

ORIGINS by Mahindra World City, Chennai announces inauguration of on-site Yanmar Group's first diesel engine manufacturing facility in India

Chennai, February 16th, 2021: Mahindra Lifespace Developers Limited ('MLDL') today announced the inauguration of the Yanmar Group facility at ORIGINS, Chennai. ORIGINS, Chennai is an industrial park developed to international standards in a joint venture between a subsidiary of MLDL and Sumitomo Corporation of Japan. The Yanmar Group facility was today e-inaugurated by **Hon'ble Chief Minister of Tamil Nadu, Shri Edappadi K. Palaniswami**. With a built-up area of 23708 sq. mts, the Yanmar Group facility at ORIGINS, Chennai has an annual production capacity of 80,000 engines and will cater to domestic and export markets. The total planned investment in the facility is of Rs. 500 Cr. by Yanmar Group, Japan. The new facility will manufacture diesel engines for tractors, construction equipment and generators.

Vaibhav Mittal, Business Head, Mahindra World City & ORIGINS by Mahindra World City at Chennai, said, *"We are delighted to announce the inauguration of the first unit at ORIGINS, Chennai and to fulfil the Make in India aspirations of Yanmar Group, a global leader in diesel engine manufacturing from Japan and our anchor customer at ORIGINS, Chennai. ORIGINS, Chennai is committed to enabling faster go-to-market for global and domestic companies via world-class plug-and-play infrastructure, strategic location advantages and a range of 24/7 value-added business support services."*

Varun Khanna, Managing Director, Yanmar Engine Manufacturing India Pvt. Ltd., said, *"India is a strategic growth market for Yanmar Group, and we are excited to go 'live' at ORIGINS, Chennai with our first wholly owned manufacturing set-up in the country. With Tamil Nadu a preferred destination for Japanese investment in India, Yanmar Group is proud to create job opportunities for the local population and support community development in the state. We thank the Government of Tamil Nadu, Guidance and other related Departments for their outstanding support and timely clearances."*

Mahindra World City Developers Limited and Sumitomo Corporation have together committed to invest approximately Rs. 1000 Cr. in developing ORIGINS, Chennai, which is expected to create direct employment for about 7000 persons when fully operational. Phase 1 of ORIGINS, Chennai spans ~300 acres and was inaugurated in 2019 with three Japanese customers and all approvals in place. ORIGINS, Chennai currently has a robust pipeline of companies likely to invest soon.

Yanmar Group, an over 100-year-old Japanese business conglomerate and manufacturer of diesel engines, agricultural machinery, construction machinery; Nissei Electric, a leading Japanese manufacturer and trader of optical fibre products and electrical components; and USUI Susira a Japanese auto component manufacturing company are all establishing their manufacturing facilities in India at ORIGINS, Chennai. The Yanmar facility at ORIGINS, Chennai will cater to original equipment manufacturers (OEM) in the Indian construction and agriculture sectors.

ORIGINS, Chennai is located on the NH16 Chennai – Bangalore Industrial Corridor near Ponneri and is the first industrial cluster in Tamil Nadu to receive IGBC Green Cities' 'Platinum' rating*. ORIGINS, Chennai is directly connected to the Golden Quadrilateral and is about 35 km away from Chennai city. Companies operating at ORIGINS, Chennai have convenient access to Chennai port, Ennore Port and Kattupalli Port - all within a 30-km radius. Kavaraipettai and Ponneri railway stations are located about 5 km away from ORIGINS, Chennai and facilitate ease of commute for those employed at the industrial park. Businesses based out of ORIGINS, Chennai enjoy all the benefits of clear land titles; in-house expertise in operations and security; and a range of business support services including fulfilment centres, an industrial kitchen, warehousing facilities, logistics support, banks and food courts.

In line with Mahindra Lifespaces' focus on sustainable industrial infrastructure development, ORIGINS, Chennai incorporates environment-conscious features and smart solutions. Environment-focused initiatives include solid waste management with 100% segregation and minimum 60% composting; 100% wastewater treatment to reduce potable water use by 28%; a tertiary water treatment plant of 1.2 MLD capacity; 100% rainwater harvesting to recharge groundwater; tree-covered roads and pathways to mitigate

*Indian Green Building Council (IGBC) Green Cities rating for master plan and design

urban heat island effect; public greens and open spaces; enhanced walkability via pedestrian pathways and bicycle lane infrastructure for healthy last-mile connectivity. Internal road networks at ORIGINS, Chennai are illuminated by energy-efficient LED lighting.

About Mahindra Lifespace Developers Ltd.

Established in 1994, Mahindra Lifespace Developers Ltd. is the real estate and infrastructure development business of the USD 19.4 billion Mahindra Group, and a pioneer of sustainable urbanisation in India. The Company is committed to transforming India's urban landscape through its residential developments under the 'Mahindra Lifespaces®' and 'Mahindra Happines' brands; and through its integrated cities and industrial clusters under the 'Mahindra World City' and 'Origins by Mahindra World City' brands.

The Company's development footprint spans 25.7 million sq. ft. (2.4 million sq. m.) of completed, ongoing and forthcoming residential projects across seven Indian cities; and over 5000 acres of ongoing and forthcoming projects under development/management at its integrated developments / industrial clusters across four locations.

A pioneer of the green homes movement, Mahindra Lifespaces® is one of the first real estate companies in India to have committed to the global Science Based Targets initiative (SBTi). The Company's developments are characterised by thoughtful design and a welcoming environment that enhance overall quality of life for both individuals and industries.

Mahindra Lifespaces® has been ranked 17th among India's Great Mid-Size Workplaces 2019, by the Great Place To Work Institute.

Learn more about Mahindra Lifespaces® at www.mahindralifespaces.com

About Mahindra

The Mahindra Group is a USD 19.4 billion federation of companies that enables people to rise through innovative mobility solutions, driving rural prosperity, enhancing urban living, nurturing new businesses and fostering communities. It enjoys a leadership position in utility vehicles, information technology, financial services and vacation ownership in India and is the world's largest tractor company by volume. It also enjoys a strong presence in renewable energy, agribusiness, logistics and real estate development. Headquartered in India, Mahindra employs over 2,56,000 people across 100 countries.

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