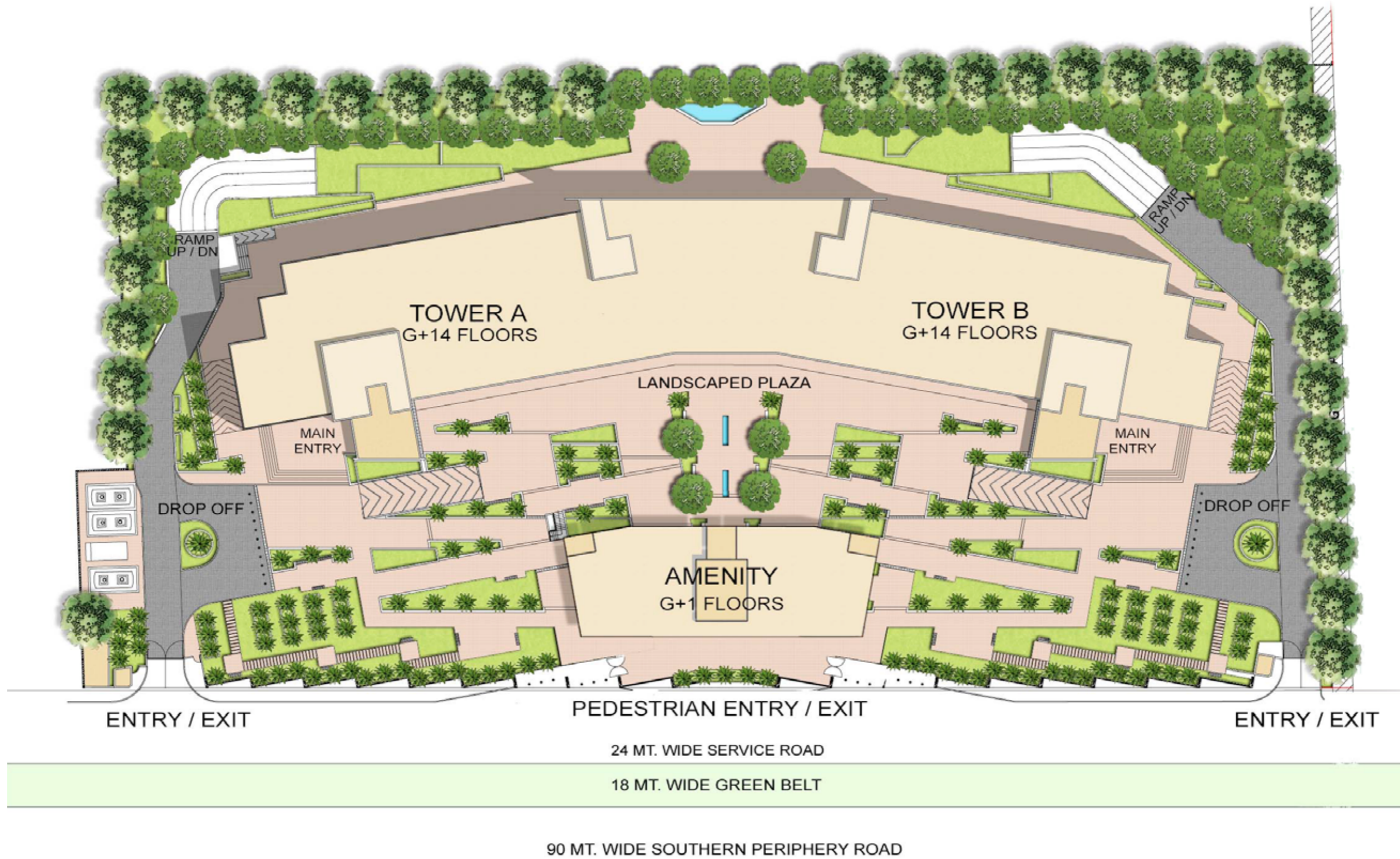
- Special infrastructural designs for differently abled & toxic free paints and coatings
- Double glazed windows further ensure that your workplace is heat & sound insulated with ample natural sunlight



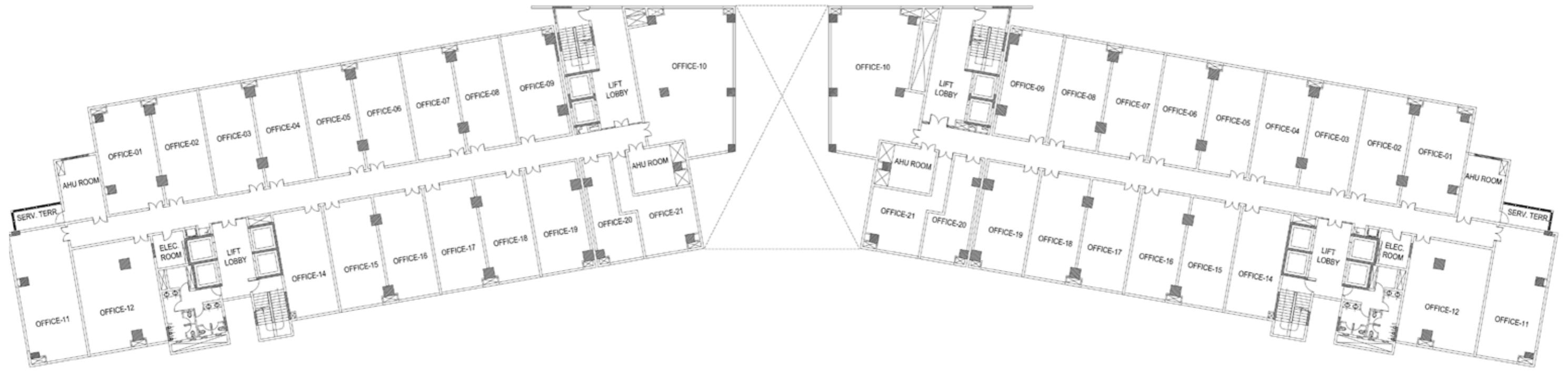
PERSPECTIVE VIEW



SITE PLAN



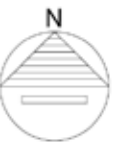
TYPICAL FLOOR PLAN



KEY PLAN
NOT TO SCALE

DRAWING TITLE

TYPICAL FLOOR PLAN





CONSULTANT

An international architecture firm based in Seattle, Washington. Callison was founded by Tony Callison in 1975 and now has 500 employees around the world. The firm plans and designs retail, hospitality, mixed-use, workplace, corporate and healthcare projects worldwide. It's also ranked as the number one retail design firm in the world by World Architecture. Clients include Nordstrom, Microsoft, Hugo Boss, Dolce & Gabbana, Fendi, AT&T, Boeing, Raymond James, Harrods, FedEx, Starwood Hotels & Resorts Worldwide, HP, Hilton, Nike, Seibu Department Store of Japan and General Growth Properties.



EXISTING OCCUPIERS

GOOGLE	AMDOCS	COLT
BANK OF AMERICA N.A.	IBM	SUNLIFE INDIA
ACCENTURE	BA CONTINUUM INDIA	B T
GENPACT	INTERGLOBE	INFOSYS
ACCRETIVE HEALTHCARE	STERIA	McAFEE
HAYS	BARCLAYS	DEGREMONT
ADIDAS	KEANE INDIA	METLIFE
HCL	TCS	ERNST & YOUNG
AON HEWITT	CAPGEMINI	MITSUBISHI
HSBC	LEVI STRAUSS	EVALUESERVE
RBS	UNITED HEALTH GROUP	NAVTEQ
AMSOFT	CIENA INDIA	FIDELITY
HURON	McKINSEY	NIIT
SAPIENT	VOLVO	FORTIS
HUAWEI	YATRA	NIKE
SKODA AUTO	MERCER	COGNIZANT

