



## NEW ERA WAREHOUSING

**Build to Suit Grade A Industrial and Warehouse Buildings  
Available on Lease at Patalganga, Rasayani**

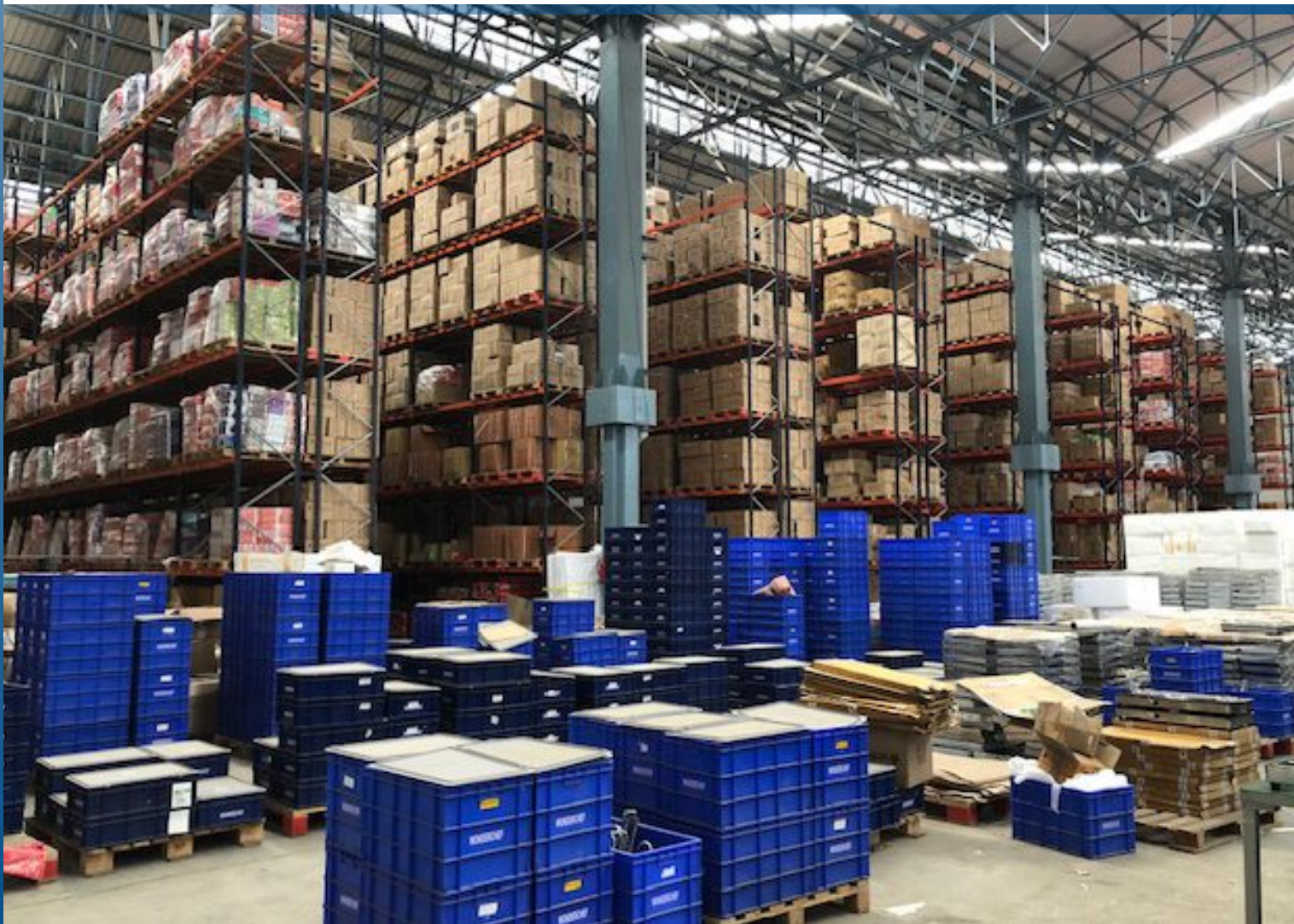
**Available For Lease**  
**30,000 sq. ft. to 15 lakh sq. ft.**  
**Build to Suit Grade A Industrial**  
**and Warehouse Buildings**



**Ideal for Warehousing and Logistics,  
Industrial Manufacturing, Ecommerce,  
Consumer Durables, Chemical, Pharmaceuticals,  
Automobiles & Auto Ancillaries, Textiles, Furniture companies, etc.**

## PROJECT FEATURES

- Sprawling across 75 acres with 8 lakh sq ft of Green Warehouse space already occupied by Grade A Tenants
- Offering Build To Suit Industrial and Warehouse Buildings from 30,000 sq ft to 15 lakh sq ft, on Lease at Patalganga, Rasayani
- Grade A Pre-Engineered Buildings of varied sizes by reputed PEB companies with 12m clear height, 25m column span & 15m bay space
- Galvalume roofing with translucent poly-carbonate sheets, adequate docks with 25m movement space
- 100% screwless zinc-aluminum roof with a 10 year waterproofing guarantee
- European standard natural Roof Ventilation with 4-5 air changes per hour
- Flooring with a load-bearing capacity of 7 tonnes per sq. mt. and 6-inch RCC VDF super flat flooring





## LOCATION AND INFRASTRUCTURE ADVANTAGE

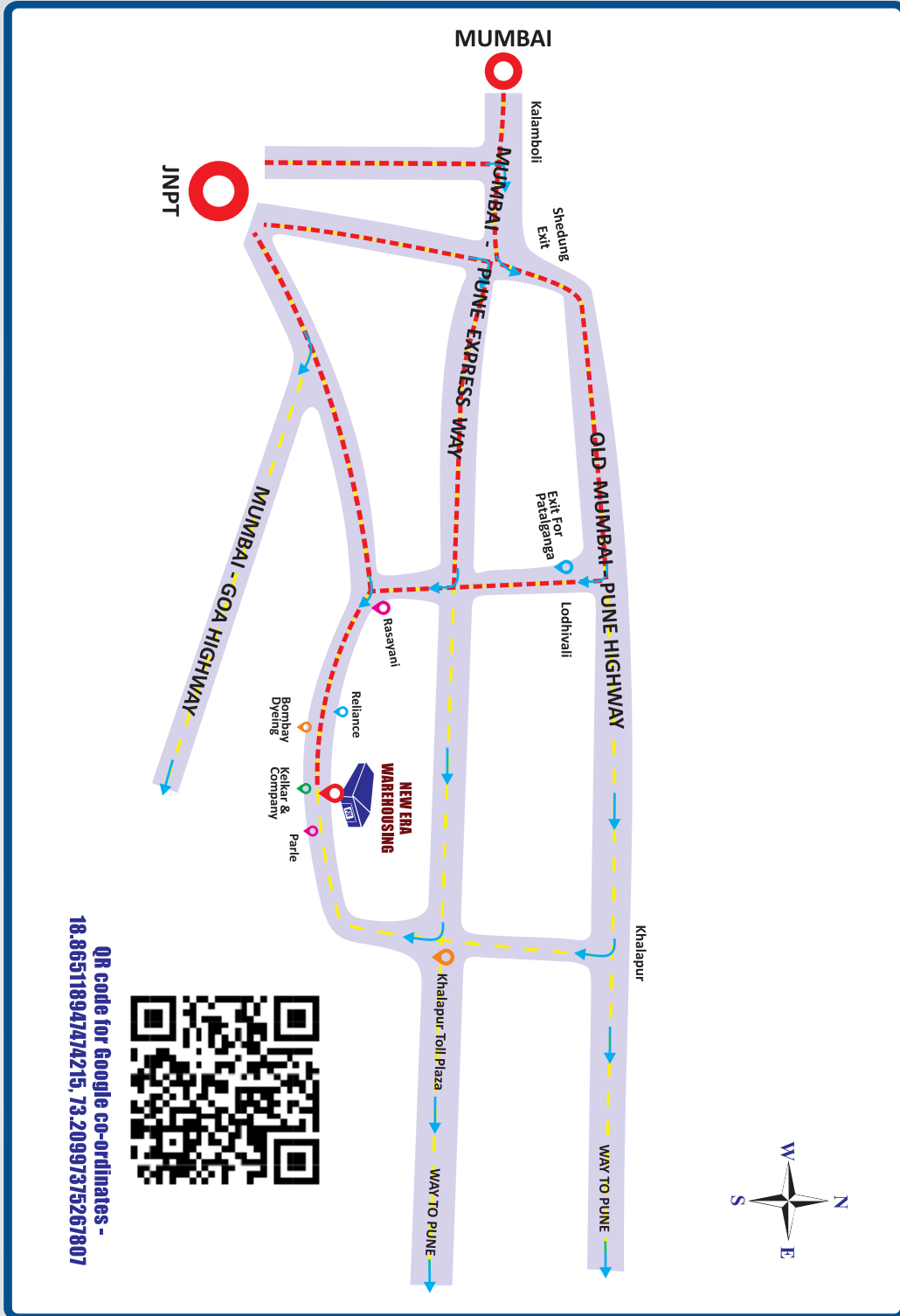
- **Excellent Connectivity:** Conveniently located on a 2 Lane Main road, just ~6 km from NH-48
- **Easy Access:** Only 32 km from JNPT port and 50 km from Mumbai City
- **Fully Compliant:** Our industrial zone has all the necessary approvals, including FIRE safety.
- **Ready Infrastructure:** Enjoy well-built internal roads, readily available power and water, and top-notch security.
- **Zero Water Logging** even during heavy rains
- **Guaranteed zero local, Mathadi, local transport union nuisance** within the complex

**For Enquiries**  
**98216 68613**  
**75061 07657**



## LOCATION ADVANTAGE:

- Located on 2 Lane Main Highway • Easy Access from Mumbai – Pune Highway
- 2 km from Reliance Factory, Opp Parle Agro Factory • 32 km from JNPT port
  - 50 km from Mumbai City • 6 km from National Highway
  - 25 km from Navi Mumbai Airport • 85km from pune



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**Website:** www.newerawarehouse.com