

THE GLOBAL ADDRESS

WORLDMARK

WORLDMARK 1

WORLDMARK 1

PEDESTRIAN EXIT

EXIT



WORLDMARK
AEROCITY

MARK OF RECOGNITION

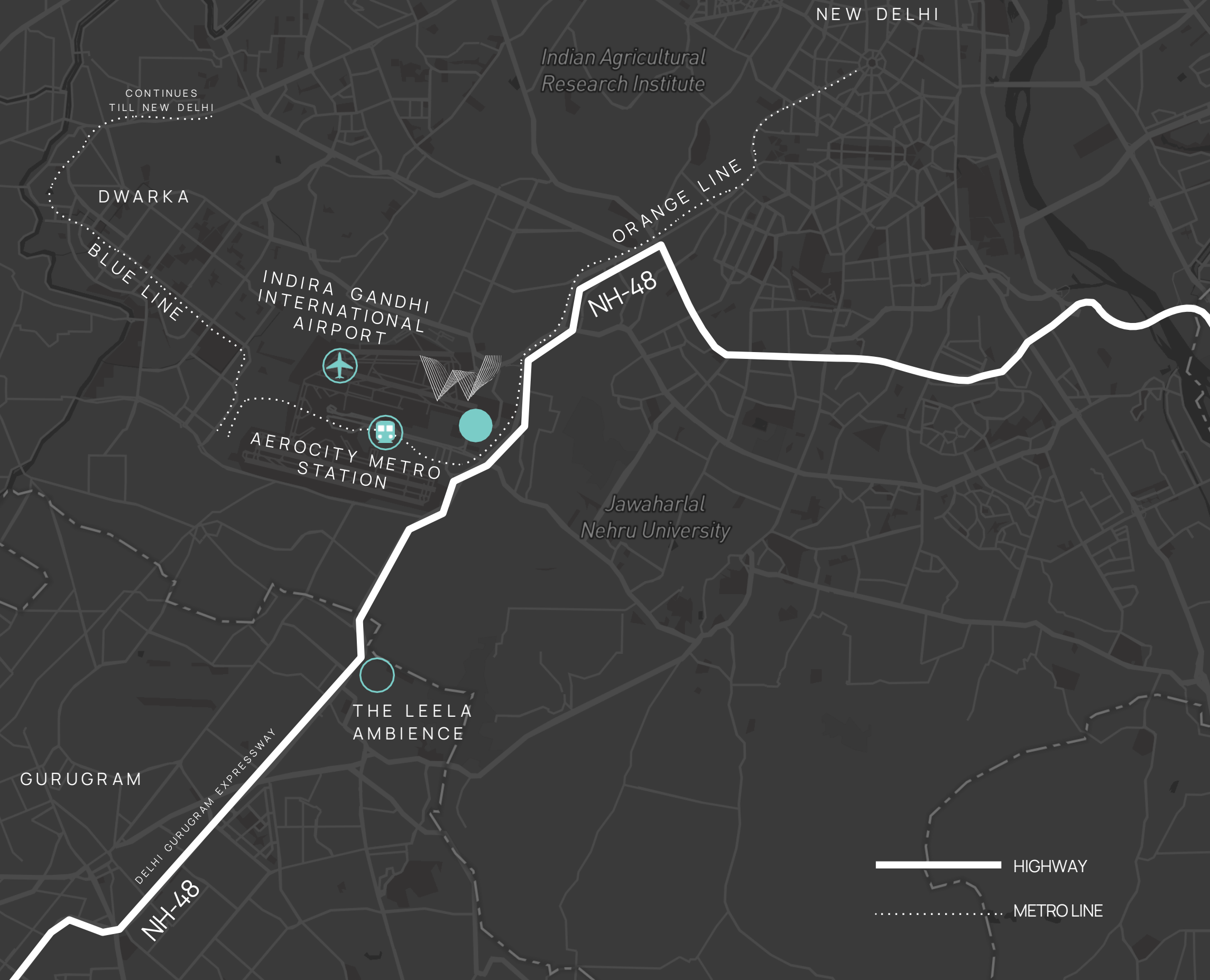
ONE OF THE MOST SOUGHT-AFTER MIXED-USE DESTINATIONS IN NCR.

Strategically located close to Delhi's IGI airport and set in the heart of the city's high-end hospitality district, Worldmark Aerocity is a dynamic mixed-use development. This highly coveted hub for professionals spans across 1.5M SF of office and retail space in Delhi NCR. It is India's first LEED Platinum certified mixed-use commercial development, housing some of the most prestigious Indian Corporates and MNCs.

These premium corporate spaces are complemented with top-tier retail and food & beverage options at 'The Walk' and 'The Food Capital'. This creates a unique work-play dynamic that stands apart from the rest with its one-of-a-kind design, structure and the extraordinary experience it offers to its guests.



POINT OF CONVERGENCE



IGI AIRPORT	8 MINS
DELHI-JAIPUR (NH-48) EXPRESSWAY	4 MINS
AEROCITY METRO STATION	3 MINS

DISTANCES TO NEARBY LOCATIONS

CONNAUGHT PLACE	16 KM
CYBER CITY	9 KM
GOLF COURSE ROAD	13 KM
VASANT VIHAR (EXPAT LOCATION)	9 KM

MIXED USE DEVELOPMENT

WORLD MARK AEROCITY BOASTS OF A CONTEMPORARY, INTELLIGENT AND SUSTAINABLE DESIGN WHICH WILL GIVE YOUR BUSINESS A DISTINGUISHED EDGE.

A UNIQUE FUSION OF LUXURY SHOPPING, PREMIUM DINING, AND DYNAMIC WORKSPACES

A LANDMARK ADDRESS FOR FORTUNE 500 GLOBAL ORGANIZATIONS

OPEN, SCALABLE, WARMSHELL OFFICE SPACES WHICH YOU CAN FIT ACCORDING TO YOUR REQUIREMENTS

OFFICE UNIT SIZE RANGE - 1500 SF-60,000 SF

HOSTS VIBRANT RETAIL AND ENTERTAINMENT OPTIONS

WORLD-CLASS AIRPORT OFFICE SUITES - ATELIER AND CO-WORKING SPACES - COWRKS

1.5

M SF OF STATE-OF-THE-ART CORPORATE SPACES

1.3

M SF OF OFFICE SPACE

0.2

M SF OF RETAIL AREA



DISTRICT MAP

AEROCITY IS LOCATED IN INDIA'S NATIONAL CAPITAL AMID THE CITY'S TOP FINANCIAL AND SOCIAL INFRASTRUCTURE.

INDIRA GANDHI
INTERNATIONAL
AIRPORT



AEROCITY METRO LINE

AEROCITY METRO
STATION

Andaz Delhi - a
concept by Hyatt

Novotel - Pullman

JW Marriott Hotel
New Delhi Aerocity

Pride Plaza

Lemon Tree Premiere

Aloft New Delhi Aerocity

WM 3

THE WALK

WM 2

ibis Hotel

Roseate House

WM 1

Holiday Inn New
Delhi Int'l Airport

Hanuman Mandir

Hotel Almati Inn

Backpackers
by OPO Rooms

International Inn

Aries

Hotel Arch

Shanti Palace

Delhi-Gurgaon Expressway

Le Seasons

EXCEPTIONAL
PHYSICAL
INFRASTRUCTURE

Airport City

EXCELLENT SOCIAL
INFRASTRUCTURE

HOME TO MAJOR
CORPORATIONS

5-STAR HOTELS
WITHIN THE VICINITY

UNMATCHED CHOICES
FOR RETAIL FOOD
AND BEVERAGES

IDEAL LOCATION FOR GLOBAL COMPANIES

1.3M SF of office making up 86% of total area with 65+ clients. Some of the noteworthy names are Grant Thornton, Greenlam and DCM.

World-class features, including iconic infrastructure, a notable location and a vibrant 9 x 9 culture. Hence, the preferred choice for Fortune 500 companies.

Technology integration further enhance our appeal, enabling businesses to connect globally and leverage cutting-edge solutions.

Our commitment to sustainability is reflected in our LEED Platinum certified energy-efficient green buildings, where natural lights and open spaces create an invigorating work environment.

By choosing us, organizations join a thriving community that embraces excellence, collaboration, and forward-thinking approaches to success.

BALANCE OF WORK AND PLAY

Best in class spaces to collaborate, connect and celebrate post work.

Excellent places to unwind with landscaped public seating.

Perfectly complemented with curated retail and F&B experiences in the form of 'The Walk' and 'The Food Capital', creating a unique work-play dynamic.

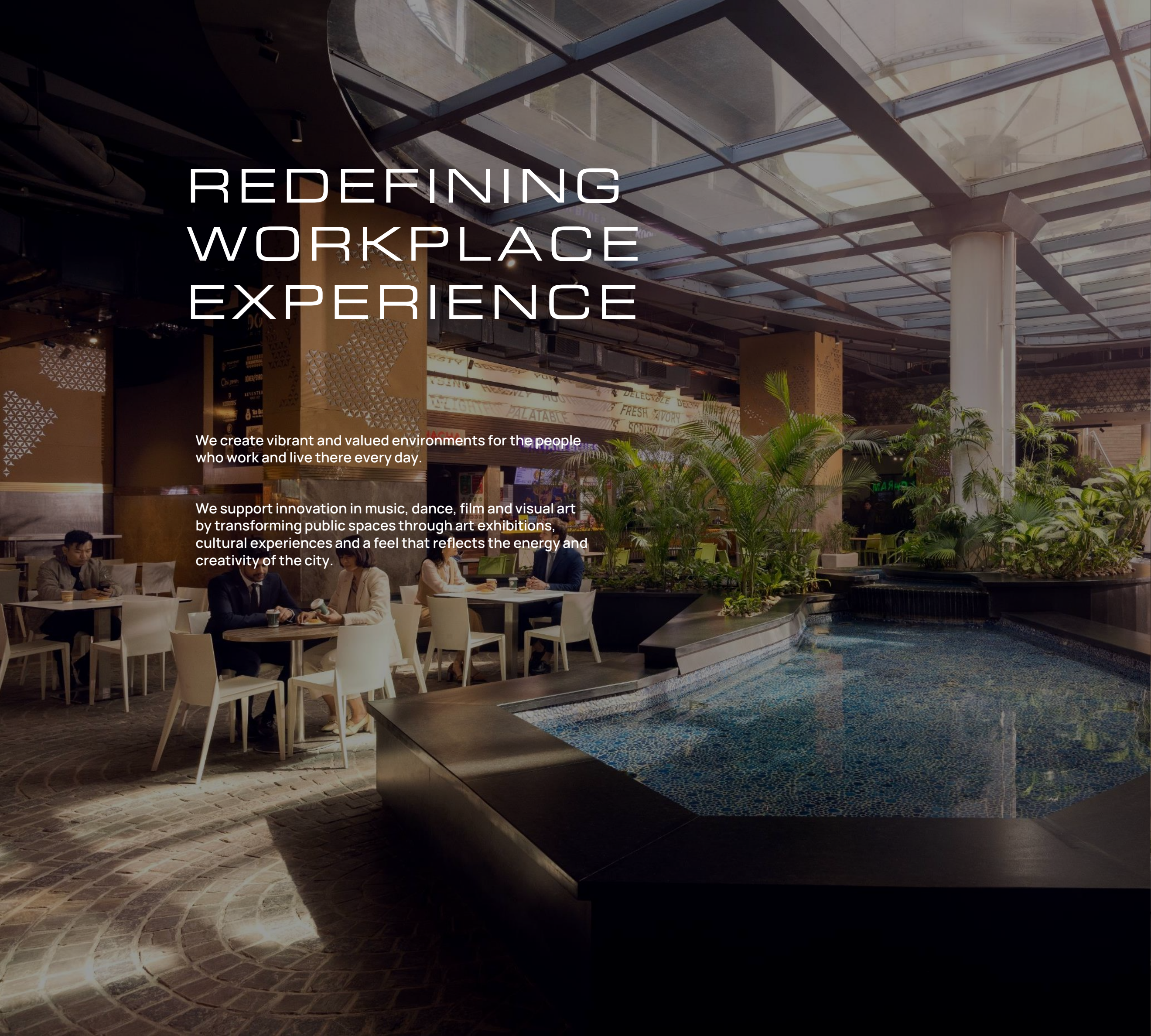
Premium retail spaces showcasing leading international brands and experiential stores.

Bringing further cachet to Worldmark's address are big names like Kylin, Café Delhi Heights, Starbucks as well as multiple other new and exciting crowd favourite options like Plum by Bent Chair, Kampai and more.

REDEFINING WORKPLACE EXPERIENCE

We create vibrant and valued environments for the people who work and live there every day.

We support innovation in music, dance, film and visual art by transforming public spaces through art exhibitions, cultural experiences and a feel that reflects the energy and creativity of the city.



MAKING SUSTAINABILITY A REALITY

LEED PLATINUM
CERTIFIED PROJECT

RESPONSIBLE LANDSCAPING WITH
NATIVE AND ADAPTIVE PLANT SPECIES

HIGH ENERGY
EFFICIENCY

DESIGNED BY ARCOP – AN
INTERNATIONAL FIRM EMPLOYING
SUSTAINABLE DESIGN STRATEGIES

100% DG POWER
BACKUP

CENTRALIZED CHILLED
WATER HVAC SYSTEM

BALANCE FORM WITH FUNCTION

STRICT ACCESS CONTROL

OPERATED ON GLOBAL STANDARDS

3-TIER SECURITY WITH 24X7 CCTV SURVEILLANCE

POLICE VERIFICATION OF STAFF

EFFECTIVE VISITOR MANAGEMENT WITH DATA BACKUP

SMART FACILITIES

DEDICATED HI-SPEED ELEVATORS

OVER 1000+ CAR PARKING SPOTS 2

BASEMENTS



WORLDMARK 1

WORLDMARK AEROCITY: TOWER 1 BUILDING OVERVIEW

PLOT AREA	3.1 ACRES
GROSS LEASABLE OFFICE AREA (APPROX)	5,14,000 SQ. FT.
OFFICE FLOORS	GROUND FLOOR TO SIXTH FLOOR
OFFICE UNIT SIZE RANGE	1500 SF-60,000 SF
ENERGY EFFICIENCY RATING	CERTIFIED LEED PLATINUM GRADE
CAR PARKING	EV CHARGING STATIONS AND 3x3 AUTOMATED STACK CAR PARKING FACILITY WITH A CAPACITY OF 850 CARS
FLOOR TO FLOOR HEIGHT	3.75 M (12.30 FT)
CLEAR HEIGHT	3.45 FT (11.15 FT)
COLUMN SPACING	8.4 M AND 9.6 M, COLUMN DIAMETER OF 1 M
OFFICE ATRIUM HEIGHT	26 FT



WORLDMARK 2

WORLDMARK AEROCITY: TOWER 2 BUILDING OVERVIEW

PLOT AREA	2.3 ACRES
GROSS LEASABLE OFFICE AREA (APPROX)	3,41,000 SQ. FT.
OFFICE FLOORS	LOWER GROUND, GROUND FLOOR TILL SIXTH FLOOR
OFFICE UNIT SIZE RANGE	1500 SF-63,000 SF
ENERGY EFFICIENCY RATING	CERTIFIED LEED PLATINUM GRADE
CAR PARKING	EV CHARGING STATIONS AND 3×3 AUTOMATED STACK CAR PARKING FACILITY WITH A CAPACITY OF 500+ CARS
FLOOR TO FLOOR HEIGHT	3.75 M (12.30 FT)
CLEAR HEIGHT	3.45 FT (11.15 FT)
COLUMN SPACING	8.4 M AND 9.6 M, COLUMN DIAMETER OF 1 M
OFFICE ATRIUM HEIGHT	60 FT



WORLDMARK 3

WORLDMARK AEROCITY: TOWER 3 BUILDING OVERVIEW

PLOT AREA	2.2 ACRES
GROSS LEASABLE OFFICE AREA (APPROX)	3,22,000 SQ. FT.
OFFICE FLOORS	FIRST FLOOR TO SIXTH FLOOR
OFFICE UNIT SIZE RANGE	1500 SF-63,000 SF
ENERGY EFFICIENCY RATING	CERTIFIED LEED PLATINUM GRADE
CAR PARKING	EV CHARGING STATIONS AND 3×3 AUTOMATED STACK CAR PARKING FACILITY WITH A CAPACITY OF 500+ CARS
FLOOR TO FLOOR HEIGHT	3.75 M (12.30 FT)
CLEAR HEIGHT	3.45 FT (11.15 FT)
COLUMN SPACING	8.4 M AND 9.6 M, COLUMN DIAMETER OF 1 M
OFFICE ATRIUM HEIGHT	60 FT

SPECIFICATIONS

FACADE STONE/ACP

TRIPLE/DOUBLE GLAZED GLASS AND MODAK STONE MAKING THE BUILDING ENERGY EFFICIENT, HEAT RESISTANT AND NOISE RESISTANT

RETAIL AND COMMON AMENITIES

LANDSCAPED AREAS, WITH PLANNED PUBLIC SEATING AND COVERED SPACES, MEDICAL ROOM, PHARMACY (24X7) & AMBULANCE FACILITY, CRECHE. THRIVING ECOSYSTEM WITH ACCESS TO 550 SEATER FOOD-COURT, RESTAURANTS AND A MULTI BRAND PREMIUM RETAIL DESTINATION

BUILDING ACCESSIBILITY

SEPARATE ENTRY/EXIT FOR OFFICE AND RETAIL AREAS

BUILDING MANAGEMENT SYSTEM

BMS INFRASTRUCTURE FOR THE BUILDING WITH INTEGRATION WITH ELEVATORS, DG, AIR-CONDITIONING, FIRE-FIGHTING SYSTEM

BUILDING SAFETY AND SECURITY PROVISIONS:

- STATE-OF-THE-ART INTELLIGENT FACILITY EQUIPPED WITH BMS
- VISITOR SCREENING AND UNDER-VEHICLE SCANNING SYSTEM
- HYDRAULIC BOLLARDS AT THE ENTRANCE
- METAL DETECTORS AT THE ENTRANCE
- ELECTRONIC CARD ACCESS TO OFFICE ELEVATORS FROM ATRIUM LOBBY AND BASEMENT PARKING
- 24 HOURS CCTV SURVEILLANCE
- X-RAY BAGGAGE SCANNERS
- BIG BAGGAGE SCANNER AT THE LOADING DOCK
- CLOUD BASED VISITOR MANAGEMENT SYSTEM

ARCHITECTS

KOHN PENDERSON FOX RAJINDER
KUMAR ASSOCIATES

ATELIER

AIRPORT OFFICE SUITES

A NEW WAY TO WORK

At Atelier, the concept of a standard work environment has been reimagined. Complete and ready-to-move-in offices designed to combine elegance, efficiency and technology, give you the right framework to help your business grow. The interactive intermediate spaces where the outdoors have been 'pulled indoors' create a sense of an urban streetscape with modernistic Brooklyn-style windows for each unit. This aesthetic, combined with luxurious finishes and functional design, lays the foundation for an inspiring office set up.

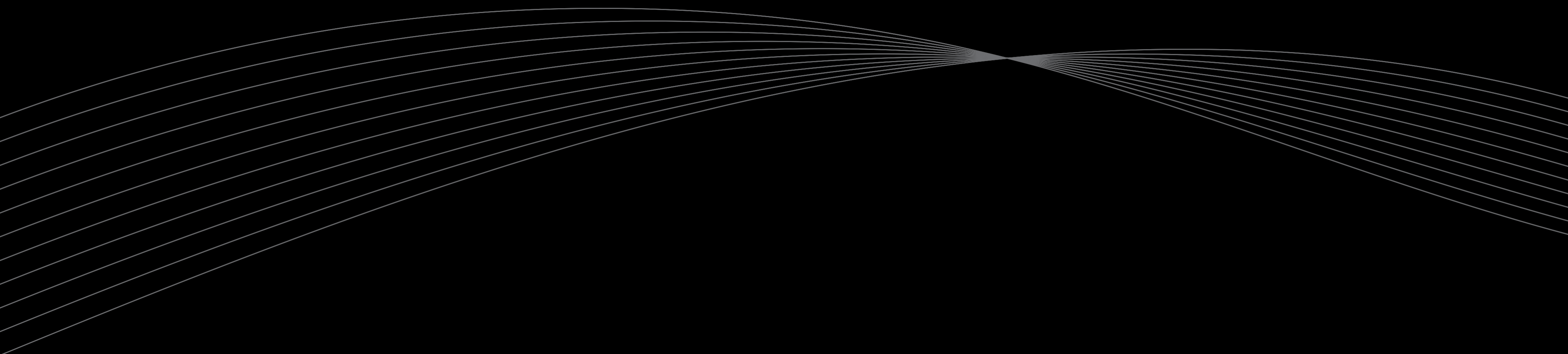
**SINGLE LEVEL
OFFICE SUITES**

**DUAL LEVEL
OFFICE SUITES**

**MEETING
BOOTHS**

**BOARDROOMS AND
MEETING ROOMS**

**INFORMAL MEETING
SPACES SPREAD
ACROSS THE FACILITY**



Brookfield
Properties

www.brookfieldproperties.com