Mahindra Lifespaces® acquires land near Mahalunge, Pune with Development Potential of INR ~3500 Crore

Real Estate

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Mumbai, 12 October 2025 – Mahindra Lifespace Developers Ltd. today announced that it has acquired 13.46 acres of land in the premier neighborhood of Nande-Mahalunge in Pune. The land is estimated to yield a development potential of INR ~3500 Crore.

Vimalendra Singh, Chief Business Officer – Residential, Mahindra Lifespace Developers Ltd., said, *"Mahalunge-Nande-Maan are among Pune's most promising micro-markets, having witnessed strong absorption over the past few years. There is a clear and growing demand for high-quality, future-ready homes with modern amenities in this region. This land parcel is strategically located within the well-planned Mahalunge micro-market, offering excellent connectivity through the proposed PMRDA Town Planning Scheme and the upcoming Inner Ring Road, next to Hinjewadi. The acquisition reinforces our commitment to Pune and aligns with our strategy to strengthen our presence across the city's key growth corridors."*

The site is strategically located and offers quick access to Hinjewadi, surrounded by well-developed social infrastructure that includes top educational institutes such as Delhi Public School, Mahindra International school, and Symbiosis center for Management. Moreover, the location is also equidistant from Baner- Balewadi and Hinjewadi micro markets which are IT & BFSI hubs of Pune.

About Mahindra Lifespaces Developers Limited

Established in 1994, Mahindra Lifespaces Developers Ltd. ('Mahindra Lifespaces') brings the Mahindra Group's philosophy of 'Rise' to India's real estate and infrastructure industry through thriving residential communities and enabling business ecosystems. The Company's development footprint spans 49.26 million sq. ft. (saleable area) of completed, ongoing and forthcoming residential projects across seven Indian cities; and over 5000 acres of ongoing and forthcoming projects under development / management at its integrated developments / industrial clusters across four locations. Mahindra Lifespaces' development portfolio comprises premium residential projects; value homes under the 'Mahindra Happinest®' brand; and integrated cities and industrial clusters under the 'Mahindra World City' and 'Origins by Mahindra' brands, respectively. The Company leverages innovation, thoughtful design, and a deep commitment to sustainability to craft quality life and business growth.

As a pioneer in Net Zero homes in India, Mahindra Lifespaces is committed to building only Net Zero homes from 2030 onwards. The company has already launched India's first three Net Zero residential developments: One Net Zero Energy and two Net Zero Energy+ Waste, showcasing its dedication to environmental responsibility and innovation. With a 100% Green portfolio since 2014, the Company is working towards carbon neutrality by 2040 and actively supports research on green buildings tailored to climatic conditions in India. Mahindra Lifespaces® is the recipient of over 90 awards for its projects and ESG initiatives. Learn more about Mahindra Lifespaces® at www.mahindralifespaces.com

About Mahindra

Founded in 1945, the Mahindra Group is one of the largest and most admired multinational federation of companies with 324,000 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.

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