



SONE KI
CHIDIYA
the making



LET US DIG IN HISTORY



THE GOLDEN BIRD

The land of dreams and romance, of fabulous wealth and fabulous poverty, of splendour and rags, of palaces and hovels, of famine and pestilence, of genii and giants and Aladdin lamps, of tigers and elephants, the cobra and the jungle, the country of hundred nations and a hundred tongues, of a thousand religions and two million gods, cradle of the human race, birthplace of human speech, mother of history, grandmother of legend, great-grandmother of traditions, whose yesterday's bear date with the modering antiquities for the rest of nations-the one sole country under the sun that is endowed with an imperishable interest for alien prince and alien peasant, for lettered and ignorant, wise and fool, rich and poor, bond and free, the one land that all men desire to see, and having seen once, by even a glimpse, would not give that glimpse for the shows of all the rest of the world combined.

India is a country with a long and successful history of trade. Ancient India had many different forms of business organization including the shreni. The shrenis can be dated from a period much older than many would expect for the development of the corporate form – from around 800 B.C.

Around 600 BC, the Mahajanapadas minted punch-marked silver coins. The period was marked by intensive trade activity and urban development. India was one of the first countries in the world to transition from barter system to money based trade system along with the Greeks. Around 350 BCE, Chanakya laid down the foundation of classical economics.

Pre Mughal Rule (1AD – 1500AD): India was the world's largest economy during the years 1 AD and 1000 AD. In 1500 AD India's economy had a 24.5% share of world income.

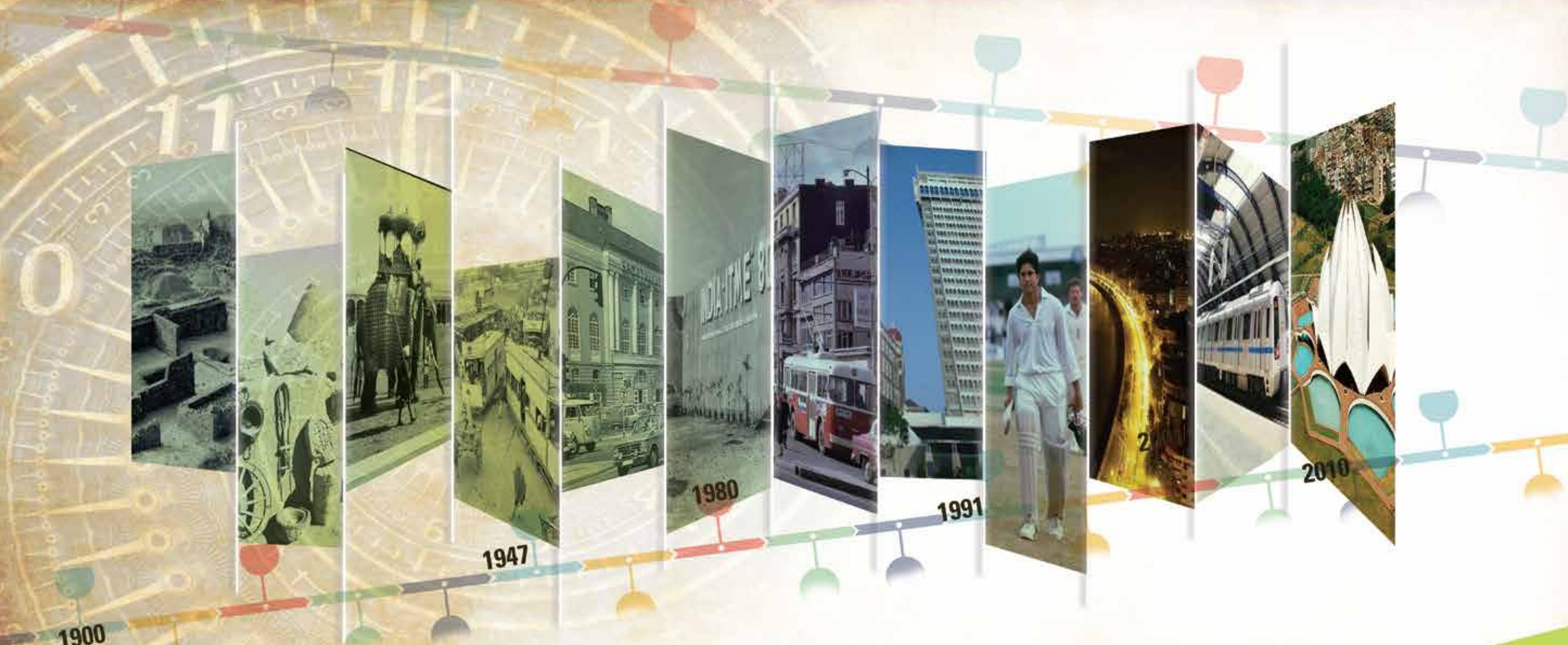
Mughal Rule (1570-1793) : Momentum of India continues. In 1600 AD, India's income of £17.5 million was greater than the entire treasury of Great Britain in 1800.

East India Company era (1793-1857) : India GDP becomes 40% of China's GDP. India missed industrial revolution and it slipped further. The British Raj (1860-1947) : India's economy had a 3.8% share of world income in 1952.



Gaining Momentum

The Republic of India is considered as one of the possible emerging superpowers of the world. This potential is attributed to several indicators, the primary ones being its demographic trends and a rapidly expanding economy and by GDP India became world's fastest growing economy in 2015 with 7.3% GDP rate. The country must overcome many of the economic, social, and political problems before it can be considered a superpower. It is also not yet as influential on the international stage when compared to the United States or the former Soviet Union.



1900

The economy of India is currently the world's third largest in terms of real GDP (PPP) after the USA and the People's Republic of China. The World Bank estimates India to overtake China as the fastest-growing major economy in the world in 2015. Its record growth was in the third quarter of 2003, when it grew higher than any other emerging economy at 10.4%. Interestingly, estimates

1947

1980

1991

2010

by the IMF show that in 2011 (see List of countries by future GDP estimates (PPP)), India became the third largest economy in the world, overtaking the Japanese economy and the Seventh largest economy by GDP (Nominal). India has grown at 7.5% in 2015

INDIA - Glorious Future

Bestowed with an amazing potential and human will, India is all set to march ahead into the rising sun. Infrastructure driven economy is all set to rise and rule. With tremendous youth power, India has the biggest opportunity to lead the world in Information Technology, Telecommunications, Consumer Services and entrepreneurial capabilities. The Idea of India is growing and catching up with the world connecting villages to the towns and further to cities converging into metros and from there conquering the World, India has arrived.



LARGEST DEMOCRACY

2ND LARGEST WORK FORCE

2ND LARGEST WORK FORCE

MAKE IN INDIA

3RD LARGEST ECONOMY

3RD LARGEST ECONOMY



Honourable Prime Minister- INDIA
Shri Narendra Modi

MODIFYING MODERN INDIA

The world witnessed again, India with a new glimmer in the form of a leader risen from the masses originating from the enterprising land of Gujarat becoming the Prime Minister of India, Narendra Modi. The transformation of India from an ordinary sparrow to Sone ki Chidiya had actually begun.

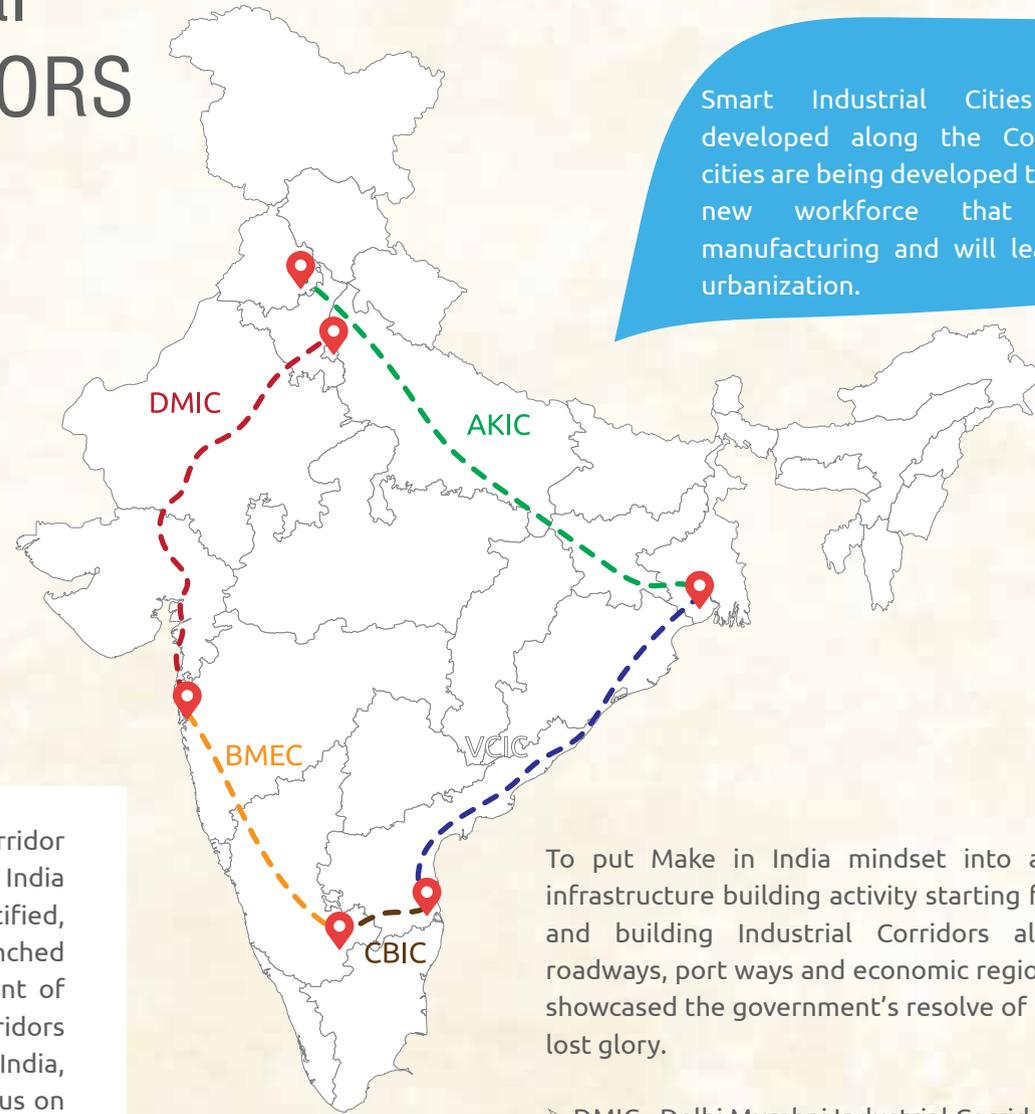
Focusing on economic reforms, ease of doing business, building infrastructure, planned sectorial growth and rapid decision making is gearing India to rule the world. India's "Man of the Millennium" is not scared of taking brave decisions like Demonetization which would help change the way we transact. Also, India's "Asian of the Year" is all set to make India healthy through Swachh Bharat Abhiyaan, not to mention his Make In India is pumping up pride among Indians.



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www.wearepegasus.in

Industrial CORRIDORS

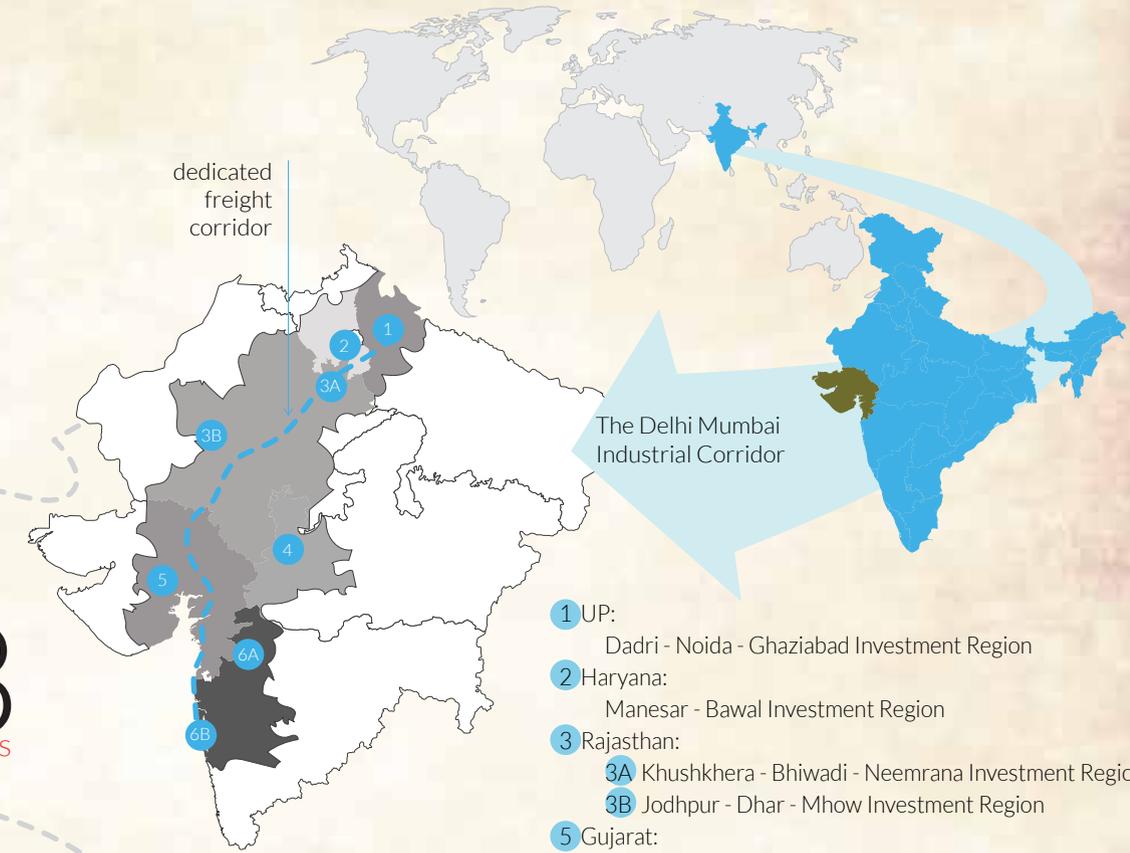


Smart Industrial Cities are being developed along the Corridors. These cities are being developed to integrate the new workforce that will power manufacturing and will lead to planned urbanization.

Five industrial corridor projects across India have been identified, planned and launched by the Government of India. These corridors are spread across India, with strategic focus on inclusive development to provide an impetus to industrialization and planned urbanization.

To put Make in India mindset into action a lot of infrastructure building activity starting from identifying and building Industrial Corridors along important roadways, port ways and economic regions of India. This showcased the government's resolve of restoring India's lost glory.

- DMIC - Delhi Mumbai Industrial Corridor Project.
- AKIC - Amritsar Kolkata Industrial Corridor.
- BMEC - Bengaluru Mumbai Economic Corridor.
- CBIC - Chennai Bengaluru Industrial Corridor.
- VCIC - Vizag Chennai Industrial Corridor.



Phase 1
2019

DMIC

Delhi Mumbai Industrial Corridor

Delhi - Mumbai Industrial Corridor (DMIC) is India's most ambitious infrastructure programme aiming to develop new industrial cities as "Smart Cities" and converging next generation technologies across infrastructure sectors. This is aimed to be achieved by leveraging the "High Speed - High Capacity"

DMIC is one of the world's largest infrastructure projects with an estimated investment of US\$90 billion and is planned as a high-tech industrial zone spread across seven states, across the 1,500 km long Western Dedicated Freight Corridor.

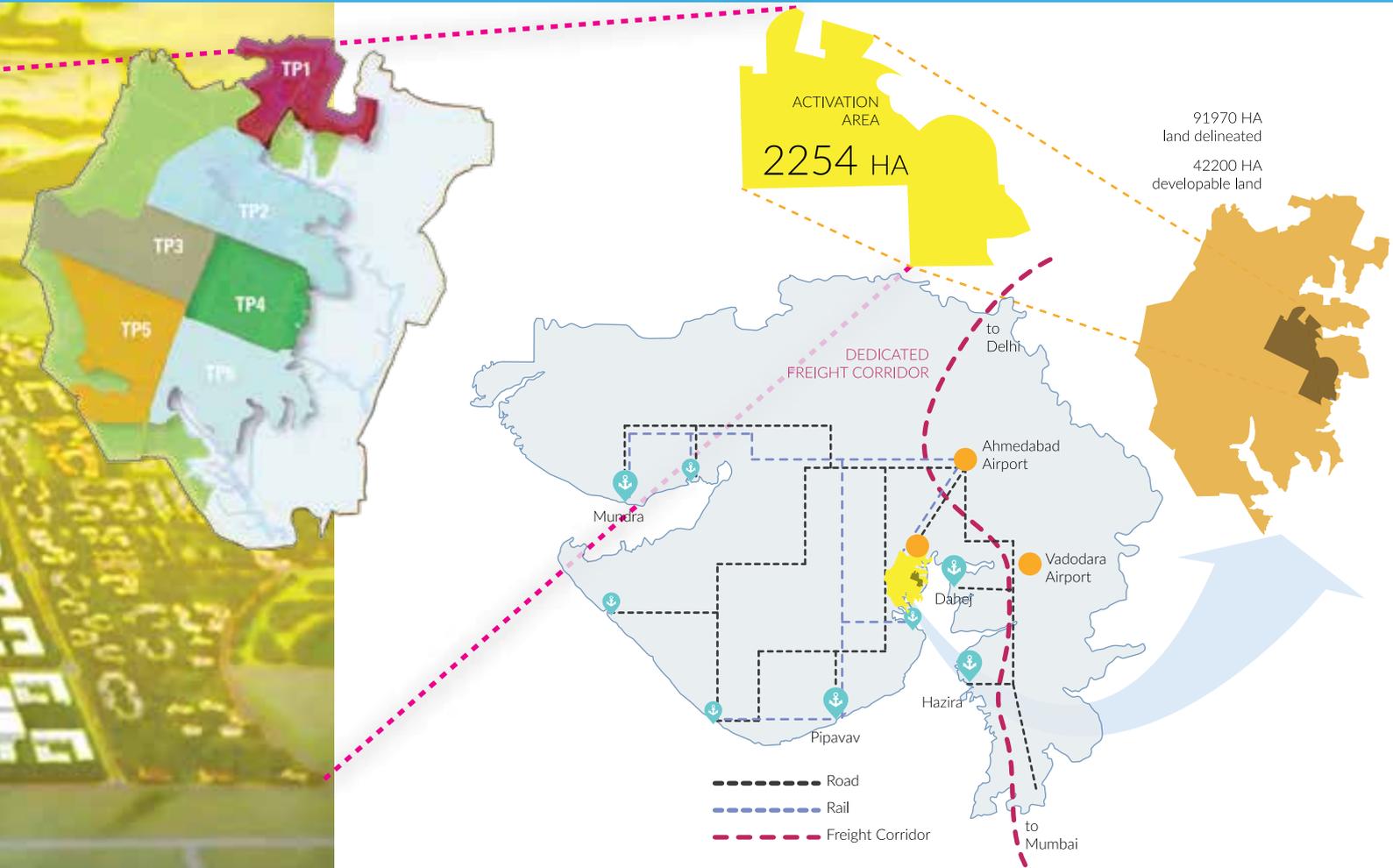
The objective is to expand India's Manufacturing & Services base and develop DMIC as a "Global Manufacturing and Trading Hub" giving a major impetus to planned urbanization in India focused on manufacturing.



one of the biggest infrastructure project in the world

Among the benefits which range from new Industrial Cities, DMIC would offer infrastructure to link power plants, assured water supply, high capacity transportation and logistics facilities besides, skill development to employ locals.

Conceptualized in partnership and collaboration with Government of Japan Dholera SIR is the first such node taken up for development by the Government of Gujarat



Bigger than the Biggest : Dholera SIR



Dholera SIR to be the most prime location...

- 62% of Gujarat covered
- 18 out of 26 District within the influence Area
- Ahmedabad, Vadodara, Surat on DMIC
- 1/3rd of total investment will be in Gujarat
- Estimated employment: 8 lacs
- Gujarat's ports to cater to foreign & hinterland markets
- World class connectivity between the Ports, nodes & DFC
- Six logistics parks being developed along the DFC

Central Govt.
49% Stake

State Govt.
51% Stake

Fund
₹

Land



A Special Purpose Vehicle created as a joint venture company between central and state governments will deliver world class trunk infrastructure for Dholera Industrial City. It will also be vested with municipal powers and eventually mature into a full fledged local body for the city.

current status

Land in possession
Environment Clearance obtained
Trunk Infrastructure Implementation in progress.



We believe customers are the cornerstone of existence. It is the sheer desire to herald a positive change in real estate industry that propelled us to lay the foundation of our entity. Thus to fulfil our desire, we pledge to enrich the lives of our customers by practicing utmost professionalism.

We strive to serve industries like Infrastructure, Real Estate, Pharmaceuticals, Foods & Beverages through our various wings



Fuelling our entrepreneurial spirit with unique ideas that not just help us stand out but also fetch great value for the dwellers is what we yearn the most. For us, every project is a challenge to outperform the previous one. Practicing the art of perfection with each individual project, we want to make sure that our project should bring the happiness of lifetime for our customers both financially and emotionally.

We at Pegasus, started our journey with Farm house project at Bhavnagar and simultaneously been into developing land pieces at Dholera SIR.

"Quality is never an accident; it is always the result of high intention, sincere effort, intelligent direction and skilful execution; it represents the wise choice of many alternatives." This is the vow we have taken while initializing the first step of progress by our company.

Here are the residential plotting and industrial plotting projects that we have successfully developed at the vicinity of Dholera SIR.



What more to ask for:

All our projects are inclusive of imperial and secure amenities



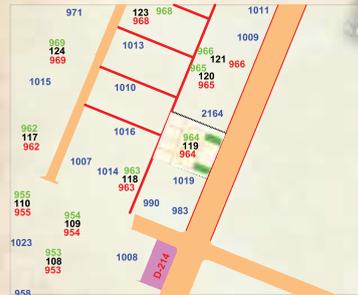
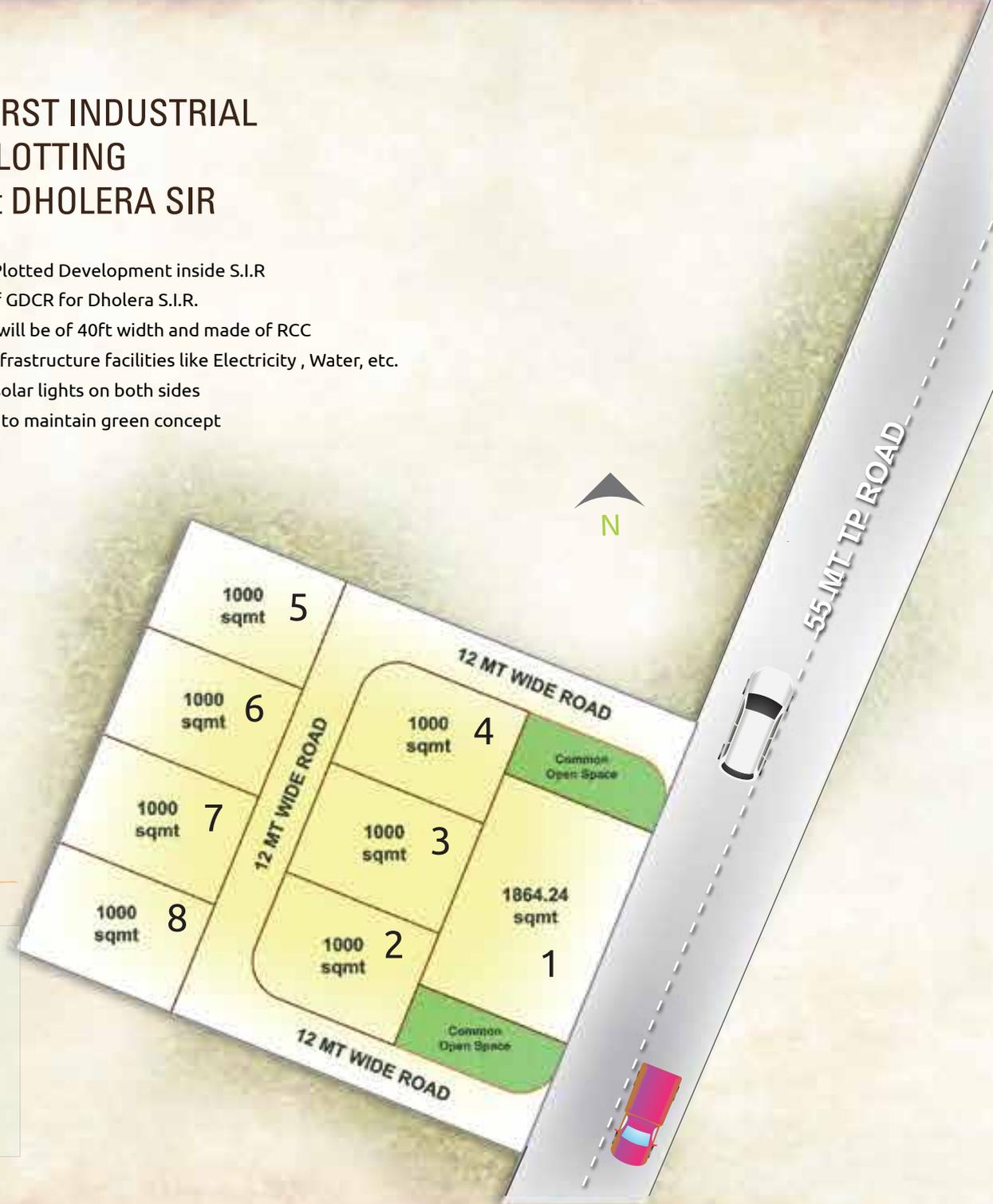


- ✦ 100% Carpet Area | 100% White Payment | 100% Papers Available.
- ✦ Residential Plots, starting from 100 Sq. Yd (i.e. 900 Sq. Ft) to 350 Sq. Yd.
- ✦ Easy EMI options (12, 24, 36 & 48 months) Available.
- ✦ Zero Down Payment option is also Available.
- ✦ NA NOC Title Clear Property with Immediate Registration.
- ✦ 25 to 40 Ft wide treeline roads accross society for better mobility.
- ✦ Hardly 2 Kms away from Dholera SIR.
- ✦ The very famous Sarangpur Hunaman Ji's Temple, a spiritual landmark in the vicinity.
- ✦ Recently Reliance Industry Ltd. & Khadayta Decor Ltd. have procured land very near to Breez Earth-1 (approx. distance 10 Kms.)



FIRST INDUSTRIAL PLOTTING at DHOLERA SIR

- ✦ First ever Industrial Plotted Development inside S.I.R
- ✦ Plots as per norms of GDCR for Dholera S.I.R.
- ✦ Roads in the project will be of 40ft width and made of RCC
- ✦ Each Plot will have infrastructure facilities like Electricity , Water, etc.
- ✦ Tree line roads with solar lights on both sides
- ✦ Elegant Landscaping to maintain green concept
- ✦ Easy Payment Plans



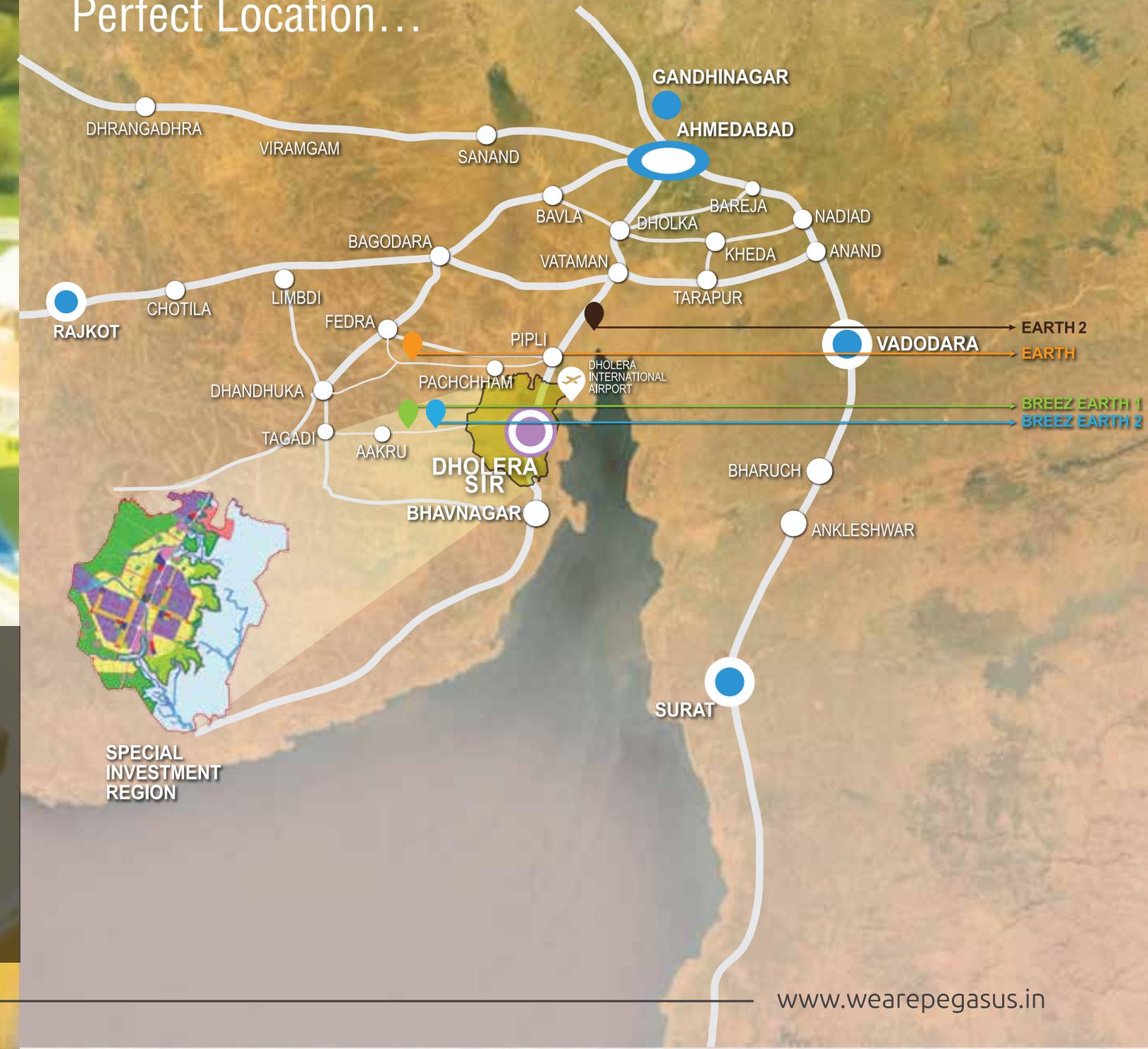
At Pegasus, we have taken a vow to resurrect and redefine excellence while laying foundation of quality, honesty and ingenuity. With an aim to transform every project in a milestone, we are committed to leave behind the legacy of brilliance! Brick by brick we are ready to build a fame that will touch sky !



Dholera SIR :
Intelligent, Efficient, Robust
and World Class Infrastructure.
The First Leap to Make India
Sone Ki Chidiya again.

- ✦ High Access Corridor: City Center, Industrial, Logistic, Knowledge & IT, Recreation & Sports, Entertainment.
- ✦ World-class infrastructure & connectivity.
- ✦ Express way & Metro to Link SIR with mega cities.
- ✦ Airport & Sea Port in the vicinity.
- ✦ Benefit of sea coast, nature park, golf course and other premium civic amenities.
- ✦ Close to Gujarat International Finance TechCity (GIFT), Petro-chemicals and Petroleum Inv. Region (PCPIR)
- ✦ Autonomy in operations.
- ✦ Flexibility in decisions.
- ✦ Single window clearance.
- ✦ Dispute Resolution mechanism.

Dholera SIR :
Perfect Location...



Corporate Social Responsibility

The group believes corporate social responsibility (CSR) is a critical mission that is at the heart of everything that it does, how it thinks and what it is. The Pegasus Group is committed to integrating environmental, social and ethical principles into the core business, thereby enhancing long-term stakeholder value and touching the lives. The group's CSR programmes aim to be relevant to local, national and global contexts, keep disadvantaged communities as the focus, be based on globally-agreed sustainable development principles and be implemented in partnership with governments, NGOs and other relevant stakeholders.



TOGETHER WE CAN DO GREAT THINGS



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