# Mahindra Lifespaces wins Redevelopment Mandate for Four Societies in Malad (West), Mumbai, with a Potential of ~INR 800 Crore

*Real Estate*

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**Mumbai, October 10th, 2025:** Mahindra Lifespace Developers Limited (MLDL), the real estate and infrastructure development arm of the Mahindra Group, today announced that it has been selected as the preferred partner for the redevelopment of four residential societies in Malad (West), one of Mumbai's established suburban neighbourhoods. Spread across approximately 1.65 acres, the project offers a development potential of INR ~800 crore.

The project is located close to Mahindra Lifespaces' ongoing redevelopment project, Mahindra Codename64, strengthening presence in the micro-market. Located just 2.6 km from the Western Express Highway, the project offers excellent connectivity to key parts of Mumbai via multiple transport modes. It is conveniently situated less than 1 km from Malad West Metro Station and around 1.5 km from Malad Railway Station. The location's proximity to prominent business hubs such as Mindspace, Malad and Bandra Kurla

Complex (BKC) further enhances its appeal.

**Mr Vimalendra Singh, Chief Business Officer – Residential, Mahindra Lifespace Developers Ltd.,** said, *"This project further strengthens our presence in Mumbai's redevelopment market, reflecting the trust our brand has earned over the years with customers and communities. Our reputation for delivering thoughtfully designed, high-quality homes has made us a preferred choice for societies looking to redevelop. This is also in line with our strategy of deepening presence in established micromarkets, enabling us to leverage economies of scale and enhance project efficiencies."*

Situated in an established residential area, the new development will provide easy access to a wide range of urban conveniences, including reputed schools, leading healthcare facilities, retail destinations, and business centres. With the operational Malad Metro Station in close proximity, residents will benefit from enhanced mobility and connectivity across Mumbai.

## About Mahindra Lifespaces Developers Ltd.

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 https://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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