

Godrej Properties Limited
Regd. Office: Godrej One,
5th Floor, Pirojshanagar,
Eastern Express Highway,
Vikhroli (E), Mumbai – 400 079. India
Tel.: + 91-22-6169 8500
Fax: + 91-22-6169 8888
Website: www.godrejproperties.com

CIN: L74120MH1985PLC035308

January 13, 2025

BSE Limited

Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001

The National Stock Exchange of India Limited

Exchange Plaza,
Plot No. C/1, G Block,
Bandra Kurla Complex,
Bandra (East), Mumbai – 400 051

Ref: Godrej Properties Limited

BSE - Script Code: 533150, Scrip ID - GODREJPROP

BSE - Security Code – 974950, 974951, 975090, 975091, 975856, 975857, 976000 - Debt Segment

NSE - Symbol - GODREJPROP

Sub: - Press Release

Dear Sir/ Madam,

Please find enclosed a copy of the press release the contents of which are self-explanatory.

Request you to take the same on record.

Thank you.

Yours truly,

For Godrej Properties Limited

Ashish Karyekar
Company Secretary

Encl: a/a





PRESS RELEASE

Mumbai, January 13, 2025

Godrej Properties enters Hyderabad with the launch of its first project, Godrej Madison Avenue, a premium residential project in Kokapet

1. *The company's cumulative booking value potential in Hyderabad stands at ~INR 4,800 crore*, reflecting its strategic focus on high-potential markets across India.*
2. *Standing tall with 50 storeys, Godrej Madison Avenue is set to become Godrej Properties' tallest residential tower in South India.*

Godrej Properties Ltd. (GPL), (BSE scrip id: GODREJPROP), one of India's leading real estate developers, announced the launch of Godrej Madison Avenue its first premium residential project in Kokapet, Hyderabad, underlining its commitment to expanding its footprint in Hyderabad's high-growth residential real estate market.

Situated on ~3 acres of land with an estimated booking value of ~INR 1,300 crore*, Godrej Madison Avenue will feature ~1.2 million square feet of saleable area, offering premium residential apartments in 3 & 4 BHK configurations.

This project brings to life Manhattan-inspired architecture and design, catering to the evolving preferences of homebuyers seeking sustainable, wellness-driven living spaces in high-potential locations. Thoughtfully planned to complement a modern lifestyle, the development features Manhattan-style landscaped spaces, a Central Park-inspired fountain, and a triple-height lobby.

Key features include exclusive terrace amenities, such as a gym, badminton court, and lounge, offering unparalleled views and experiences. The project also boasts a range of well-curated amenities, including jogging tracks, pickleball courts, water features, and a three-level clubhouse. Together, these elements create a harmonious balance of elegance, functionality, and wellness for contemporary living.

Hyderabad's residential market has been gaining momentum and witnessing an increase in demand for high-quality homes, driven by a strong IT ecosystem and robust infrastructure development. Kokapet, known for its proximity to the Outer Ring Road, is a preferred destination for

premium residential and commercial developments and has been at the forefront of this growth. Offering a mix of established social infrastructure and proximity to employment hubs. Strategically located in the heart of Kokapet on the Golden Mile Road, Godrej Madison Avenue offers good connectivity to Rajiv Gandhi International Airport, top schools, premium retail, healthcare, and a thriving neighbourhood of established projects.

Gaurav Pandey, MD & CEO, Godrej Properties, said, *“We are excited to launch our first project in Hyderabad, representing a significant step in our growth journey. Kokapet’s strategic location and infrastructure advantages make it an ideal destination for premium residential developments. Godrej Madison Avenue aligns with our vision of creating sustainable, high-quality homes that cater to the aspirations of discerning buyers seeking thoughtfully designed living spaces.”*

* On the basis of the current business assumptions.

About Godrej Properties Limited:

Godrej Properties brings the Godrej Industries Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 127-year legacy of excellence and trust with a commitment to cutting-edge design, technology, and sustainability. In FY 2024, Godrej Properties emerged as the largest developer in India by the value of residential sales achieved. Godrej Properties has deeply focused on sustainable development. In 2010, GPL committed that all of its developments would be third-party certified green buildings. In 2020 and again in 2021 and 2022, the Global Real Estate Sustainability Benchmark ranked GPL #1 globally amongst listed residential developers for its sustainability and governance practices. In 2017, GPL was one of the founding partners of the Sustainable Housing Leadership Consortium (SHLC), whose mission is to spread sustainable development practices across the Indian real estate sector. In recent years, Godrej Properties has received over 400 awards and recognitions, including Developer of the Year at the GRI India Awards, 2024, the Porter Prize 2019, The Most Trusted Real Estate Brand in the 2019 Brand Trust Report, Builder of the Year at the CNBC-Awaaz Real Estate Awards 2019, and The Economic Times Best Real Estate Brand 2018.

For further information, please contact:

Anurag David
Corporate Communications
Godrej Industries Limited
Email: anurag.david@godrejinds.com
Mobile: +91 93225 01136