



# WORLD TRADE CENTER® **BENGALURU**

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\*Strictly private and confidential



# About Brigade Group

Since 1986, Brigade has been committed to sculpting India's real estate landscape with iconic developments that transcend diverse categories, solidifying our stature as a leading name in the industry. Backed by an extensive portfolio spanning residential, commercial, hospitality and retail sectors, we have crafted a distinguished legacy that embodies unyielding excellence and unmatched quality.

39

YEARS OF  
EXCELLENCE

280+

PROJECTS  
ACROSS 9 CITIES

100

MILLION SFT.  
GRADE A PROJECTS  
DELIVERED

40,000+

HAPPY CUSTOMERS



# About Workspaces by Brigade

Our commercial portfolio showcases meticulously designed spaces that redefine 21st-century workplaces.

Embrace innovation and empower your business with Brigade's industry-leading commercial projects.

25

MILLION SF T OF  
PREMIUM  
OFFICES BUILT

6

LICENSED WORLD TRADE  
CENTERS ACROSS  
SOUTH INDIA

10

MILLION SF T  
OF UPCOMING  
DEVELOPMENT

200+

ENTERPRISE  
TENANTS ACROSS THE  
PORTFOLIO





# WTCA: A GLOBAL NETWORK DRIVING TRADE, PEACE, AND PROSPERITY

Founded in 1968 and headquartered in New York, the World Trade Centers Association (WTCA) unites over 330 WTCs across 100 countries, connecting 1 million+ global organisations. Its core mission: to help businesses of all sizes expand internationally through a trusted network that fosters economic growth, cultural exchange, and peaceful cooperation under the motto Peace and Stability Through Trade.



# World Trade Center, Bengaluru





# WTC Bengaluru

## A Strategic Catalyst in Transforming the Malleshwaram–Rajajinagar Micro-market

Over a decade ago, Malleshwaram–Rajajinagar wasn't on the business map, until the launch of WTC Bengaluru in 2010. At 128m tall with 1.1million sq. ft. of Grade A++ office space, it became South India's tallest and most iconic commercial tower. Within three years, it sparked a surge in leasing, drawing global names like Amazon, Ayana, Toyota Tshusho and Samsung. With exceptional occupancy levels and a standout rental performance, the Brigade Gateway campus redefined the commercial landscape of this suburb, elevating it into one of Bengaluru's most sought-after business destinations and a key driver of the city's booming leasing momentum.



**Shopping & Entertainment**

The Orion Mall  
at Brigade Gateway



**Premium Dining & Stay**

Grand Sheraton Hotel at  
Brigade Gateway



**Health Care & Medical  
Facilities**

Manipal Hospital



**Living**


Brigade Gateway  
Residences



**Academics**

The Brigade School





# Rising 32 floors with 1.1 Mn. Sft. of Grade A++ office space, WTC Bengaluru is engineered for scale, stature and performance.

Supported by a 9-level dedicated parking structure and located within the award-winning Brigade Gateway campus, it offers a seamlessly integrated business environment in one of Bengaluru's most coveted addresses.



# Designed for the Future of Work

## 32 Floors At A Glance | Project USPs

- 32 levels with 128 m height
  - Floor plate of ~40,000 Sft.
  - 1.1 million Sft. of development
  - Grade A++ specifications
  - Triple height atrium
- LEED Gold Certification
  - 12 high-speed destination controlled elevators, 6 regular and 2 service elevators
  - 9 level multi-level car parking
  - Multiple access roads





# Amenities That Elevate Every Workday

An office destination designed to balance work, comfort and life.



Business center



World Cafe at the lobby level



Access to Banquets, Pharmacy and Creche at Galaxy- lifestyle club on campus.



Food court at 7<sup>th</sup> Floor



Game zone on 7<sup>th</sup> Floor



Multipurpose court, walking track, mini cricket



# Strategic Connectivity That Powers Business

Proximity to key business hubs

## **Kempegowda International Airport**

~33 km | 45–60 mins via Bellary Road

## **Metro Station**

~500 mtrs | 5-min walk

## **Yeswanthpur Railway Station**

~3.5 km | 10–15 mins

## **MG Road, Central Business District**

~8.5 km | 25–30 mins via Seshadri Road

## **Hebbal, North Bengaluru**

### **Business Corridor**

~9 km | 20–25 mins via Bellary Road

## **Whitefield, East Bengaluru**

~22 km | 45–60 mins via ORR

## **Vijayanagar Industrial Area, West Bengaluru**

~6 km | 15–20 mins via Chord Road

## **Jayanagar, South Bengaluru**

~11.5 km | 30–35 mins via KR Road



# A Complete Ecosystem. Within Easy Reach.

Social infrastructure that supports **business, lifestyle and community.**

## Hotels & Business Stays

- Sheraton Grand Bengaluru Hotel at Brigade Gateway– 0 km (integrated with campus)
- Taj Yeshwanthpur – 3.7 km | 15 mins
- Fairfield by Marriott, Rajajinagar – 4.2 km | 13 mins

## Premium Lounges & Dining on Campus

- HIGH Ultra Lounge, 31<sup>st</sup> Floor, Rooftop Lounge Bar
- Horizon, 31<sup>st</sup> Floor, Pan-Asian Cuisine
- Burma-Burma, Bombay Brasserie, Punjab Grill & more, at the Orion Mall

## Shopping & Retail

- Orion Mall – 0 km
- Lulu Hypermarket, Rajajinagar – 5.5 km | 18 mins
- Vaishnavi Sapphire – 3 km | 8 mins





# A Complete Ecosystem. Within Easy Reach.

social infrastructure that supports **business, lifestyle and community.**

## Cinemas & Entertainment

- PVR Cinemas, Orion Mall– 0 km
- Inox, Vaishnavi– 3 km | 8 mins

## Educational Institutions

- Brigade School– 0 km
- National Public School, Rajajinagar– 4.8 km | 13 mins
- Kluny Convent High School– 2.2 km | 8 mins

## Healthcare Facilities

- Manipal Hospital, Yeshwanthpur– 0 km
- Fortis Hospital, Rajajinagar– 2.6 km | 9 mins
- People Tree Hospital, Yeshwanthpur – 2.9 km | 10 mins
- Sparsh Hospital, Yeshwanthpur– 3.9 km | 15 mins





# Client Portfolio

Where World-Class Businesses Choose to Be.



... among others.

Enterprises from diverse sectors, organisations from across borders, ambitious startups and industry leaders; all converge at WTC Bengaluru.

Here, they discover more than just a workplace; they find a **launchpad in step with the pulse of a globally connected economy.**





# Brigade Gateway

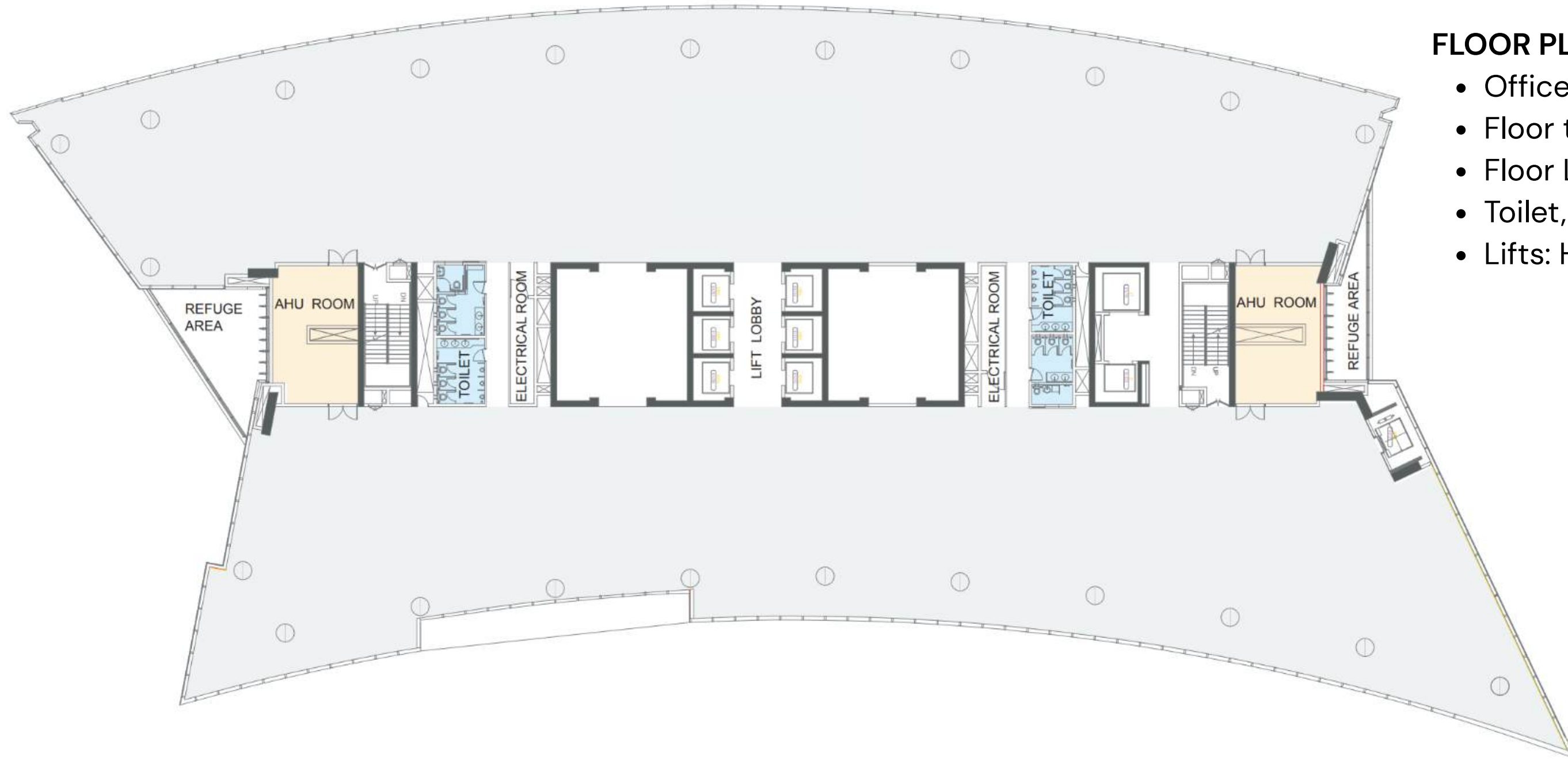
Master site plan | Integrated Campus





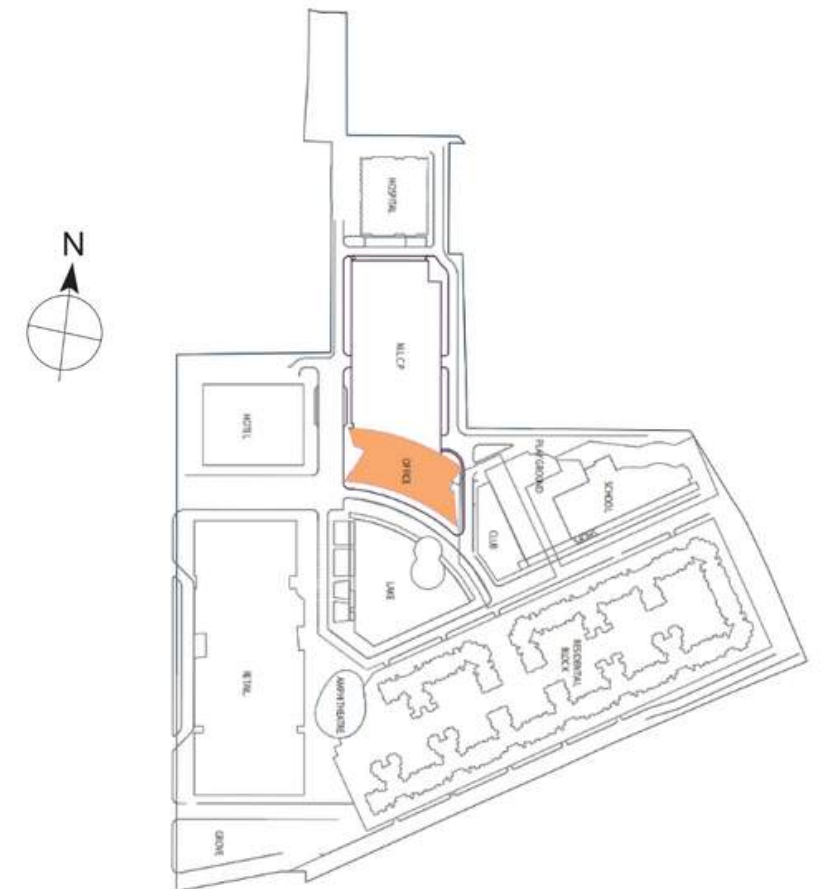
# World Trade Center, Bengaluru

## Typical Floor Plan



### FLOOR PLAN HIGHLIGHTS

- Office Type: Large-size office
- Floor to Floor Height: 4.2 mtrs.
- Floor Loading: Live load 500kg/sqm
- Toilet, 2x2 Set: Finished & dedicated usage
- Lifts: High rise lifts & service lifts





# An Icon of Business Excellence

Bengaluru's most coveted office addresses | **Project Views**







# Get in Touch

We would love to connect and discuss this opportunity further.

For more information, please reach out to us at  
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We look forward to hearing from you!

