NAREDCO

A NAREDCO INITIATIVE

REALTY संवाद

OCTOBER 2026 EDITION

Newsletter on the Real Estate Sector







TABLE OF CONTENTS

Message from the Desk of President	03
NAREDCO Events and Activities	06
NAREDCO State Chapters Events and Activities	20
NAREDCO Nextgen - Youth Wing of NAREDCO	93
NAREDCO Mahi - Women Wing of NAREDCO	95



From the Desk of the President



SHRI PARVEEN JAIN
President, NAREDCO

Dear Esteemed Members,

Warm greetings to you and your families!

October 2026 was a month of continued progress, meaningful engagements, and significant developments for NAREDCO. The organisation remained committed to strengthening industry collaboration, fostering stakeholder engagement, and creating platforms that encourage knowledge sharing, innovation, and collective growth across the real estate sector.

I would like to appreciate our State Chapters and their leadership for their continued efforts and active participation in advancing NAREDCO's objectives. Their initiatives, industry interactions, and various programmes have further strengthened the organisation's presence and contributed towards building a progressive, sustainable, and resilient real estate ecosystem.

As we look ahead, NAREDCO is gearing up for the NAREDCO NEXGEN Leadership Conclave 2026, scheduled to be held on 2nd December 2026. The conclave will serve as an important platform for emerging leaders from the real estate industry to connect, exchange ideas, explore new opportunities, and deliberate on the future of the sector. I encourage our members, particularly the young leaders and entrepreneurs, to actively participate and make the most of this platform.

I look forward to the continued support and active involvement of all our members in NAREDCO's upcoming initiatives and programmes. Together, let us continue working towards a stronger, more innovative, sustainable, and globally competitive real estate industry.

Warm Regards,
Parveen Jain
President

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NAREDCO EVENTS & ACTIVITIES

Shri Ashok Patni Met Shri Sudhansh Pant, Secretary, Ministry of Social Justice and Empowerment, Govt. of India

On 12th October 2026, Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO accompanied by Ms. Preeti Singh, Additional Director General, met Shri Sudhansh Pant, IAS, Secretary, Ministry of Social Justice and Empowerment, Government of India.

The meeting provided an opportunity to discuss key industry initiatives and explore potential areas of collaboration between NAREDCO and the Ministry. The interaction focused on identifying avenues for constructive engagement, strengthening institutional coordination and exploring initiatives that could contribute towards inclusive development and broader social impact.



NAREDCO President Met Shri Pankaj Pal, IAS, Secretary, Road Construction Department, Govt. of Bihar

On 16th October 2026, NAREDCO President Shri Parveen Jain, accompanied by a delegation of developers, met with Shri Pankaj Pal, IAS, Secretary, Road Construction Department, Government of Bihar, to deliberate on the proposed Buxar-Bhagalpur Greenfield Expressway, envisioned as Bihar's first economic corridor.

The meeting focused on exploring opportunities for early collaboration with NAREDCO in areas such as land value capture and financing, investment mobilisation, and the development of proposed nodes along the 336-km, six-lane expressway.

The proposed initiative aims to attract developers and investors, facilitate the development of integrated townships, industrial and logistics hubs, and accelerate Bihar's economic growth through planned urbanisation and infrastructure-led development.





NAREDCO Signed MoU with ERTZ Academy to Strengthen Professional Development in Real Estate

NAREDCO signed a Memorandum of Understanding (MoU) with ERTZ Academy Private Limited on 16th October 2026, establishing a strategic collaboration under NAREDCO's National Initiative of Real Estate Development (NIRED).

The partnership aims to enhance the professional capabilities of real estate stakeholders through structured training, leadership development, mentoring and capacity-building programmes. Key areas of collaboration include executive and leadership development, HR transformation, women's leadership, diversity and inclusion, coaching, and sector-specific professional training.

Under this collaboration, ERTZ Academy will serve as the training and knowledge partner, providing expert faculty, customised learning programmes and training resources, while NAREDCO, through NIRED, will facilitate institutional and programme coordination.

This initiative marks an important step towards fostering a skilled, empowered and future-ready real estate workforce while promoting excellence, leadership and professional growth across the sector.



Ms. Shruti Swaroop, ERTZ Academy with Ms. Preeti Singh, ADG, NAREDCO

Ms. Preeti Singh, ADG, NAREDCO Met Smt. Raksha Khadse to Extend Invitation for NAREDCO NextGen National Leadership Conclave 2026

On 26th October 2026, Ms. Preeti Singh, Additional Director General, NAREDCO, met Smt. Raksha Khadse, Hon'ble Minister of State, Ministry of Youth Affairs and Sports, Government of India to the NAREDCO NextGen Leadership Conclave 2026, scheduled for 2nd December 2026 in New Delhi.

The meeting provided an opportunity to share the vision and objectives of the conclave, which seeks to bring together emerging real estate leaders and industry stakeholders for meaningful discussions on leadership, innovation and the future of the sector.



NAREDCO President Extended Invitation to MoHUA Officials for NextGen Conclave

On 28th October 2026, NAREDCO President Shri Parveen Jain met senior officials of the Ministry of Housing and Urban Affairs (MoHUA), Government of India, to formally extend an invitation to attend the NAREDCO NextGen Leadership Conclave 2026, scheduled for 2nd December 2026.

The meeting provided an opportunity to brief the officials on the upcoming conclave, its objectives and its role in bringing together emerging real estate leaders, industry stakeholders and policymakers.

The interaction also reflected NAREDCO's continued efforts to strengthen institutional engagement and encourage meaningful dialogue on the future of the real estate sector.



Shri Tokhan Sahu, Hon'ble Minister of State, Ministry of Housing & Urban Affairs, Govt. of India



Smt. Isha, IAS, Joint Secretary, Ministry of Housing & Urban Affairs, Govt. of India



Shri Satendra Pal Singh, IPS, Additional Secretary, Ministry of Housing & Urban Affairs, Govt. of India & Director General, CPWD

NAREDCO Holds First Meeting of Hospitality and Tourism-Linked Real Estate Committee to Explore Sectoral Growth Opportunities

NAREDCO convened the 1st Online Introductory Meeting of its Hospitality and Tourism-Linked Real Estate Committee on 29th October 2026, under the chairmanship of Mr. Manoj Joshi, CMD, Shikhar Properties and Constructions Pvt. Ltd. The meeting was attended by Shri Durga Shankar Mishra, Principal Advisor, NAREDCO, along with other distinguished committee members.

The discussion focused on exploring synergies between the hospitality and real estate sectors, with emphasis on policy frameworks, growth opportunities and recommendations. Members deliberated on promoting hotel development in Tier-II and Tier-III cities, emerging opportunities in senior living and affordable housing, student housing, wellness facilities and serviced accommodation.

The committee also discussed the need for dedicated policy and licensing frameworks for emerging accommodation segments, enhanced Floor Area Ratio (FAR), suitable land-use provisions, affordable financing and greater adoption of Public-Private Partnership (PPP) models. Simplification of environmental clearances and statutory approval procedures was also highlighted as an important requirement for encouraging investment and ensuring timely project implementation.

The members agreed to undertake a state-wise assessment of existing hospitality-related policies in coordination with NAREDCO State Chapters to identify regulatory gaps and successful practices. The consolidated findings will form the basis for comprehensive policy recommendations for the Central and State Governments.

The meeting concluded with a shared commitment to strengthen the integration of hospitality and real estate and unlock new avenues for investment and development across India.

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THE TIMES OF INDIA

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INDIA'S LARGEST ENGLISH NEWSPAPER

Tom Skerritt, who starred in 'Alien', 'M*A*S*H', 'Top Gun', and won an Emmy for 'Picket Fences', dies. He was 93, P 19

TIMESPROPERTY

Making housing attainable for all

Affordable housing is a critical pillar of the realty sector, helping bridge the gap between rising housing demand and affordability

JADAV.KAKOTI
@timesofindia.com



AI GENERATED IMAGE

The affordable housing segment plays a crucial role in the overall real estate sector. "Apart from providing housing facilities, affordable housing can improve the quality of life of people, provide social security, and facilitate upward mobility," shares Parveen Jain, president, NAREDCO. It is also a socio-economic tool for creating jobs and enabling planned urban development, serving as a fundamental solution for the housing needs of the largest demographic segment of the country.

Obstacles to affordable housing

Despite its importance, the sector faces certain challenges that are curbing its progress. Abhishek Raj, founder and CEO, Jenika Ventures, while shedding light on the possible reasons for the same, says, "Rising prices of raw materials, labour costs, and other expenses are making it very hard to ensure affordable prices and quality development at the same time." Another challenge is the lack of available sites that are connected to urban infrastructure and located close to transportation systems and employment opportunities.

Umesh Gowda HA, chairman and founder of Sanjeevini Group, says, "The biggest concern facing affordable housing is the widening gap between rising input costs and the price sensitivity of end-users. These reasons have significantly squeezed developers' margins, making it difficult to launch projects at affordable price points." As a result, many affordable housing projects are being pushed to peripheral locations where social infrastructure, public transport and employment hubs may still be evolving, impacting buyer interest.

What can be done?

To support this sector, industry experts recommend steps such as single-window clearances. These could smooth hurdles for developers delivering affordable homes. Jain says, "Single-window clearances that reduce delays, infrastructure development in emerging locations, reduction in statutory charges, and the provision of low-cost funding for affordable housing projects could make a significant difference. On the demand side, measures such as interest subsidies and tax rebates will help promote affordable housing demand." Additionally, revising the existing unit cap price of Rs 45 lakhs for the segment, delinking unit prices from the carpet area criteria and updating the thresholds to 70 sq mtr for metro cities and 90 sq mtr for tier-I and other cities could incentivise developers to focus on affordable housing projects while making homeownership more accessible to a broader range of income groups.

Anshuman Magazine, chairman and CEO, India, South-East Asia, Middle East and Africa, CBRE, concludes, "With coordinated efforts from policymakers, developers, and financial institutions, the affordable housing sector can continue to play a transformative role in expanding homeownership and fostering inclusive urban development across India."

The Tribune
VOICE OF THE PEOPLE
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RAHUL LAUNCHES 'SATYAGRAHA' PORTAL FOR PROTESTS >> NATION


OF FOUR, INDIA'S TRUCE PLAN BROADEST, SAYS UKRAINE >> WORLD


WEST, CHANDIGARH MONETISED HERITAGE CHAIR >> SPECTRUM

INDIA CAN'T SET HASINA EXTRADITION DEADLINE: ENVOY >> BACK PAGE



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SUNDAY | 4 OCTOBER 2026

Mall space in Delhi-NCR to hit 48.6 mn sq ft by 2031

SUMEDHA SHARMA
TRIBUNE NEWS SERVICE

GURUGRAM, OCTOBER 3

Developers likely to add 51.1 mn sq ft over next 5 yrs

India's organised retail market is set for a major expansion, with developers likely to add 51.1 million sq ft of new mall space over the next five years, and Delhi-NCR is expected to lead the growth, according to a new JLL report.

The report, "Indian Retail 2031: Towards a Future-ready Ecosystem", says total shopping mall stock will reach 143.2 million sq ft by 2031. Delhi-NCR, with about 29 million sq ft of operational mall stock, the highest among the top cities, is projected to reach 48.6 million sq ft. The region accounts for 38 per cent of upcoming supply, and more than half of the new space is expected in Delhi-NCR and Hyderabad together.

Industry leaders say the shift is being driven by changing consumer habits. Parveen Jain, president, NAREDCO, said the pipeline of large-format malls reflected the evolution of retail from a transactional space into an integrated lifestyle experience. Large-format malls will make up 56 per cent of the new supply, or about 28.7 million sq ft, with 30-35 per cent of their space likely to go to entertainment, food and beverage, and services. Jain said this would create more vibrant and experience-led urban centres.

Delhi-NCR is already seeing the effect. It accounted for 20 per cent of India's retail leasing between 2023 and the first half of 2026, with multiple locations in Gurugram, Faridabad, Noida and Ghaziabad, mainly in peripheral areas, emerging as new retail hotspots, the report said.

Pradeep Aggarwal, founder and chairman, Signature Global (India) Ltd, said Delhi-NCR was clearly where the next phase of organised retail would be built. "Shoppers today look for places that combine retail with food, leisure and work, and developers need to plan for that from day one," he said. He cited the company's mixed-use project with RMZ on Southern Peripheral Road, Gurugram, and its upcoming Infinity Mall in Sohna.

Robin Mangla, president, M3M India, said developers would focus on well-located, experience-led destinations that combined retail, dining, entertainment and lifestyle offerings. "In NCR, improving connectivity, expanding consumption catchments and growing urbanisation will further support this evolution."

Sudeep Bhatt, director (strategy), Whiteland Corporation, said technology was also reshaping how such projects were planned and delivered. "Digital twins enable developers to simulate building performance and identify potential design challenges well before construction begins," he said. "The real opportunity lies in combining AI-driven insights with the experience, intuition and on-ground understanding of developers."

Retail stock across the top seven cities stood at 92.1 million sq ft as of June, with vacancy at 11.2 per cent. Average rents are projected to rise from Rs 295.2 to Rs 343.3 per sq ft per month by 2031. JLL expects the top 10 developers to hold about 44 per cent of total mall stock by 2031.

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CITY: PG 2
Court quashes order for inquiry against Min Kapil Mishra in 2020 riots case



NATION: PG 5
BJP optimistic of 'historic' win in Bihar; mocks Rahul



FILM: PG 14
'Channelled my inner Tom Cruise'

'Housing sales may take a hit on higher mortgage rates'

RBI monetary policy to have a bearing on cost and availability of funds: CREDAI president

MPOST BUREAU
New Delhi, October 7


REPRESENTATIVE PIC

KEY POINTS

- CREDAI national president Shekhar Patel and NAREDCO president Parveen Jain said the increase in the repo rate would lead to a rise in interest rates on home loans
- Both Patel and Jain said that the hike in the repo rate should be seen in the context of global uncertainties and inflationary concerns

Costlier home loans could be a dampener for housing sales during the upcoming festive season, according to realtors' industry bodies CREDAI and NAREDCO.

On Wednesday, the Reserve Bank of India raised its benchmark repo rate by 25 basis points to 5.50 per cent, its first hike in nearly four years, while signalling that rate cuts are off the table in the near term and that further hikes could follow amid rising inflation, a weak rupee and higher crude oil prices.

Commenting on the RBI's monetary policy, CREDAI National President Shekhar Patel and NAREDCO President Parveen Jain said the increase in the repo rate would lead to a rise in interest rates on home loans, which in turn could have some impact on housing sales.

Both Patel and Jain said that the hike in the repo rate should be seen in the context of global uncertainties and inflationary concerns.

The CREDAI President stated that the RBI monetary policy would have a bearing on the cost and availability of funds.

"We are also entering the festive season, which is an important period for the housing market, and the increase in borrowing costs could have some impact on sales during this period, although the underlying demand for housing remains strong," Patel said.

Jain noted that the housing demand remains strong at present.

"We expect the impact of this increase on the residential market to remain limited, supported by strong buyer sentiment, festive demand and the long-term need for homeownership," the NAREDCO President said.

The real estate sector will continue to demonstrate strength and resilience in maintaining its current momentum, Jain observed.

Patel further said, "We should understand that for a homebuyer, the interest rate at any particular point is only one part of a much longer decision."

"A home loan is generally a commitment of at least 15 years. During that period, there will be times when rates go up and times when they come down. We should not look at repo rate changes in isolation. What matters is the long-term outlook for the economy and overall growth," he added.

Media Coverages

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2047 में विकसित भारत... दी विल टू इट: मोदी 1

ब्याज दर वृद्धि का रियल एस्टेट पर नहीं होगा असर

मझोले और बड़े आकार के मकानों की बिक्री प्रभावित होने की आशंका से डेवलपर्स कर रहे इन्कार

- ब्याज दर बढ़ने से मिड इनकम वाले खरीदारों का उत्साह कुछ समय के लिए हो सकता है कम
- बैंक बोले, आरबीआइ के फैसले के बाद उन्हें नई ब्याज दरों को लागू करने में लगेगा कुछ समय



जागरण ब्यूरो, नई दिल्ली : आरबीआइ की तरफ से रेपो रेट में 25 आधार अंक की बढ़ोतरी का असर फिलहाल रियल एस्टेट सेक्टर में नहीं दिखने जा रहा है। छोटे मकान की बिक्री पर इसका सीमित असर हो सकता है, लेकिन मझोले और बड़े आकार के मकान पर इस बढ़ोतरी से बिक्री प्रभावित होने की आशंका से रियल एस्टेट डेवलपर्स इन्कार कर रहे हैं। रियल एस्टेट सेक्टर का मानना है कि आरबीआइ ने वैश्विक हालात को देखते हुए महंगाई रोकने के लिए रेपो रेट बढ़ाया है। दूसरी तरफ देश की अर्थव्यवस्था की विकास दर के अनुमान को 6.4 प्रतिशत से बढ़ाकर सात प्रतिशत से अधिक कर दिया। रेपो रेट बढ़ने से बैंक भी सभी प्रकार के लोन की ब्याज दर में 0.25 प्रतिशत या 25 आधार अंक तक का इजाफा करेंगे।

अर्बन मनी के सह-संस्थापक और चीफ बिजनेस ऑफिसर अमित प्रकाश सिंह ने बताया कि रेपो रेट में बढ़ोतरी रियल एस्टेट के लिए बाधक की जगह सहायक का काम करेगा क्योंकि इससे हमारी अर्थव्यवस्था की मजबूती कायम रहेगी और मकान की मांग बनी रहेगी। लड़खड़ाती अर्थव्यवस्था में मकान की मांग टिकाऊ नहीं रह सकती है। सिग्नेचर ग्लोबल के संस्थापक व चेयरमैन प्रदीप अग्रवाल ने बताया कि मजबूत आधार व आगामी त्योहारी सीजन को देखते हुए हमें उम्मीद है कि यह सेक्टर मजबूत बना रहेगा। हालांकि ब्याज दर बढ़ने से मिड इनकम वाले खरीदारों का उत्साह कुछ समय के लिए कम हो सकता है। नवरात्र से लेकर दिवाली तक मकान की बुकिंग और खरीदारी दोनों सामान्य दिनों की तुलना में अधिक होती है। कई बैंकों ने चुपचाप को साफ कर दिया कि आरबीआइ के फैसले के बाद उन्हें अपनी नई ब्याज दरों को लागू करने में कुछ समय लगेगा। उम्मीद की जा रही है नवरात्र के बाद ही ब्याज दरों में बैंक बदलाव करेंगे।

> ब्याज दरों में स्थिरता से रियल एस्टेट सेक्टर को काफी समर्थन मिलता है। फिलहाल आवासीय मांग मजबूत बनी हुई है। मजबूत खरीदारी धारणा, त्योहारी मांग और मकान की खरीदारी की दीर्घकालिक आवश्यकता को देखते हुए हमारा मानना है कि इस बढ़ोतरी का आवासीय मांग पर सीमित असर होगा। -प्रवीण जैन, प्रेसिडेंट, राष्ट्रीय काउंसिल नारेडको

विशेषज्ञ बोले-रेपो रेट में और बढ़ोतरी संभव

नई दिल्ली, प्रेट: विशेषज्ञों ने कहा है कि केंद्रीय बैंक आगामी दिसंबर की नीतिगत समीक्षा में रेपो रेट में 0.50 प्रतिशत तक की एक और बढ़ोतरी कर सकता है। एचडीएफसी बैंक की प्रधान अर्थशास्त्री साक्षी गुप्ता के अनुसार, 'हमारा अनुमान है कि केंद्रीय बैंक अगले कुछ महीनों में कुल मिलाकर दरों में आधा प्रतिशत से 0.75 प्रतिशत की और बढ़ोतरी कर सकता है। अधिक आक्रामक दर वृद्धि का जोखिम इस बात पर निर्भर करेगा कि क्या पश्चिम एशिया का मौजूदा संघर्ष और कच्चे तेल की कीमतों में उछाल लंबे समय तक जारी रहता है।' इक्रा की मुख्य अर्थशास्त्री अदिति नायर ने कहा कि खाद्य-ईंधन, दोनों मोर्चों पर मौजूदा मुद्रास्फीति के रुझानों ने आरबीआइ पर दबाव डाला है, जिसके चलते उसे दर बढ़ानी पड़ी है।



THE TIMES OF INDIA

British PM Andy Burnham asks Royal Air Force to deploy Typhoon fighter jets to protect Saudi cities and infra from aerial attacks by Houthis, P 24

CELEBRATION TIMES

TUESDAY, October 20, 2026 3

Time for new BEGINNINGS

The festive season spells out good times and auspicious occasions for making new purchases, especially for property

Industry players feel the market is witnessing a lot of traction, and demand is all set to surge during the festive season when many decide to make new beginnings



Magicbricks Research Monthly Newsletter in collaboration with NAREDCO

Dear Members,

We are pleased to share the October 2026 edition of the Magicbricks × NAREDCO Monthly Research Newsletter, "The Festive Turn", bringing you the latest insights into India's residential real estate market for July-September 2026.

This edition captures a market turning a corner. After two soft quarters, national housing demand rebounded 8.2% quarter-on-quarter in JAS 2026, breaking a run of declines (-2.2% in JFM and -1.2% in AMJ). Buyers returned ahead of the festive season, although demand remains 9.6% below the same quarter last year, a sign that the recovery is still under way.

For the first time in three quarters, buyers are outrunning listings. Active supply grew only 1.9%, and demand outpaced supply in 11 of 13 cities, with markets tightening most in Ahmedabad, Chennai and Thane. Bengaluru led demand growth at 14.2%, followed by Ahmedabad (13.5%), Navi Mumbai (10.9%), Thane (10.3%) and New Delhi (9.9%), pointing to a strong revival in West India.

Prices held steady, rising 1% nationally. Mumbai (+2.4%) and Chennai (+2.3%) posted the strongest quarterly gains, while Greater Noida (-0.5%) and Gurugram (-0.2%) saw slight dips, in contrast with NCR's strong appreciation in recent years.

The premium segment continues to pull ahead. Demand for homes above ₹3 crore rose 34% in Greater Noida, 22% in Bengaluru and 19% in Noida, and developers are responding, with new ₹3-5 crore supply up 59% in Noida and 31% in Bengaluru. Yet the core of the market remains mid-sized: homes of 750-2,000 sq ft account for 68% of demand, and 2 BHK and 3 BHK homes together make up 79%. Notably, buyers lean towards 2 BHK homes, while 63% of supply is 3 BHK and larger.

The edition also includes a city scorecard tracking demand, supply and prices across all 13 PropIndex cities.

Don't miss the latest episode of Get Real, the official podcast by Magicbricks, featuring Shivani Aggarwal, Chief Operating Officer, Signature Sattva, in conversation with Prasun Kumar, CMO, Magicbricks.

This newsletter is produced by MB Research, drawing on Magicbricks' extensive residential market data and platform insights. It reflects our shared commitment to providing credible, data-led intelligence that helps members and industry stakeholders understand emerging trends across India's real estate ecosystem.

We hope this edition adds value to your understanding of the market and supports informed conversations and decision-making.

For research queries, please write to MBResearch@magicbricks.com.

Warm regards,
Team NAREDCO
In association with Magicbricks Research

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The Festive Turn

Housing demand rebounds 8.2% in July–September after two soft quarters

Buyers return ahead of the festive season — demand outpaces new listings in 11 of 13 cities, though it is still below last year's level.

+8.2%	−9.6%	+1.9%	+1.0%	11 / 13
Housing demand, QoQ — first rise in three quarters	Demand vs JAS 2025 — recovery still incomplete	Active supply, QoQ — trailing demand	National price, QoQ — modest gain	Cities where demand outstripped supply

RESEARCH SUMMARY

Demand. National housing demand rose 8.2% QoQ in JAS'26, breaking a run of quarterly declines (−2.2% in JFM, −1.2% in AMJ). It remains 9.6% below a year earlier. Bengaluru (+14.2%) and Ahmedabad (+13.5%) led, followed by Navi Mumbai (+10.9%), Thane (+10.3%) and New Delhi (+9.9%); Greater Noida (+0.8%), Kolkata (+1%) and Noida (+2.6%) grew least.

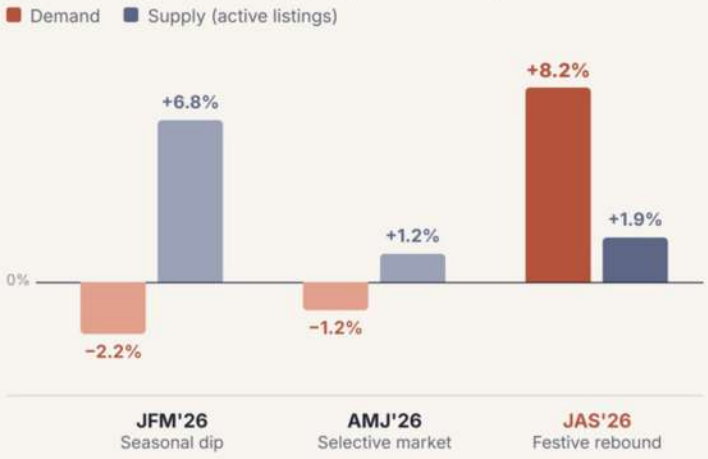
Supply. Active listings rose only 1.9%, so demand outran supply in 11 of 13 cities. Bengaluru (+9.4%), Noida (+7.5%) and Hyderabad (+5.7%) added listings fastest; they contracted in Gurugram (−4.1%), Chennai (−3.9%), Ahmedabad (−2.8%) and Thane (−1.2%).

Prices. Average prices edged up 1% QoQ nationally. Mumbai (+2.4%) and Chennai (+2.3%) posted the strongest quarterly gains, followed by Ahmedabad (+1.5%) and Bengaluru (+1.3%). Prices dipped slightly in Greater Noida (−0.5%) and Gurugram (−0.2%), a contrast with NCR's appreciation in recent years.

Ticket size & format. ₹3 Cr+ demand rose 34% in Greater Noida, 22% in Bengaluru and 19% in Noida. Yet the core is mid-sized: 750–1,250 sq ft (38%) and 1,250–2,000 sq ft (30%) make up 68% of demand, and 2 BHK (42%) plus 3 BHK (37%) make up 79%.

01 · DEMAND VS SUPPLY — THREE QUARTERS OF 2026

National demand & supply, QoQ change



Seasonal dip · JFM'26
Demand slipped 2.2% QoQ while listings jumped 6.8% — supply overtook demand for the first time.

Selective market · AMJ'26
A further 1.2% dip nationally, but Kolkata, Noida and Greater Noida grew — infrastructure corridors over metro status.

Festive rebound · JAS'26
Demand up 8.2% against 1.9% supply growth — buyers are absorbing listings faster than new ones arrive.

DEMAND LEADER	RUNNER-UP	PRICE LEADERS	PRICE DIPS	DEMAND VS LY
Bengaluru +14.2%	Ahmedabad +13.5%	Mumbai +2.4%	Gr. Noida, Gurugram	−9.6% YoY

Watch the Latest Episode of Get Real- the Official Podcast by Magicbricks CLICK HERE

Featuring **Shivani Aggarwal, Chief Operating Officer**, Signature Sattva in conversation with **Prasun Kumar, CMO, Magicbricks**

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CITY SCORECARD

How the 13 PropIndex cities moved in JAS 2026

Quarter-on-quarter change in demand, active supply and price, with the average rate · ranked by demand growth

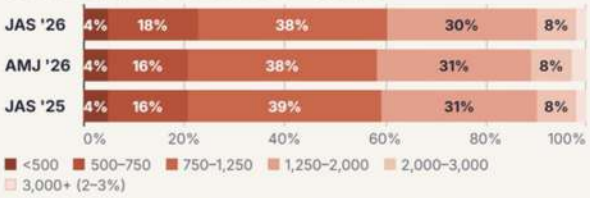
CITY	DEMAND	SUPPLY	PRICE	AVG RATE ₹ PSF	READ
Bengaluru	+14.2%	+9.4%	+1.3%	13,314	Leads demand and supply
Ahmedabad	+13.5%	−2.8%	+1.5%	6,829	Tightening
Navi Mumbai	+10.9%	+0.1%	+0.7%	15,300	Demand ahead of price
Thane	+10.3%	−1.2%	+0.3%	15,950	Tightening
New Delhi	+9.9%	−0.8%	+1.0%	20,700	Mildly tightening
Mumbai	+8.2%	+1.4%	+2.4%	39,000	Price leader
Hyderabad	+8.0%	+5.7%	+0.8%	9,415	Supply building
Chennai	+7.2%	−3.9%	+2.3%	10,697	Tightening
Pune	+5.8%	+1.5%	+0.4%	12,950	Steady
Gurugram	+3.0%	−4.1%	−0.2%	16,911	Listings shrinking, prices soft
Noida	+2.6%	+7.5%	+0.4%	14,150	Premium supply surge
Kolkata	+1.0%	−2.8%	+0.2%	8,581	Subdued
Greater Noida	+0.8%	+3.7%	−0.5%	10,272	Premium-led demand
India	+8.2%	+1.9%	+1.0%	—	National

Demand grew faster than supply in 11 of 13 cities; only Noida and Greater Noida added listings faster than buyers arrived. Demand = searches, supply = active listings, rate = weighted average price (RM + UC), all on Magicbricks.

03 · WHAT BUYERS ARE SEARCHING FOR

Home size: 750–2,000 sq ft is 68% of demand

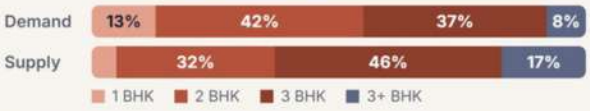
Cover area (sf) wise demand share · QoQ & YoY



In JAS '26, the 750–1,250 sf segment accounted for 38% of demand, while the 1,250–2,000 sf segment contributed 30%, together representing 68% of overall demand.

Format: 2 BHK + 3 BHK is 79% of demand

National share by configuration, JAS'26



Buyers lean 2 BHK; developers lean 3 BHK and larger (63% of supply).

KEY POINTERS — JAS 2026

01 **The festive quarter broke the slide.** After −2.2% in JFM and −1.2% in AMJ, demand rose 8.2% QoQ, though it is still 9.6% below JAS 2025.

02 **Buyers are outrunning listings.** Supply grew just 1.9%; demand rose faster in 11 of 13 cities, tightest in Ahmedabad, Chennai and Thane.

03 **West India is waking up.** Ahmedabad (+13.5%), Navi Mumbai (+10.9%) and Thane (+10.3%) trailed only Bengaluru (+14.2%) on demand.

04 **Prices: Mumbai and Chennai lead.** Up 2.4% and 2.3% QoQ; Greater Noida (−0.5%) and Gurugram (−0.2%) dipped slightly.

05 **Premium is pulling ahead.** ₹3 Cr+ demand rose 34% in Greater Noida, 22% in Bengaluru and 19% in Noida, far above each city's overall growth.

06 **Developers are chasing the top end.** New ₹3–5 Cr supply rose 59% in Noida and 31% in Bengaluru; in Greater Noida it rose only 14% against 34% demand growth.

Want the full picture? Explore the complete PropIndex JAS 2026 report and city-level data.

Access full research reports →

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NAREDCO Kakinada Chapter 01st Home Expo 2026 Curtain Raiser

04.10.2026

NAREDCO Kakinada Chapter 01st Home Expo 2026 Curain Raiser Program was held at Royal Park, Kakinada.



NAREDCO Kakinada Team at 01st Home Expo 2026 Curtain Raiser



NAREDCO North Zone Property Expo 2026 Curtain Raiser Ceremony

09.10.2026

NAREDCO North Zone Property Expo 2026 Curtain Raiser Ceremony was held at Sai Priya Resorts, Rushikonda, Visakhapatnam, hosted by Sri D.R.K. Prasad of Sai Priya Resorts.

Theunder-mentioned were presented.

Chief Guest

1. Shri Mathukumilli Sree Bharat
Member of Parliament
Visakhapatnam

Guest of Honor

2. Shri Ketan Garg, I.A.S
Commissioner
GVMC, VMRDA(I/C)

Special Invitees

3. Shri Gadde Chakradhar
President
NAREDCO AP

4. Shri Ch Venkata Pattabhiram
Chairman
Advisory Committee
NAREDCO North Zone

5. Shri Rahul Sankritya
Deputy General Manager
State Bank of India

The Curtain Raiser Ceremony of NAREDCO North Zone Property Expo 2026, held on 9th October 2026 at Sai Priya Resorts, Rushikonda, Visakhapatnam, was a grand success.

The program was attended by Shri M. Sree Bharat Garu, Hon'ble Member of Parliament, Visakhapatnam, as chief guest, sponsors, media representatives, NAREDCO leaders, EC members.

It was supported by Sri D.R.K. Prasad Garu and the Sai Priya Resorts team.



Sh. A. Ramesh Babu, President, NAREDCO North Zone lamp lighting the curtain raiser event of Property Expo 2026 conducted by NAREDCO North Zone



Shri. D. Papa Rao, Secretary, NAREDCO North Zone & Shri. Ch. Venkata Pattabhi Ram, Chairman Advisory Committee, NAREDCO North Zone, lamp lighting the curtain raiser event of Property Expo 2026 conducted by NAREDCO North Zone



Shri. Gadde Chakradhar, President, NAREDCO Andhra Pradesh lamp lighting the curtain raiser event of Property Expo 2026 conducted by NAREDCO North Zone



Shri. Gadde Chakradhar, President, NAREDCO Andhra Pradesh addressing the gathering at the curtain raiser event of Property Expo 2026 conducted by NAREDCO North Zone



Shri Mathukumilli Sree Bharat, Member of Parliament, Visakhapatnam addressing the gathering at the curtain raiser event of Property Expo 2026 conducted by NAREDCO North Zone

NAREDCO Kakinada Home Expo 2026

09th, 10th & 11th October 2026

NAREDCO Kakinada Chapter three days 01st HOME EXPO 2026 was held at SRMT funcion hall, Kakinada

The Home Expo 2026 was attended by Bucchi Babu, MLA, Mummidivaram as Chief Guest and Smt Karri Padmasri, MLC as a Guest of Honour



Shri. Gadde Chakradhar, President NAREDCO AP Lighting the Lamnp at NAREDCO Kakinada Home Expo 2026



Felicitation to Shri. Gadde Chakradhar, President NAREDCO AP



NAREDCO Team wih MLA Shri. BUCCHI BABU, Mummidivaram





NAREDCO Andhra Pradesh 5th Governing Council Meeting

22.10.2026

NAREDCO AP 5th Governing Council Meeting was held on 22nd October 2026 at 5.00 p.m. at Hyatt Place, Eluru Road, Vijayawada, hosted by NAREDCO Central Zone.





NAREDCO Central Zone launched Amaravati Property Festival 2026 Brochure

22.10.2026

The NAREDCO Central Zone General Body Meeting was held at Hyatt Place Vijayawada, near ESI Bus Stop, Eluru Road, Gunadala, at 7:30 PM on Thursday, October 22, 2026. The highlight of the meeting was the formal launch of the Amaravati Property Festival 2026 brochure by Shri Chukkapalli Ramesh, Chairman, NAREDCO Andhra Pradesh.



Brochure Launch by Shri. Chukkapalli Ramesh, Chairman, NAREDCO Andhra Pradesh

The meeting was attended by senior office-bearers and members of NAREDCO Andhra Pradesh and the Central Zone. The dignitaries present on the dais included Shri Gadde Chakradhar, President, NAREDCO Andhra Pradesh; Shri Chukkapalli Ramesh, Chairman, NAREDCO Andhra Pradesh; Shri Kiran Paruchuri, Secretary General, NAREDCO Andhra Pradesh; Shri Anka Rao, President, Capital Zone; Shri Nadella Vijaya Kumar, President, Central Zone; Shri G. Hari Prasad Reddy, Secretary General, Central Zone; Shri T. Ratna Kumar, Treasurer, NAREDCO Central Zone; and Shri Venkatesh Y, General Manager - Sales & Marketing, KMV Group.

Addressing the gathering, Shri Nadella Vijaya Kumar, President, NAREDCO Central Zone, announced Shri Kiran Paruchuri as the Chairman of the Amaravati Property Festival 2026. The announcement was warmly welcomed by members, who expressed confidence that his leadership and extensive industry experience would ensure the successful organisation of the festival.

Shri Kiran Paruchuri thanked the Central Zone for entrusting him with the responsibility and assured that the festival would be organised on a grand scale, offering a credible and comprehensive platform for developers, financial institutions, and prospective homebuyers in the Vijayawada-Amaravati region.

Shri Gadde Chakradhar, President, NAREDCO Andhra Pradesh, appreciated the Central Zone's initiative and urged all members to extend full cooperation towards the festival. The brochure launch marks the formal beginning of preparations for the event, which aims to showcase reputed projects, housing-finance options, and allied real-estate services under one roof.

Sponsor support

The Amaravati Property Festival 2026 has received strong industry backing:

- Title Sponsor: KMV Group
- Diamond Sponsors: Jaquar and Sunsiri Projects Ltd
- Platinum Sponsors: SV Homes, Malaxmi Group, VRR, Chaturbhuja Properties, and SRK Sree City
- Gold Sponsor: SBI
- Silver Sponsors: Srinidhi Group, Prime Ventures, Siri Projects, Sunrise Lifts, and Union Bank of India

Shri G. Hari Prasad Reddy, Secretary General, NAREDCO Central Zone, expressed gratitude to all dignitaries, members, and sponsors for their valuable support. He expressed confidence that, under the leadership of Festival Chairman Shri Kiran Paruchuri, the Amaravati Property Festival 2026 would emerge as a landmark event for the real-estate sector in Andhra Pradesh.



Shri. G. Hari Prasad Reddy, Secretary General, NAREDCO Central Zone addressing the gathering



Shri. N. Vijaya Kumar,President, NAREDCO Central Zone addressing gathering



Shri. Y. Venkatesh, GM, Sales & Marketing, KMV Spaces addressing gathering



Shri. Gadde Chakradhar, President, NAREDCO Andhra Pradesh addressing the gathering



Shri. Kiran Paruchuri, Secretary General, NAREDCO Andhra Pradesh addressing the gathering



Shri. Chukkapalli Ramesh, Chairman, NAREDCO Andhra Pradesh addressing the gathering

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DELHI



NAREDCO Delhi President Shri Harsh Vardhan Bansal Participated in a Panel Discussion on Housing Reforms

On the occasion of World Habitat Day, Shri Harsh Vardhan Bansal, President, NAREDCO Delhi, participated in a panel discussion on 5th October 2026 at Vigyan Bhawan on the theme **What Changes in the Present Regulations May Help Bridge the Demand-Supply Gap in Housing, and How?**

The session brought together distinguished experts, including:

- Shri Chanchal Rana, IAS, Bhubaneswar Municipal Authority
- Shri Anand Kumar, IAS (Retd.), Former Chairman, Delhi RERA
- Shri Sanjay Shukla, Managing Director, National Housing Bank
- Shri Neeraj Bansal, Senior Partner, KPMG, who moderated the session.

The discussion covered several important aspects of housing policy, regulatory reforms and urban planning, including:

- Urban Planning and In-situ Rehabilitation: Exploring ways to make slum redevelopment more practical and effective.
- Evolution of RERA: Examining regulatory changes before and after RERA and identifying areas that require further improvement.
- Housing for All Income Groups: Discussing the evolution of Low-Income Group (LIG), Middle-Income Group (MIG) and High-Income Group (HIG) housing over the past four decades.
- Inclusive Neighbourhoods: Emphasising the need to integrate affordable and luxury housing within the same urban regions.
- Urban Mobility and Housing Models: Exploring the relevance of international models, including New York's approach to city-centre commuting, in the Indian context.
- Strengthening the RERA Framework: Discussing the need to recognise four key stakeholders in the real estate ecosystem: customers, developers, channel partners and government authorities, ensuring balanced consideration of all four in regulatory decision-making.

A key theme throughout the discussion was Ease of Doing Business, with emphasis on faster approvals, transparent regulations and predictable processes. It was highlighted that delays in approvals directly affect project delivery timelines and increase costs for homebuyers. Simplifying regulatory procedures while maintaining appropriate checks and safeguards can play an important role in accelerating housing development and improving delivery.





NAREDCO Delhi Supported the 4th Edition of The Fortune Leadership Awards as Real Estate Industry Partner

NAREDCO Delhi served as the Real Estate Industry Partner for the 4th Edition of The Fortune Leadership Awards, held on 10th October 2026, bringing together industry leaders and real estate professionals for meaningful discussions and the celebration of excellence.

On the occasion, Shri Harsh Vardhan Bansal, President, NAREDCO Delhi, was invited as the Guest of Honour. He also participated as a panelist in the discussion on **"Mixed-Use Developments: The Next Big Thing?"**, which explored the growing relevance of integrated developments in shaping the future of urban real estate. The session was moderated by Shri Goonmeet Singh Chauhan and featured an eminent panel comprising Shri Suresh Anand (HL Group), Shri Sunil Goel (Numax) and Shri Pratik Tibrewala (M3M).

The discussion brought forward several important perspectives on the future of mixed-use developments and their role in transforming urban real estate. The panelists emphasised the need to move beyond fragmented city planning, bringing residential, commercial and retail spaces together within integrated neighbourhoods where people can live, work and unwind. They highlighted the importance of walkable neighbourhoods, better utilisation of spaces throughout the day, and expanding integrated townships beyond metropolitan cities to Tier 2 and Tier 3 cities.

The discussion also highlighted the need for commercial developments to evolve into vibrant destinations, supported by coordinated infrastructure development, including roads, metro connectivity and utilities. The panelists further discussed the importance of structured financing, sustainable returns, investor confidence, clear risk-sharing mechanisms and patient capital in ensuring the success of mixed-use projects.

The event also featured an insightful panel discussion on **"Real Estate 2.0: Driving Urban Transformation through Technology, Sustainable Development and Policy Integration"**, moderated by Shri Kunal Behrani. The session brought together distinguished voices from across the real estate and allied industries, including Shri Kaustubh Prasad (Sudyog Infraprojects), Ms. Nandni Garg (Raj Darbar Ventures), Shri Viraj Gupta (R P Global), Shri Deepaum Jain (Any Day Designs - TruQ), Ms. Yamini Agarwal (Nimbus Group) and Shri Gian P. Mathur (GPMA).

The panelists explored the future of Indian cities, discussing emerging construction technologies, the integration of sustainability into building design while maintaining housing affordability, evolving homebuyer preferences and changing urban planning trends. The discussion also covered the future of development in an increasingly urbanised Delhi-NCR, the potential of well-planned townships in Tier II and Tier III cities, and key learnings from global urban development models. Further, the panel deliberated on infrastructure-led neighbourhood planning around emerging projects such as Noida International Airport and highlighted the need for better alignment between policy, planning and design to drive sustainable and inclusive urban transformation.

The 4th Fortune Leadership Awards further recognised outstanding achievements and leadership across the industry, celebrating contributions that continue to shape the business and real estate landscape.




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HARSHVARDHAN BANSAL
SUNIL GOEL
YASH MIGLANI
SURESH ANAND
PRATIK TIBREWALA


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NAREDCO Delhi Delegation Engaged with Bihar Government on Development Opportunities Along the Proposed Economic Corridor

On 23rd October 2026, A delegation of NAREDCO Delhi developers met with the Secretary, Road Construction Department, Government of Bihar, to explore opportunities emerging from the proposed Buxar-Bhagalpur Greenfield Expressway, envisioned as Bihar's first economic corridor.

The interaction centred on potential collaboration with NAREDCO in land value capture, innovative financing, investment mobilisation, and the development of strategic nodes along the 336-km, six-lane corridor. The initiative presents significant opportunities for integrated townships, industrial parks, logistics hubs, and planned urban centres, with the potential to attract private investment, strengthen regional connectivity, and drive Bihar's economic transformation through infrastructure-led growth.



NAREDCO Delhi President Shri Harsh Vardhan Bansal Shared Insights on Green Real Estate at NDTV Conclave

On 26th October 2026, Shri Harsh Vardhan Bansal, President, NAREDCO Delhi, participated in a panel discussion on **The Green Imperative: Building for Tomorrow** under the theme **"Building India's Next Decade: Cities. Capital. Communities,"** at the NDTV Real Estate Conclave. The discussion explored how sustainability is transforming the real estate sector and influencing the way future developments are planned, designed and delivered.

He shared his perspectives on the growing relationship between sustainability and modern luxury, highlighting how clean air, natural light, thermal comfort and healthier living environments are becoming essential considerations in premium real estate. He emphasized that green buildings represent a long-term approach to development, focusing on creating spaces that remain efficient and relevant for decades rather than prioritizing short-term outcomes.

The conversation also covered the role of smart technologies in reducing energy consumption and resource wastage through automated lighting, cooling, and energy monitoring systems, while enhancing the resident experience.

Attention was given to water conservation and air quality, especially across Delhi-NCR, where rainwater harvesting, water recycling and improved indoor air quality are becoming increasingly important considerations for homebuyers.

Other key aspects included the potential of sustainable buildings to deliver lower operating costs and stronger long-term value, along with the growing preference among institutional investors, lenders and global occupiers for certified, ESG-aligned real estate assets.

The panel also featured Mr. Anant Ohri, Co-Founder of Aliste Technologies, and Mr. Sanjay Varshney, Chairman of IGBC Delhi Chapter and Executive Director of Signature Global India. The discussion reinforced an important perspective: building for tomorrow requires a long-term vision, responsible practices, technological advancement and collective commitment towards sustainability.

NAREDCO Delhi appreciated the opportunity to be part of such meaningful industry conversations that bring together leaders and experts to exchange perspectives on the future of Indian real estate.



NAREDCO
HARYANA

HARYANA



NAREDCO Haryana Engaged with Bihar Government on Expressway-Led Development Opportunities

Shri Parveen Jain, President, NAREDCO Haryana, met with the Secretary, Road Construction Department, Government of Bihar, to discuss the proposed Buxar-Bhagalpur Greenfield Expressway, envisioned as Bihar's first economic corridor.

The discussion focused on exploring opportunities for early collaboration with NAREDCO in areas such as land value capture, innovative financing, investment mobilisation and the development of strategic nodes along the proposed 336-km, six-lane expressway.

The initiative aims to attract developers and investors, facilitate integrated townships, industrial and logistics hubs, and accelerate Bihar's economic growth through planned urbanisation and infrastructure-led development.





Mr. Siddharth Jain, President, NAREDCO NextGen NCR Met Shri Tokhan Sahu, Hon'ble Minister of State, Housing and Urban Affairs, Govt. of India

Mr. Siddharth Jain, President, NAREDCO NextGen NCR, along with Shri Jay Morzaria, Chairman, NAREDCO NextGen, met with Hon'ble Shri Tokhan Sahu, Minister of State for Housing and Urban Affairs, Government of India, to extend a formal invitation to attend the upcoming NAREDCO NextGen Conclave, scheduled for 2nd December 2026 in New Delhi.

During the meeting, the delegation briefed the Hon'ble Minister on the vision and objectives of the convention, highlighting its focus on bringing together young real estate entrepreneurs, emerging industry leaders and key stakeholders.



NAREDCO
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KARNATAKA



NAREDCO Karnataka's Association with ACE Tech 2026

NAREDCO Karnataka was associated with ACE Tech 2026, held on **9th, 10th and 11th October 2026** at the Bangalore International Exhibition Centre (BIEC), Bengaluru. ACE Tech is one of Asia's leading exhibitions for the architecture, construction, building materials and real estate industries, bringing together developers, builders, architects, manufacturers, suppliers and other industry professionals under one roof.

NAREDCO Karnataka extended its support to this prestigious industry event, strengthening its engagement with the real estate and construction sectors and promoting collaboration, knowledge-sharing and business networking.

Meeting with Karnataka RERA Secretary

As part of the ACE Tech 2026 initiatives, a delegation comprising Mr. Halarameshwara C., Secretary of NAREDCO Karnataka, and Ms. Nishi Suru from the ACE Tech team visited the office of Dr. H. R. Shivakumar, Secretary of the Karnataka Real Estate Regulatory Authority (K-RERA), to extend a formal invitation to participate as a panelist in the Manthana: Namma Bengaluru Vision 2046 panel discussion. During the visit, Dr. H. R. Shivakumar was honoured with a traditional shawl and bouquet as a mark of respect and appreciation. The meeting reflected NAREDCO Karnataka's commitment to fostering meaningful engagement with regulatory authorities and encouraging their valuable participation in discussions shaping the future of Bengaluru's real estate and urban development.



Mr. Halarameshwara C., Secretary of NAREDCO Karnataka, felicitating the Karnataka RERA Secretary, Dr. H. R. Shivakumar dated 7th October 2026

Panel Discussion – Manthana: Namma Bengaluru Vision 2047

On the first day of ACE Tech, **9th October 2026,** NAREDCO Karnataka participated in a panel discussion titled **"Manthana: Namma Bengaluru Vision 2047".** The session was moderated by Mr. Manoj M. Lodha, Chairman of NAREDCO Karnataka, with distinguished panellists Dr. Hariharan Chandrashekar, Mr. Dushyant Dubey, Mr. Srikanth Narasimhan and Mr. Halarameshwara C., Secretary of NAREDCO Karnataka.

The discussion explored an inspiring vision for Bengaluru's future, focusing on sustainable urban development, infrastructure growth, responsible real estate development, improved urban planning and the creation of a more liveable city. The panellists shared valuable perspectives on the opportunities and challenges that will shape Bengaluru over the coming decades. The session encouraged meaningful dialogue on building a future-ready Bengaluru by 2046 through collaborative efforts among government bodies, developers, industry stakeholders and citizens.



Distinguished panelists gathered on stage during the panel discussion at ACE Tech



Mr. Manoj M. Lodha, Chairman of NAREDCO Karnataka and Moderator of the ACE Tech 2026 panel discussion, receiving a memento on stage



Mr. Halarameshwara C., Secretary of NAREDCO Karnataka, receiving a memento at ACE Tech



All the distinguished panelists receiving mementos in recognition of their valuable contributions and participation in the ACE Tech 2026 panel discussion 9th October 2026

NAREDCO Karnataka Stall and Membership Outreach

NAREDCO Karnataka set up a stall at the ACE Tech exhibition to increase awareness of the organisation and connect with professionals across the real estate and construction industries. The stall received visits from numerous delegates, builders, developers and other industry representatives who showed keen interest in learning about NAREDCO Karnataka's objectives, activities and membership opportunities.

The team interacted with visitors, explained the benefits of becoming members of the association and highlighted the networking opportunities available through its connection with national NAREDCO. The exhibition provided an excellent platform to establish new industry contacts, strengthen professional relationships and encourage prospective members to join NAREDCO Karnataka. These interactions marked a positive step towards expanding the association's membership base and strengthening its presence within the real estate sector.





NAREDCO Karnataka Stall at ACE Tech on 9th October 2026

NAREDCO
MAHARASHTRA

MAHARASHTRA



NAREDCO Maharashtra Hosted Japanese Delegation from Urban Renaissance Agency

On 10th October 2026, NAREDCO Maharashtra had the pleasure of hosting a delegation from URBAN RENAISSANCE AGENCY, Japan, for an insightful presentation showcasing their work, expertise, and urban development initiatives in Japan.

The interaction provided an opportunity to exchange perspectives on urban development and explore potential opportunities in the Indian real estate landscape, particularly in Mumbai.

As global expertise and local opportunities converge, such engagements pave the way for meaningful dialogue, knowledge exchange, and future possibilities. A token of appreciation was presented to the delegation in recognition of their visit and the valuable exchange of insights.






NAREDCO
MAHARASHTRA


NAREDCO
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MAHARASHTRA



NAREDCO Maharashtra Participated in MHADA's Redevelopment Conference & Investors Meet

On 14th October 2026, NAREDCO Maharashtra participated in the Redevelopment Conference and Investors Meet organised by the Maharashtra Housing and Area Development Authority (MHADA) at MCA Club, Bandra Kurla Complex (BKC), Mumbai.

The conference brought together key stakeholders from the real estate and housing sectors to deliberate on redevelopment opportunities, investment prospects and emerging initiatives in Maharashtra.

The programme featured presentations on MHADA's Rental Housing Portal and the proposed MHADA Commercial Complex at Tathawade, Pune, followed by addresses from industry representatives and an open discussion.



NAREDCO Maharashtra Joins WOFX 2026 as Ecosystem Partner

NAREDCO Maharashtra is participating as an Ecosystem Partner in WOFX - World Furniture Expo 2026, India's Furniture First Industry-led B2B Trade Show, which brings together furniture brands, manufacturers, retailers, designers and industry professionals on a common platform to foster collaboration, networking and business opportunities.

Scheduled from 8-10 December 2026 at the Bombay Exhibition Centre, Mumbai, the expo will showcase diverse segments across furniture, interiors and allied industries, opening new avenues for industry engagement and growth.



NAREDCO Maharashtra Supports the 3rd Mumbai Redevelopment Summit 2026

The 3rd Mumbai Redevelopment Summit 2026, presented by FIRST Construction Council, in association with Construction World, with NAREDCO Maharashtra as Supporting Partner, brought together industry voices to explore the future of Mumbai's urban transformation.

A platform for meaningful conversations, fresh perspectives and new opportunities to rebuild Mumbai.



Media Coverages

RBI hikes repo rate by 25 BPS

The RBI has raised the repo rate by 25 bps to 5.5 per cent, marking the first rate hike since February 2023

POOJA.MAHIMKAR
@timesofindia.com

Just as the real estate sector had predicted, the Reserve Bank of India's Monetary Policy Committee (MPC) on Wednesday voted unanimously to increase the policy repo rate under the liquidity adjustment facility (LAF) by 25 bps to 5.50 per cent. The MPC also decided to change the stance to calibrated tightening. This is the first increase since February 2023; according to the MPC, renewed conflict in West Asia and volatile crude oil prices have clouded the global outlook. Inflationary pressures have prompted major central banks to turn hawkish, with the US Fed raising rates by 25 bps in September.

In the Indian real estate market, the 25-basis-point repo rate hike is likely to have a greater impact on the affordable and mid-income segments, where homebuyers tend to be more sensitive to changes in EMIs and borrowing costs.

"Take the example of a Rs 50 lakh home loan with a 20-year tenure. Assuming the full 25-basis-point increase is passed on to the borrower, an interest rate moving from eight per cent to 8.25 per cent would raise the EMI by around Rs 780 a month, adding roughly Rs 1.88 lakh to the interest outgo over the life of the loan. Lenders may instead extend the tenure to contain the increase in EMI," explains Anurag Goel, director, Goel Ganga Developments.

It remains to be seen how the market responds to the rate hike, particularly as developers and lenders roll out subvention schemes, incentives and flexible payment options during the festive quarter. As far as commercial real estate is concerned, market experts expect varied impact on office space, warehousing and retail segment, with demand being driven by business cycles. "With increased borrowing costs, cap rates for commercial real estate may also see an increase, with impact being more visible on REITs and institutional investors. While demand for Grade A offices with assured rentals will sustain, there may be further delay in refinancing for weaker assets," informs Vijay Raundal, managing director, Teerth Realties.

Higher home-loan costs may prompt some price-sensitive buyers to defer their purchases, while developers could also face higher borrowing costs. "However, this increase alone is not expected to significantly disrupt housing demand. The aspiration for homeownership and lifestyle upgrades continues to support the residential market. Buyers may become more selective, placing greater emphasis on affordability, location and developer credibility. The market is cautiously optimistic about the months ahead, with the festive season expected to support enquiries and purchase decisions," opines Rayan Munawer, founder and CEO, Terray Realty.

"The sector has demonstrated resilience through this cycle, supported by robust growth fundamentals and strong buyer intent. What matters from here is where inflation and interest rates go," shares Anshuman Magazine, chairman and CEO, India, South-East Asia, Middle East and Africa, CBRE.

"Developers would now focus on maintaining affordability, ensuring smooth transmission of rates and sustaining consumer confidence, especially during the ongoing festive and peak homebuying season. The situation can still be effectively managed if the reform measures expected from both the Central and State Governments are accelerated, particularly faster and more predictable project approvals, rationalisation of GST, and enabling RBI-regulated lending for legitimate project-related premiums and instalment payments payable by developers. Such measures would help offset some of the increased financing pressure, improve project viability, support the timely supply of housing and, most importantly, protect the momentum of the housing sector and the broader economy," says Kamlesh Thakur, president, NAREDCO Maharashtra.



प्रापर्टी मार्केट में तेजी कायम

मुंबई में 14 साल का रिकॉर्ड टूटा सितंबर में 12,622 घरों की रजिस्ट्री

12 दिन के गणेशोत्सव में बिके 5,379 घर | राज्य सरकार की तिजोरी में जमा हुए 640 करोड़



वरिष्ठ संवाददाता | मुंबई. तिंबर में मुंबई के रियल एस्टेट बाजार में बंपर उछाल देखने को मिली। खासकर गणेशोत्सव के दौरान घरों की बिक्री ज्यादा हुई। प्रॉपर्टी कंसल्टेंसी नाइट फ्रैंक इंडिया की रिपोर्ट के मुताबिक, सितंबर 2026 में मुंबई में कुल 12,622 प्रॉपर्टी रजिस्ट्रेशन हुए। यह पिछले साल के मुकाबले 5 फीसदी ज्यादा है। सितंबर महीने के लिहाज से बीते 14 साल में सबसे बड़ा आंकड़ा है। गणेशोत्सव के 12 दिन (14 से 25 सितंबर) में ही 5,379 घरों की रजिस्ट्री हुई। साल-दर-साल के आधार पर 22 फीसदी की वृद्धि हुई। इन 12 दिनों में राज्य सरकार की तिजोरी में स्टाम्प ड्यूटी से 640 करोड़ रुपए जमा हुए।

नवरात्र-दिवाली तक जारी रहेगी तेजी

रियल एस्टेट दिग्गजों ने कहा कि मजबूत मांग मुंबई के प्रापर्टी बाजार में घर खरीदारों के भरोसे का सबूत है। नरेडको महाराष्ट्र के अध्यक्ष कमलेश ठाकुर ने कहा कि 12,600 घरों की बिक्री का आंकड़ा पार करना अहम उपलब्धि है। गणेशोत्सव में इसे दिशा मिली है। इन्फ्रास्ट्रक्चर और कनेक्टिविटी बेहतर होने से नवरात्र, दशहरा और दिवाली तक प्रापर्टी की मांग कायम रहेगी।

घर खरीद प्राथमिकता: सुपर्ब रियल्टी के प्रबंध निदेशक (एमडी) शिल्पिन तातेर ने कहा सितंबर जैसे उतार-चढ़ाव वाले महीने में 12,600 प्रापर्टी का रजिस्ट्रेशन बताता है कि मुंबईकर घर खरीद को प्राथमिकता दे रहे हैं। ट्रांसकॉन डेवलपर्स की निदेशक श्रद्धा केडिया-अग्रवाल ने बताया कि सबअर्बन माइक्रो-मार्केट और ट्रांजिट-ओरिएंटेड लग्जरी प्रोजेक्ट्स की मांग सबसे ज्यादा है।

गणेशोत्सवात घरखरेदीचा उत्साह; केवळ १२ दिवसांत ५,३७९ घरांची विक्री

मुंबई : पुढारी वृत्तसेवा

यावर्षी सप्टेंबर महिन्यात आलेल्या गणेशोत्सवामुळे मुंबईतील निवासी बाजारपेठेत विक्रमी गृहविक्री पाहायला मिळाली. सप्टेंबर २०२६ मध्ये १२ हजार ६२२ मालमत्तांची विक्री झाली. हे प्रमाण गेल्या वर्षीच्या तुलनेत ५ टक्क्यांनी अधिक असून गेल्या १४ वर्षांतील सप्टेंबर महिन्यांतील ही सर्वाधिक विक्री आहे.

यावर्षी १४ ते २५ सप्टेंबरदरम्यान गणेशोत्सव साजरा झाला. या दिवसांत घरखरेदीसाठी अधिक उत्साह दिसून आला. या केवळ १२ दिवसांच्या कालावधीत ५ हजार ३७९ घरांची विक्री झाली. यात वार्षिक २२ टक्के वाढ नोंदवली गेली. या गृहविक्रीतून राज्याच्या तिजोरीत मुद्रांक शुल्काच्या रुपात ६४० कोटींची भर पडली आहे. नाईट फ्रँक इंडियाच्या अहवालातून ही बाब समोर आली आहे.

विकासकांमार्फत होत असलेल्या पायाभूत सुविधांमधील सुधारणा, उत्तम दळणवळण आणि स्थिर आर्थिक पाया या घटकांमुळे येणाऱ्या नवरात्रोत्सव, दसरा आणि दिवाळीच्या काळात हा उत्साह आणखी वाढेल, अशी आशा नरेडको महाराष्ट्रचे अध्यक्ष कमलेश ठाकूर यांनी व्यक्त केली. मुंबईत पायाभूत सुविधांच्या विकासामुळे प्रवासाचा वेळ कमी होत असल्याने ट्रान्सिट-ओरिएंटेड लक्झरी आणि सेमी-लक्झरी प्रकल्पांना खरेदीदारांची मोठी मागणी राहील, असा अंदाज ट्रान्सकॉन डेव्हलपर्सच्या संचालक श्रद्धा केडिया-अग्रवाल यांनी व्यक्त केला.

City records over 12,600 property registrations in Sept, a 14-yr high

Sweety Bhagwat
MUMBAI

5,379 properties registered during Ganesh Chaturthi; state collects ₹1,227 crore stamp duty in Sept

Mumbai recorded 12,622 property registrations in September, marking a 5% year-on-year (YoY) rise and the highest registration count for the month in more than 14 years, according to data from the Maharashtra Department of Registration and Stamps analysed by Knight Frank India.

Despite the rise in registrations, the Maharashtra government collected ₹1,227 crore in stamp duty during September, registering a 5% decline compared with the corresponding month last year. According to the analysis, the decline was primarily due to a change in the transaction mix.

The city also witnessed a sharp increase in property registrations during the Ganesh Chaturthi period. Between September 14 and 25, Mumbai recorded 5,379 registrations, up 22% from the year-ago period and the highest registration activity during the festival period in the last four years.

Stamp duty collections during the festive period stood at ₹640 crore, recording a 32% YoY increase. The festival-period collections accounted for more than half of the total stamp duty revenue recorded in Mumbai during September.

Shishir Baijal, international partner, chairman and managing director, Knight Frank India, said, "Well-located developments supported by quality infrastructure are likely to remain relevant to buyers as market activity evolves."

Kamlesh Thakur, President, NAREDCO Maharashtra, said, "Crossing 12,600 registrations reflects sustained demand and strong consumer confidence in real estate market."

Shilpin Tater, managing director, Superb Realty "The strong festive buying during Ganesh Chaturthi shows the enduring sentiment around homeownership in MMR."

NAREDCO
RAJASTHAN

RAJASTHAN



RAJREDCO Participated in Blood Donation Camp

On 2nd October 2026, on the auspicious occasion of Gandhi Jayanti and the birthday of Shri Mukesh Sogani, a Mega Blood Donation Camp was jointly organised by Creative Projects Construction Pvt. Ltd., RAJREDCO and Rotary Club Jaipur Central at the Institute of Engineers, Tonk Road, Jaipur.

Special recognition was accorded to Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, for his support and contribution towards the initiative. The organisers also acknowledged the dedicated efforts of Smt. and Shri Girdhari Singh Shekhawat and the entire CPC family, Shri Nagendra Choudhary, Smt. and Shri Hemendra Sharma, Smt & Shri Dr. S.K. Kala, Shri Ashutosh Mitruka, Shri Prateek Srivastava, Smt. Aarti Dubey, Shri Ashok Bafna, Dr. J. S. Sehgal, Shri Arun Sharma, Shri Mukesh Sogani, Shri Mohit Saxena, Shri Madan Kapuria, Dr. Anand Jindal, Shri Ashok Tater and Shri Mahendra Gupta.

The collective involvement, commitment and generous support of all contributors made the initiative successful. The camp reflected the values of humanity, compassion and social responsibility, reinforcing the importance of coming together for a meaningful cause.

A noble initiative that celebrated the spirit of giving, saving lives and serving society.




CPC


In Association with
Creative Projects & Contractors P. Ltd.
BLOOD DONATION CAM




In Association with
Creative Projects & Contractors P. Ltd.




CPC


Rotary Club Jaipur Cent
In Association with
Creative Projects & Contractors P. Lt
BLOOD DONATION CA

Shri Ashok Patni Recognised as a Major Donor of The Rotary Foundation

Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, was honoured with the prestigious recognition of Major Donor of The Rotary Foundation on 3rd October 2026 at a seminar held at Jaipur Club. The recognition celebrated his commitment to philanthropy, generosity and the Rotary motto of "Service Above Self."

The occasion was graced by the presence of Smt. Vasundhara Raje Scindia, Former Chief Minister of Rajasthan and Senior Vice President, Bharatiya Janata Party; Rtn. Gurjeet S. Selhon, Director, Rotary International; Rtn. Ravishankar Dakoju, District Governor, RID-3192; Rtn. Arun Bagadia, District Governor, RID-3057; Padma Bhushan Dr. R. Mehta, Former Chairman, Securities and Exchange Board of India (SEBI); Shri Nivrutti Somnath Avhad, IAS; Rtn. Ajay Kala; Rtn. Nirmal Kunawat; Rtn. Nirmal Singhvi; Rtn. Balwant Chirana; Rtn. Dr. Rakhi Gupta, Past District Governors, RI District-3056; and Rtn. Shri Deepak Sukhadia, District Governor-Elect, RID-3056, along with several other distinguished personalities from the service sector.

Their gracious presence and insightful addresses added significance to the occasion, making it a memorable celebration of service, leadership and philanthropy.







Shri Ashok Patni Met Joint Secretaries of Disaster Management and Planning, Govt. of Rajasthan

On 11th October 2026, Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, engaged in a constructive discussion with Shri Utsha Choudhary, IAS, Joint Secretary, Disaster Management, and Smt. Shilpa U. Choudhary, IAS, Joint Secretary, Planning, at the BSF Institute, New Delhi.

The interaction provided an opportunity to exchange perspectives on key aspects of disaster management, planning, and coordinated efforts towards strengthening institutional engagement and development initiatives.



Shri Ashok Patni Met Shri Debashish Prusty, IAS, Additional Secretary, Ministry of Financial Services, and Shri J. C. Mohanty, IAS, Additional Chief Secretary (Retd.)

On 11th October 2026, Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, engaged in a meaningful discussion with Shri Debashish Prusty, IAS, Additional Secretary, Ministry of Financial Services and Shri J. C. Mohanty, IAS, Additional Chief Secretary (Retd.), Government of Rajasthan at the BSF Institute, New Delhi.

The meeting provided a platform for exchanging perspectives on key matters of financial services, governance, and administrative priorities, while exploring avenues for greater coordination and collaboration.



Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO Met Shri Sudhansh Pant, IAS, Secretary, Ministry of Social Justice, Government of India

On 12th October 2026, Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, along with Ms. Preeti Singh, Additional Director General, NAREDCO, and Mr. Nilabh Gangwar, Deputy Director General, NAREDCO, met Shri Sudhansh Pant, IAS, Secretary, Ministry of Social Justice, Government of India, at his chamber in New Delhi and presented him with a memento.

During the meeting, Ms. Preeti Singh briefed Shri Sudhansh Pant on NAREDCO's activities and key initiatives, while Mr. Nilabh Gangwar highlighted the organisation's efforts in the area of Skill Development.

Following the discussion, Shri Sudhansh Pant advised Ms. Preeti Singh to submit a detailed proposal on Skill Development for further consideration. The meeting provided an opportunity to explore potential areas of engagement and collaboration, particularly in strengthening skill development initiatives.



RAJREDCO Participated in Pravasi Rajasthani Samwad 2026

On 16th October 2026, Shri Ashok Patni, State Convener & Vice Chairman, RAJREDCO, along with Shri Nagendra Choudhary, Convener-BCC; Shri N. K. Gupta, Chairman and Managing Director, Mangalam Group; and Shri Ashok Agarwal, RAJREDCO, participated in Pravasi Rajasthani Samwad 2026, organised by the Government of Rajasthan at the Rajasthan International Centre (RIC), Jaipur. They interacted with Pravasi Rajasthanis, exchanging perspectives and exploring opportunities for partnerships and investments to contribute towards the development and progress of Rajasthan.

The programme was graced by Shri Bhajan Lal Sharma, Hon'ble Chief Minister of Rajasthan, as the Chief Guest, in the presence of Deputy Chief Ministers Princess Smt. Diya Kumari and Shri Prem Chand Bairwa, along with several distinguished dignitaries including Shri Sunil Kothari, Mayor, Jaipur; Shri Sikhar Agarwal, IAS, Additional Chief Secretary, Industries & Chairman, Rajasthan State Industrial Development and Investment Corporation (RIICO); Shri Alok Gupta, IAS, Additional Chief Secretary, Urban Development and Housing (UDH) & Chairman, RAJREDCO; Shri Rajesh Yadav, IAS, Additional Chief Secretary, Education; Smt. Gayatri Rathod, IAS, Principal Secretary, Medical and Health Department; and Shri Arvind Poswal, IAS, Commissioner, Rajasthan Housing Board (RHB).



NAREDCO
TAMIL NADU

TAMIL NADU



Inaugurated BUILD EXPO 2026 as a Chief Guest Organised by Chennai Civil Engineers Association

On 10th October, 2026, Shri P. Manishankar, President, NAREDCO Tamil Nadu, was invited as a Chief Guest to inaugurate BUILD EXPO 2026, organised by the Chennai Civil Engineers Association, affiliated with the Federation of All Civil Engineers Associations of Tamil Nadu & Pondicherry. He also addressed the gathering, highlighting the key strengths and benefits of associating with NAREDCO Tamil Nadu.









NAREDCO Tamil Nadu EC Meeting Conducted at Green Homes, T. Nagar, Chennai 600 017



NAREDCO Tamil Nadu EC Meeting Chaired with State Chairman

MEETING DETAILS

Date	13 October 2026
Time	5:00 PM
Venue	GreenHomes, North Usman Road, T. Nagar, Chennai – 600 017

1. PARTICIPANTS

1. DR. G. Gnanasehar Devadason – State Chairman
2. Mr. P. Manishankar – State President
3. Mr. V. Shankar – State General Secretary
4. CA. Vijay J. Reddy – State Treasurer
5. Mr. Chitturi Eswar Chandra – State Executive Vice President
6. Mr. Natarajan K. – State Vice President
7. Mr. V. Murugesan – State GC Member

2. AGENDA AND MINUTES OF DISCUSSION

1. **Sponsorship for the Monthly Meeting**

   The members discussed sponsorship opportunities and the arrangements required for the successful conduct of the for thcoming monthly meeting.

2. **Confirmation of the Monthly Meeting Date**

   The nextmonthly meeting of NAREDCO Tamil Nadu was confirmed for 17th November 2026.

3. **Change of Venue – Hotel**

   The members discussed the possibility ofchanging the hotel venue for the forthcoming monthly meeting, taking into consideration the event requirements, facilities and overall budget.

4. **Budget for the Monthly Meeting**

   The estimated expenditure for conducting the monthly meeting was discussed, with a proposed budget range of ₹6,00,000 to ₹7,00,000.

5. **Confirmation of Speakers and Topics**

   The members discussed confirming the speakers and selecting relevant topics to ensure that the meeting provides useful insights and knowledge to participants.

6. **Appreciation for the Monthly Meeting Held on 25th September 2026**

   The members congratulated CA. Vijay J. Reddy, State Treasurer, NAREDCO Tamil Nadu, on the successful conduct of the brainstorming session titled "Decoding GST on Joint Development Agreements" at the monthly meeting held on 25th September 2026. His contribution and efforts in facilitating a valuable knowledge-sharing session on GST implications relating to joint development agreements were appreciated.

7. **Dress Code**

   The dress code for the monthly meeting was discussed with a view to maintaining a professional and uniform appearance among participants and office bearers.

8. **Active Participation of Office Bearers and GC Members**

   The importance of active participation by Mr. P. Prabakar, State Vice President, and Mr. K. Kannan, State GC Member, in the association's activities and initiatives was discussed.

9. **Membership Development and Active Role – Mr. Sakthinarayanan, Youngman Group**

   The members discussed the proposal concerning Mr.Sakthinarayanan of Youngman Group, including his induction as a new member and the possibility of assigning him an active position within the association. The eligibility criteria and the minimum number of new members to be enrolled through his efforts, as a condition for assigning an active position, were also discussed.

10. **Trichy Issue – Second Reminder Letter**

    It was discussed that a second reminder letter should be issued regarding the Trichy issue to ensure appropriate follow-up and further action.

11. **Programme Duration**

    The overall duration and schedule of the monthly meeting programme were discussed to support effective time management and smooth execution.

12. **Technical Knowledge Session – Reliable Survey**
The proposal to organise a technical knowledge session in association with Reliable Survey was discussed. The proposed session is intended to provide relevant technical knowledge and professional insights to members.

13. **Sponsorship Commitments and Financial Support**
Sponsorship arrangementsandfinancial support for the forthcoming monthly meeting were discussed. Sponsorship commitments in the range of ₹60,000 to ₹80,000 were discussed, along with the need to secure additional sponsorships and financial support to meet the overall event expenditure.

14. **Membership Promotion Among Layout Promoters**
The members discussed strategies to promote NAREDCO Tamil Nadu membership among layout promoters, expand the association's outreach and strengthen participation from the industry.

15. **Separate Name Badges for EC Members and Office Bearers**
It was finalised that separate name badges would be provided for Executive Committee (EC) members and office bearers to ensure clear identification during meetings and association events.

16. **Updating Contact Details of All Members**
The need to update and maintaincurrentcontact details for all NAREDCO Tamil Nadu members was discussed to facilitate effective communication and coordination.

17. **Mandatory Display of the NAREDCO Tamil Nadu Logo**
The members discussed the requirement that NAREDCO Tamil Nadu members display the NAREDCO Tamil Nadu logo on their advertisements, business cards and other relevant promotional materials. The discussion noted that this requirement would also apply to members associated with CREDAI, with the objective of promoting the identity and visibility of NAREDCO Tamil Nadu.

18. **Welcome Kit for New Members**
The proposal to introduce a welcome kit for new members was discussed. Suggested items included a framed membership certificate, a visiting card holder and other suitable materials to provide a formal and professional welcome.

19. **NAREDCO Tamil Nadu Membership Certificate – Design and Content**
The design & content of the NAREDCO Tamil Nadu membership certificate were discussed & confirmed.

20. **Exclusive Website and Social Media Channels**
The members discussed creatingan exclusive website and official YouTube and Facebook channels for NAREDCO Tamil Nadu. These platforms would be used to publish regular updates on the association's activities, meetings, events, initiatives and membership-related information, strengthening its digital presence and outreach.

Shri P. Manishankar Participated as Guest of Honour at Workshop on Real Estate RERA and GST

On 16th October, 2026, Shri P. Manishankar, President, NAREDCO Tamil Nadu, participated as the Guest of Honour in a one day workshop on Real Estate RERA and GST, organised by the Institute of Chartered Accountants of India (ICAI), Southern India Regional Council (SIRC). The workshop was chaired by Mr. K. Phanindra Reddy, Chairperson, Tamil Nadu Real Estate Regulatory Authority (TNRERA), and CA. Subba Rao Muppala, Chairman, SIRC of ICAI.





Chaired with Mr. K. Phanindra Reddy, Chairperson, TNRERA, CA. Subba Rao Muppala, Chairman, ICAI., Chennai

3. SUMMARY OF KEY CONFIRMATIONS AND FINANCIAL DETAILS

Next Monthly Meeting	17th November2026
Estimated Event Budget	₹6,00,000-₹7,00,000
Sponsorship Commitments Discussed	₹60,000-₹80,000
Membership Certificate Design and Content	Confirmed
Separate Name Badges for EC Members and Office Bearers	Finalised
Trichy Issue	Second reminder letter to be sent
Recognition	CA. Vijay J. Reddy was congratulated for the successful brainstorming session on "Decoding GST on Joint Development Agreements" held on 25th September 2026.

4. CONCLUSION

The meeting concluded with high tea and refreshments, followed by general discussions among the participants. The participants exchanged views on matters relating to the development, membership and activities of NAREDCO Tamil Nadu. Thereafter, the meeting was concluded and the participants dispersed.



GUEST OF HONOUR - One day workshop on Real Estate RERA and GST organised by Institute of Chartered Accountants of India (ICAI), Chennai



Technical Session on REAL ESTATE RERA and GST by CA Vinay, Chartered Accountant

NAREDCO
TELANGANA

TELANGANA



1. NAREDCO Telangana GC Meeting

NAREDCO Telangana Governing Council Meeting was held on 13.10.2026.

2. NAREDCO Telangana Monthly General Body Meeting

NAREDCO Telangana Monthly General Body Meeting was conducted on 30.10.2026



NAREDCO Telangana Monthly Meeting dated 30th October 2026





Members at the meeting



Presentation by Dr. Saandeepani Vajje on "Mainstreaming Green & Resilient Buildings across the world"











Members expressing their views on Property Show 2026

3. Exclusive Workshop on New TG RERA Q2 Quarterly Progress Report (QPR) Filing Module

With the new TGRERA QPR Filing Module scheduled to go live on October 20, 2026, NAREDCO Telangana in collaboration with TGRERA organized an exclusive interactive workshop on 13.10.2026 at NAREDCO Telangana Office to help developers ensure a smooth transition and seamless compliance for upcoming Q2 QPR submissions.

TG-RERA officials explained the details and initiated IT support to walk through the updated portal features and answered member's queries.

Key officials of TGRERA, few members from NAREDCO Telangana along with their representatives and members of CREDAI Hyderabad attended the workshop.



Presentation of Saplings to Telangana RERA Officials by NAREDCO Telangana Members

4. iDAC Summit at ITC Kohenur

Infrastructure Development Architecture and Construction (IDAC) Hyderabad Chapter conducted a Summit on 16th Oct 2026 at ITC Kohenur, Hyderabad.

Mr. K Sreedhar Reddy, President, NAREDCO Telangana was the Panel Speaker for the Panel Discussion on "Homes as Legacy: Crafting the Future of Luxury Homes".

5. Press Conference - NAREDCO Telangana 16th Property Show 2026

A Press Conference was conducted on 22.10.2026 to announce the NAREDCO Telangana Property Show 2026.



Mr. K Sreedhar Reddy, President, NAREDCO Telangana addressing the media at the Property Show Press Conference



Mr. R Venkateswara Rao, Secretary General, NAREDCO Telangana addressing the media at the Property Show Press Conference



Presentation on "Glimpses of Previous Property Shows", advertising support of Property Show 2026 by Mr. Kali Prasad Damera, Executive Vice President, NAREDCO Telangana at the Press Conference



Mr. K Gopala Krishna, Executive Vice President, NAREDCO Telangana addressing the media at the Property Show Press Conference



Question & Answer session amongst NAREDCO Telangana Members and Media at the Press Conference

6. NAREDCO Telangana Property Show 2026

NAREDCO Telangana Property Show 2026 was held on 30th, 31st Oct and 01st Nov 2026 at Hall-4, HITEX, Hyd. Chief Guest on 30.10.2026:- Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister and Minister of Finance & Planning, Energy; Guest of Honour:- Mr. Adluri Laxman Kumar, Hon'ble Minister for Scheduled Castes Development Department, Tribal Welfare Department, Department for Empowerment of Persons with Disabilities, Senior Citizens and Transgender persons; Special Guest: Mr. T Bhanu Prasad Rao, MLC; Chief Guest for Valedictory Ceremony on 01.11.2026:- Mr. G Kishan Reddy, Hon'ble Cabinet Minister for Coal & Mines, Govt of India.



Inauguration of NAREDCO Telangana Property Show 2026 by Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy, Govt. of Telangana on 30.10.2026



Hon'ble Minister's visiting the Stalls at the Property Show



Presentation of Sapling to Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy Dept by Mr. Kushlav Reddy, Vaasavi Group at the NAREDCO Telangana 16th Property Show



Presentation of Sapling to Mr. Adluri Laxman Kumar, Hon'ble Minister for Scheduled Castes Development Department, Tribal Welfare Department, Department for Empowerment of Persons with Disabilities, Senior Citizens and Transgender Persons by Ms. Satabdee Sengupta, Jayabheri Group at the NAREDCO Telangana 16th Property Show



Lighting of Lamp by Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy Dept, Govt of Telangana at the Property Show on 30.10.2026



Welcome address by Mr. K Sreedhar Reddy, President, NAREDCO Telangana at the NAREDCO Telangana 16th Property Show



Address by Mr. T Bhanu Prasad Rao, MLC at the NAREDCO Telangana 16th Property Show



Address by Mr. Adluri Laxman Kumar, Hon'ble Minister for Scheduled Castes Development Department, Tribal Welfare Department, Department for Empowerment of Persons with Disabilities, Senior Citizens and Transgender Persons at the NAREDCO Telangana 16th Property Show



Release of NAREDCO Telangana Horizons Magazine by Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy Dept at the Property Show



Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy Dept addressing the gathering at the NAREDCO Telangana 16th Property Show



Presentation of Memento to Mr. Bhatti Vikramarka Mallu, Hon'ble Deputy Chief Minister & Minister for Finance & Planning, Energy Dept by Mr. K Vijay Raju, Partner, Anvita Group at the NAREDCO Telangana 16th Property Show



Presentation of Memento to Mr. Adluri Laxman Kumar, Hon'ble Minister for Scheduled Castes Development Department, Tribal Welfare Department, Department for Empowerment of Persons with Disabilities, Senior Citizens and Transgender Persons by Mr. K Madhuram Reddy, Managing Director, Gangothri Infra Edge at the NAREDCO Telangana 16th Property Show



Presentation of Memento to Mr. T Bhanu Prasad Rao, MLC by Mr. S Sarath Babu, President-Sales & Marketing, Ramky Estates & Farms Ltd at the NAREDCO Telangana 16th Property Show



Address by Mr. K S Sreenivasa Raju, IAS (Retd), Chairperson, Telangana RERA at the NAREDCO Telangana 16th Poperty Show



Felicitating Mr. Vemula Srinivasulu, OSD to Chief Minister with a shawl by NAREDCO Telangana Members at the NAREDCO Telangana 16th Property Show



Presentation of Bouquet to Mr. G Kishan Reddy, Hon'ble Cabinet Minister for Coal & Mines, Govt of India by NAREDCO Telangana Members at the Property Show



Mr. G Kishan Reddy, Hon'ble Cabinet Ministerfor Coal & Mines, Govt of India with Mr. K Sreedhar Reddy, President, NAREDCO Telangana at the 16th Property Show



Presentation of Sapling to Mr. G Kishan Reddy, Hon'ble Cabinet Minister for Coal & Mines, Govt of India by Mr. Arun Kumar Aleti, GC Member, NAREDCO Telangana at the 16th Property Show



Felicitating Mr. G Kishan Reddy, Hon'ble Cabinet Minister for Coal & Mines, Govt of India with a shawl by Mr. B Subba Reddy, Advisory Committee Member, NAREDCO Telangana at the 16th Property Show



Presentation of Memento to Mr. G Kishan Reddy, Hon'ble Cabinet Minister for Coal & Mines, Govt of India by Past Presidents of NAREDCO Telangana at the 16th Property Show



Members after the Property Show 2026

7. Sponsorships of NAREDCO Telangana Property Show 2026

Following were sponsors of NAREDCO Telangana Property Show 2026

1. **Powered By Sponsors** – a) Vaasavi Group; b) Gangothri Infra Edge; c) Jayabheri Projects; d) Anvita Group
2. **Platinum Sponsors** – a) Rajapushpa Properties; b) Greenmark Developers; c) Radhey Constructions; d) Ramky Estates & Farms Ltd; e) Aditya Construction Company; f) Myron Homes Pvt Ltd
3. **Diamond Sponsors** – a) Nikhila Constructions & Developers; b) Vertex Homes; c) Vazhraa Nirmaan Pvt Ltd; d) Koncept Ambience; e) Aparna Constructions & Estates; f) Vajra Infra Projects LLP
4. **Gold Sponsors** – a) Green Rich Estates; b) Elegans Group; c) Praneeta Developers; d) Vision Infra Developers; e) SRR Infra Projects; f) Maharaja Spaces
5. **Silver Sponsors** – a) Urbanrise Lifestyles; b) EAPL Group; c) Mahidhara Projects; d) Shreemukh Infrastructures LLP; e) Aspire Spaces; f) Abinandana Infra Realty LLP
6. **Bronze Sponsors** – a) Eeshanya Infra Developers; b) State Bank of India; c) Techno Paints; d) Tuff Stones

8. NAREDCO Telangana Property Show 2026 Campaign

Following mediums were used for the NAREDCO Telangana Property Show 2026 Campaign:-

1. Digital LED Screens at Residential Communities; Corporate Offices / Spaces / Restaurants / Super Markets
2. Theatre Ads
3. Print Media - Newspapers & Magazines
4. Electronic Media - Television
5. Social Media - Emailers / Posts on Facebook, Instagram, Whatsapp, YouTube, Twitter, Google Ads, AI Chatbot calling
6. Outdoor Media - Hoardings / Bus Shelters / Metro Boards / Metro Pillars / Pole Kiosks / Cantilever / Gantry / Bridge Panel / Facade / Centre Medians / Arch's / Police Booths / Banners
7. Radio
8. TV Campaign

9. Meeting with Mr. R V Karnan, IAS Commissioner, GHMC

Mr. R V Karnan, IAS, Commissioner, GHMC convened a meeting with the members of NAREDCO Telangana, CREDAI Hyderabad, TDA, TBF on 13.10.2026 at his office on "Telangana Global Summit 2026". The Lead Table Members attended the meeting.

10. Representation - Issues Relating to Registration Department

A representation was submitted to Mr. Rajeevgandhi Hanumanthu, IAS, Special Secretary to Govt, Registration Dept. on 07.10.2026 on issues relating to registration department. The issues submitted are as under:-

1. Request to grant the permission for 6 months for the registration of unsold plots in layouts under the LRS scheme. The request was that, in order to support the anxious middle-class and lower-middle-class plot buyers as well as promoters facing the predicament, registrations under the LRS be permitted for at least 6 months, with a warning issued and no further extensions thereof.
2. Levy of 1% Stamp Duty on Construction Value in Mixed Land Development Projects. The request was that to consider the above issue and do away with the levy of 1% Stamp Duty on Construction Value in a Mixed Development Project. The levy of 1% Stamp Duty should be confined only to the portion of land covered under the Joint Development Agreement and not to the area of construction relating to developer's self-owned land.

11. Construction Commodities rates

Every Monday morning rates of commodities are collated from companies dealing in Steel, RMC, Cement, Metal, and Concrete Sand. These companies send the rates for their various products every Monday morning to be sent to the NAREDCO Telangana Members. Depending on their requirements members directly contact the company representative and confirm their order.

NAREDCO
UTTAR PRADESH

UTTAR PRADESH



NAREDCO Uttar Pradesh holds its 3rd Governing Council meeting, Focused on Real Estate Growth and Investment Promotion

On 3rd October 2026, NAREDCO Uttar Pradesh held its 3rd Governing Council Meeting online via Google Meet, chaired by Dr. Aditya Shukla, President, NAREDCO Uttar Pradesh and attended by other Governing Council members. The meeting focused on strengthening the real estate sector and expanding the council presence across the state and promoting investment opportunities in Uttar Pradesh real estate sector.

A key highlight of the meeting was the proposed Mega UP Real Estate Investor Summit, aimed at positioning Uttar Pradesh as an attractive destination for real estate investment. Members also discussed expanding NAREDCO UP membership across the state, establishing City Chapters, participating in Study Tours, Conferences and Programmes organized by other institutions, and further strengthening the NAREDCO NextGen and Mahi Wings.

Another important area of discussion was affordable housing and policy facilitation. The agenda highlighted the potential for the legally permissible utilization of eligible Gram Samaj land parcels for planned housing development, challenges related to Zila Panchayat map approvals in and around Lucknow, and the identification of new affordable housing corridors around Lucknow and other major urban centers.

The meeting also highlighted planned urban development, stronger Government-Industry engagement, and exploring new housing opportunities across Uttar Pradesh. Through these initiatives, NAREDCO UP aims to strengthen collaboration between the real estate industry and the government while promoting investment, affordable housing, and supporting sustainable urban growth across the state.



NAREDCO Uttar Pradesh Collaborated with Jan Nayak Sujeet Pandey Memorial Trust for Senior Citizen Welfare

On 15th October 2026, NAREDCO Uttar Pradesh, under leadership and support of Dr. Ajay Pandey, Vice President, NAREDCO Uttar Pradesh, organised a registration camp in Mohanlalganj under the Rashtriya Vayoshri Yojana, in association with Jan Nayak Sujeet Pandey Memorial Trust and Pradhan Mantri Divyasha Kendra Lucknow.

The initiative aimed to facilitate access to free assistive devices for eligible senior citizens, promoting their dignity, independence, and quality of life. This initiative reflects NAREDCO Uttar Pradesh's commitment to social responsibility and inclusive community development.







Shri Saurabh Singh, Secretary General, NAREDCO Uttar Pradesh Met Hon'ble Defence Minister Shri Rajnath Singh

On 19th October 2026, Shri Saurabh Singh, Secretary General, NAREDCO Uttar Pradesh met Hon'ble Defence Minister Shri Rajnath Singh at his residence in Lucknow and received his valuable guidance on the growth and development of Uttar Pradesh.

The meeting reflected the broader vision of Uttar Pradesh growth and development with the real estate sector playing an important role in infrastructure development, planned urbanisation, employment generation andinvestment-led economic growth.

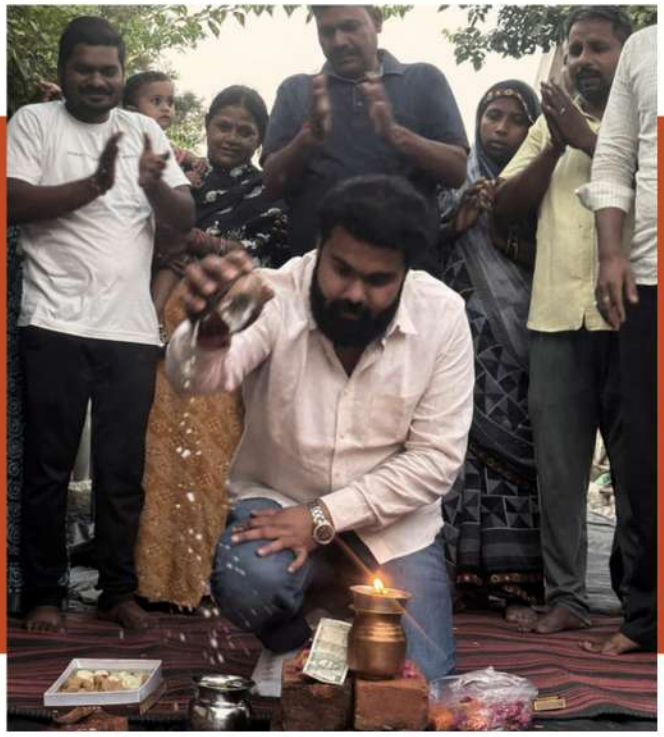




Dr. Ajay Pandey, Vice President, NAREDCO Uttar Pradesh Inaugurated CC Road Construction

On 27th October 2026, Dr. Ajay Pandey, Vice President, NAREDCO Uttar Pradesh inaugurated the Construction of CC Road in Mohanlal Ganj, Lucknow.

The initiative aims to improve local connectivity, improve accessibility, and provide residents with smoother and more convenient transportation facilities.







NAREDCO Uttar Pradesh Engaged with Hon'ble Shri Arvind Kumar Sharma, Cabinet Minister, and Hon'ble Smt. Sushma Kharakwal, Mayor of Lucknow

On 28th October 2026, Mr. Saurabh Singh, Secretary General, NAREDCO Uttar Pradesh met Hon'ble Shri Arvind Kumar Sharma, Cabinet Minister for Urban Development and Energy, Government of Uttar Pradesh and Hon'ble Smt. Sushma Kharakwal, Mayor of Lucknow along with other dignitaries. The interaction highlighted key aspects of Urban development, planned city development, housing, smart city initiatives and public amenities. The meeting underscored the importance of these areas in promoting real estate growth, sustainable urbanisation, and stronger government-industry collaboration.






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श्री राजनाथ सिंह
योगी आदित्यनाथ
कल्पना वर्मा

NAREDCO
NEXTGEN



YOUTH WING OF NAREDCO

NAREDCO NextGen Extended Invitation to Shri Tokhan Sahu, Hon'ble Minister of State for Housing and Urban Affairs, Govt. of India

The NAREDCO NextGen team met with Shri Tokhan Sahu, Hon'ble Minister of State for Housing and Urban Affairs, Government of India, to extend a formal invitation to attend the upcoming NAREDCO NextGen Conclave, scheduled for 2nd December 2026 in New Delhi.

During the interaction, the leadership team briefed the Hon'ble Minister on the upcoming convention, its vision and objectives, and its focus on bringing together young real estate leaders, industry professionals and key stakeholders on a common platform.

The conclave aims to facilitate meaningful discussions on emerging trends, industry opportunities, urban development and the evolving real estate landscape, while encouraging greater participation and leadership from the next generation of the real estate sector.



NAREDCO MAHI

A WOMEN'S LEADERSHIP INITIATIVE

WOMEN WING OF NAREDCO



NAREDCO Mahi Participated in Open Visualisation Seminar on Project-SMART

NAREDCO Mahi participated in the Open Visualisation Seminar 2026 on the Project for Station Area Development along the Mumbai-Ahmedabad High Speed Rail (Project-SMART), held on 1st October 2026 at Vigyan Bhawan, New Delhi. Organised around the theme of Station Area Development for People-Centric, Sustainable and Connected Cities, the seminar brought together representatives from the Ministry of Housing and Urban Affairs (MoHUA), Government of Japan, JICA, railway authorities, urban development bodies and industry stakeholders.





Mahi Talk Series

NAREDCO MAHI organised an insightful edition of the Mahi Talk Series, featuring Ms. Ronita Sengupta, Strategic Advisor to Founders & CEOs, Founder - WE Allies Foundation and Women Elevation Activist. She shared her perspectives on the opportunities, challenges and evolving role of women in the age of Artificial Intelligence (AI).

The session was moderated by Dr. Kettaki Kasbekar, Initiative Head - Skilling, and explored key aspects of AI, including bias, emerging opportunities and the risks shaping the future of women and workplaces. Held on 9th October 2026, the session was conducted live on Zoom, bringing together valuable insights and perspectives on the changing landscape of technology and women's participation in the AI-driven world.



Ms. Smita Patil Attended Sunderji's Global Academia's 30th Anniversary as Guest of Honour

On 11th October 202, Ms. Smita Patil, President, NAREDCO Mahi, attended "Beyond the Spotlight" as Guest of Honour, marking the celebration of 30 remarkable years of Sunderji's Global Academia.

During the event, she felicitated and recognised the achievements of young talent, acknowledging their dedication, hard work and accomplishments. The occasion brought together a celebration of excellence, inspiration and the achievements of emerging talent.

The event marked a significant milestone for Sunderji's Global Academia, celebrating three decades of its journey and contribution towards inspiring young minds.







NAREDCO Mahi President Participated in SHAKTI 2026

On 31st October 2026, Ms. Smita Patil, President, NAREDCO Mahi, participated as a distinguished panelist at SHAKTI 2026, presented by ISHRAE Thane Chapter and ISHRAE Mumbai Chapter.

Centred on the theme "Digital Intelligence for the Built Environment," the event featured a panel discussion on "AI in Built Environment - From Design Assistance to Decision Intelligence," exploring the evolving role of artificial intelligence in shaping the future of the built environment.

Drawing on her over 18 years of experience in the real estate and infrastructure sector, Ms. Patil shared her insights on business growth, sustainable development, innovation and women's leadership.









Ms. Smita Patil, President, NAREDCO Mahi, Featured in Pune Times Mirror's "Navdurgas of Pune"

Ms. Smita Patil, President, NAREDCO Mahi, was featured in Pune Times Mirror's "Navdurgas of Pune", a celebration of women who lead with purpose, empower communities and inspire meaningful change.

She believes that true leadership goes beyond achievements; it is about creating opportunities, empowering others and building a legacy that makes a lasting difference.

This recognition celebrates her contribution towards advancing women's leadership, entrepreneurship and the real estate sector, while inspiring a stronger and more inclusive future.



A Catalyst for Change

Mrs. Smita Patil is a distinguished entrepreneur, visionary leader and influential voice in sustainable development and women's empowerment. Rooted in purpose, progress and people, her leadership combines entrepreneurial excellence with a larger vision for societal transformation.

As Managing Director of SSPL Group, she has helped build and expand the organisation alongside her husband, Dhanraj Patil, into a diversified group with interests in infrastructure, real estate, land development and investments. Guided by the values of People First and Passionately Perfect, she balances business growth with innovation, sustainability and social responsibility.

As National President of NAREDCO MAHI, the women's wing of the National Real Estate Development Council (NAREDCO), functioning under the Ministry of Housing and Urban Affairs, Government of India, she is advancing women's leadership and participation across the real estate and allied sectors. Her vision goes beyond representation to building an ecosystem where women lead, innovate and build enterprises.

Under her leadership, NAREDCO MAHI drives initiatives such as Shashwat Nirman, which promotes sustainable construction, and Nirmal Jal Prayas, which advances water conservation and rainwater harvesting. She also champions skilling and capacity building for women and construction workers, working towards a more skilled, inclusive and future-ready workforce.

Her engagement with policymakers, industry leaders and social organisations helps bridge policy, industry and community impact. Her honours include the Women Achiever of the Year Award at the House of Commons, UK, and the Icons of Maharashtra recognition by Sakal Media Group. For Mrs. Patil, leadership is a responsibility to inspire, empower and leave a lasting legacy, measured not only by what we build, but by the people we empower and the change we leave behind.



CiVic मिरर

समाजाला कुटुंब मानून सर्वांच्या विकासासाठी झटणारे नेतृत्व

परंपरेचा वारसा, आधुनिकतेचा स्वीकार

शरीरात परिवर्तन, आत्म्याला सामर्थ्य

दूरदृष्टीपूर्ण नेतृत्व, ध्येयाधिष्ठित उद्योजकता

NAVDURGA

NAREDCO

MAHI

A WOMEN'S LEADERSHIP INITIATIVE

GUJARAT





NAREDCO Mahi Gujarat Organised "An Exhibition for a Cause" to Support Underprivileged Women Artisans

NAREDCO Mahi Gujarat, under the leadership of Ms. Dimple Goenka, President, NAREDCO Mahi Gujarat, organised "An Exhibition for a Cause" on 9th October 2026 at the NAREDCO Gujarat Office, in support of the DREAMS Foundation. The initiative aimed to empower underprivileged women with dignity by providing a platform to showcase their handcrafted products, particularly traditional handicrafts created by women artisans from Kutch.

The exhibition encouraged members and visitors to support local craftsmanship through conscious purchases, with proceeds contributing towards uplifting artisans and creating sustainable livelihood opportunities. The initiative reflected NAREDCO Mahi Gujarat's commitment to women's empowerment, supporting local artisans and strengthening community-driven livelihood initiatives.

Following the successful initiative, NAREDCO Mahi Gujarat received a Letter of Appreciation from the DREAMS Foundation, recognising its efforts and contribution towards supporting underprivileged women artisans and promoting sustainable livelihood opportunities.









NAREDCO

National Real Estate Development Council
Second Floor, Indian Buildings Congress, Sector-6,
Kama Koti Marg, R K Puram, New Delhi - 110022
www.naredco.in | naredco@naredco.in | +91-11-26100285



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