Mahindra Industrial Park, Sumitomo Corporation Sign Strategic Cooperation Agreement with Osaka Government to Support Japanese Businesses Entering India

Real Estate

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Chennai India, July 18th, 2025: In a significant step towards strengthening India–Japan industrial collaboration, Mahindra Industrial Park Chennai Limited (MIPCL), the developer and operator of Origins by Mahindra, together with its 40% stakeholder and marketing arm in Japan, Sumitomo Corporation, has signed a strategic cooperation agreement with Osaka Prefecture, and the Osaka Industrial Development Bureau (a public interest incorporated foundation to support Japanese companies based in Osaka in expanding their footprint in India. This milestone partnership reinforces Mahindra's commitment to facilitating high-quality global investment into India's manufacturing sector and positions Tamil Nadu as a preferred destination for Japanese industry.

Through this agreement, MIPCL and Sumitomo Corporation will work in close coordination with public institutions to serve as a local facilitator for Osaka-

based companies exploring opportunities in India. As part of the collaboration, MIPCL and Sumitomo Corporation will support business visits, provide on-ground consultation, and participate in knowledge-sharing seminars hosted in Osaka. The Osaka authorities, in turn, will identify and recommend companies interested in expanding into India, with necessary permissions, ensuring a streamlined entry process for Japanese manufacturers.

India, with its projected GDP growth of 6.3% in FY2025 as forecast by the World Bank, remains a powerful draw for international business. As a rising leader in the Global South, India is increasingly seen as a long-term partner for global supply chains. Chennai, particularly, has become a hub of industrial activity due to its strong port connectivity, ease of access to Southeast Asia, and growing presence of automotive, electronics, and semiconductor companies.

Origins by Mahindra, Chennai already is home to six clients from Japan and offers world-class infrastructure, and stable policy environment.

The collaboration in Chennai will further strengthen these efforts by enabling tailored support for businesses evaluating the Indian market. MIPCL, backed by Mahindra Lifespaces' deep knowledge of Indian industry, will play a key role in helping Japanese firms navigate regulatory frameworks, secure land and utilities, and scale up operations with confidence.

Mr. Amit Kumar Sinha, Managing Director & CEO, Mahindra Lifespace Developers Ltd., said, *"This partnership reflects our vision to build future-ready ecosystems that align with India's manufacturing ambitions. This also underscores our focus on setting new benchmarks through successful Public- Private Partnerships (PPPs), enabling long-term, sustainable industrial progress. The expansion strengthens India's industrial ecosystem and supports economic growth."*

Mr. Vikram Goel, Chief Business Officer (Industrial), Mahindra Lifespace Developers Ltd., said *"This engagement with Osaka Prefecture marks a milestone in our efforts to enable global investments into India through our industrial ecosystems. Origins by Mahindra, Chennai has been developed to meet the needs of international manufacturers, offering operational readiness, regulatory support, and integrated infrastructure. Through this collaboration, we are well-positioned to support specific requirements of diverse companies, while also deepening the socio-economic impact of our industrial cluster in Tamil Nadu."*

The agreement underlines the spirit of cooperation and mutual interest shared by all parties. By aligning strategic intent with operational expertise, this partnership marks a new chapter in Mahindra's efforts to attract and enable world-class manufacturing in India.

About Origins by Mahindra, Chennai

Origins by Mahindra, Chennai is a joint venture between Mahindra World City Developers Limited, Chennai (PPP between Mahindra Group and TIDCO -

Tamil Nadu Industrial Development Corporation) and Sumitomo Corporation, Japan. Origins by Mahindra, Chennai is spread across ~600 acres and the first phase of development spans over ~306 acres. Origins Chennai is a Multi-Sector Domestic Tariff Area (DTA) with an IGBC Platinum pre-certified Industrial Cluster located on NH-16 (Chennai - Kolkata Highway) a part of the Golden Quadrilateral within the influencing zone of the Chennai-Bengaluru Industrial Corridor (CBIC) & Chennai-Vizag Industrial Corridor (CVIC).

About Mahindra

Founded in 1945, the Mahindra Group is one of the largest and most admired multinational federation of companies with 260,000 employees in over 100 countries. It enjoys a leadership position in farm equipment, utility vehicles, information technology and financial services in India and is the world's largest tractor company by volume. It has a strong presence in renewable energy, agriculture, logistics, hospitality and real estate. The Mahindra Group has a clear focus on leading ESG globally, enabling rural prosperity and enhancing urban living, with a goal to drive positive change in the lives of communities and stakeholders to enable them to Rise. Learn more about Mahindra on www.mahindra.com / Twitter and Facebook: @MahindraRise/ For updates subscribe to https://www.mahindra.com/news-room