AKRU DREAM CITY

Where Your Future Home Meets Smart Investment

JUST 2 MINUTES FROM SODHI INDUSTRIAL AREA, DHOLERA SIR

PREMIUM RESIDENTIAL
VILLAS & PLOTS
IN DHOLERA'S VIBRANT SMART CITY





NA / NOC / TITLE CLEAR / PLAN PASS / READY TO REGISTER PLOTS

- RESIDENTIAL PLOTS
- LUXURY VILLAS
- GATED COMMUNITY
- SMART INFRASTRUCTURE
- ECO-FRIENDLY ENVIRONMENT

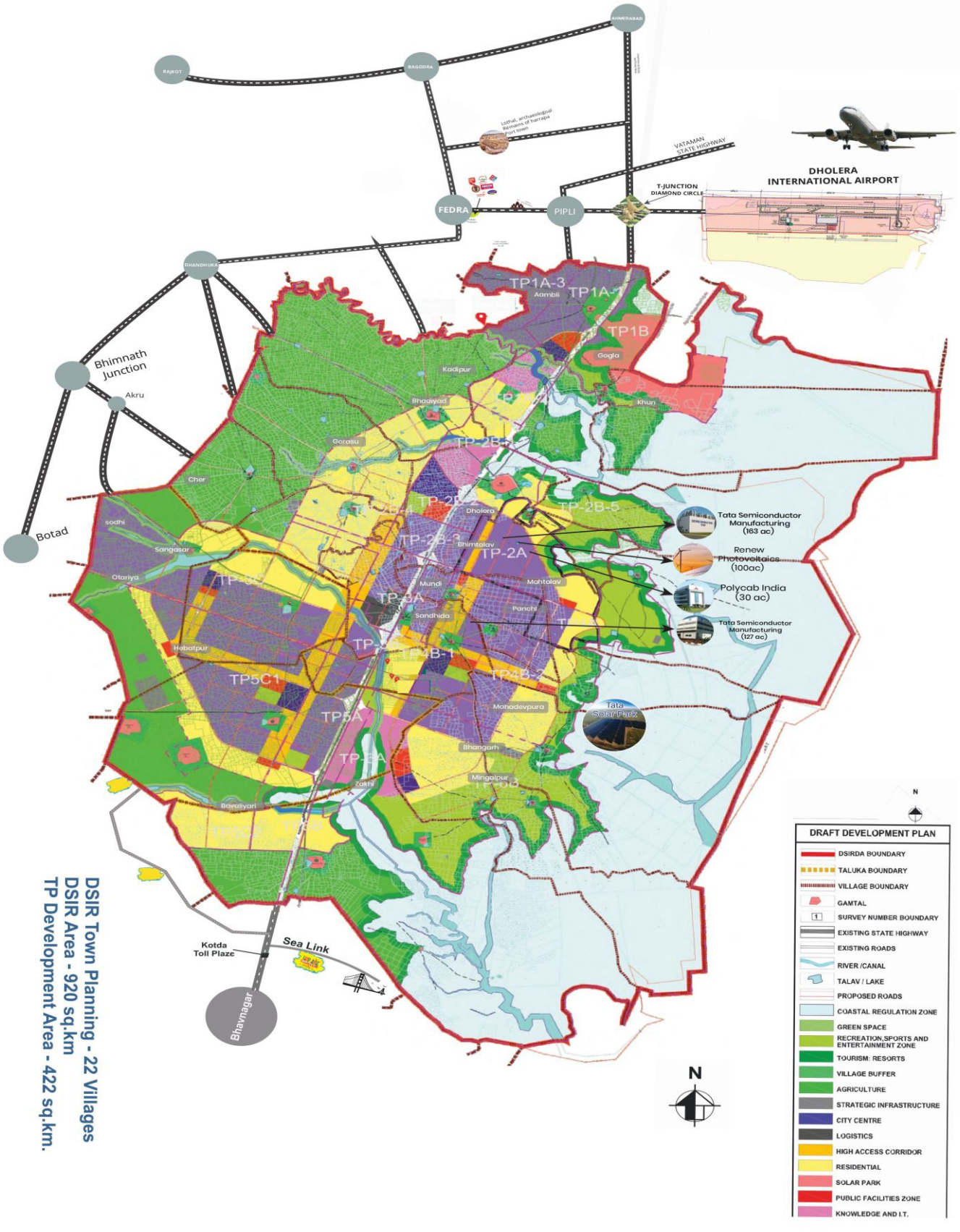
BOOK YOUR PLOT NOW!

+91 97-2668-2668

WELCOME TO INDIA`S FIRST GREENFIELD SMART CITY

DHOLERA SIR

INDIA'S FIRST GREENFIELD SMART CITY



DSIR Town Planning - 22 Villages
DSIR Area - 920 sq.km
TP Development Area - 422 sq.km.

About Dholera Special Investment Region (SIR)

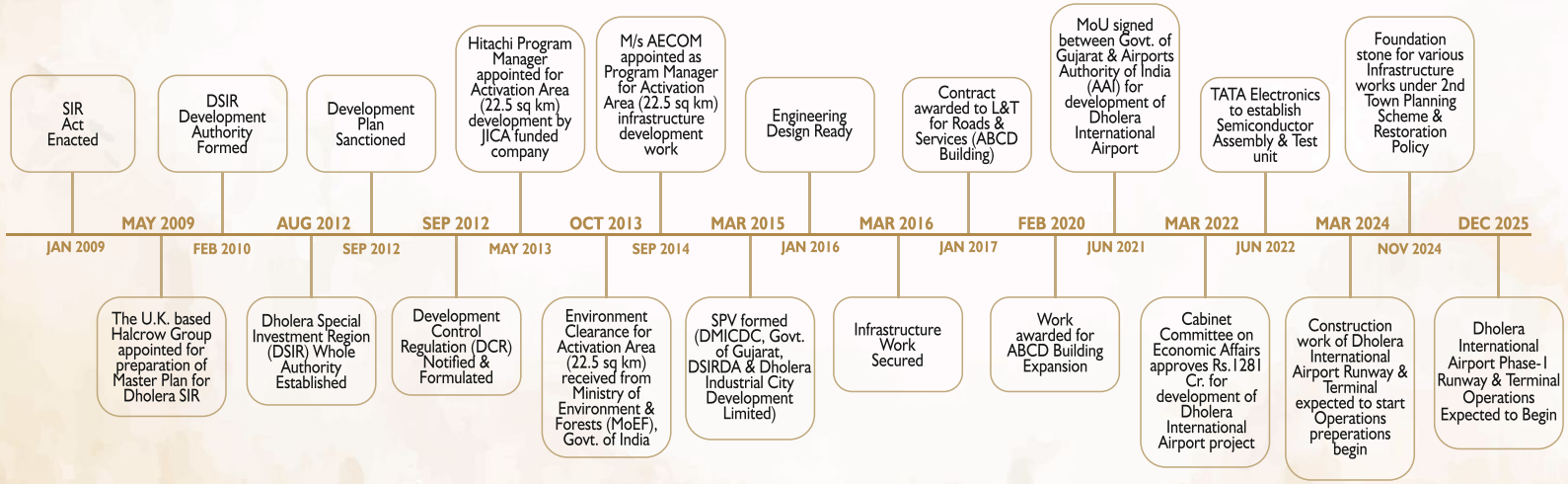
AKRU DREAM CITY

Dholera – India's First Greenfield Smart City

Dholera is India's first Greenfield Industrial Smart City, planned over a massive 920 sq. km and recognized as the largest node of the Delhi–Mumbai Industrial Corridor (DMIC). Out of this, nearly 422 sq. km will be developed in phases, offering large land parcels for multiple uses. Strategically located just 100 km from Ahmedabad, Dholera enjoys multi-modal connectivity through rail, road, air, and sea routes. With plug-and-play infrastructure already in place, around 2619 acres have been reserved for industrial, residential, commercial, and social development, while an activation area of 22.54 sq. km is under active development.

22 villages included in Dholera SIR (Special Investment Region)

Dholera SIR Timeline





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Permissible Zones in Dholera Smart City (SIR)



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Why Invest In Dholera ?

Strong Connectivity



Ahmedabad–Dholera Expressway

110 km, 8-lane expressway with fast progress – seamless connectivity to major cities



Dholera International Airport

Construction in full swing direct international connectivity for business & travel

Industrial & Tech Hub

Focus areas include Semiconductors, Renewables, Aerospace, Defense & Manufacturing.

India's First Greenfield Smart City

Planned from scratch over 920 sq. km, bigger than Mumbai & Shanghai.

Government Backed Project

Developed under Delhi–Mumbai Industrial Corridor (DMIC) with full state & central govt. support.

Ahmedabad–Dholera Metro



(planned) – 38 km high-speed metro line to connect Dholera with Ahmedabad.

Seaport Connectivity



access to nearby ports such as Bhavnagar, Pipavav, and Dahej, boosting trade and exports

High Growth Potential

Early investors benefit from 3x–4x property appreciation as development accelerates.

World-Class Infrastructure

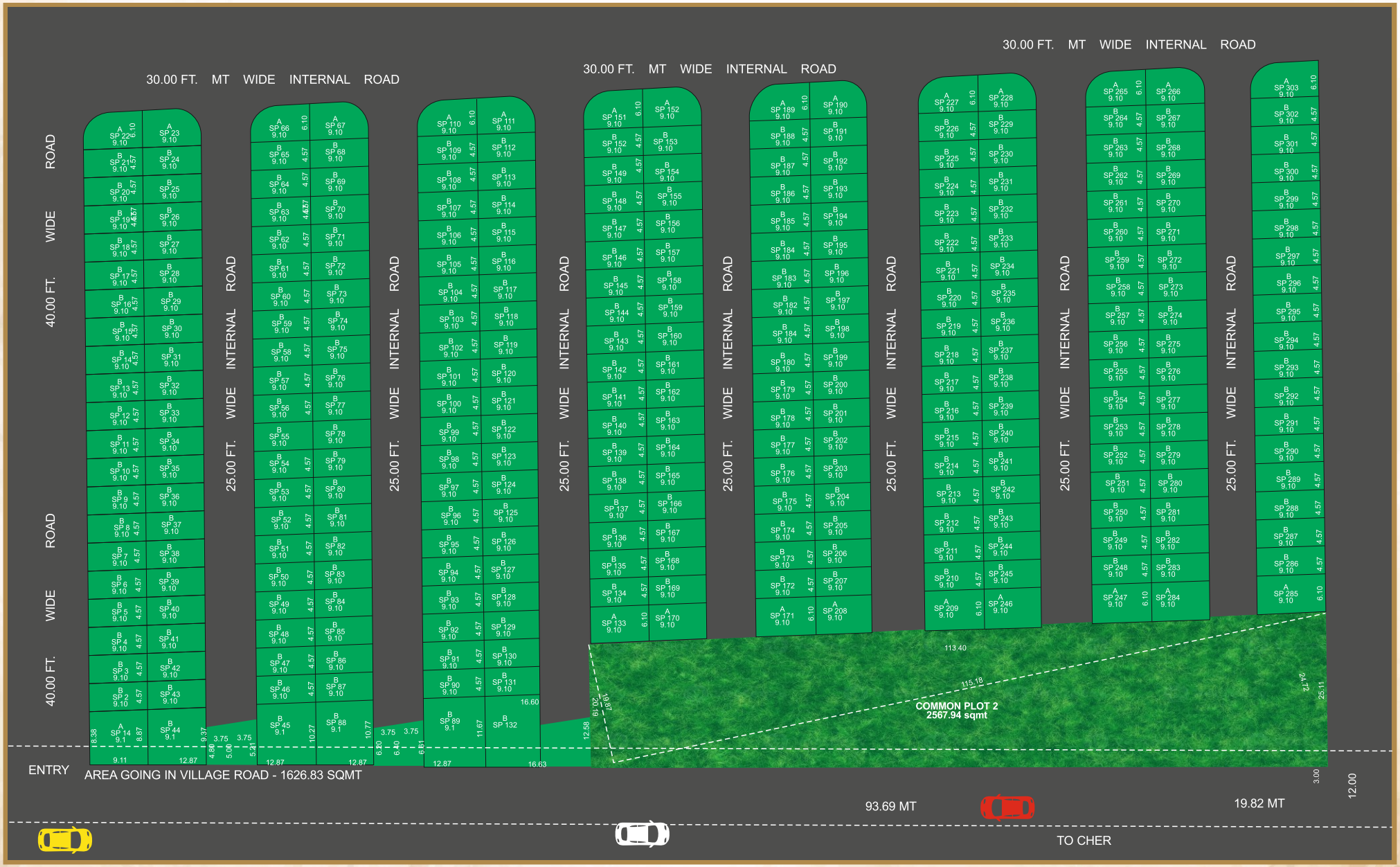
250m wide roads, underground utilities, rainwater harvesting, IoT-based smart governance.



Mega Investments

Tata, Torrent Power, L&T, Tokyo Electron, Linde, Adani (MoU), Welspun, Suzlon, O2 Power, ReNew, Vena Energy, SJVN, Cube Construction, SPML.

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PLOT AREA TABLE

PLOT NUMBER	CARPET AREA		SUPER BUILT UP AREA		TOTAL PLOT AREA	
	SQMT	SQYD	SQMT	SQYD	SQMT	SQYD
1	78.49	93.87	55.34	66.19	133.83	160.06
2	41.59	49.74	29.32	35.07	70.91	84.81
3	41.59	49.74	29.32	35.07	70.91	84.81
4	41.59	49.74	29.32	35.07	70.91	84.81
5	41.59	49.74	29.32	35.07	70.91	84.81
6	41.59	49.74	29.32	35.07	70.91	84.81
7	41.59	49.74	29.32	35.07	70.91	84.81
8	41.59	49.74	29.32	35.07	70.91	84.81
9	41.59	49.74	29.32	35.07	70.91	84.81
10	41.59	49.74	29.32	35.07	70.91	84.81
11	41.59	49.74	29.32	35.07	70.91	84.81
12	41.59	49.74	29.32	35.07	70.91	84.81
13	41.59	49.74	29.32	35.07	70.91	84.81
14	41.59	49.74	29.32	35.07	70.91	84.81
15	41.59	49.74	29.32	35.07	70.91	84.81
16	41.59	49.74	29.32	35.07	70.91	84.81
17	41.59	49.74	29.32	35.07	70.91	84.81
18	41.59	49.74	29.32	35.07	70.91	84.81
19	41.59	49.74	29.32	35.07	70.91	84.81
20	41.59	49.74	29.32	35.07	70.91	84.81
21	41.59	49.74	29.32	35.07	70.91	84.81
22	47.77	57.13	33.68	40.28	81.45	97.41
23	51.16	61.19	36.07	43.14	87.23	104.33
24	41.59	49.74	29.32	35.07	70.91	84.81
25	41.59	49.74	29.32	35.07	70.91	84.81
26	41.59	49.74	29.32	35.07	70.91	84.81
27	41.59	49.74	29.32	35.07	70.91	84.81
28	41.59	49.74	29.32	35.07	70.91	84.81
29	41.59	49.74	29.32	35.07	70.91	84.81
30	41.59	49.74	29.32	35.07	70.91	84.81
31	41.59	49.74	29.32	35.07	70.91	84.81
32	41.59	49.74	29.32	35.07	70.91	84.81
33	41.59	49.74	29.32	35.07	70.91	84.81
34	41.59	49.74	29.32	35.07	70.91	84.81
35	41.59	49.74	29.32	35.07	70.91	84.81
36	41.59	49.74	29.32	35.07	70.91	84.81
37	41.59	49.74	29.32	35.07	70.91	84.81
38	41.59	49.74	29.32	35.07	70.91	84.81
39	41.59	49.74	29.32	35.07	70.91	84.81
40	41.59	49.74	29.32	35.07	70.91	84.81
41	41.59	49.74	29.32	35.07	70.91	84.81
42	41.59	49.74	29.32	35.07	70.91	84.81
43	41.59	49.74	29.32	35.07	70.91	84.81
44	101.37	121.24	71.47	85.48	172.84	206.72
45	110.37	132.00	77.82	93.07	188.19	225.07
46	41.59	49.74	29.32	35.07	70.91	84.81
47	41.59	49.74	29.32	35.07	70.91	84.81
48	41.59	49.74	29.32	35.07	70.91	84.81
49	41.59	49.74	29.32	35.07	70.91	84.81
50	41.59	49.74	29.32	35.07	70.91	84.81
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52	41.59	49.74	29.32	35.07	70.91	84.81
53	41.59	49.74	29.32	35.07	70.91	84.81
54	41.59	49.74	29.32	35.07	70.91	84.81
55	41.59	49.74	29.32	35.07	70.91	84.81
56	41.59	49.74	29.32	35.07	70.91	84.81
57	41.59	49.74	29.32	35.07	70.91	84.81
58	41.59	49.74	29.32	35.07	70.91	84.81
59	41.59	49.74	29.32	35.07	70.91	84.81
60	41.59	49.74	29.32	35.07	70.91	84.81
61	41.59	49.74	29.32	35.07	70.91	84.81
62	41.59	49.74	29.32	35.07	70.91	84.81
63	41.59	49.74	29.32	35.07	70.91	84.81
64	41.59	49.74	29.32	35.07	70.91	84.81
65	41.59	49.74	29.32	35.07	70.91	84.81
66	51.16	61.19	36.07	43.14	87.23	104.33
67	51.16	61.19	36.07	43.14	87.23	104.33
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69	41.59	49.74	29.32	35.07	70.91	84.81
70	41.59	49.74	29.32	35.07	70.91	84.81
71	41.59	49.74	29.32	35.07	70.91	84.81
72	41.59	49.74	29.32	35.07	70.91	84.81
73	41.59	49.74	29.32	35.07	70.91	84.81
74	41.59	49.74	29.32	35.07	70.91	84.81
75	41.59	49.74	29.32	35.07	70.91	84.81
76	41.59	49.74	29.32	35.07	70.91	84.81
77	41.59	49.74	29.32	35.07	70.91	84.81
78	41.59	49.74	29.32	35.07	70.91	84.81
79	41.59	49.74	29.32	35.07	70.91	84.81
80	41.59	49.74	29.32	35.07	70.91	84.81
81	41.59	49.74	29.32	35.07	70.91	84.81
82	41.59	49.74	29.32	35.07	70.91	84.81
83	41.59	49.74	29.32	35.07	70.91	84.81
84	41.59	49.74	29.32	35.07	70.91	84.81
85	41.59	49.74	29.32	35.07	70.91	84.81
86	41.59	49.74	29.32	35.07	70.91	84.81
87	41.59	49.74	29.32	35.07	70.91	84.81
88	119.36	142.75	84.15	100.65	203.51	243.40
89	128.36	153.52	90.50	108.24	218.86	261.76
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107	41.59	49.74	29.32	35.07	70.91	84.81
108	41.59	49.74	29.32	35.07	70.91	84.81
109	41.59	49.74	29.32	35.07	70.91	84.81
110	51.16	61.19	36.07	43.14	87.23	104.33
111	51.16	61.19	36.07	43.14	87.23	104.33
112	41.59	49.74	29.32	35.07	70.91	84.81
113	41.59	49.74	29.32	35.07	70.91	84.81
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120	41.59	49.74	29.32	35.07	70.91	84.81
121	41.59	49.74	29.32	35.07	70.91	84.81
122	41.59	49.74	29.32	35.07	70.91	84.81
123	41.59	49.74	29.32	35.07	70.91	84.81
124	41.59	49.74	29.32	35.07	70.91	84.81
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126	41.59	49.74	29.32	35.07	70.91	84.81
127	41.59	49.74	29.32	35.07	70.91	84.81
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129	41.59	49.74	29.32	35.07	70.91	84.81
130	41.59	49.74	29.32	35.07	70.91	84.81
131	41.59	49.74	29.32	35.07	70.91	84.81
132	201.28	240.73	141.91	169.73	343.19	410.46
133	55.51	66.39	39.14	46.81	94.65	113.20
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135	41.59	49.74	29.32	35.07	70.91	84.81
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142	41.59	49.74	29.32	35.07	70.91	84.81
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164	41.59	49.74	29.32	35.07	70.91	84.81
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189	51.16	61.19	36.07	43.14	87.23	104.33
190	51.16	61.19	36.07	43.14	87.23	104.33
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203	41.59	49.74	29.32	35.07	70.91	84.81
204	41.59	49.74	29.32	35.07	70.91	84.81
205	41.59	49.74	29.32	35.07	70.91	84.81
206	41.59	49.74	29.32	35.07	70.91	84.81
207	41.59	49.74	29.32	35.07	70.91	84.81
208	55.51	66.39	39.14	46.81	94.65	113.20
209	55.51	66.39	39.14	46.81	94.65	113.20
210	41.59	49.74	29.32	35.07	70.91	84.81
211	41.59	49.74	29.32	35.07	70.91	84.81
212	41.59	49.74	29.32	35.07	70.91	84.81
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218	41.59	49.74	29.32	35.07	70.91	84.81
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220	41.59	49.74	29.32	35.07	70.91	84.81
221	41.59	49.74	29.32	35.07	70.91	84.81
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224	41.59	49.74	29.32	35.07	70.91	84.81
225	41.59	49.74	29.32	35.07	70.91	84.81
226	41.59	49.74	29.32	35.07	70.91	84.81
227	51.16	61.19	36.07	43.14	87.23	104.33
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244	41.59	49.74	29.32	35.07	70.91	84.81
245	41.59	49.74	29.32	35.07	70.91	84.81
246	55.51	66.39	39.14	46.81	94.65	113.20
247	55.51	66.39	39.14	46.81	94.65	113.20
248	41.59	49.74	29.32	35.07	70.91	84.81
249	41.59	49.74	29.32	35.07	70.91	84.81
250	41.59	49.74	29.32	35.07	70.91	84.81
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252	41.59	49.74	29.32	35.07	70.91	84.81
253	41.59	49.74	29.32	35.07	70.91	84.81
254	41.59	49.74	29.32	35.07	70.91	84.81
255	41.59	49.74	29.32	35.07	70.91	84.81
256	41.59	49.74	29.32	35.07	70.91	84.81
257	41.59	49.74	29.32	35.07	70.91	84.81
258	41.59	49.74	29.32	35.07	70.91	84.81
259	41.59	49.74	29.32	35.07	70.91	84.81
260	41.59	49.74	29.32	35.07	70.91	84.81
261	41.59	49.74	29.32	35.07	70.91	84.81
262	41.59	49.74	29.32	35.07	70.91	84.81
263	41.59	49.74	29.32	35.07	70.91	84.81
264	41.59	49.74	29.32	35.07	70.91	84.81
265	51.16	61.19	36.07	43.14	87.23	104.33
266	51.16	61.19	36.07	43.14	87.23	104.33
267	41.59	49.74	29.32	35.07	70.91	84.81
268	41.59	49.74	29.32	35.07	70.91	84.81
269	41.59	49.74	29.32	35.07	70.91	84.81
270	41.59	49.74	29.32	35.07	70.91	84.81
271	41.59	49.74	29.32	35.07	70.91	84.81
272	41.59	49.74	29.32	35.07	70.91	84.81
273	41.59	49.74	29.32	35.07	70.91	84.81
274	41.59	49.74	29.32	35.07	70.91	84.81
275	41.59	49.74	29.32	35.07	70.91	84.81
276	41.59	49.74	29.32	35.07	70.91	84.81
277	41.59	49.74	29.32	35.07	70.91	84.81

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