



Transforming Retail in Patna


P&M MALL
PATNA
THE MALL FOR EVERYONE


INFRASTRUCTURES

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P&M Infrastructures

Presents a magnificent investment opportunity in the capital of Bihar.

P&M Mall, Patna

Designed and positioned to be the finest retail & entertainment destination with ultra modern facilities.

P&M Mall is for those who have a vision to invest in Patna's potential untapped retail market. You can run your own business or plan to lease the space. P&M Mall is the one which can fulfill your dream to earn high returns.


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Patna The Land of Opportunites

Patna is a large and vibrant city of more than 1.8 Million people, ranked as 14th most populous city in India. The city lies along the banks of the Ganges River and it is surrounded by important religious center for the Buddhist, Sikh and Jains. City is rapidly developing into a successful modern metropolis. Patna's per capita income is Rs. 31,441, which is higher than National average of Rs. 22,946.

Patna is 21st fastest growing city and urban areas in the world and 5th fastest growing city in India. In June 2009, the World Bank ranked Patna as the second best city in India to start a business, after Delhi.

Apart from being the administrative centre, the city is also a major educational and medical centre. The city's universities attract the best students from all over Bihar.

Patna, being the state capital, with a growing middle income group households, has also emerged as a big and rapidly expanding consumer market, both for Fast Moving Consumer Goods (FMCG), as also for other consumer durable items. A large and growing population and expanding boundaries of the city is also spurring growth of service sector resulting overall economic development of the city.



INFRASTRUCTURES

P&M - Vision Mission

Vision

To attain and maintain leadership in our field of business in every location and region we are in, by an all pervasive process of INCLUSIVE GROWTH – A 360 Degree vision of growth. In this, we are driven as much by our commitment to society as by our performance and profit.

Mission

Maximize value for all stakeholders, through an unflinching commitment to fulfilling our vision of inclusive growth. It envisages creation and maximization of value not only for the Company, Promoters, Shareholders and Customers, but also for the surrounding Communities, the Region and Markets concerned and Society itself.

P&M - Objective

Developing – Retail & Entertainment Mall, Hotels, Agro Mall, Education Centers.

The company proposes to develop nearly 3mn sq ft by 2012 - making the company one of the largest FEC owners in these States.

Complete “Family Entertainment Center”



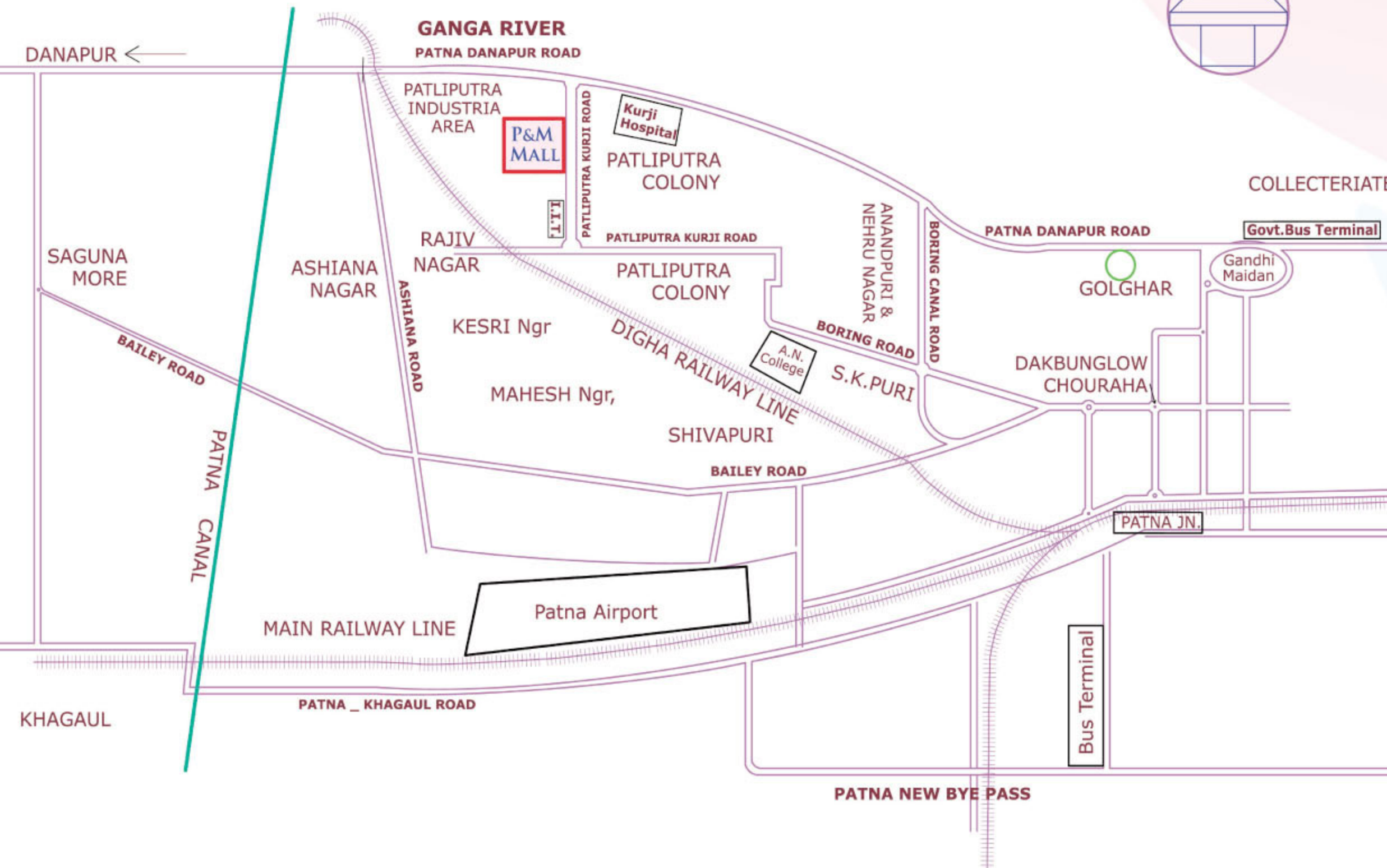
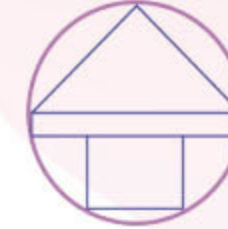


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LOCATION PLAN

NORTH



Prime Location

P&M Mall location makes it, a magnificent investment opportunity. Site is strategically located on Patliputra Kurji link road surrounded with densely populated residential areas.

Easy Accessibility

Due to unique location on the main road of Patliputra which is further connected with a number of state and inter state highways passing through the heart of Patna. P&M Mall will offer easy access providing multiple connectivity options to shopper.

DISTANCES FROM P & M MALL

GANDHI MAIDAN ----- 3.5 KM	AIRPORT ----- 6.0 KM	PMCH ----- 4.5 KM	GOVT BUS STAND ----- 3.5 KM
RAILWAY STATION ----- 4.5 KM	SAGUNA MORE ----- 7.0 KM	PATNA UNIVERSITY --- 5 KM	



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HOME APPLIANCES



GAMING ZONE



GYM & HEALTH CLUB



MULTIPLEXES



SALOON



DEPARTMENTAL STORE



GARMENTS



JEWELLERY SHOP



DEPARTMENTAL STORE



FOOD COURT



HOME FURNISHING



FURNITURE



BANQUET HALL



DEPARTMENTAL STORE



BIG BAZAAR



Pizza Hut



ELEVATORS



BANQUET HALL

Area

Built up area of 2.25 lacs sq. ft. Total No. of floors - G+6

Levels

- Anchor and retail floor – Ground, First & Second
- Food Court & Restaurants – Third Floor
- Banquet – Fourth floor
- 4 Screen Multiplex – Fifth & Sixth floor

Dimensions

- Rectangular shaped plot
- 200 ft. wide linear frontage

Highlights

- Earthquake resistant design
- Stunning elevation with finished exterior
- Tastefully designed and decorated lobby and common areas
- Fully air-conditioned offices and shops
- Uninterrupted power supply with 100% power backup
- 4 Hi speed Passenger elevators and 2 Service elevators
- 8 Escalators
- Parking for over 150 cars
- One-way traffic movement at entry & exit to avoid traffic congestion
- 24-hrs CCTV security surveillance
- Fully equipped with modern fire detection and suppressing systems

Investors Returns

In P&M Infrastructures we treat our investors as our friends and families. Investors or shop buyers generally want to know how they will get their returns on their investments.

Returns Model

❖ Lease Model

The owner can lease out the shop to national or regional retailer against which he will earn a continuous stream of rent from the tenant. The owner also benefits from capital appreciation (a rise in the value of the property over the period of time)

❖ Running Retail Shop

Owning and running your own retail shop is a dream for many people. Retailing is one of the fastest-growing segments in Patna. Store retailers will be ensured for high business because of mall management which will regularly execute marketing plans and mall promotional techniques to attract a high volume of walk-in customers in the mall.

❖ Franchise Model

Shop owner can take a franchise of national retail chains in return they will get the right to use a well established brand name, product, concept and business plan. The shop owner will receive a proven business model from an established business and customers may already familiar with the brand. In this case most all of the risk associated with starting a retail business has been reduced.