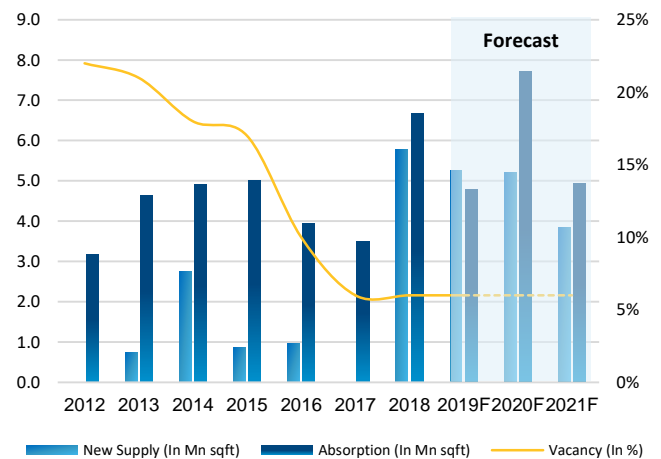


# Pune

## Grade A Rental Values<sup>1</sup>

Micromarkets	INR	\$US <sup>2</sup>	Percentage Change	
	Per sq ft/Month		QOQ	YOY
Baner	60 - 72	0.9 - 1.0	0.0%	6.5%
Bund Garden	60 - 75	0.9 - 1.1	0.0%	5.5%
Airport Rd/Pune Station	68 - 97	1.0 - 1.4	0.0%	4.4%
Aundh	63 - 66	0.9 - 0.9	0.0%	3.2%
Senapati Bapat Rd	65 - 125	0.9 - 1.8	0.0%	0.0%
Bavdhan	50 - 52	0.7 - 0.7	0.0%	2.0%
Kalyani Nagar	60 - 68	0.9 - 1.0	0.0%	4.9%
Nagar Road	60 - 67	0.9 - 1.0	0.0%	5.8%
Hinjewadi	45 - 59	0.6 - 0.8	0.0%	4.0%
Hadapsar/Fursungi	70 - 78	1.0 - 1.1	0.0%	3.5%
Kharadi	60 - 105	0.9 - 1.5	0.0%	0.0%

## Supply, Absorption & Vacancy Trends<sup>1</sup>

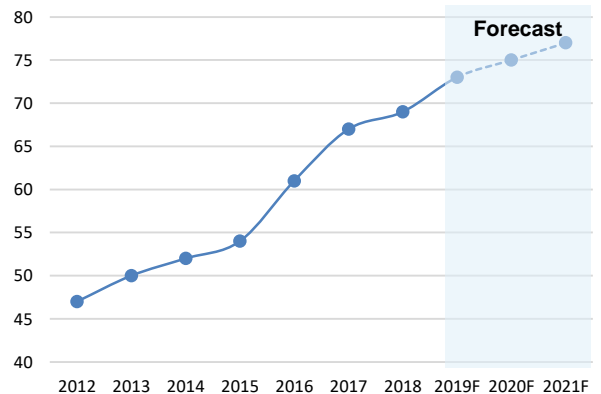


## Market Transactions<sup>3</sup>

Client	Building Name	Area (sq ft)	Location	Transaction Type
eClerx Services Limited	The Quadron	112,700	Hinjewadi	Lease
AWFIS	Godrej Eternia	48,000	Wakdewadi	Lease
Mitsubishi Electric	ICC Devi Gaurav Tech Park	47,900	Pimpri	Lease
Yash Technologies	Magarpatta Cybercity	44,000	Hadapsar	Lease

## Average Rental Trend<sup>1</sup>

INR/sq ft/month



<sup>1</sup> All data represents Grade A rents

<sup>2</sup> \$US= INR 69.55 (US Dollar rate as on 31/12/2018)

<sup>3</sup> Indicative transactions concluded during Q4 2018

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