



ABOUT US

RSC Group Dholera has shaped Dholera's land with over many iconic Residency, Commercial and Industrial land projects. From Satisfaction to High-class Quality, our single addresses define prestige and superiority. Every project demonstrates our dedication to innovation, sustainability, and creating spaces that place Dholera on the global map.

RSC Group founded in 2010, is a pioneer in real estate development, specializing in commercial, housing, social, and industrial infrastructure projects. Technological advancements have enabled the organization to expand its construction site and change its overall construction strategy. We provide a 360-degree real estate ecosystem that extends beyond construction. We provide value at every step.



OUR MISSION

Our philosophy focuses on achieving excellence in the real estate development industry and closely working with clients. We intend to use cutting-edge technologies to create properties that meet the standards of quality, service, and satisfaction.



VISION

RSC Group Dholera will work hard to provide the appropriate specialist perspective to ensure that you deliver in your sector. We committed to providing our clients with the best deal possible.



ABOUT DHOLERA SIR

Dholera Special Investment Region (DSIR) is a planned Greenfield Industrial City located about 100 kilometres south-west of Ahmedabad. The India & Gujarat government has established a legislative framework for the formation of a Special Investment Region Act 2009. The act establishes a regional development authority for DSIR. Precious Projects of Dholera SIR.

DHOLERA SMART CITY

India's First Planned Smart Industrial City

Location:

Situated in the Ahmedabad District, Gujarat, around 100 km south-west of Ahmedabad. Falls under the Delhi-Mumbai Industrial Corridor (DMIC) project.

Vision & Purpose:

Envisioned as a global manufacturing and trading hub. Aims to be a self-sustaining smart city featuring world-class infrastructure, cutting-edge technology, and sustainability. Will accommodate residential, commercial, industrial, and recreational zones.

Key Highlights:

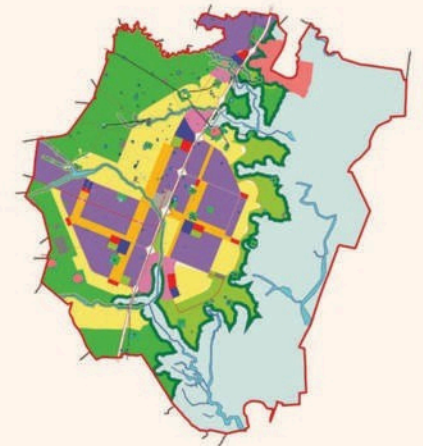
Total Area:
920 sq. km

Development Area
22.5 sq. km

(Approx Activation Area)

Project Governance:

Managed by Dholera Industrial City Development Ltd. (DICDL), A joint venture between Government of India & Government of Gujarat.



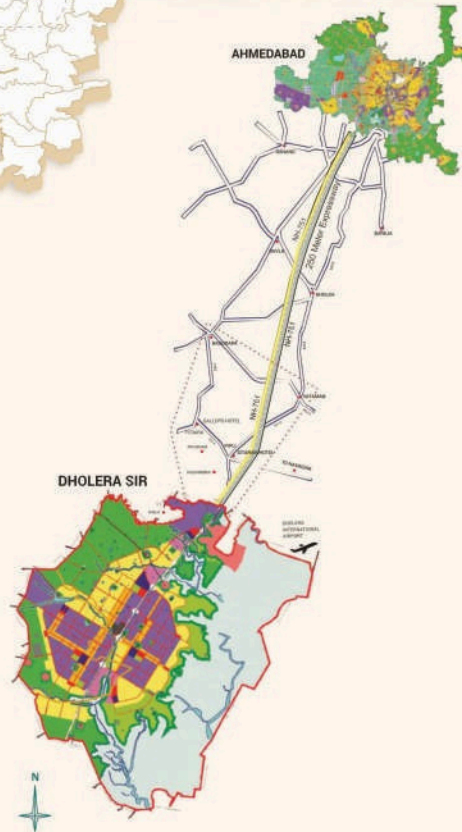
DHOLERA

Dholera Connectivity

Dholera's strategic location is amplified by its seamless connectivity across all major transportation channels—making it India's most future-ready smart city.

- **Express Highway:** The high-speed Ahmedabad-Dholera Expressway links the smart city to Ahmedabad in under an hour, ensuring rapid passenger and cargo movement.
- **International Airport:** The upcoming Dholera International Airport, spread over 1,400 hectares, will boost global access and aviation-led development in the region.
- **Metro/Monorail:** With proposed metro connectivity linking Dholera to Ahmedabad and GIFT City, rapid transit ensures easy commuting for both residents and professionals. ↓ Sea
- **Port Access:** Proximity to Gujarat's leading ports—Dahej, Pipavav, and Mundra—ensures uninterrupted import-export flow, positioning Dholera as a logistics powerhouse.

Whether by road, rail, air, or sea - Dholera stands as a true gateway to tomorrow's opportunities.



MEGA PROJECTS in DHOLERA

INTERNATIONAL AIRPORT

Dholera International Airport is located in Dholera, Gujarat, India, and is part of the Dholera SIR. The greenfield airport will be built on 1700 acres of land, with 1426 hectares of government land reserved for the airport in Navagam Village, Dholera.



ABCD BUILDING DHOLERA

The ABCD Building is Dholera's Administration Business Cum Center, serving as the central administrative office for the Dholera Greenfield Smart City. It was built in TP2 West (Phase 1) and is located in the commercial zone (KNOWLEDGE AND IT ZONE).



TATA SOLAR PARK

Tata Power Solar has started project in Dholera. It is Asia's largest single-axis solar tracking system and going to be of 5000 MP. It has produces 774 MU's annually, also reduces carbon emissions by approximately 704340 MT per year.



DHOLERA EXPRESSWAY

109 km Ahmedabad Dholera Expressway (NH-751) is a six-lane access-controlled road under construction by NHAI that connects SP Ring Road, Sarkhej to Dholera SIR via Dholera Airport in Navagam.



DHOLERA METRO RAIL PROJECT

Dholera Metro Rail will cover the distance between Gandhinagar, Ahmedabad, and Dholera Smart City in two trenches, one from Gandhinagar to Ahmedabad and one from Ahmedabad to Dholera.



WATER & SEWAGE TREATMENT PLAN

The Contractor's scope includes design, construction, commissioning, a three-month trial run, and five-year operation and maintenance of a 10 MLD raw water pumping station and raw water transmission main from Pipli Pumping Station (Parijeh Reservoir) to the Water Treatment Plant at TP1 in Dholera SIR.



DHOLERA

GREENFIELD SMART CITY

Project's Features & Amenities



DMIC

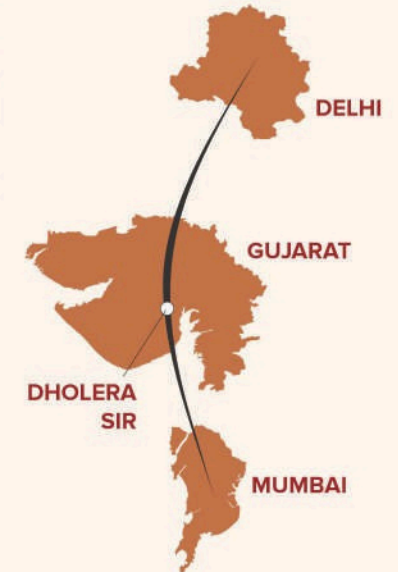
DELHI - MUMBAI
INDUSTRIAL CORRIDOR

Smart Industrial Township Under DMIC

The Government of India is developing the Delhi Mumbai Industrial Corridor (DMIC), the first industrial corridor along the Western Dedicated Freight Corridor (DFC), which stretches between Delhi and Mumbai. The total length of the corridor is 1504 km, passing through the states of Uttar Pradesh, Delhi NCR, Haryana, Rajasthan, Gujarat, and Maharashtra, with the starting point at Dadri in the Delhi NCR and the endpoint at Jawaharlal Nehru Port (JNPT) near Mumbai.

This initiative spans across Uttar Pradesh, Haryana, Rajasthan, Madhya Pradesh, Gujarat, and Maharashtra, following the route of the Western Dedicated Freight Corridor (DFC). Below are the key projects under DMIC that are at various stages of development:

- Dholera Special Investment Region (DSIR), Gujarat (22.5 sq. kms/ 5560 acres)
- ShendraBidkin Industrial Area (SBIA), near Aurangabad, Maharashtra (18.55 sq. kms/ 4583 acres).
- Integrated Industrial Township – Greater Noida (IITGN), Uttar Pradesh (747.5 acres)
- Integrated Industrial Township – Vikram Udyogpuri (IITVU), Madhya Pradesh (1,100 acres)
- Integrated Multi-Modal Logistics Hub, Nangal Chaudhary, Haryana (886 acres)
- Multi-Modal Logistics Hub (MMLH) and Multi-Modal Transport Hub (MMTH), Uttar Pradesh 479 Ha (1184 acre)
- Dighi Port Industrial Area, Maharashtra (6056 acres)
- Jodhpur Pali Marwar Industrial Area (JPMIA), Rajasthan (6,570 acres)
- KhushkhheraBhiwadi Neemrana Industrial Area, Rajasthan (1378 acres)
- Mandal -Becharaji Special Investment Region (MBSIR), Gujarat (2,849 acres)





A Grand Gateway to
Peaceful Living

Enter through an iconic gateway that reflects prestige and promise
- setting the tone for the serenity, security, and sophistication within.





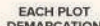
- Developers / Society / Associations Reserved all right to make changes in the term and conditions, rules and regulations as well as in the layout plan.
- This Leaflet / Brochure & layout plan is not a part of any legal document and is meant for information/graphical presentation only.
- All plot dimensions are in Square yards.

◀ TOWARDS AMD - DHOLERA EXPRESSWAY AND NH 751

TOWARDS DHOLERA INTERNATIONAL AIRPORT ▶



A thoughtfully crafted clubhouse designed to elevate everyday moments — unwind, connect, and celebrate life amidst nature and luxury.



	N6		N5		N4		N3		N2		N1	
	2013	2014	2013	2014	2013	2014	2013	2014	2013	2014	2013	2014
0-1	470.43	430.89	0-30	230.55	214.92	0-64	280.55	214.92	0-93	280.55	214.92	214.92
0-2	280.55	214.92	0-31	404.67	414.13	0-65	280.55	214.92	0-94	280.55	214.92	214.92
0-3	280.55	214.92	0-32	837.03	572.43	0-66	280.55	214.92	0-95	280.55	214.92	214.92
0-4	280.55	214.92	0-33	280.55	214.92	0-67	280.55	214.92	0-96	280.55	214.92	214.92
0-5	280.55	214.92	0-34	280.55	214.92	0-68	280.55	214.92	0-97	418.05	378.4	378.4
0-6	280.55	214.92	0-35	280.55	214.92	0-69	418.05	378.4	0-98	271.54	242.	242.
0-7	280.55	214.92	0-36	280.55	214.92	0-70	280.55	214.92	0-99	271.54	242.	242.
0-8	636.58	579.78	0-40	280.55	214.92	0-71	280.55	214.92	0-100	271.54	242.	242.
0-9	280.55	214.92	0-42	280.55	214.92	0-72	342.81	309.42	0-101	271.54	242.	242.
0-10	280.55	214.92	0-44	342.81	309.42	0-73	463.87	404.14	0-102	271.54	242.	242.
0-11	280.55	214.92	0-45	406.57	369.14	0-74	280.55	214.92	0-103	271.54	242.	242.
0-12	280.55	214.92	0-46	280.55	214.92	0-75	280.55	214.92	0-104	271.54	242.	242.
0-13	280.55	214.92	0-47	280.55	214.92	0-76	280.55	214.92	0-105	271.54	242.	242.
0-14	280.55	214.92	0-48	280.55	214.92	0-77	280.55	214.92	0-106	281.84	238.	238.
0-15	280.55	214.92	0-49	280.55	214.92	0-78	280.55	214.92	0-107	281.84	238.	238.
0-16	280.55	214.92	0-50	280.55	214.92	0-79	280.55	214.92	0-108	271.18	240.	240.
0-17	280.55	214.92	0-51	280.55	214.92	0-80	280.55	214.92	0-109	271.18	240.	240.
0-18	343.61	309.23	0-52	280.55	214.92	0-81	280.55	214.92	0-110	271.18	240.	240.
0-19	280.55	214.92	0-53	280.55	214.92	0-82	280.55	214.92	0-111	271.18	240.	240.
0-20	280.55	214.92	0-54	280.55	214.92	0-83	280.55	214.92	0-112	271.18	240.	240.
0-21	280.55	214.92	0-55	280.55	214.92	0-84	280.55	214.92	0-113	316.37	284.7	284.7
0-22	280.55	214.92	0-56	280.55	214.92	0-85	352.83	316.31	0-114	362.32	325.7	325.7
0-23	280.55	214.92	0-57	280.55	214.92	0-86	353.11	317.00	0-115	271.18	240.	240.
0-24	280.55	214.92	0-58	432.48	398.03	0-87	280.55	214.92	0-116	271.18	240.	240.
0-25	280.55	214.92	0-59	475.34	393.95	0-88	280.55	214.92	0-117	271.18	240.	240.
0-26	280.55	214.92	0-60	280.55	214.92	0-89	280.55	214.92	0-118	427.56	394.8	394.8
0-27	280.55	214.92	0-61	280.55	214.92	0-90	280.55	214.92				
0-28	280.55	214.92	0-62	280.55	214.92	0-91	280.55	214.92				
0-29	280.55	214.92	0-63	280.55	214.92	0-92	280.55	214.92				

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