

# 5 FAST FACTS

PUNE | Q3 2024



The Need-to-Know for Pune's Commercial Real Estate

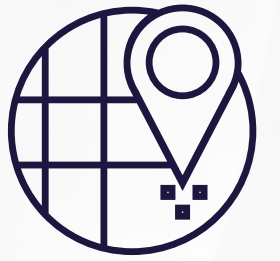
## 1 PUNE CONTINUED TO RECORD STRONG MOMENTUM IN OFFICE LEASING

Pune's GLV in Q3 stood at 2.9 MSF, a 1.9x jump on y-o-y basis largely driven by leases in SBD East. Net absorption was 1.5 MSF for Q3 2024.



## 2 GCCS CONTRIBUTED SUBSTANTIALLY TO THE TOTAL LEASING

GCCs contributed around 42% of the total GLV in Q3 2024, largely taking space in SBD East & PBD West submarkets.



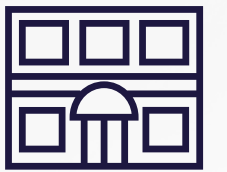
## 3 ENGINEERING & MANUFACTURING AND IT-BPM SECTORS DOMINATED THE QUARTERLY LEASING

Engineering & Manufacturing and IT-BPM sectors together formed about 62% of the Q3 leasing.



## 4 ROBUST LEASING RECORDED IN BOTH MALLS AND MAIN STREETS OF THE CITY

For the first 9 months of 2024, Pune's malls recorded 0.36 MSF of leasing, a 1.24X jump from last year while Pune's main streets leasing rose 42% from last year to record 0.15 MSF leasing. Both of which factors leading to 10-12% rise in retail rentals in the city.



## 5 HIGHEST EVER LUXURY RESIDENTIAL LAUNCHES RECORDED IN PUNE THIS QUARTER

Luxury residential unit launches in the city surged by 116% this quarter compared to the quarterly average of the past. Since 2023, luxury housing units have consistently trended upwards, reflecting strong demand and investor interest in the ultra-premium segment.



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