



URBAN
S  UARE
GURGAON

A photograph of a modern office interior. In the foreground, there is a round white table with two white chairs that have orange seats. In the background, there is a black desk with a black office chair, a potted plant, and large windows with vertical blinds. The floor is made of light-colored tiles.

The
Work Experience

Dream Big

at Urban Square

We believe that optimum usage of space is more important than space itself. Urban Square has been created to maximize the usage of space and energy through its innovative architectural design and sustainability options. It is a supremely efficient, ultra modern environment where attention to these small details ensures that infrastructural overheads don't hamper your big dreams, at the same time taking your business to the next level with our superb services.





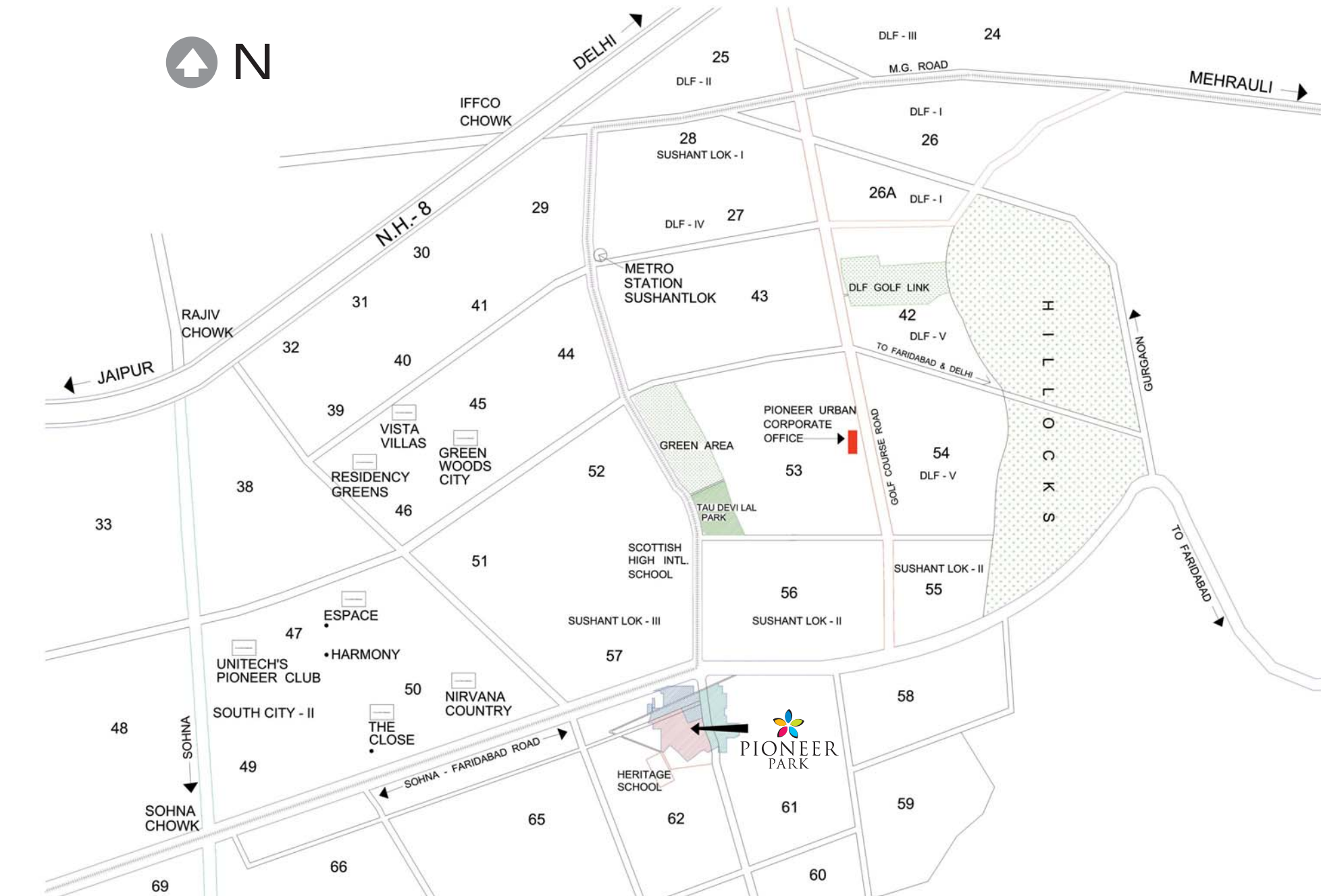
Small distance

Big address



Located within the first of its kind 76 acres mixed use development project, Pioneer Park, in Gurgaon, Urban Square offers 450,000 square feet of contemporary, high quality, flexible office space, spread across four towers, rising upto 8 and 9 storeys. This office complex acts as the architectural gateway to the entire development.

Urban Square in Pioneer Park is located on the widest sector road of Gurgaon and less than 8 kms from central Gurgaon, and 25 kms from New Delhi. Indira Gandhi International Airport is just 15 minutes away from the site. The entire project is well served by roads, including 2 new multi lane sector roads that provide direct access to the site from New Delhi and Central Gurgaon. The Delhi Metro has approved plans to extend Line 2 to Sushant Lok, which is 5 kms from Pioneer Park. Metro service will be eventually situated with the road reserve located at the Northern boundary of the site.





The design and landscaping of Urban Square provides a cohesive and efficient environment that facilitates efficient operations, outdoor meetings and recreational spaces for leisure. A great deal of emphasis is laid on the connection between site and buildings to provide secure and functional outdoor spaces for employees and visitors. Sustainability is a major feature of the corporate campus, with all the buildings being environmental friendly.

- Strategically located on the widest sector road of Gurgaon
- Sanctioned commercial complex.
- Modern offices to suit a wide range of demand, from small to large space occupiers.
- Part of a mixed use development comprising of
 - a. a unique residential neighborhood set amidst a Great Park that acts as the social heart of the community
 - b. a high street retail destination with convenient access to shopping, landscaped gardens, cultural and recreational activities
 - c. state of the art club with multiple social facilities like health and fitness centre, spa and multi cuisine restaurants



Less stress. More recreation.

Balance between life and work is a continuum, as life is ever changing. It is not easy to juggle all the demands, and it is an on-going challenge to maintain a work-life balance. Recreation is the expenditure of time for refreshment of ones body and mind, which is not generally seen in today's competitive professional environment. To break the monotony of this daily life and to change the mantra to LESS STRESS, MORE SUCCESS, Urban Square offers an out of the ordinary fitness center incorporating an exotic spa with ultra modern facilities, encouraging healthy atmosphere offering complete peace and tranquility.

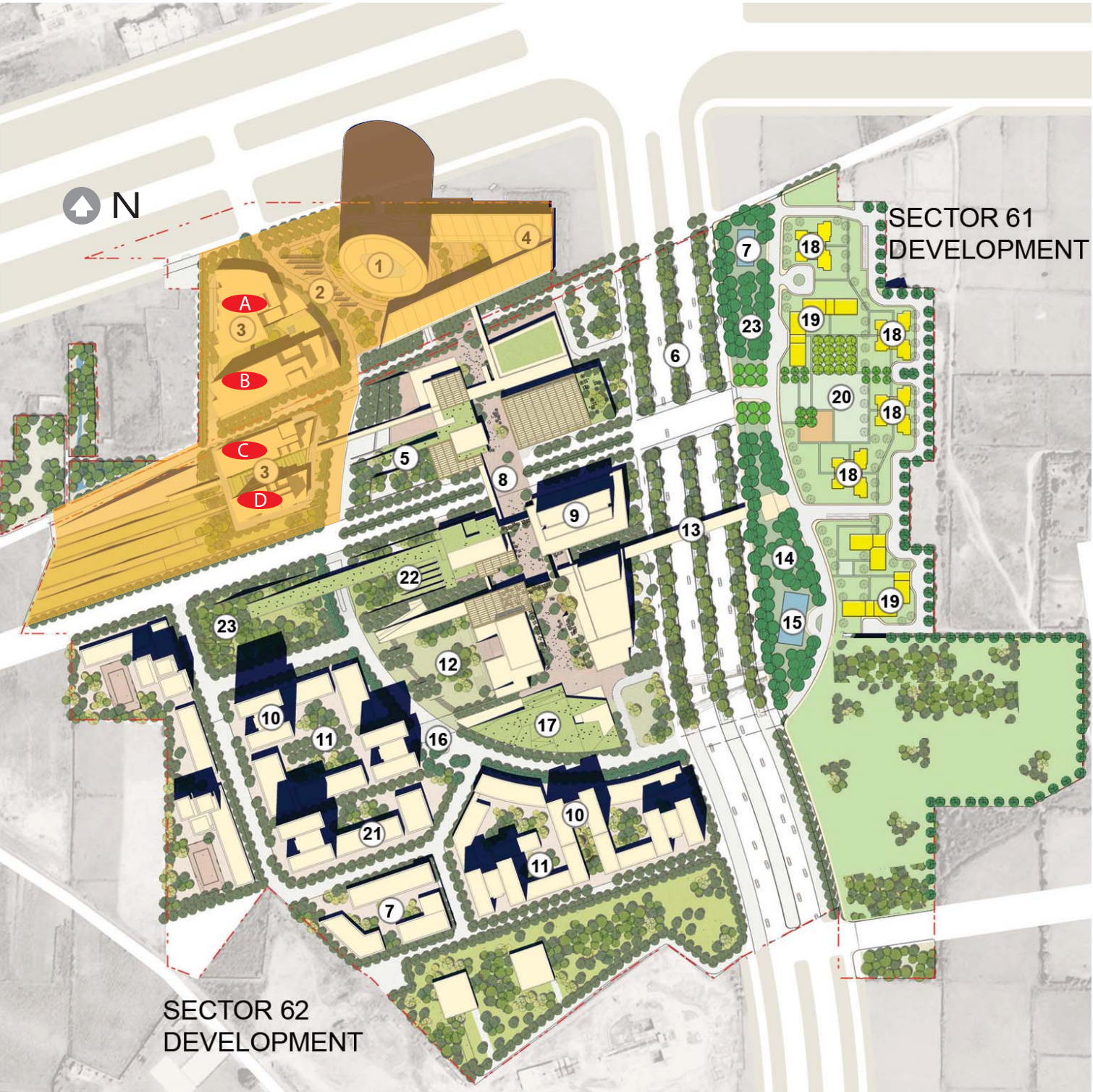
Salient Features

- Optimum space utilization
- Mid Rise commercial and Retail space
- Centrally Air Conditioned Towers
- Independent Entry for each tower
- Grand Front Entrance for the towers
- 3 High speed lifts and 1 service lift
- Ample multi level Car parking space
- World Class Fitness center
- Centralized Communication System
- Efficient Building management systems
- Generous Natural lighting
- Energy Conservation and Healthy atmosphere
- All four towers surrounded by artfully landscaped greenery.

Amenities

- Perimeter Security and E-surveillance system
- International Standard Landscaping
- 100 % Power Backup
- Treated Water System
- Earthquake resistant structures

Masterplan



- 1 LANDMARK TOWER
- 2 LANDMARK TOWER PLAZA
- 3 GATEWAY OFFICE
- 4 LUXURY RETAIL
- 5 RETAIL PLAZA & GARDENS
- 6 SECTOR ROAD STREETSCAPE
- 7 PRIMARY SCHOOL
- 8 HIGH STREET
- 9 OFFICE TOWER
- 10 RESIDENTIAL TOWERS
- 11 RESIDENTIAL COURTYARDS
- 12 AMPHI THEATRE
- 13 PEDESTRIAN BRIDGE
- 14 PUTTING GREENS
- 15 CLUB HOUSE
- 16 PARK DRIVE
- 17 CLUB HOUSE
- 18 RESIDENTIAL TOWERS
- 19 MID RISE TOWERS
- 20 GREENS
- 21 TOWN HOUSES
- 22 CRICKET ACADEMY
- 23 WOODLANDS



Site Plan

Tower A & B



Site Plan

Tower C & D







Welcome to a whole new world

Welcome to Pioneer Park, a world that fosters a community with varied colours and shades to offer. Pioneer Park is designed with a vision to develop a vibrant center of urban life: a vision to become a premium residential community, and exclusive corporate address and a year round entertainment destination. And it's waiting for YOU to be there. Located on the premium Golf Course extension road, Pioneer Park will be a distinctive place to live, work, shop and play, today and in the future.

All plans and amenities are tentative in nature and subject to change without prior notice.



With more than two decades of experience in real estate development, Pioneer Urban has been creating the foundations for making living an extraordinary experience.

Under the leadership of Mr. Manish Periwal, Pioneer Urban has conceived, implemented and delivered many top of the line real-estate developments.

People, places and experience are the ingredients for the recipe that makes Pioneer Urban what it is today. It is a name that stands for trust and reliance that is backed by a team of seasoned professionals, including architects, engineers and marketing specialists, native to the real estate industries who deliver what they promise.

Pioneer Urban has already developed above 600 acres of land which landmark properties like South City II, Greenwood City, Vista Villas and Nirvana Country. Present projects include nearly nine million sq feet under construction in Gurgaon comprising Residential Condominiums like The Close, Fresco, Escape and Harmony and Commercial and retail complexes like Arcadia, Business Zone and Nirvana Courtyard.

With the commitment to build projects that surpass all expectations, Pioneer Urban has partnered with renowned international architects like SOM (Skidmore, Owings & Merrill) and Callison Inc. for designing their projects.

To truly achieve the status of globally competitive product creators Pioneer Urban as a company believes in adopting the three values of Innovation, professionalism and integrity. And as a socially responsible the company has created a brand that is ecologically viable and environmentally conscious.



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