MOTIAZ
A legacy for generations

MOTIAZ PRITHVI

RESIDENTIAL | COMMERCIAL

DHOLERA

A NEW ERA OF GLOBALLY CONNECTED BUSINESS



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Overview

Established in 1995, the Motiaz Group has grown over three decades into a prominent real estate group with a strong presence across the tricity region and beyond. Founded by Sh. Pawan Bansal & Sh. Kewal Bansal (Brothers) in their grandfather's name, Sh. Moti Ram Ji, the group began with a vision to create spaces that combine quality, value, and long-term trust.

Motiaz group was founded with clear belief- that real estate is not merely about developing land, but about creating lasting value for people, businesses and communities.

The group's journey began with a focus on developing thoughtfully planned spaces while building relationships that would stand the test of time.

Founders Message

After more than 30 years at the helm of Motiaz Group, we, Pawan Bansal and Kewal Bansal, can confidently say that the foundation of our decades-long success has been our unwavering commitment to duty, loyalty, integrity, and the future. Our business verticals are positioned within areas of strong and sustainable growth, and we look forward to continuing this journey with confidence and purpose for many years to come. Our vision is to establish Motiaz Group as a market leader across the real estate sector, while fostering a culture of excellence, innovation, and consistently exceeding expectations. As we look ahead, we remain committed to creating lasting value for our customers, partners, stakeholders, and the communities we serve.

Our Team Message

We at Motiaz Group are passionate about creating spaces that meet global standards, illustrate our core values, and are built on a legacy of trust. By understanding what a discerning lifestyle demands we build spaces that transform, touch, and truly enrich lives.

Enhancing lifestyles and ensuring a rewarding experience is at the core of all our residential and commercial projects. We at Motiaz Group constantly strive to embrace new innovative technologies while adhering to sustainable business practices. All our developments deliver the highest level of environment-friendly design, contemporary craftsmanship, exceptional quality, and unparalleled service.

We aspire to create a future geared towards sustainability and are fully committed in our endeavor to consistently exceed expectations. Your unwavering faith in us has made us trusted leading developers in the region and we appreciate your continued support for the future.

Our scale

12 Lakh+ Sq. yd.	4 Lakh + Sq. yd.	50000 +	30 Year +	50 +
Residential Development	Commercial Development	Happy Customers	Real Estate Experience	Projects Delivered

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ABOUT DHOLERA SIR

Dholera Special Investment Region (DSIR) is a planned Greenfield Industrial City located about 100 kilometres south-west of Ahmedabad. the Indian & Gujarat Government have established a legislative framework for the formation of a Special Investment Region Act 2009. The act establishes a regional development authority for DSIR.

Precious Projects of Dholera SIR:

DHOLERA SMART CITY
India's First Planned Smart Industrial City

Location:
Situated in the Ahmedabad District, Gujarat, around 100 km south-west of Ahmedabad. Falls under the Delhi-Mumbai Industrial Corridor (DMIC) project.

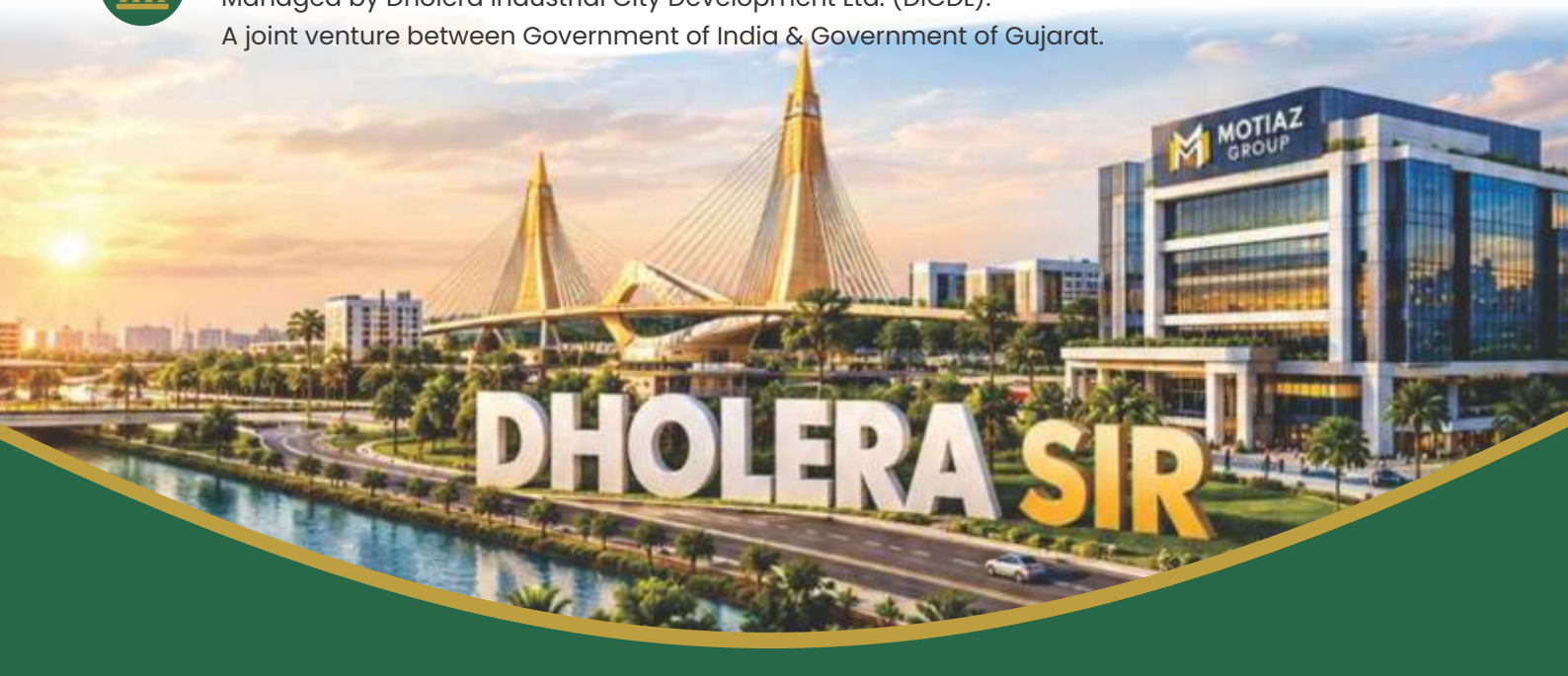
Vision & Purpose:
Envisioned as a global manufacturing and trading hub. Aims to be a selfsustaining smart city featuring world-class infrastructure, cutting-edge technology and sustainability. Will accosidentally commercial, Industrial and recreational Zones.

Key Highlights:

TOTAL AREA:
920 sq. km

DEVELOPMENT AREA:
22.5 sq. km
(APPROX ACTIVATION AREA)

Project Governance:
Managed by Dholera Industrial City Development Ltd. (DICDL).
A joint venture between Government of India & Government of Gujarat.



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MEGA PROJECTS DHOLERA SIR



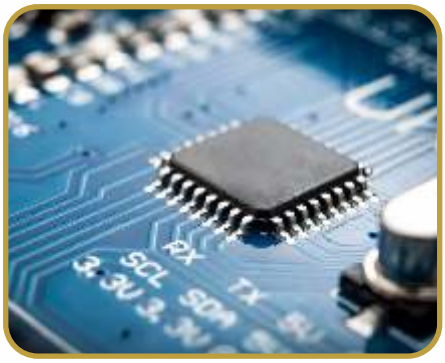
DHOLERA INTERNATIONAL AIRPORT



ABCD BUILDING



RENEW POWER-2000MW SOLAR CELL1200 CR CONSTRUCTION COST



TATA SEMICONDUCTOR



250 M WIDE 6 LANE EXPRESS HIGHWAY AHMEDABAD-DHOLERA



WORLD'S LARGEST SOLAR PARK (5000 MW)



GREEN FIELD INDUSTRIAL PARK



MONO RAIL CONNECTIVITY AHMEDABAD-DHOLERA

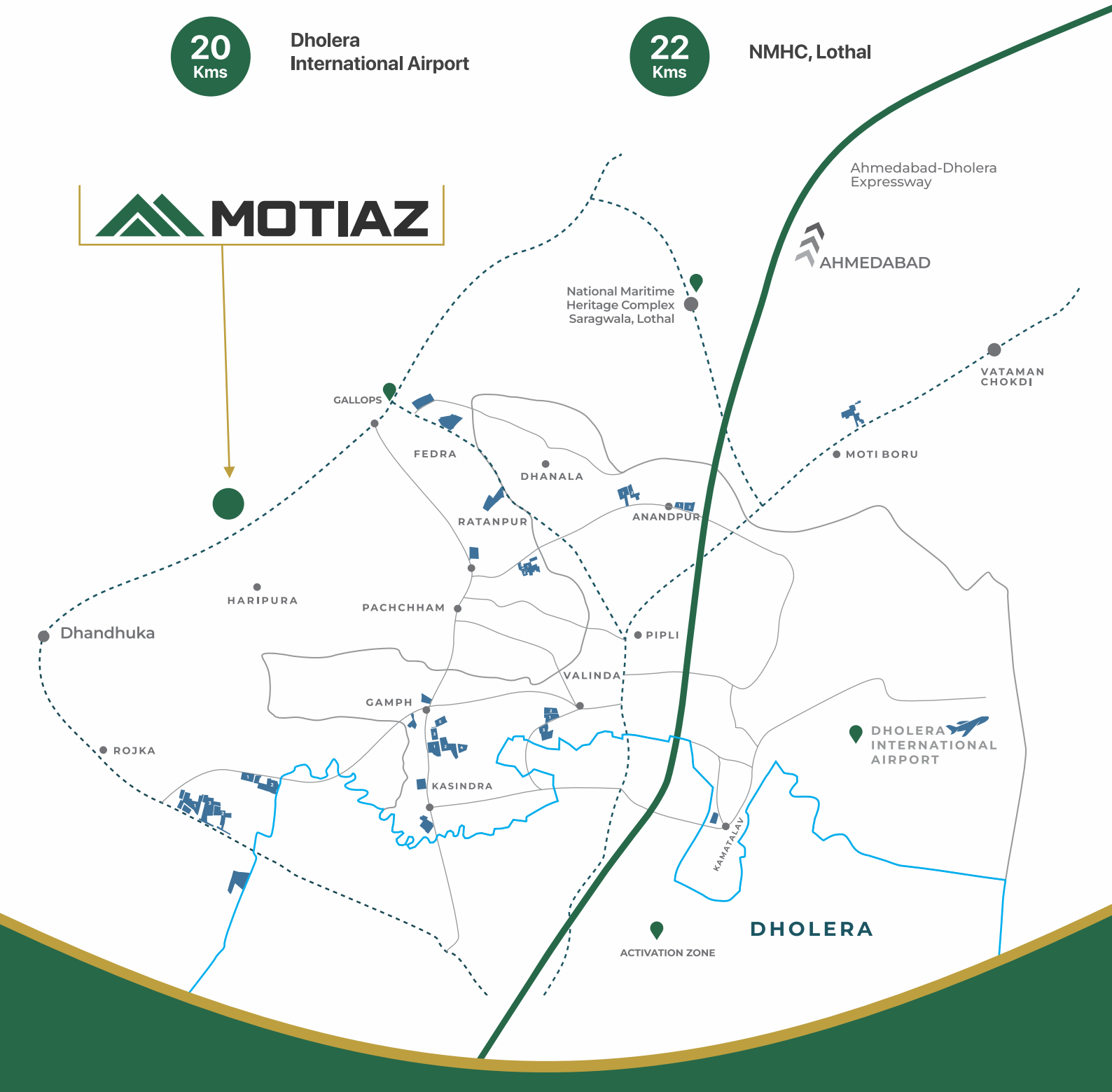


KNOWLEDGE & IT PARK

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Connectivity

- **0 Kms** — 4 Lane State Highway
- **20 Kms** — Pipli Junction
- **20 Kms** — Dholera International Airport
- **8 Kms** — Gallops Food Plaza
- **20 Kms** — DSIR Boundary
- **22 Kms** — NMHC, Lothal



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Your Dream Home in a Green Tomorrow



FEDRA DHANDHUKA ROAD | Prime Location | Greater Value

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PROJECT FEATURE & AMENITIES



ENTRANCE GATE



PROJECT BOUNDARY (COMPOUND WALL)



INTERNAL ROAD/ STREET LIGHTS



ELECTRICITY & WATER CONNECTION



24/7 SECURITY WITH SECURITY CABIN



LANDSCAPING GARDEN



CLUB HOUSE



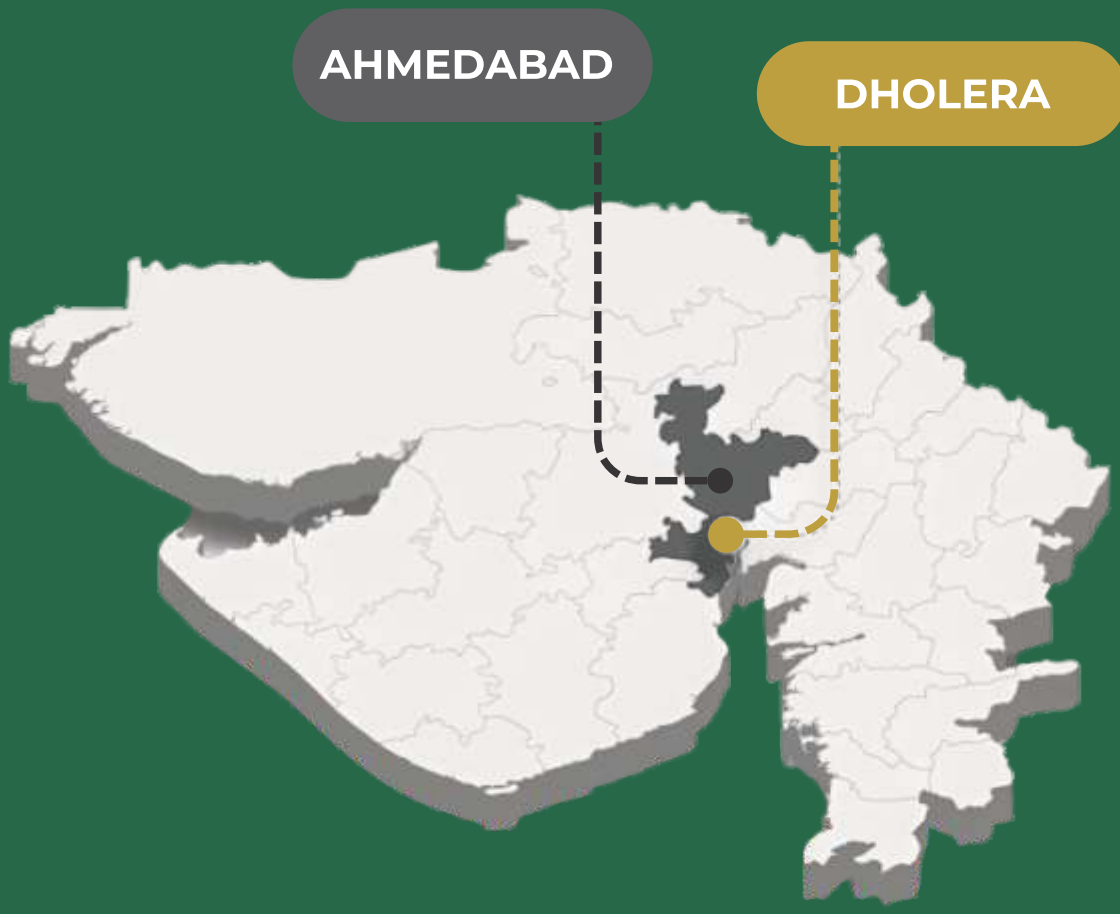
CCTV CAMERA



TEMPLE

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MOTIAZ GROUP

OFFICE : MOTIAZ GATEWAY, NH-7, ZIRAKPUR-PATIALA HIGHWAY, ZIRAKPUR, DISTT. MOHALI (PUNJAB) 140603

SITE : MOTIAZ PRITHVI, FEDRA DHANDHUKA ROAD, DHOLERA, DISTT. AHMEDABAD (GUJARAT)

CONNECT WITH US:

salesdholera@motiaz.com

www.motiaz.com

+91 70358 50000, 70359 50000

Website

Location