



# REALTY BYTES

With the help of such effective and organized regulations, today customers have become more enlightened. They have a new reason to smile while buying new property; resulting in significant rise in the real estate growth.

The increasing urbanization and positive demographics under the favourable Government policies have set forward promising future for the real estate sector in India.

In this issue, we have talked about our seven star weekend heaven, Rajhans Belliza which is destined to transform weekend lifestyle with a difference. We have also mentioned our recent accolade for Rajhans Ornate and some happening industry events and news.

Happy Reading...

## EDITOR'S NOTE

GST and RERA have been quite in a limelight whenever it comes to the most rapidly developing 'Real Estate' sector. These latest revolutionary inclusions have not only streamlined the real estate sector but also added value to the overall Indian economy. Thanks to the Government's commendable decisions that have witnessed high growth in realty segments while taking transparency to the next level.

YET  
ANOTHER  
FEATHER  
IN  
THE CAP  
OF  
RAJHANS  
REALTY



A magnificent landmark, lavished with splendour and grandeur, Rajhans Ornate is an iconic concept that has given high-street retail a whole new dimension. Elaborately embellished with supreme luxury and conveniences, this commercial edifice is an epitome of business space which is bestowed upon with 'Best Commercial Project of The Year' award (2014-15) by Brands Academy and lately, it has been conferred with 'Excellence in High-street Retail Hub' Award by MYFM Food and Lifestyles Awards 2017. Such a unique project in itself, Rajhans Ornate offers unparalleled shopping experience.

A tribute to the vibrant and advancing Gujarat, Rajhans Ornate has certainly become the pride of Surat's exclusive and most happening address.



Make  
The Most  
of Your  
Weekend  
Life, Like  
Never  
Before!

RAJHANS  
BELLIZA  
7 STAR WEEKEND HOMES

Rajhan Belliza Weekend Studios are specially built for connoisseurs of fine living in Surat. Nestled in the beautiful surroundings of Dumas Road, these luxurious weekend heaven boast fully-furnished 1&2 BHK studio flats with seven-star amenities that include discotheque, 24-hr restaurant, cinema, cafeteria, swimming pool, Spa & Jacuzzi etc. This is the best weekend bliss to make the most of your leisure time with your family & friends.



# Blooming Indian Infrastructure

Truly, India is developing rapidly. And when it comes to new infrastructure, we have gone the distance. Of course, today we pride in ourselves for making an array of development projects that fittingly illustrates the growth of modern India.

Here's a list of imminent infrastructural wonders that will make India's dreams come true:



## **Sagarmala Project**

It is destined to promote port-led direct and indirect development & similarly provide infrastructure to transport goods to and from ports quickly, cost-effectively. The government aims to implement the projects worth ₹5,00,000 crore under the ambitious programme by May 2019.



## **Bharatmala Project**

Approx ₹14,000 crore project which will connect India's vast west-to-east land border from Gujarat to Mizoram. This 5000km project will further connect to a road network in coastal states of West Bengal and from Maharashtra too. For sure, this road network will add value to the entire country which has been planned to set up in 5 years.

### **Mumbai Trans Harbour Link, Shivaji Memorial**

This project is going to be India's longest sea bridge at 22.5 km. It will link Mumbai's eastern suburbs with the mainland across the harbour through a 16.5 km sea bridge and a viaduct. The project is estimated to cost around ₹18,000 crore and will be completed by 2019.



### **Setu Bharatam Project**

Yes. The dream of highways without railway crossing will be possible by 2019. This project will replace 208 railway crossings at an estimated cost of ₹20,800 crore. Under this project, about 1,500 bridges of the British era across India will be refurbished for estimated ₹30,000 crore.



### **Highest bridge of the world on river Chenab**

Dubbed as the tallest bridge in the world, it will be built over river Chenab at Doda with a total cost of ₹1198 crore. This bridge will be at the height of 359 meter from the river surface. After the completion, this bridge will boast being the tallest one after surpassing Beipan river Shuibai railway bridge (275m) in Guizhou province of China.



Alongside these, there are several other projects that are under pipeline which will make India a proud nation i.e Setu Bharatam project, Rashtriya Rajmarg Zila Sanjoyokta Pariyojna Inland Waterways and Gujarat -Gorakhpur gas pipeline among others.

---

# SURAT

---

# DIAMOND BOURSE

---

A jewel in the crown of diamond city, the Surat Diamond Bourse will have a total area of 6.6mn sq ft, making it largest in the world whereas the diamond bourse in New York is at 4.5 mn sq. ft, and in Dubai it is at 5 mn sq. ft. Such an enormous project is estimated to cost/worth whopping Rs. 2400cr which will permanently take Surat's thriving diamond market to the next level. The Surat Diamond Bourse will boast 11 iconic towers of 11 floors each housing more than 4500 offices of diamond units. The purpose of SDB is to enable the diamond business of the world under one roof. Around 70% of the offices have been booked by the diamantaires in the city, while the rest have been booked by other leading diamond traders hailing from Mumbai, Belgium, Israel, Hong Kong and Dubai.



The SDB is expected to generate more than 1.5 lakh jobs. This state-of-the-art diamond bourse will have facilities such as safe deposit vaults, money transfer desks, retail zone, customs office, a diamond club, travel desk, museum and auction house among others.





# INDIA'S GIANT LEAP THROUGH THE BULLET TRAIN

Dubbed as the big gift from Japan to India, India's first bullet train project will revolutionize the Indian Railways. This project is a joint venture between the Japanese firm Shinkansen Technology and Indian Railways.

Here are the key highlights of this first-of-its-kind ambitious project in India.

- The estimated cost of this bullet train project is ₹1.10 lakh crore. Japan will finance 81% of the whole project (by The Japan International Cooperation Agency (JICA)) in soft loans at an interest rate of 0.1%, with the repayment over fifty years (with 15 yrs grace period).

- This train will carry a total of 750 passengers. Bullet train will run on an average speed of 250km/hr, with a highest speed of 320-350km per hour which is almost double the maximum speed of the fastest train in India.
- The distance between Ahmedabad and Mumbai will be achieved in almost 2 hours which usually takes approx. 7-8 hours and it will take only 58 minutes to cover a distance of 266.3km between Surat to Mumbai; which otherwise takes minimum 3 hours of journey to cover the same distance by Rajdhani Express..
- This entire project will utilise 825 hectares of land and 92% of the route between the distance of 508 km will be elevated. Surprisingly, it will travel through India's longest tunnel of 21km (Between Boisar and BKC in Mumbai) of which 7km will be under sea.
- The bullet train will connect Ahmedabad and Mumbai and with a total of 12 stations-Mumbai, Thane, Virar, Boisar, Vapi, Bilimora, Surat, Bharuch, Vadodara, Anand, Ahmedabad and Sabarmati.
- In the beginning, this high-speed train will carry only 10 coaches with a seating capacity of 750 passengers. Later, it is also proposed to carry 16 coaches with a seating capacity of 1250 passengers.
- When the bullet train operations starts, India will run around 35 bullet trains with 70 trips per day. Moreover, this number will increase to 105 trains by 2050.
- The fare is expected to be in the range of ₹3000-₹5,000. The Railways Minister Piyush Goyal said the train will begin operating on August 15, 2022; when India completes 75 years of independence!

# EVENTS

## EVENT 1

### GLOBAL INTELLECTUAL PROPERTY CONVENTION (GIPC)

23 January, 2018 - 25 January, 2018  
Bengaluru

## EVENT 2

### INDIA PROPERTY SHOW

27 January, 2018 - 28 January, 2018  
Hyderabad

## EVENT 3

### R+T ASIA 2018

20 March, 2018 - 22 March, 2018  
Shanghai New International Expo Centre,  
Shanghai, China

## EVENT 4

### RETAIL LEADERSHIP SUMMIT (RLS)

20 February, 2018 - 21 February, 2018  
Mumbai

#### Source:

- [http://economicstimes.indiatimes.com/articleshow/60516328.cms?utm\\_source=contentofinterest&utm\\_medium=text&utm\\_campaign=cppst](http://economicstimes.indiatimes.com/articleshow/60516328.cms?utm_source=contentofinterest&utm_medium=text&utm_campaign=cppst)
- <http://economicstimes.indiatimes.com/slideshows/infrastructure/ten-remarkable-infrastructure-developments-in-india/mumbais-eastern-freeway-indias-second-largest-flyover/slideshow/21502567.cms>
- <http://www.financialexpress.com/india-news/narendra-modis-top-10-signature-infrastructure-projects-to-power-new-india/613121/>
- <http://www.walkthroughindia.com/walkthroughs/top-12-outstanding-infrastructure-projects-of-the-country-to-proud-of/>
- <https://timesofindia.indiatimes.com/india/mumbai-ahmedabad-bullet-train-all-you-need-to-know/articleshow/60508455.cms>
- <http://www.livemint.com/Politics/8XkYtD0mgkSIXEk8FaKajM/The-Ahmedabad-Mumbai-bullet-train-in-10-bullet-points.html>
- <https://www.ndtv.com/india-news/ahmedabad-to-mumbai-in-2-hours-10-points-on-indias-first-bullet-train-1749587>
- [https://en.wikipedia.org/wiki/Mumbai%E2%80%93Ahmedabad\\_high-speed\\_rail\\_corridor](https://en.wikipedia.org/wiki/Mumbai%E2%80%93Ahmedabad_high-speed_rail_corridor)
- <https://www.masterbuilder.co.in/work-sagarmala-project-picks-pace/>
- <http://www.financialexpress.com/market/buy-these-3-stocks-to-ride-on-narendra-modis-bharatmala-infrastructure-boost/905736/>
- <https://www.masterbuilder.co.in/mumbai-trans-harbour-link-inordinately-delayed-marvel-finally-takes-off/>
- [http://railanalysis.com/railindia/news\\_detail/687](http://railanalysis.com/railindia/news_detail/687)
- <http://www.csoc.in/chenab.html>
- <https://10times.com/india/real-estate>