

Office Spaces Available for : IT/ITES | COMMERCIAL | RETAIL CLIENTS  
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\*Perspectives are an artist's impression and images shown in the brochure are for representation purpose.  
The plans are subject to changes / modifications / amendments (without notice) for better layout, as per the suggestions of the Architect and/or as per requirement of the BMC and/or all other concerned authorities. All the amenities, facilities etc., are subject to the approval of the concerned authorities and subject to the changes, if required. All renderings and maps are artist's impressions and not actual depiction of the buildings or landscaping. Developer does not warrant or assume any legal liability or responsibility for the accuracy or completeness of any information disclosed.

# Lighthall





## Ideal business premise

Lighthall is a contemporary office building having all the ingredients of an ideal business premise. The entire glass façade elevation, rising up to 7 floors above ground level, lends the construction a stunning character. The orientation of the building ensures good daylight impact on floor plate thereby creating a lively work environment on the floor.

The two floor basement offers to accommodate 1 car park per 1000 sq. ft. of office space – very much optimum considering that Lighthall would serve like a headquarter for ITs, ITES and other business giants.





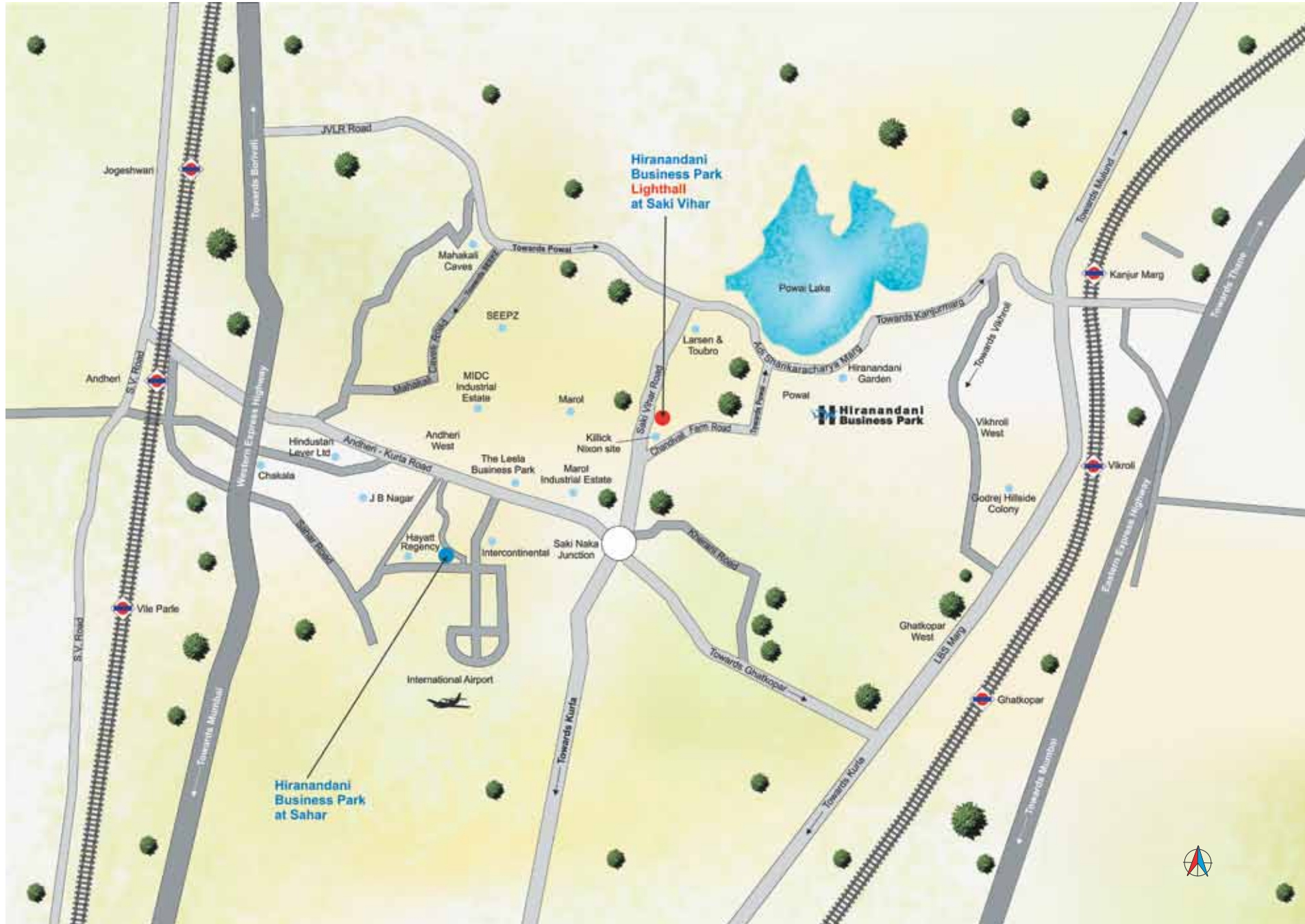


## Convenient Location

Besides carrying the legacy of one of the most reputed names in India's real estate industry – the Hiranandani Group of Companies - Lighthall comes with an inherent advantage of being centrally located.

Andheri (E) is the commercial hotspot of India's economic capital, Mumbai. With the kind of quality infrastructure and easy connectivity that Andheri (E) offers, the location is city's highly coveted commercial destination.

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# Easy Accessibility

In the vicinity are facilities fundamental for any large-scale business. Star hotels, reputed hospitals, and up market residential areas all compatible with the status and image of your business. Working from here therefore is more profitable and advantageous vis-à-vis any other location in Mumbai.

- Very close to international and domestic airports
- Many 5-Star hotels in the vicinity
- Plenty of multi-cuisine restaurants nearby
- Proposed Sakinaka metro station just 5 minutes away



5 Star - Fine Dine



Railway



International and Domestic Airport



Metro Rail



Eastern and Western Express Highway





## Lighthall at a Glance

The premium legacy and prime location notwithstanding, Lighthall itself is a bouquet of features and attributes, befitting businesses of every magnitude.

From variable office spaces to smallest technicality in its 4,20,000 sq. ft. of expanse, Lighthall assembles an experience much wider than its girth. Besides being a gracious host, Lighthall entertains, recreates, enlivens and relaxes every personnel and every visitor.

In what can be considered a feature unique to Lighthall, almost half of the total office spaces face the spacious lush green garden. Complementing the refreshing feeling is a hi-tech personal gymnasium and a plush cafeteria.





Layout Plan





# Technical Specifications

Size of Floor Plate

- Lighthall-A
- Total Built up Area of the Building-A

Floor

- 1st
- 6th (Refuge)
- 2nd, 3rd, 4th, 5th & 7th
- Typical floor plan (Split)
- Retail

Built Up Area\*

- 17,050 sq.ft
- 19,471 sq.ft
- 21,085 sq.ft on each floor
- 20,519 sq.ft.
- 25,401 sq.ft.
- 1,66,781 sq.ft. (Approx)\*

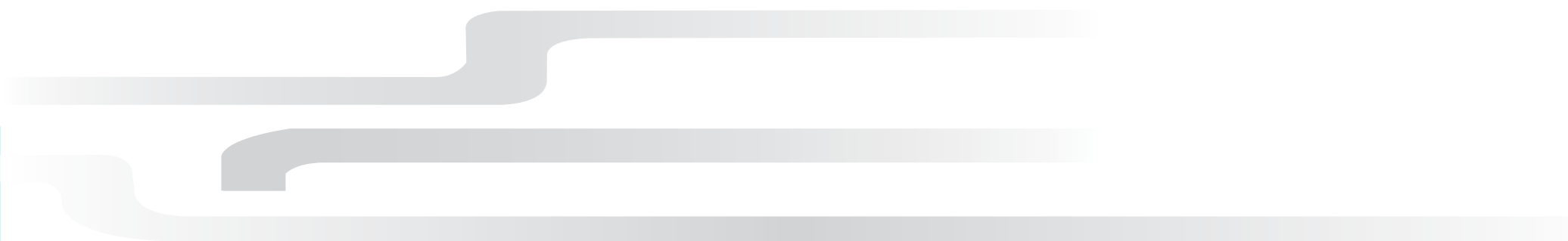
- Lighthall-B
- Total Built up Area of the Building -B

- 1st
- 6th (Refuge)
- 2nd, 3rd, 4th, 5th & 7th
- Retail

- 31,380 sq.ft
- 32,848 sq.ft
- 35,214 sq.ft on each floor
- 13,648 sq.ft.
- 2,53,946 sq. ft. (Approx)\*







■ Floor plate efficiency

70% approx. for full floor

■ Number of floors

Basement1 + Basement2 + Ground plus 7 upper floors

■ Floor to floor height

4 meters

■ Clear height

3.70 meters

■ Facade

Double glazed - Glass facade

■ Elevators

Lighthall-A 4 high speed elevators with speed of 2.5 m per sec.

Lighthall-B 6 high speed elevators with speed of 2.5 m per sec.

& 2 service elevators

■ Entrance hall

Spaciously designed large entrance lobby

■ Parking in the building

1 car park for every 1000 sq. ft.





■ Air Conditioning provision

■ Security

■ Dish antennae

■ Lift lobbies

■ Fire fighting

■ Sprinklers

■ Water

■ Sewage

Space for outdoor unit on the respective floor duct area

24x7 surveillance through CCTV

Provision for installation of dish antennae on the terrace.

Finished with marble / granite flooring and vitrified tiles.

Underground and overhead tank for fire fighting purposes according to CFO norms.

Tap off points on all floors

Water available from municipal corporation.

Sewage line connected to main municipal line.



TELECOM CONNECTIVITY:

■ Basic telephony service providers

■ OFC termination within building

■ Internet service through cable / OFC

All major telephone companies

Telecom service providers

All major companies





This illustrious derivative of Hiranandani Group of Companies is credited with conceptualizing some glorious commercial projects in Powai and Thane. From being a single building structure created, Hiranandani Business Park (HBP) has evolved as a brand and today all the commercial projects of Hiranandani Group fall under the purview of HBP.

## HBP, Powai

Acknowledged as the ultimate platform to reach out to international business community, HBP at Powai presents well planned work spaces situated ideally in the midst of upscale neighborhoods, shopping and entertainment arenas.

HBP, Powai makes for a complete, responsive and productive work ambience with 24 x 7 work-and-live environment and world-class infrastructure. It offers scalability to its clients with well-decorated entrances and lift lobbies. In its value added services HBP, Powai offers residential lease desk, project management and consultancy.

## HBP, Thane

Designed carefully with an immaculate setup conducive for business growth, HBP, Thane offers scalability with breathtaking ambience giving the much aspired flamboyance to your business address.

HBP, Thane, situated within Hiranandani Estate, enjoys the status of a prime location as it is well connected by the Eastern and Western Highways with a proximity to an array of leisure options.

With elegant infrastructure and attractive amenities, HBP, Thane is the preferred choice of large corporates, MNCs and business houses who want to incorporate proximity to nature into a luxurious city life.



Olympia



Crisil House



Transocean



Colgate - Palmolive



Kensington A & B



Lighthall

Floor Plans



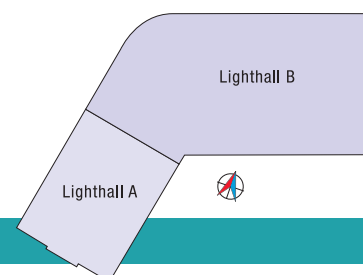
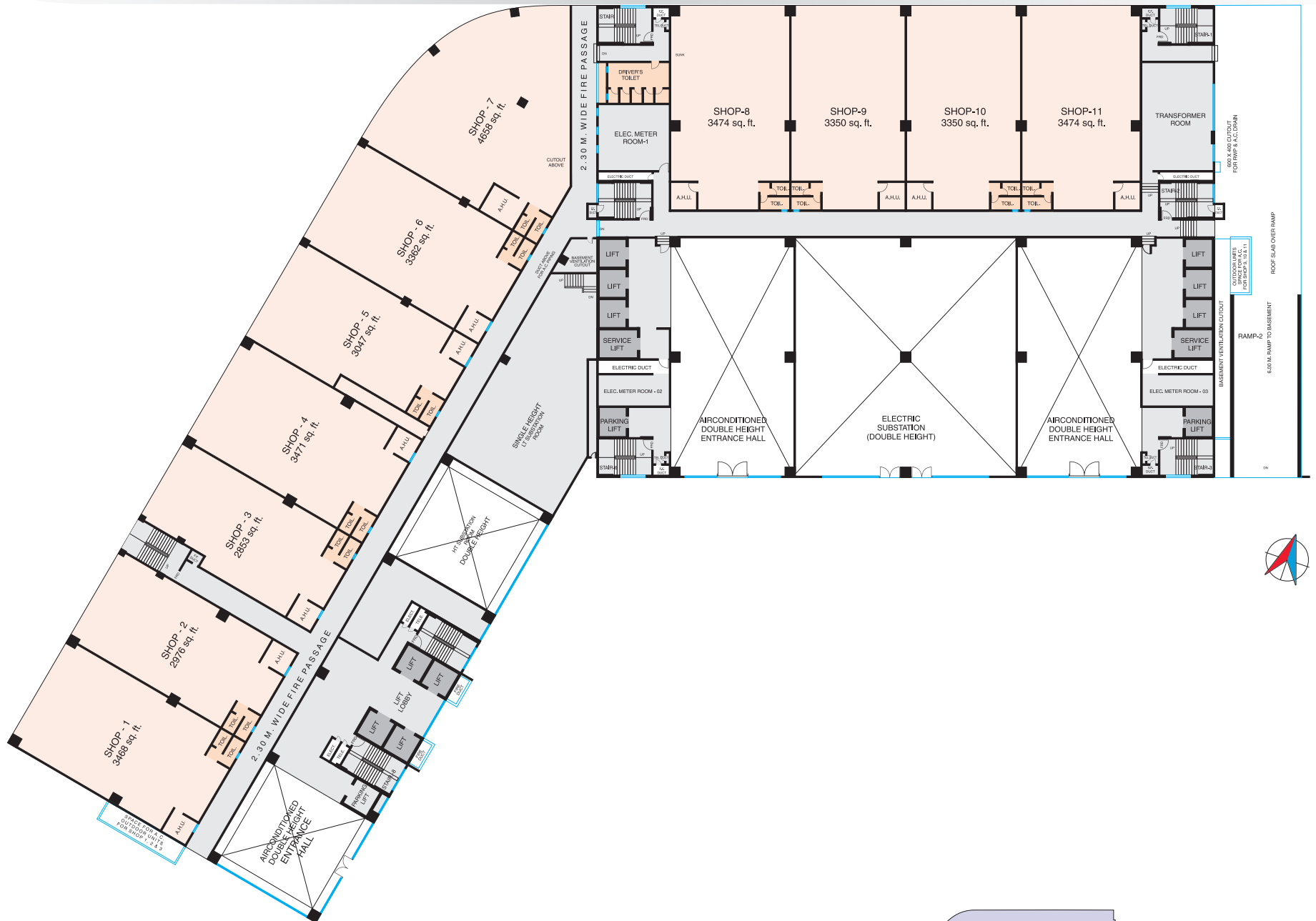
**Hiranandani  
Business Park**

Commercial Offices | IT Parks | IT/ITES SEZ | Retail

Growth beyond boundaries...

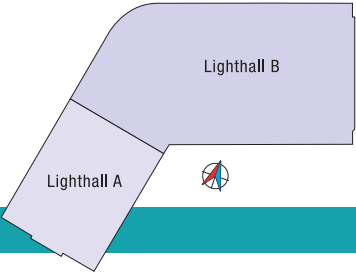
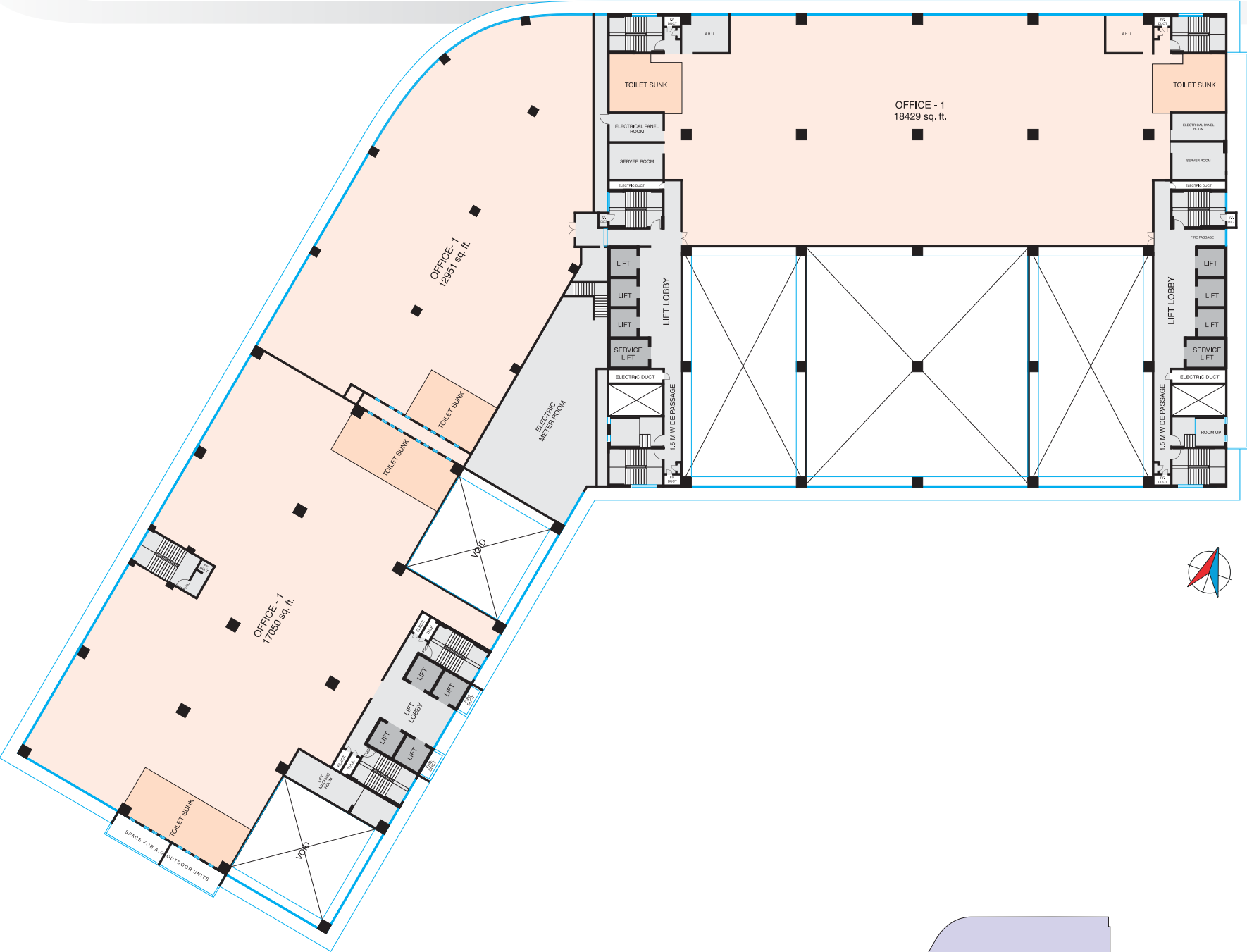


# Lighthall A & B Ground Floor Plan



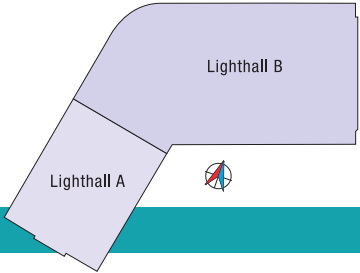
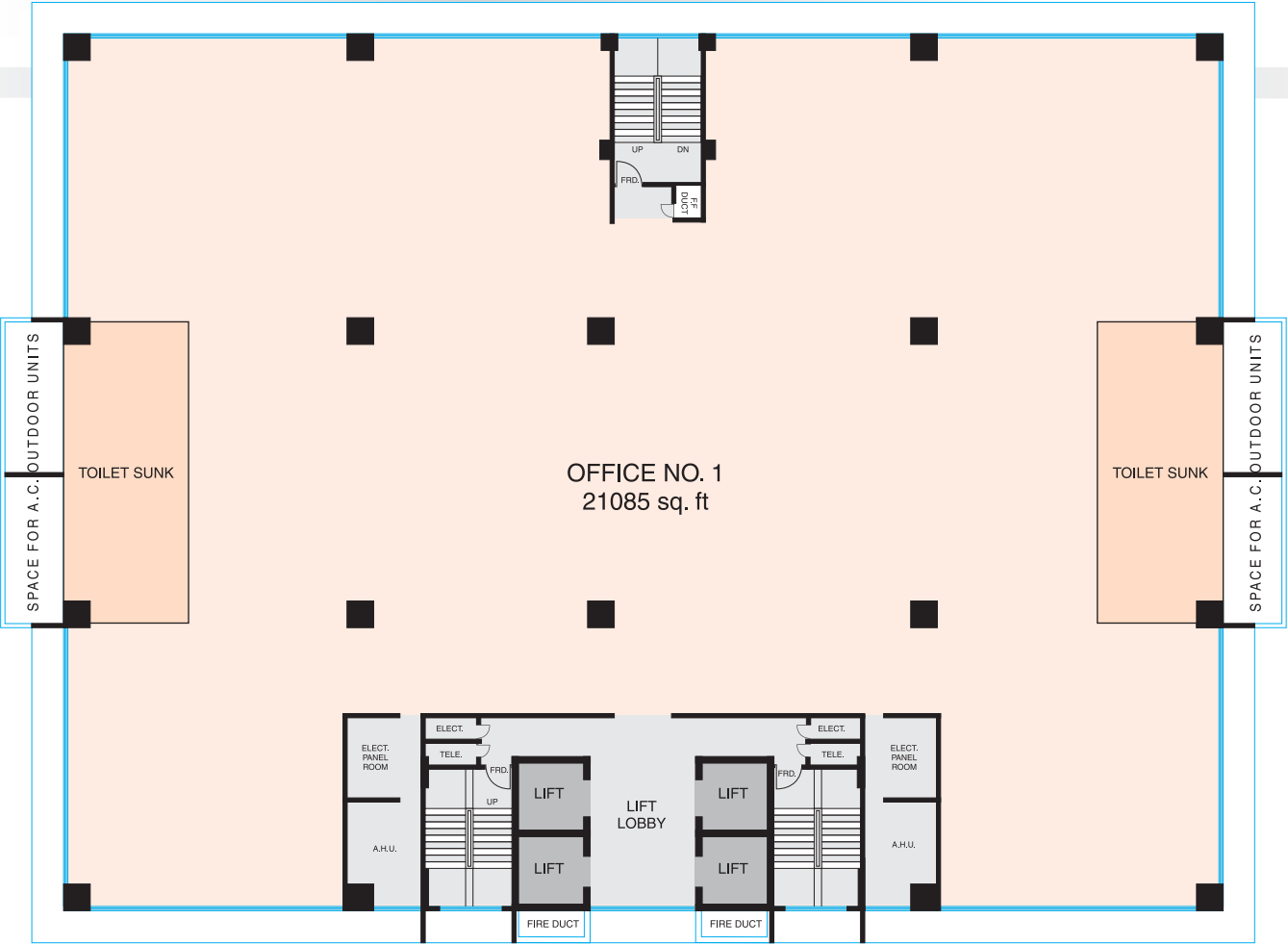


# Lighthouse A & B 1st Floor Plan



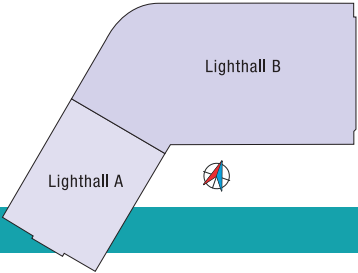
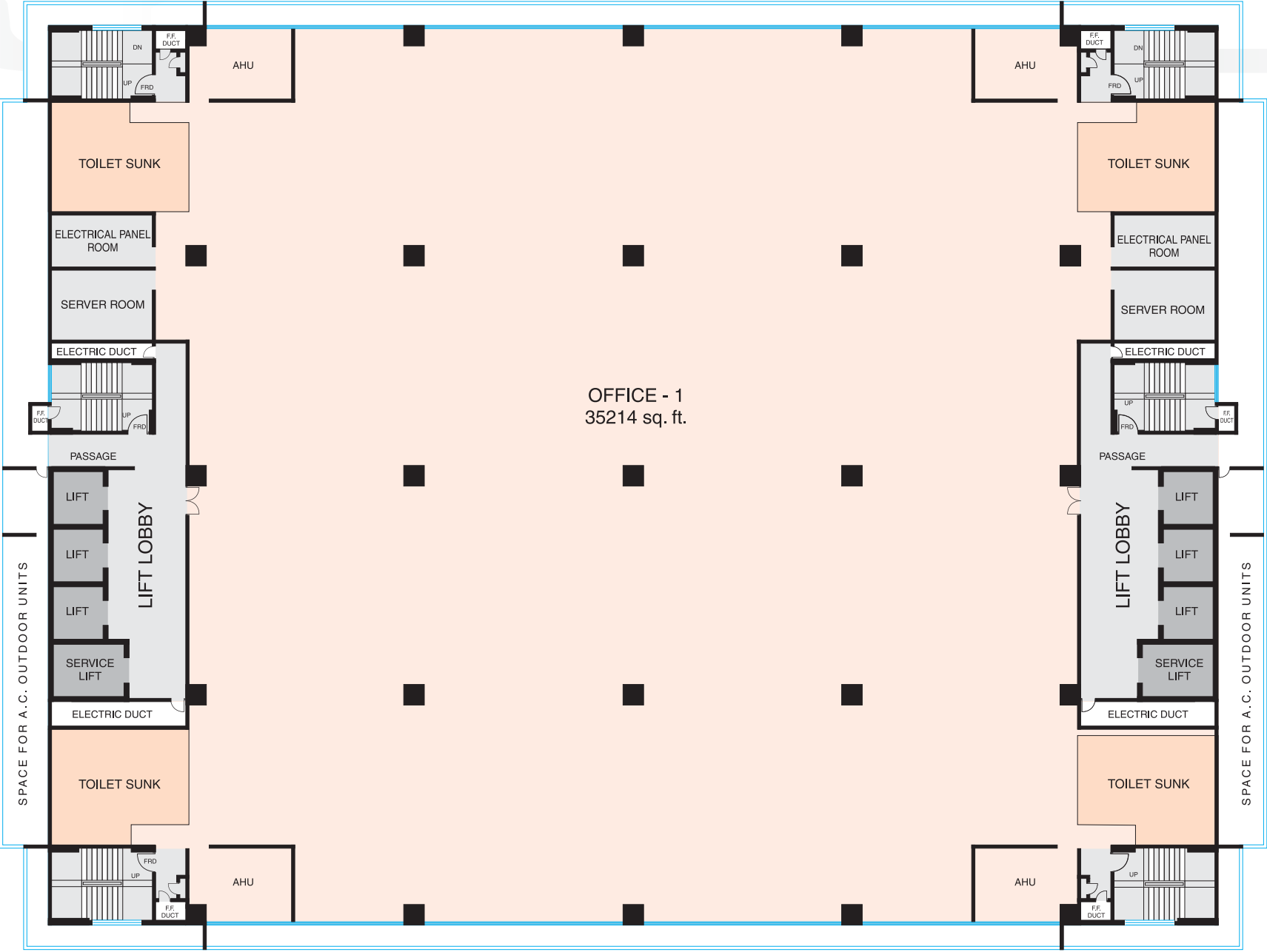


Lighthall A Typical 2nd, 3rd, 4th & 7th Floor Plan



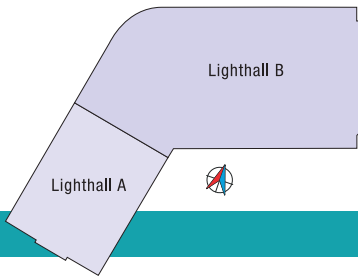
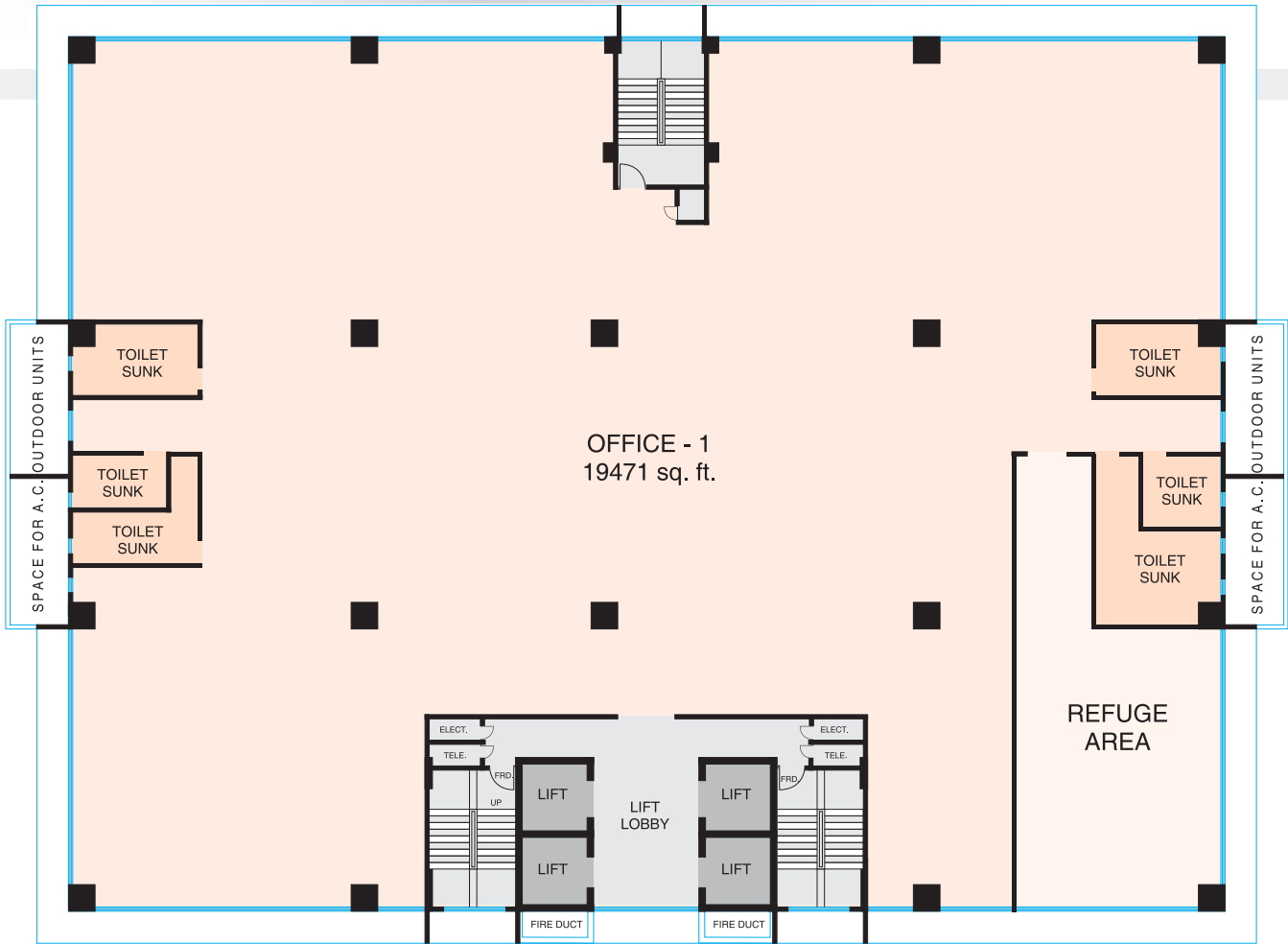


# Lighthall B Typical 2nd, 3rd, 4th, 5th & 7th Floor Plan



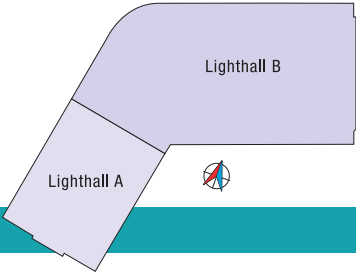
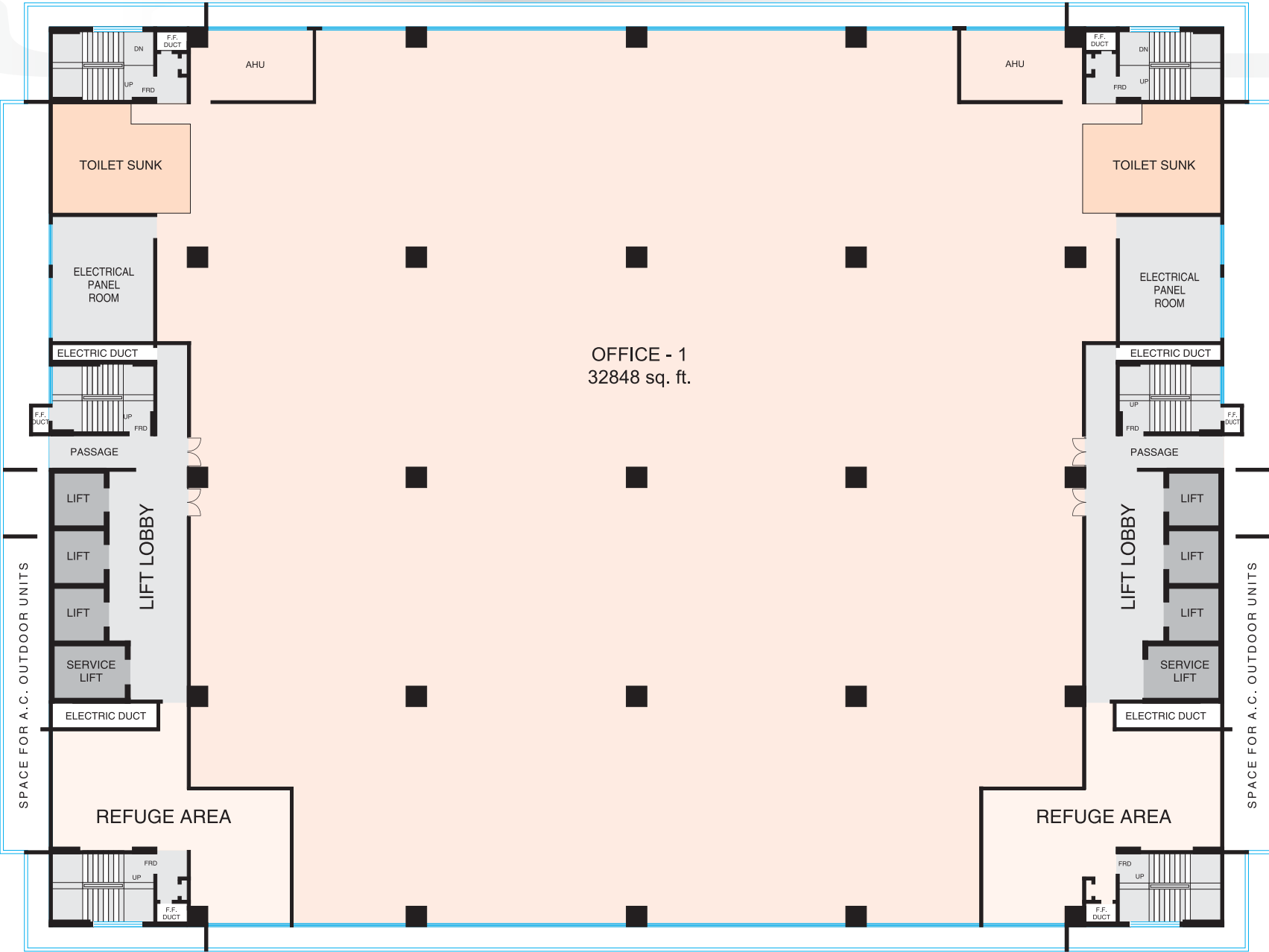


Lighthouse A 6TH Floor Plan





Lighthall B 6TH Floor Plan





# Lighthall A Typical Floor Plan (Split)

