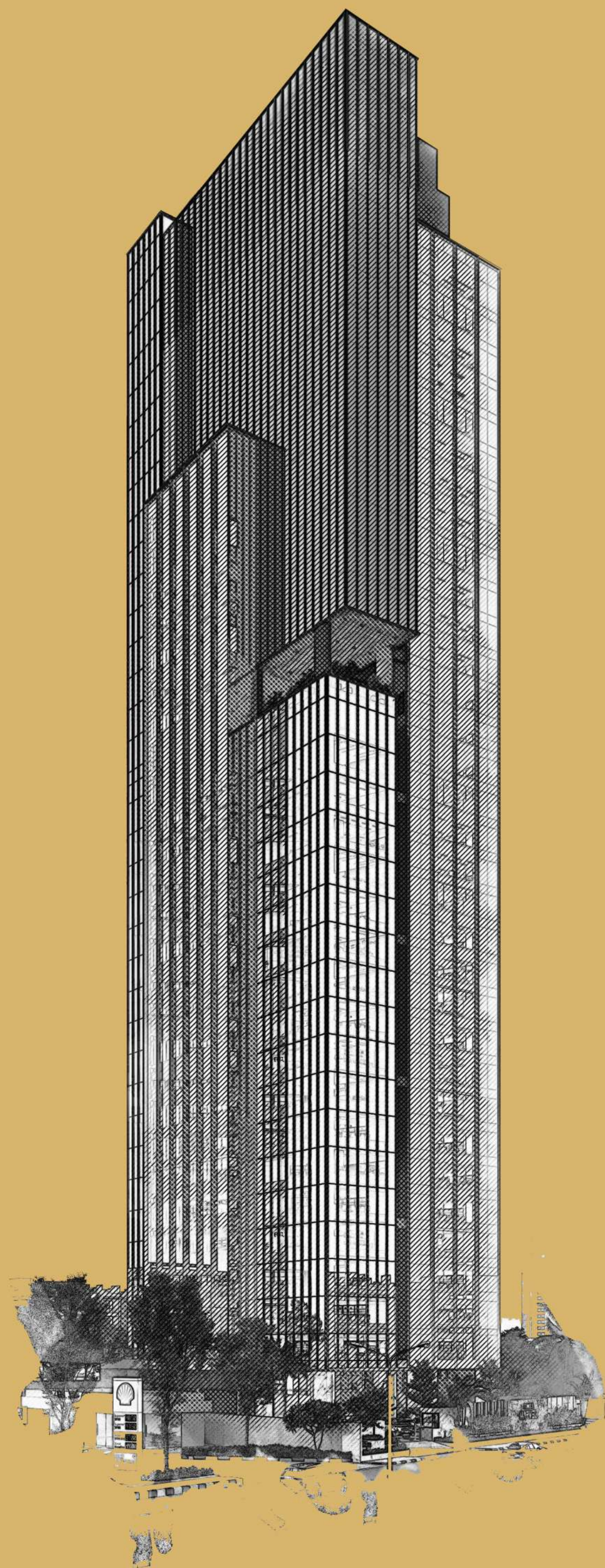


A low-angle, upward-looking perspective of a skyscraper's facade, rendered as a white wireframe on a dark gray background. The lines of the building converge towards the top, creating a strong sense of height and architectural structure.

TIMES MARVEL

EXCLUSIVE CORPORATE OFFICES

@ ZYDUS ROAD, THALTEJ



TIMES MARVEL

EXCLUSIVE CORPORATE OFFICES

M MAGNETIC

A ACHIEVEMENTS

R REVOLUTIONARY

V VISION

E EXCELLENCE

L LEADERSHIP

An icon that reshapes the skyline and redefines the rules of business. Rising 35 storeys high and housing 191 elite corporate offices, this commercial landmark stands as a bold declaration of ambition, accomplishment, and authority.



INTRODUCING A WORKPLACE **TRULY DESIGNED FOR SUCCESS**

LOCATION HIGHLIGHTS



ABOUT 500 M FROM
THE S.G. HIGHWAY



ABOUT 3 KM. FROM
THE S.P. RING ROAD



WALKING DISTANCE FROM
THE METRO STATION



MASSIVE RESIDENTIAL
AREA IN CLOSE VICINITY

VEOLEN



5 POWERFUL REASONS TO OWN A SIGNATURE OFFICE AT TIMES MARVEL

While the potential is undeniable, choosing the right commercial property requires careful consideration. Besides a well-known brand, these 5 factors also play a very important role in your decision.

**TIMES
MARVEL**
EXCLUSIVE CORPORATE OFFICES



ELEVATE YOUR BRAND IDENTITY

Command attention with a landmark address that elevates your brand image.



UNMATCHED CONNECTIVITY

Be at the center of it all — seamlessly linked to key business and transit hubs.



EFFORTLESS COMMUTE

Multiple transport options ensure easy access for teams and clients alike.



STUNNING ELEVATION & INTERIORS

An elegant façade and refined interiors reflect success at every level.



PANORAMIC VIEWS

Rise above the ordinary with stunning views that inspire every day.

An architectural rendering of the Times Marvel building, a tall skyscraper with a blue glass facade and a stepped top. The building is set against a sunset sky with soft clouds. In the foreground, there is a Shell gas station on the left, a road with cars, and a VEOLIA building on the right. Other residential buildings are visible in the background.

TIMES MARVEL

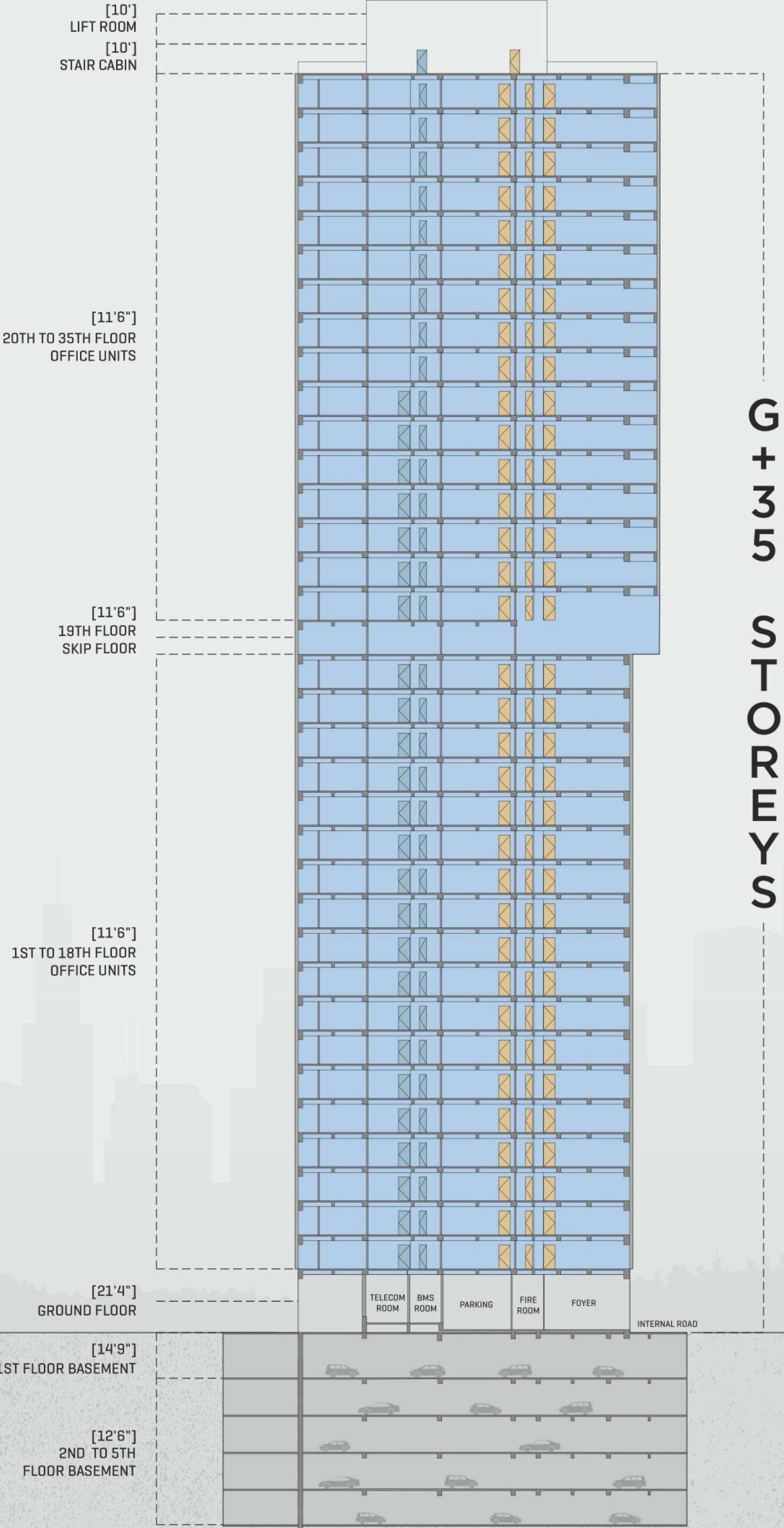
EXCLUSIVE CORPORATE OFFICES



BUILT TO EMPOWER BOLD IDEAS AND LASTING SUCCESS

PROJECT HALLMARKS

- Tallest & Most Iconic Commercial Tower in Ahmedabad
- Prime Location - At the Heart of Business Growth
- Versatile Business Spaces for Every Need
- High Footfall & Business Growth Potential
- World-class Facilities & Amenities
- Future-ready Investment with High ROI





POWERING
YOUR
**BUSINESS WITH
STATE-OF-THE-ART
AMENITIES**



FACILITIES & AMENITIES



RECEPTION & ENTRANCE FOYER



CAFETERIA



FIRE CONTROL ROOM



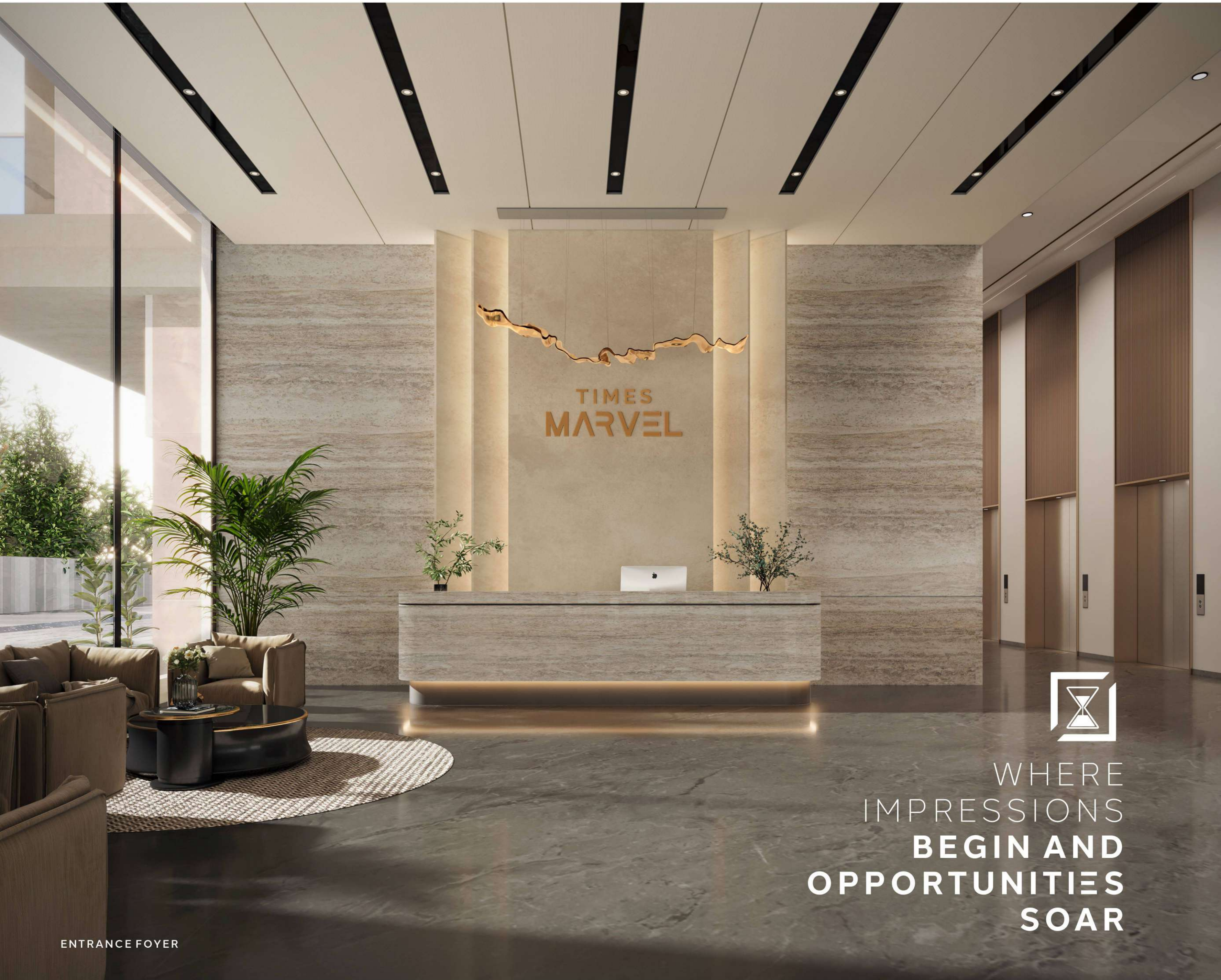
SURVEILLANCE ROOM



ADMIN OFFICE



SITTING AREA



ENTRANCE FOYER

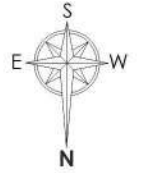


WHERE
IMPRESSIONS
BEGIN AND
OPPORTUNITIES
SOAR



GROUND FLOOR LAYOUT

- | | | | |
|----|-------------------|----|----------------------|
| 01 | ENTRANCE FOYER | 06 | TWO-WHEELER PARKING |
| 02 | CAFETERIA | 07 | FOUR-WHEELER PARKING |
| 03 | FIRE CONTROL ROOM | 08 | SEATING AREA |
| 04 | SURVEILLANCE ROOM | 09 | SECURITY CABIN |
| 05 | ADMIN OFFICE | | |





SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW



SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW





20th FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW

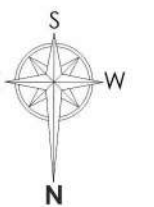


21st to 26th FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



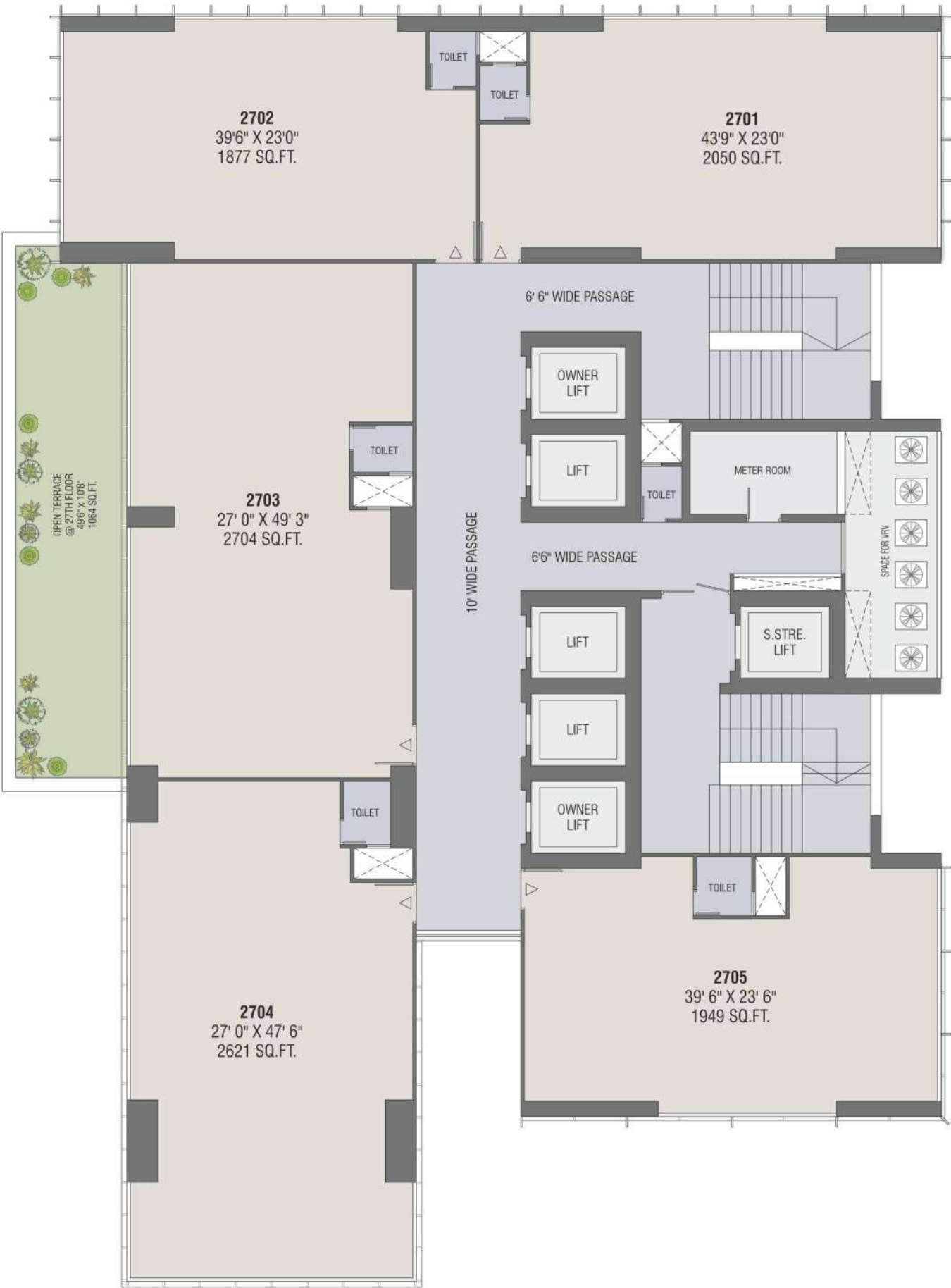
SCIENCE CITY VIEW





27th
FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW



28th to 32nd
FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW





33rd
FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW



34th, 35th
FLOOR LAYOUT

SINDHU BHAVAN ROAD VIEW



SCIENCE CITY VIEW





SPECIFICATIONS



FLOORING
VITRIFIED TILES 600MM X 600MM



DOOR
WOODEN FLUSH DOORS



INTERIOR PLASTER
SINGLE COAT MALA



EXTERIOR FINISH
GLAZING/TEXTURE



INSIDE FINISH
SMOOTH FINISH PLASTER/PUTTY



ELEVATORS
AUTOMATIC HIGH-SPEED ELEVATORS



SANITARY WARE
WALL HUNG WATER CLOSER
WALL HUNG BASIN



TOILET FITTINGS
CHROME PLATED FITTINGS



TOILET-FLOORING/DADO
CERAMIC TILES UP TO 4'0 FEET IN DADO
CERAMIC TILES IN FLOORING



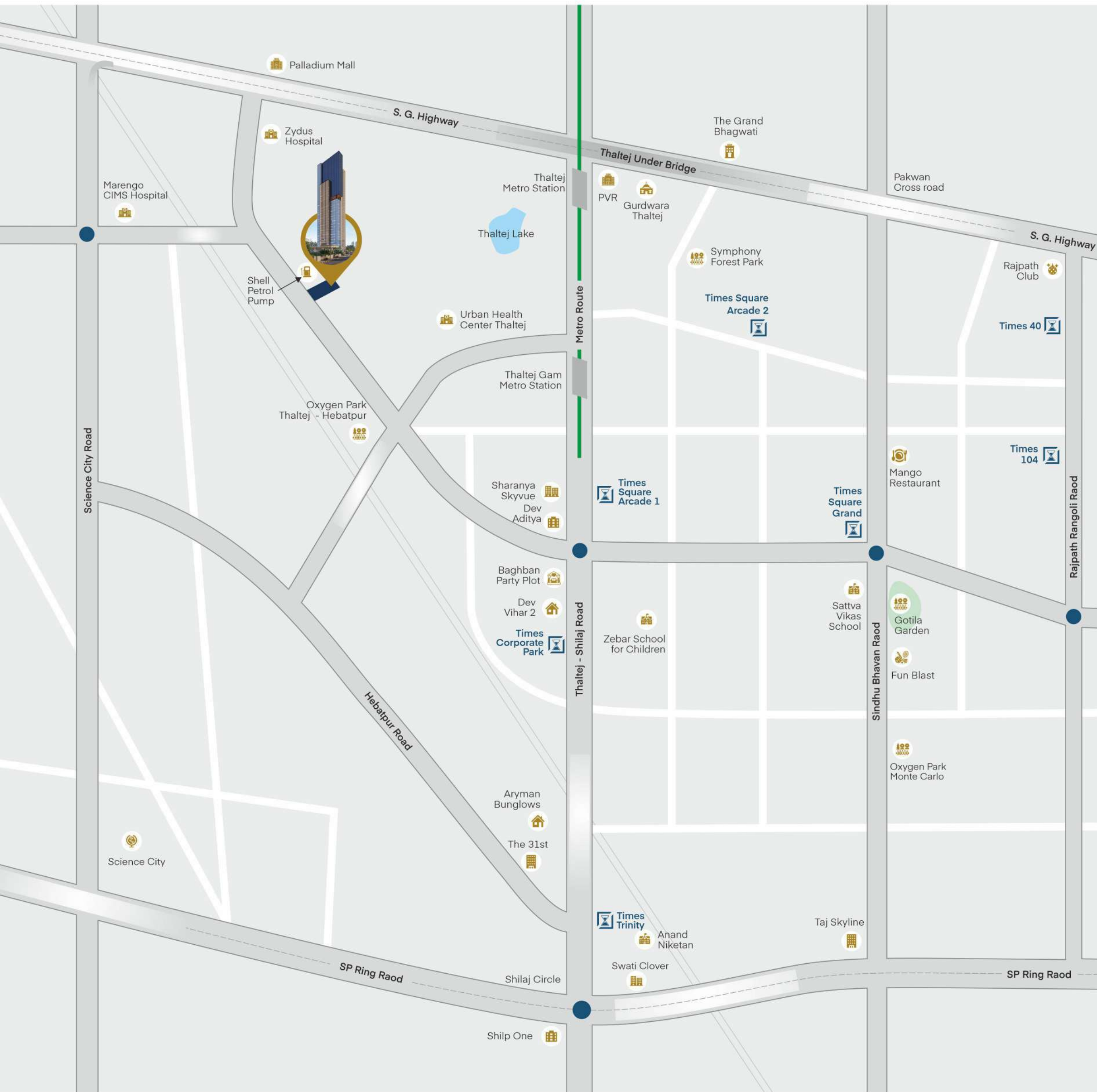
ELECTRIC SWITCHES
ISI MODULAR SWITCHES



ELECTRIC WIRES
ISI WIRES



MCB / ELCB
ISI MAKE



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DEVELOPER
TIMES HEIGHTS LLP

ARCHITECT



STRUCTURE



MEP CONSULTANT



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