



# Elevating the Nesco Experience



# The journey of Rise and Reach

The Company launches its public issue, which is quickly oversubscribed.

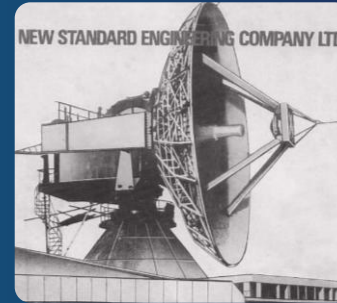
1958

'Indabrator' our engineering arm is born on the basis of a joint venture signed with Wheelabrator Corporation, USA for the manufacturing of shot-blasting equipment in India.

1964

New Standard Engineering diversifies into realty and the Group welcomes a new sector.

1986



1939

Our founder, Shri. J.V. Patel manifests his vision as the Standard Engineering Company.

1962

New Standard Engineering Company is known to have the largest foundry.

1966

The New Standard Engineering Company builds India's first antenna for space communication, with the Department of Atomic Energy.

1992

The 200,000 sq. ft. Bombay Exhibition Center develops into the largest center for exhibitions in the private sector in India.

# The journey of Rise and Reach

Launched Nesco  
IT Park, Tower 3  
(6.6 lakh sq. ft. chargeable  
area licensed to marquee  
MNC clients).

2013

Nesco Events comes to  
life, delighting patrons  
with intellectual  
properties, exhibitions  
and private events.

2017

Recognition as one  
of the Top 10 Brands  
in Real Estate by  
CEO Insights.

2023



2001

The Company rebrands  
itself as Nesco Limited  
in light of further  
diversification and  
business verticals.

2016

The beginning  
of Nesco Foods.

2019

Launched Nesco IT  
Park, Tower 4 (11.20  
lakh sq. ft. chargeable  
area licensed to  
reputed MNC clients).

2025

Strategic foray into  
Way Side Amenities,  
marking Nesco's entry  
into high-potential  
mobility corridors  
and expanding its  
presence beyond urban  
centres into national  
expressway networks.

# Our Performance at a Glance

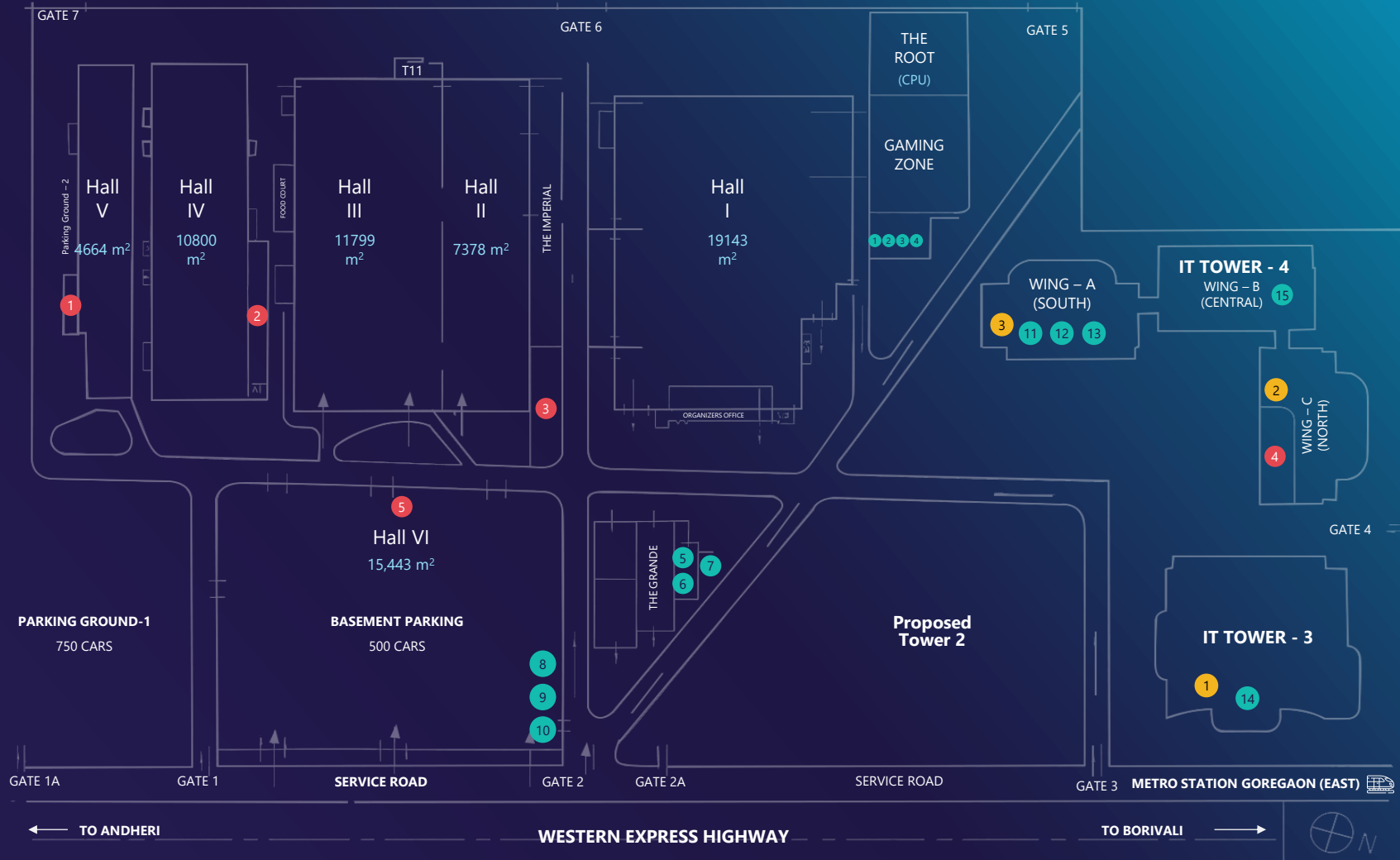


₹ In Crs.

|                 | Total Income | EBIDTA | PAT  | Cash Generated from Operations | Fixed Assets |
|-----------------|--------------|--------|------|--------------------------------|--------------|
| FY2022          | 382          | 264    | 189  | 163                            | 928          |
| FY2023          | 609          | 411    | 290  | 296                            | 889          |
| FY2024          | 783          | 531    | 362  | 376                            | 919          |
| FY2025          | 845          | 551    | 375  | 348                            | 1669         |
| YOY(%)          | 7.9          | 3.8    | 3.4  |                                |              |
| 3 Year CAGR (%) | 30.3         | 27.8   | 25.6 |                                |              |



# Strategically Master Planned for Business



Legend : ● Restaurant ● Food Court ● Amenities

## Key Highlights



Located on the  
**Western Express Highway.**



Western Railway Station

**Goregaon**  
is less than  
02 Km away.

**Ram Mandir**  
is less than  
01 Km away.



Mumbai Metro Line is just steps  
outside the campus. **(Line No. 7)**



Two **East/West corridors**,  
namely Jogeshwari-Vikhroli  
Link Road (Completed) and  
Goregaon-Mulund Link Road  
Proposed are within 1 Km  
of the campus.



Proximity to the domestic  
and international airports.

# Land at Nesco Center the Blueprint of Tomorrow

| Area ( Sq mtr)                      | Realty    | Exhibition and Events | Others | Total     |
|-------------------------------------|-----------|-----------------------|--------|-----------|
| Plot Area                           | 1,44,013  | 75,786                | 28,556 | 2,48,354  |
| Potential – FSI Area                | 9,72,085  | 4,09,244              | -      | 13,81,329 |
| Potential – Chargeable Area         | 11,66,502 | 4,09,244              | -      | 15,75,746 |
| Potential – Built up Area           | 17,01,148 | 8,59,413              | -      | 25,60,561 |
| Existing – FSI Consumed             | 1,38,700  | 83,800                | -      | 2,22,500  |
| Existing – Chargeable Area          | 1,65,530  | 71,418                | -      | 2,36,948  |
| Proposed – FSI / Tower 02           | 2,70,000  | -                     | -      | 2,70,000  |
| Proposed – FSI / Future Development | 5,63,385  | 3,25,444              | -      | 8,88,829  |

Note- Area calculations for IT Park are basis incentives and concessions extended by Maharashtra IT/ITeS Policy 2024 incorporated in DCPR 20234. For BEC are as per the policy incorporated in DCPR.



**14%**  
FSI – Existing/  
Consumed

**28%**  
FSI – Proposed  
Tower 2

**58%**  
FSI – Future  
Development



**20%**  
FSI –  
Existing/  
Consumed

**80%**  
FSI – Future  
Development

Client Floors (No.)

Unit Leasable (No.)

Units Contracted (No.)

Area Chargeable (Sq. Mtr.)

Area Leased (Sq. Mtr.)

ARR psf/pm (₹)

Clients (No.)

Client Names

## Tower 3

11

44

44

62,150

62,150

179

13

MSCI, HSBC, PwC, Here Solutions,  
TTEC, Ericsson, Investec, HUDL,  
EisnerAmper, Montran,  
LucasFilms, BetterWorld

## Tower 4

13

39

39

103,380

103,380

173

12

KPMG, BlackRock, Here Solutions,  
Framestore, ISS Governance,  
Priceline, PlayGames,  
WeWorks, IndiaFirst Life,  
Apollo Financials, Sodexo

₹ In Crs

Income from Operations –  
31 March 2025

366 > 15%

↑ YOY

Income from Operations –  
Q1 30 June 2025

98 > 11.9%

↑ over the previous corresponding  
Quarter 2024-25



# The Future of Construction

## Portfolio Snapshot (Tower 3 and 4)

Houses **25k+**  
employees of clients

**100%** occupancy rate  
for both Towers (3 and 4)

LEED IGBC **Platinum Certified**  
(Core and Shell) – Green Buildings

**100%** renewable  
energy offered/used

ISO 45001:2018  
Certified for TFM (OHS) –  
**Safety Certification**



Net Promoter Score (NPS) **>80%**  
underscoring strong tenant loyalty  
and satisfaction

A dedicated Food Court  
in Tower 4 which houses  
**partnered** and **owned** brands

Coffee shop, gymnasium, futsal,  
cafeteria space in **Tower 3**

Salon, coffee shop, restaurants,  
gymnasium, conference/banquet  
room in **Tower 4**



# The Future of Construction



## Tower 2

# The Future of Construction



## Intimation of Disapproval (IOD)

received from BMC for Tower 2 in IT park

# The Future of Construction



Tower 2 will span approx.  
**5.01Mn sq. ft.**  
of total constructed area

# The Future of Construction



IT Park will offer approx.  
**2.25 Mn sq. ft.**  
Chargeable area of premium office spaces

# The Future of Construction



Proposed hotel will include:

732 premium rooms  
and suites

&

172 service  
apartments

# The Future of Construction



## The proposed hotel will offer



IT Park will feature  
contemporary  
workspaces,  
contemporary design,  
and modern amenities.



Premium short  
and medium stay  
accommodation.



World class  
dining options.



State-of-the-art  
conference and  
banquet facilities.

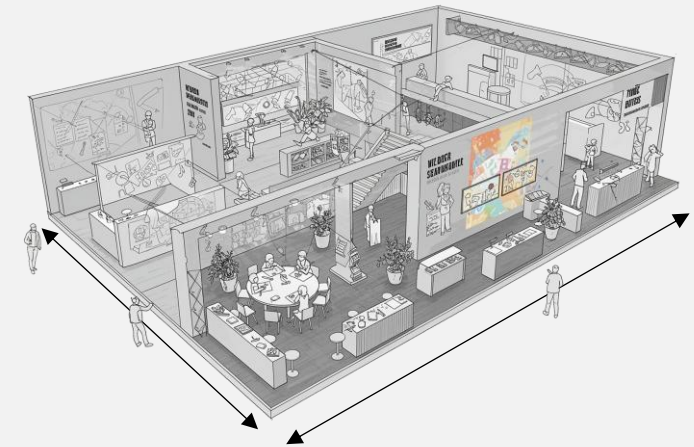


Wellness and  
recreational  
amenities.

# A Confluence of Business and Culture



|                   |                        |
|-------------------|------------------------|
| Hall 1            | 19,143 Sq. Mtr.        |
| Hall 2            | 7,378 Sq. Mtr.         |
| Hall 3            | 11,799 Sq. Mtr.        |
| Hall 4            | 10,800 Sq. Mtr.        |
| Hall 5            | 4,664 Sq. Mtr.         |
| Hall 6*           | 15,443 Sq. Mtr.        |
| Grand A           | 2,191 Sq. Mtr.         |
| <b>Total Area</b> | <b>71,418 Sq. Mtr.</b> |



Utilization  
36 % Days  
27 % Sq. Mtrs

Average Realization  
₹249 Psm/pd

\*Commissioned during the FY24-25



174CR

Income from Operations -  
31 March 2025



38CR

Income from Operations -  
Q1 30 June 2025

72.2%

↑ over previous corresponding  
quarter 2024-25

## Our Clients



Logos and Trademarks are used for representation purposes only and they belong to their respective owners.

# A Confluence of Business and Culture



## Portfolio Snapshot

**High profile** national events organized by the Govt. of India and attended by eminent Dignitaries.

**24\*7** operations with available task force and back up.

**Reliable** power infrastructure.

New Hall 6 and Hall 4 is **pillar-free**.

**2 Mn+** footfall at Nesco Center.

**1000+** vehicle parking capacity.

**100+** exhibitions held during FY 2024-25.

**100%** Renewable energy offered to guests and visitors.

# Creating Memories That Last a Lifetime



26CR

Income from Operations -  
31 March 2025

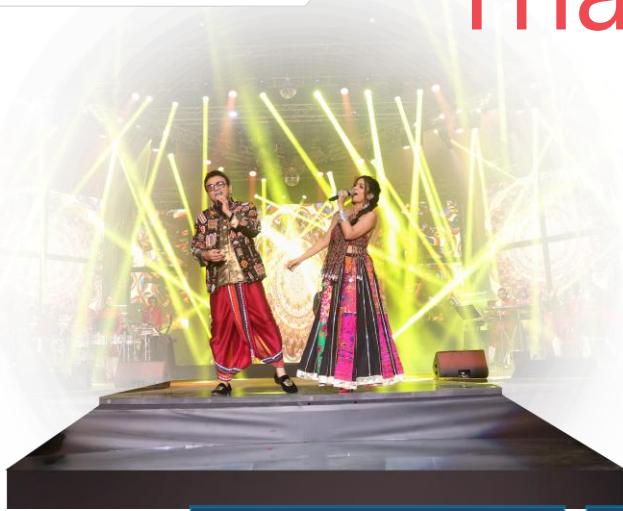
55.7%

↑ over the previous year 2023-24



2CR

Income from Operations –  
30 June 2025



## Nesco Events

## Guest Events

## Partner Events

## Total

Numbers

07

32

02

41

Revenue in Crs.

16

09

01

26

(FY 2024-25)

Rangilo Re;  
Aditya Gadhvi;  
Amit Trivedi;  
Lucky Ali;  
Krazy Kids Carnival;  
Gully Fest;  
World of Education

Bryan Adams; Skill Box;  
DGTL; Zomato;  
SunBurn Arena;  
South Side Story;  
Maceo Plex; ArtBat;  
Sound Good Festival;  
Borzo; PetFed; KrishnaDas

Unreal; Falguni Pathak



## Key Highlights of 2024-25

36

New brand  
partner  
registrations

193

Corporate  
clients  
hosted

17

New event  
management  
agencies partnered

150+

Weddings  
hosted

55+

Events

14+

Cities

9

States

25+

Venues

Nesco Brands



Existing

BAYROUTE

HITCHKI

SO#CIAL

rajdhani



FC Brands

Wendy's

SHIV SAGAR  
VEG RESTAURANT



BR  
baskin  
robbins



SUBWAY



Upcoming

PUNJAB GRILL

JAMIE  
OLIVER  
KITCHEN



# Creating a Myriad of Gourmet Experiences

| Segment                                                                                                                   | FY 24-25       | Q1 25-26                                    |
|---------------------------------------------------------------------------------------------------------------------------|----------------|---------------------------------------------|
|                                                                                                                           | ₹ In Crs.      |                                             |
|  Exhibition/Events                        | 29             | 06                                          |
|  Outdoor (Exhibitions, Events, Corporate) | 44             | 15                                          |
|  Restaurants and Outlets                  | 42             | 26                                          |
| <b>Total</b>                                                                                                              | <b>115</b>     | <b>47</b>                                   |
|                                                                                                                           | <b>15.9% ↑</b> | <b>147.8% ↑</b>                             |
|                                                                                                                           | YOY            | over previous corresponding quarter 2024-25 |

## Facilities

### Banquet



The Grande – 20,000 sq. ft. with outdoor area; can hold 3 events at the same time operational adjacent to Hall 2

### Brands



50+ partnered  
08 owned brands

### Outdoor Catering



Niche offering

### Central Kitchen



24K+ sq. ft. facility with segregation for veg. and non-veg; in-house team of chefs for all types of cuisines. With capacity of providing 80,000 meals per day.

### Food Court



Tower 4 operational  
Hall 2 operational  
Hall 6 upcoming

### Restaurants



09 operational  
03 upcoming

### Gaming Zone



01 operational

### Gourmet Craft



Elite catering brand which delivers bespoke culinary experiences across weddings, corporate functions and cultural events.



# A Pioneer of Dreams that Will Engineer Tomorrow



## Facilities

### Total Area

1.4 lakh sq. ft. of manufacturing space across Vishnoli and Karamsad, Gujarat

### Clients

**Government** - Railways, Defense, Space Research  
**Private** - Motors, Foundry, Ancillary

### Certifications

ISO 9001:2015 (Quality Management)  
ISO 14001:2015 (EMS)  
ISO 45001:2018 (OHS)

### Sales Hub Office

Mumbai, Delhi  
Kolkata, Chennai

### Plant 1

Karamsad – Foundry (0.5T + 2.0T)  
Castings; Abrasives

### Plant 2

Vishnoli - Equipment

| Segment  | Equipment | Spares | Abrasives and Others | Total (₹ In Cr) |
|----------|-----------|--------|----------------------|-----------------|
| FY24-25  | 28        | 12     | 10                   | 50              |
| Q1 25-26 | 03        | 03     | 01                   | 07              |



# Wayside Amenities Elevating Journeys Across Highways

## Key Highlights



Foray into developing operating and managing Wayside Amenities across Express Highways.



Awarded 3 tenders comprising of 11 sites across express highways by National Highways Logistics Management Limited.



Wayside Amenities offer a holistic ecosystem of fuel and non-fuel services.



Includes fuel stations, food courts, quick-service restaurants, parking bays, convenience retails and vehicle repair services.



Possession of 2 sites already taken and project development initiated.

Estimated capex is approx.

# ₹ 400 Crs.

Awarded WSA Projects are

**Hyderabad-Visakhapatnam Expressway**  
(Khammam-Devarapalli Section) comprising 4 sites.

**Bengaluru-Chennai Expressway**  
Corridor (Phase II) comprising 3 sites.

**Raipur-Visakhapatnam Expressway**  
Comprising 4 sites.



# Green by Design

## 100% Renewable Energy

All operations at Nesco IT Park operate/offer on green power.

## Transitioning to Renewable Energy beyond IT Park

From April 2025, actively switching to green power for exhibitions, events, head office, kitchens, and other facilities.

## Nesco Center – Green Building & Safety Certifications

### IGBC LEED Platinum

(Core and Shell) – Nesco IT Park Tower 3 and 4



Health and Safety (IT Park facility management)

### Eat Right Campus

FSSAI certification for Nesco Complex Food Court

## Indrabator Certifications



Quality Management



Environmental Management



Occupational Health & Safety

# Nesco ESG Highlights (FY 2024-25)



## ESG Governance Framework

ESG risks overseen by Board-level Risk Committee  
ESG integrated with risk management

## Water and Waste Efficiency Practices

4 Sewage Treatment Plants (STPs) operational  
240 kg/day waste composting capacity  
70% water savings via water tap aerators

## Zero Incidents

Zero fatalities  
LTIFR = 0  
100% safety training coverage

## Great Place to Work® Certified

Recognized for inclusive and safe workplace culture (Dec 2024 – Dec 2025)

## Social Responsibility

₹6.62 Cr CSR spend, directed to education and healthcare

## Smart and Sustainable Infra

IoT lighting, energy-efficient HVAC, solar systems and motion-sensor lighting

## ESG Roadmap 2030

In progress – focused on sustainability, inclusivity and transparency

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