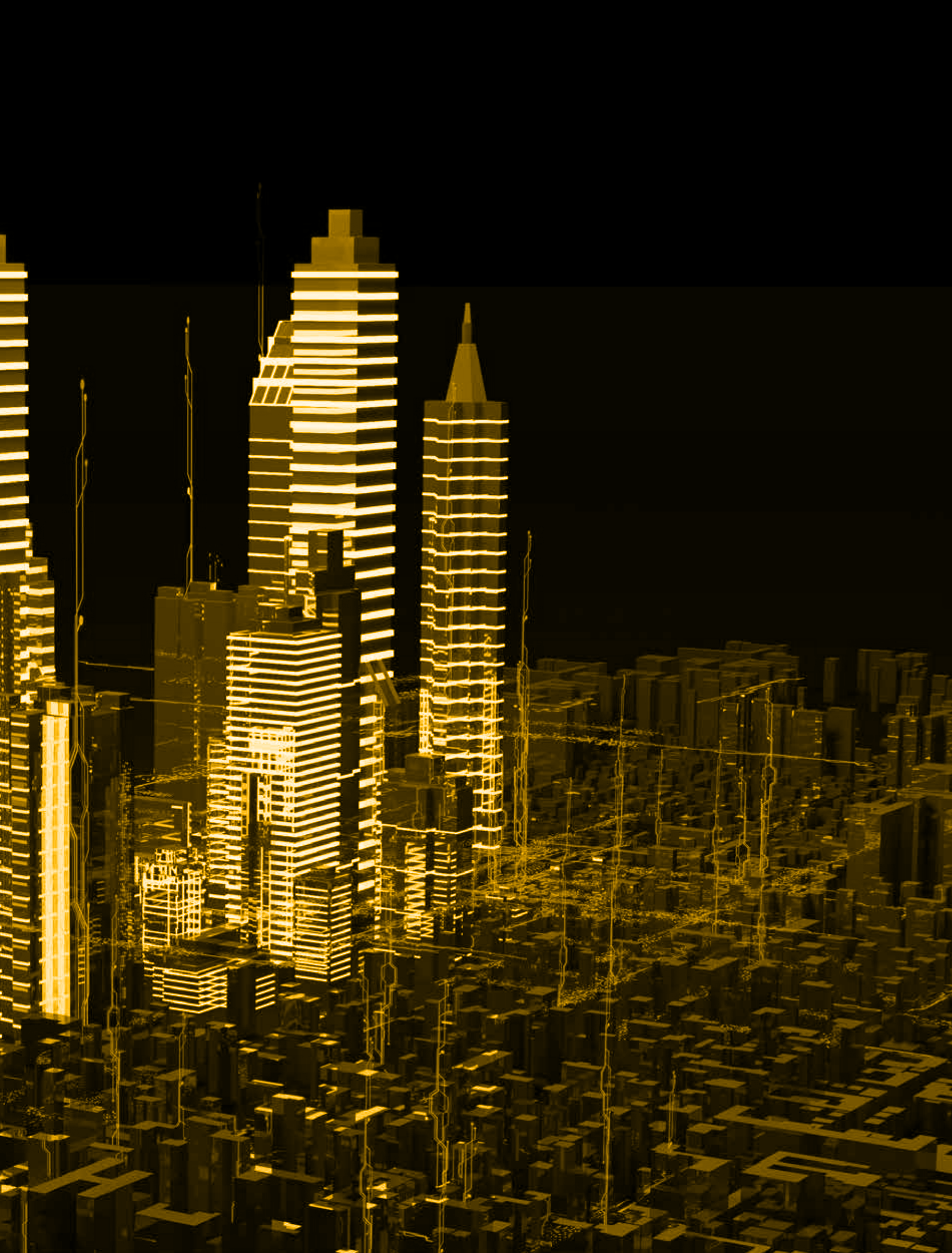




**INDIA'S MOST**  
**INFLUENTIAL REAL**  
**ESTATE BRANDS &**  
**LEADERS 2021-22**  
**BY WEALTH**

*LISTING OF TOP 50 REAL  
ESTATE BRANDS AND LEADERS*

BY ASIAONE MAGAZINE & URS INTERNATIONAL MEDIA



## TOP 50 REAL ESTATE BRANDS AND LEADERS

**A**siaOne is an international media house and the only business and news magazine with a pan-Asia presence. We are the pioneers, and now experts, of research-based, annual listing of brands and leaders in Asia, Africa and the GCC. We supplement our listing with national and international business and social summits and awards functions.

As India progresses to become world's third-largest economy by 2028, AsiaOne continues to bring out its varied research titles and awards to represent the milestones in the country's journey to success. Through our annual research titles, we intend to bring to light those eminent leaders and brands that have not only been contributing to the Indian economy, but also to society and world at large.

AsiaOne magazine is now in its 19th Edition of Awards along with over 10,000 pages of original content with a B2B readership of over 1,50,000 in 16 countries of Asia, Middle East and Africa. We have been successfully bridging an important gap between the actual presence of the Indian, Asian and African brands, and their recognition and image in the minds of the general public. Our online versions, [www.asiaone.co.in](http://www.asiaone.co.in) / .me and [www.theindiasgreatestbrands.com](http://www.theindiasgreatestbrands.com), and our Android and iOS mobile applications connect us to 2 billion smartphone users across the world.

### INDIAN REALTY SECTOR PICKS PACE

The year 2021-22 proved to be a glorious year for the real estate sector in India. The property market managed to recover from the pandemic-induced crisis because of record-low interest rates, lower stamp duties, a decline in realty prices, and launch schemes by various builders.

In terms of residential real estate, top seven cities of India – Delhi NCR, Mumbai Metropolitan Region (MMR), Bengaluru, Pune, Hyderabad, Chennai and Kolkata – saw new supply of approximately 2.36 lakh units in entire 2021, against approximately 1.28 lakh units in 2020 – a significant jump of 85% and equivalent to 2019 levels. Key cities contributing to 2021 new unit launches included MMR, Hyderabad, Pune and Delhi NCR, altogether accounting for 76% of addition. The cities also fared well in terms of housing sales, witnessing a massive jump of 71%. Approximately 2.36



lakh units were sold in the entire 2021 as against 1.38 lakh units in the preceding year. Mumbai Metropolitan Region saw maximum annual sales of approximately 76,400 units, followed by Delhi NCR with 40,050 units. On a quarterly basis, home sales reached an all time high in the October-December 2021 quarter, which broke the record of 28 quarters. The jump in sales was credited to positive consumer sentiments towards home buying, all-time low home loan rates, and anticipation of price increase in future.

The positive trend continued in the last quarter of the Financial Year (FY) 2021-22 with January-March 2022 quarter housing sales across the top eight metro cities witnessing around 8-10% growth from the last quarter. Delhi NCR, Mumbai and Bengaluru remained the leading markets amid diluting COVID-19 norms, increased home ownership appetite, and the impending hike in stamp duty charges in Maharashtra, starting April 1, 2022.

Not just for the residential segment, the calendar year 2022 began on a good note with every real estate category witnessing a healthy increase in demand. With the trend continuing in the first two quarters of the new financial year, experts are hopeful of promising quarters ahead. With immense potential and boundless opportunities for growth to continue, the realty market is poised to touch Rs. 65,000 crore by 2024, and is expected to contribute to 13% of India's GDP by 2025.

An interesting feature of the ongoing steady growth in the real estate sector is its uniformity across the country, with suburbs witnessing over 60% of the launches in 2021. Human resilience, adaptability and the ability to perceive adversity as opportunity have been the significant factors for combating the pandemic. COVID-19 changed the way people work across the globe. With life coming back to normal in the country, urbanisation is no longer confined to big cities. People



from tier-2 and tier-3 cities and towns are now keen to have sustainable multi-storey buildings, secured gated communities, and Grade-A commercial spaces and malls. With hybrid mode of work continuing and migration of skilled workforce to satellite cities, there has been a steady demand for well-designed and equipped commercial spaces.

The real estate sector also maintains its charm as a potential investment destination for non-resident Indians (NRIs), as their investments in the sector accounted for \$13.1 billion in 2021, and projected to grow by 12% in 2022. The interest is credited to the robust infrastructure growth and the rise of modern luxury and ultra-luxury properties in India. The Gulf Cooperation Council contributes to over 40% of the total foreign investments in the country. In addition, expatriate communities from the U.S. (17%) and Singapore (12%) show interest in buying properties in India. Canada, the UK,

Germany, South Africa and Kenya are some of the other emerging markets for NRI investment. A survey by trade chamber Confederation of Indian Industry (CII) has found that the real estate market in Hyderabad is the top choice for NRIs living in the US, Canada, Gulf, Europe, and other countries. In the survey, 66% preferred to invest in the three real estate markets of Hyderabad, Bengaluru and Delhi NCR. About 22% chose Hyderabad, while 20% and 18% picked Delhi NCR and Bengaluru, respectively.

NRIs together with high-net-worth individuals (HNIs) have been driving the surge in India's luxury real estate market. In India, 58% of HNIs want to buy farmhouses or similar big properties and about 26% are willing to invest around Rs.1.5-Rs.3 crore on it. In the last quarter of 2021-22, the luxury segment of the realty market generated 12% of overall sales – higher than 7% increase recorded in the first quarter of 2019.

## THE CURRENT SCENARIO

The real estate sector in India has witnessed extraordinary sales and launch momentum in the first half of the financial year 2022. In fact, investments began flowing from January 2022 itself, touching \$3.6 billion till September 2022 with a year-on-year growth of 18%. During the first nine months of 2022, the office sector accounted for half of the overall investment, followed by retail. Delhi NCR saw the highest share of inflows at 21%, followed by Mumbai and Bengaluru. While the first two quarters of the current financial year have been exceptional, there is some slowdown expected in deployment of funds due to the recession over the next few quarters.

So far, the real estate market is abuzz with investment. Domestic investors have become more active, accounting for 18% of investment – higher than 14% share during the same period last year. However, the dominant share of investment is of global investors. Financial platforms such as Real Estate Investment Trusts (REITs) and regulatory reforms, such as Real Estate Regulatory Authority (RERA) and GST, have given a fillip to foreign investments. Foreign capital flows into the sector during 2017-2021 shot three times to \$24 billion as compared to the previous five-year period.

## SUPPORT FROM THE GOVERNMENT

In the Union Budget 2021-22, the Centre announced tax deduction of up to Rs. 1.5 lakh on interest on housing loans. It also extended tax holiday for affordable housing projects till the end of fiscal. In October 2021, the RBI announced to keep the benchmark interest rate unchanged at 4%, giving a major boost to the real estate sector. The low home loan interest rates regime helped in driving the housing demand and increased sales by 35-40% in the 2021 festive season. The government's support for housing, especially in the affordable and mid-end categories – key drivers of sales and launches – aided the sector to sustain its momentum.

## KEY DRIVERS FOR GROWTH

The current real estate market is driven by end users, who have been responsible for the continuing home-buying rally. These serious buyers, who do not buy for

## TOP 50 REAL ESTATE BRANDS AND LEADERS

speculative purposes, have been driving the demand in the affordable housing segment. The other trends that will continue are buyers' interest in aspirational homes, flexible workspaces and proptech.

In a diverse country like India, the balance of affordability and aspiration will remain. The upwardly mobile segment of the population, which is exposed to lifestyle living, looks forward to owning a modern residential space at a reasonable budget. They prefer homes, which offer the comfort and convenience of a

contemporary residence, while ticking the boxes of aesthetics, lifestyle and sustainability. Luxury housing is another promising area. A preference among young executives, entrepreneurs, NRIs and millennials, this segment offers world-class amenities and smart safety systems, modern facilities, open and green areas, and multi-functional spaces.

### THE CONCEPT: HIGHLIGHTING THE CHAMPIONS OF REALTY SECTOR

India's Most Influential Real Estate Brands

& Leaders 2021-22 by Wealth is AsiaOne's second list in the series of annual rankings to present the vision, resolve, approach and innovation of major real estate leaders across India. It is one of the most authentic listings by an esteemed jury panel comprising many industry experts and researchers from different industries.

The criterion of selection of these top 50 brands and leaders is their annual revenue and net worth together with a few other parameters such as brand and leader innovation, impact, growth, promise and

S.No	2021 Rank	2022 Rank	Up / Down	Leader Name	Company Name
1	1	1	Same	Rajiv Singh	DLF Limited
2	2	2	Same	Mangal Prabhat Lodha	Macrotech (Lodha)
3	6	3	Up	Jitendra Virwani	Embassy Office Parks REIT
4	3	4	Down	Chandru L. Raheja	K. Raheja Corp
5	9	5	Up	Navin M. Raheja	Raheja Developers
6	7	6	Up	Vikas Oberoi	Oberoi Realty
7	4	7	Down	Niranjan Hiranandani	Hiranandani Developers
8	5	8	Down	Irfan Razack	Prestige Estate Projects Ltd.
9	8	9	Down	Adi Godrej	Godrej Properties
10	11	10	Up	P.N.C. Menon	Sobha Limited
11	10	11	Down	Subhashchandra S. Runwal	Runwal Group
12	12	12	Same	M.R. Jaishankar	Brigade Enterprises
13	13	13	Same	Rameswar Rao Jupally	My Home Industries
14	14	14	Same	Mofatraj P. Munot	Kalpataru
15	21	15	Up	S.S. Reddy	Aparna Constructions
16	15	16	Down	Sameer Gehlaut	India Bulls Real Estate
17	20	17	Up	Bijay Kumar Agarwal	Salarpuria Sattva
18	17	18	Down	Mohit Goel	Omaxe Limited
19	22	19	Up	C.V. Reddy	Aparna Constructions
20	24	20	Up	Atul Ruia	Phoenix Mills

popularity. The final list is obtained after the brands and leaders are thoroughly scanned, researched, understood and after much deliberation by a competent team of experts, put on deserving pedestals for the admiration and veneration of the world.

All the selected brands and leaders will be featured in AsiaOne magazine, uploaded on AsiaOne's website and promoted through the top social media platforms such as Twitter, LinkedIn, Youtube, Facebook and Instagram.

### ASIAONE LIST OF TOP 50 REAL ESTATE BRANDS AND LEADERS 2021-22 BY WEALTH

AsiaOne List of Top 50 Real Estate Brands and Leaders 2021-22 by Wealth is based on the valuation of top real estate brands and leaders. The list is the result of AsiaOne's annual endeavour to identify India's top real estate frontrunners and to gauge the value of their holdings. The current list includes the rise and fall in assets of various realty brands as compared to the previous year.

AsiaOne's esteemed jury board has compiled the list based on primary and secondary research. Total assets value and declared net worth by the leaders and the companies at notable forums and platforms have been considered. In its research, the team also considered the latest financial reports to reach at the valuation. While the AsiaOne List of Top 50 Real Estate Brands and Leaders 2021-22 by Wealth has compiled the valuation of real estate business owned by the leaders, it does not include the personal liabilities or debts of

	Designation	Total Assets Value (in Crores INR)	City	Total Assets Value (in Crores INR) Mar 31 2022	Percentage Change
	Chairman	42163.35	Delhi NCR	52503.4	24.5
	Founder	31967.86	Mumbai	37,578	17.5
	Chairman & Managing Director	19421.16	Bangalore	33,308.36	71.5
	Chairman	21000	Mumbai	28543.2	35.9
	Chairman and Managing Director	14600	Delhi NCR	25742.72	76.3
	Chairman and Managing Director	15330	Mumbai	22780	48.6
	Co-Founder & Managing Director	20600	Mumbai	22250	8.0
	Chairman and Managing Director	19588.6	Bangalore	17,280.70	-11.8
	Chairman Emeritus	14941.61	Mumbai	16,101.87	7.8
	Chairman Emeritus	10543.15	Bangalore	10,973.90	4.1
	Chairman	11800	Mumbai	9388.08	-20.4
	Chairman and Managing Director	7665.88	Bangalore	8,794.61	14.7
	Chairman	7300	Hyderabad	7966	9.1
	Chairman	7300	Mumbai	7469.36	2.3
	Chairman & Managing Director	5200	Hyderabad	6966.96	34.0
	Chairman	6862.78	Mumbai	6878.25	0.2
	Managing Director	5200	Bangalore	5899.4	13.5
	CEO	6132.89	Delhi NCR	5,848.43	-4.6
	Director	4350	Hyderabad	5775	32.8
	CMD	3948.93	Mumbai	5,722.19	44.9

## TOP 50 REAL ESTATE BRANDS AND LEADERS

S.No	2021 Rank	2022 Rank	Up / Down	Leader Name	Company Name
21	19	21	Down	Ravi Puravankara	Purvankara
22	18	22	Down	Sushil Ansal	Ansal Properties
23	16	23	Down	Pradeep Jain	Parsvnath Developers
24	26	24	Up	Vinod Goenka	DB Realty
25	23	25	Down	Hemant M. Shah	Hubtown
26	27	26	Up	Hadi Badri	Emaar India
27	33	27	Up	Manoj Namburu	Alliance Group & Urbanrise
28	34	28	Up	Bommireddy Family (Suneel, Suresh and Surendra)	Alliance Group & Urbanrise
29	30	29	Up	Kamal Khetan	Sunteck Reality
30	36	30	Up	Aniruddha Patil	Kolte Patil
31	35	31	Up	Arun Nanda	Mahindra Lifespaces
32	37	32	Up	Arun M.N.	Casa Grande Pvt. Ltd.
33	31	33	Down	Alla Ayodhya Rami Reddy	Ramky Infrastructure
34	40	34	Up	Yuvaraajann Radhakrishnan	Baashyaam Group
35	32	35	Down	Urvi A. Piramal	Peninsula Land
36	28	36	Down	R.S. Agarwal and R.S. Goenka	Emami Realty
37	42	37	Up	Vishal Gupta	Ashiana Housing Ltd.
38	38	38	Same	Punit Beriwal	Vipul Ltd.
39	39	39	Same	Rajnikant Shamalji Ajmera	Ajmera Realty
40	New Entrant	40		Ajay Choudhary	Ace Group India
41	45	41	Up	Bollineni Krishnaiah	BSCPL Infra
42	44	42	Up	Dipakkumar G. Patel	Ganesh Housing
43	41	43	Down	Varun Manian	Radiance Realty
44	43	44	Down	Mayur Shah	Marathon Realty
45	47	45	Up	C. Subba Reddy	CEEBROS Property Development
46	48	46	Up	Sanjay Lalbhai	Arvind Smartspaces
47	49	47	Up	Dipak Poddar	Poddar Housing
48	46	48	Down	Nitesh Shetty	NEL Holdings South Ltd.
49	New Entrant	49		Sunil Kant Munjal	Hero Realty
50	50	50	Same	Naresh Karda	Karda Constructions

	<b>Designation</b>	<b>Total Assets Value (in Crores INR)</b>	<b>City</b>	<b>Total Assets Value (in Crores INR) Mar 31 2022</b>	<b>Percentage Change</b>
	Chairman	5725.54	Bangalore	5,650.61	-1.3
	Chairman	5747.2	Delhi NCR	5,459.21	-5.0
	Chairman	6315.51	Delhi NCR	5,341.62	-15.4
	Chairman & MD	3587.25	Mumbai	4,182.81	16.6
	Chairman & Co-Founder	3974.56	Mumbai	3,703.19	-6.8
	CEO	3463	Delhi NCR	3310.63	-4.4
	Chairman & Managing Director	2175	Chennai & Hyderabad	3300	51.7
	Vice Chairman	2150	Chennai & Hyderabad	3200	48.8
	Chairman and Managing Director	2697.37	Mumbai	2,833.39	5.0
	Founder	1971.22	Pune	2,472.44	25.4
	Chairman	2033.01	Mumbai	2,317.84	14.0
	Founder & Managing Director	1950	Chennai	2240	14.9
	Chairman	2675	Hyderabad	2,131.64	-20.3
	Chairman & Managing Director	1450	Chennai	2033.19	40.2
	Non-Executive Chairman	2540.37	Mumbai	1,935.41	-23.8
	Founder & Joint Chairman	2955.86	Kolkata	1,861.68	-37.0
	Managing Director	1115.11	Delhi NCR	1791.93	60.7
	Managing Director	1645.74	Delhi NCR	1583.46	-3.8
	Chairman & Managing Director	1569.68	Mumbai	1565.33	-0.3
	Chairman & Managing Director		Delhi NCR	1279.37	New Entrant
	Chairman	1058.38	Bangalore	1210.2	14.3
	Chairman	1077.93	Ahmedabad	1095.5	1.6
	Managing Director	1185	Chennai	1000.85	-15.5
	Managing Director	1092.92	Mumbai	949.53	-13.1
	Managing Director	980	Chennai	918.75	-6.3
	Chairman & Managing Director	559.2	Ahmedabad	836.26	49.5
	Founder & Chairman	520.75	Mumbai	713.8	37.1
	Chairman	1033.82	Bangalore	512.69	-50.4
	CMD		Delhi NCR	505	New Entrant
	Chairman	290.59	Nashik	326.94	12.5



## TOP 50 REAL ESTATE BRANDS AND LEADERS



the leaders for calculating the net worth. To estimate the values, a comparative analysis and valuation have been done considering the last few years of business performances and transactions of the company and the leader in some cases.

**1.** The first rank in the list belongs to Rajiv Singh, 62, of DLF (Delhi Land & Finance) Ltd., who has a wealth of Rs. 52,503.4 crore, rising 24.5% from the last year. Founded in 1946 by Chaudhary Raghvendra Singh, DLF started with the creation of 22 urban colonies in Delhi. In the mid-1970s, the company started developing its DLF City project at Gurgaon and never looked back. With its focus on customer, quality and sustainability, DLF Ltd. kept on adding milestones. In financial year 2020-21, it became the only Indian real estate company to be included in the Dow Jones Sustainability Index – an index comprising companies on the basis of their long-term environmental, social and governance criteria globally.

**2.** The second spot has been retained by Mumbai's Mangal Prabhat Lodha, 66, and Family. The promoters of Macrotech Developers have assets worth Rs. 37,578 crore, with a 17.5% rise year-on-year. The company has a significant presence in India, Dubai, the United Kingdom, Singapore and the United States. Since its institution in 1980, it has been known for building structures with global standards.

The realty group has not only played a key role in transforming Mumbai, but also crafted some of the most appealing residences in London.

**3.** Jitu Virwani, 56, Chairman, Embassy Office Parks, has climbed to the third spot from the last year's sixth spot in the list. The outstanding achiever of 2021-22 has taken his wealth to Rs. 33308.36 crore – an outstanding rise of 71.5% from the previous year. The realty group has a mixed portfolio of more than 62 million square feet developed across India and a roster of multinational tenants such as Google, IBM and Warburg Pincus. The company accords paramount importance to ensuring the safety, health and well-being and business continuity of its customers, and is committed to global sustainability goals. Many of its parks are ISO certified and properties are Platinum or Gold certified green structures. The company, together with US private equity firm Blackstone, listed India's first-ever real estate investment trust (REIT) in March 2019. The REIT owns and operates a more than 42 million square feet portfolio of office parks and office buildings in cities such as Bengaluru and Mumbai. It is the largest office REIT in Asia by area.

**4.** Chandru Raheja, 81, of K Raheja Corp Pvt. Ltd. stands at the fourth spot in the list, with a current wealth of Rs. 28,543.2 crore. The assets have improved by 35.9% from

last year's assets of Rs. 21,000 crore. A trusted name in the real estate circle for decades, Chandru Raheja is one of four brothers, and ventured out on his own in 1996 after a split in his family property empire. With his vision, he has made his privately held company one of Mumbai's leading developers. Today, the company is known for its IT parks, hotels, malls, and listed department store chain, Shoppers Stop. In February 2019, Raheja listed his Chalet Hotels and in August 2020, a part of his commercial properties, co-owned with private equity firm Blackstone under the Mindspace Business Parks REIT. The company also signed an MoU with the CII-Green Building Council to construct green buildings in 2007.

**5.** The fifth spot is taken by Navin M Raheja, 68, of Raheja Developers, whose real estate business registered a valuation of Rs. 25,742.72 crore, with an appreciation of an astounding 76.3% from 2020-21. An entrepreneur who started his journey in 1990, Raheja today has to his credit the experience of building diverse edifices, ranging from trendsetting luxury housing and skyscrapers to homes for the poor and 165 acres of plotted township. The Delhi NCR based company has so far delivered approximately 26 million sq. ft. of construction inventory across all segments.

**6.** Vikas Oberoi, 45, Chairman and Managing Director, Oberoi Realty, is ranked sixth in the AsiaOne List of Top 50 Real Estate Brands and Leaders 2021-22 with total assets value of Rs. 22,780 crore as on March 31, 2022. Over the past three decades, the Mumbai-based realty company has developed over 42 projects at strategic locations across the city aggregating about 11.89 million sq. ft. of spaces (group entity including promoter group). The portfolio spans across residential, office space, retail, hospitality, and social infrastructure projects. The company has excelled because of the innovation in its offerings combined with an emphasis on contemporary architecture, strong project execution and quality construction. Partnering with the best in the world and India is part of the company's strategy to keep abreast with the changing global and national trends.

In addition to an impressive show by Jitu Virwani and Navin M Raheja, the duo of Manoj Namburu and the Bommireddy

Family (Suneel, Suresh and Surendra) of Alliance Group & Urbanrise registered an impressive percentage rise of around 50% in wealth from the last year. One of the most prominent players of South India, these first-generation entrepreneurs have improved their ranks as compared to the last year. Namburu now stands at 27th spot – up from 33rd (last year) – while the Bommireddy Family has made it to 28th spot – up from 34th (last year) in the list of top 50 real estate players from India.

## MUMBAI

*The commercial capital of India, Mumbai was once India's trade window to the west. It steadily evolved into a global financial hub and became home of India's main financial services. The city is also home to the richest people in India – a good driver of high property rates across the city and nearby areas. The property sales were disturbed in the city in 2020 due to the pandemic. To kick-start the realty sector and over 250 linked industries by encouraging housing sales, the state government slashed the stamp duty charges to 2% from 5% during September-December 2020.*

*Mumbai and Pune accounted for 41% of residential sales during the second half of 2021 even as the Maharashtra stamp duty cut window closed in March 2021. The city property market – accounting for 10% of national volumes,*

**23% of sales and a third of the margins – hit a decadal high of new sales in 2021 with sales of 38,000 units, helping the realty performers here to safely make it to the first 11 players in the national list. The top 6 real estate brands and leaders in Mumbai are described below.**

1. The frontrunner in the Mumbai realty market, Mangal Prabhat Lodha, the Founder of Macrotech Developers Limited (Lodha Group), has retained the first spot in the list as the richest player in the city and the second best in India. The property magnate and politician has assets valued Rs.37,578 crore – 17.5% higher than last year's Rs. 31,968 crore. The 66-year-old leader founded the Group in 1980 and went on to develop residential and commercial properties in Mumbai, Thane, Hyderabad, Pune and London. Today, Macrotech Developers serves customers worldwide and is known for creating landmarks which meet global standards. Among its major projects is Palava, an integrated smart city near Mumbai. As on March 31, 2022, the Group had developed 85 million sq. ft. land area. The Group has adopted IGBC Green Building Ratings for its entire residential portfolio in Mumbai Metropolitan Region and Pune, and registered its residential projects amounting to over 25 million sq. ft. under suitable IGBC Green Residential Building Ratings.

2. Chandru L Raheja, 81, Chairman and

Managing Director, K. Raheja Corp, is the second richest man in Mumbai's real estate market. The senior leader has assets valued at Rs. 28,543.20 crore. While the leader has seen a rise of 35.9% in his assets from last year's Rs. 21,000 crore, he has lost one rank to become the fourth richest realty player in the country. A respectable name in the industry, Raheja began his entrepreneurial journey in 1996 after a split in his family property empire. With extensive projects, from residences, workplaces and hotels to convention centres and retail destinations, the K Raheja Corp has helped societies evolve to modern-day living. Each of its projects is unique, as the focus is on delivering aspirational spaces with distinct characteristics and attributes. The company has performed exceptionally well in the green development sector as well. It signed a memorandum of understanding with the CII-Green Building Council to construct green buildings, back in 2007.

3. The third spot in the list this year is taken by Vikas Oberoi, Chairman and Managing Director, Oberoi Realty Limited. The 52-year-old Harvard Business School alumnus has total assets valued at Rs. 22,780 crore. This is an impressive upsurge of 48.6% from the last year. The leader has also established himself as the sixth richest in India from the last year's seventh. Over the past three decades, Oberoi Realty has

## Mumbai

2022 Rank Mumbai City	Leader Name	Company Name	Designation	Total Assets Value (in Crore INR) Mar 31, 2022	Percentage Change (YoY)
1	Mangal Prabhat Lodha	Macrotech (Lodha)	Founder	37,578	17.5
2	Chandru L. Raheja	K. Raheja Corp	Chairman	28543.2	35.9
3	Vikas Oberoi	Oberoi Realty	Chairman and Managing Director	22780	48.6
4	Niranjan Hiranandani	Hiranandani Developers	Co-Founder & Managing Director	22250	8.0
5	Adi Godrej	Godrej Properties	Chairman Emeritus	16,101.87	7.8
6	Subhashchandra S. Runwal	Runwal Group	Chairman	9388.08	-20.4

## TOP 50 REAL ESTATE BRANDS AND LEADERS

developed over 42 projects aggregating about 11.89 M sq. ft. of space at strategic locations across the island city of Mumbai. Its upcoming projects in various parts of the financial capital and other regions encompass around 38 million sq. ft. of area. It focuses on innovation, contemporary architecture, strong project execution and quality construction to create spaces that enhance the lives of the inhabitants. The company focuses on innovation in its work and emphasises on contemporary architecture, strong project execution and quality construction.

4. One of the senior-most and respected realty leaders nationally, Dr. Niranjani Hiranandani, Co-Founder and Managing Director of Hiranandani Group, has secured the fourth spot in the Mumbai club of wealthiest realty leaders with real estate business valuation at Rs. 22,250 crore. While his wealth has seen a rise of 8% from the last year, the leader has slipped one rank in the Mumbai list and three ranks in the India list. Established in 1978, Hiranandani Group is one of the most prestigious and premium real estate developers in India with more than 40 years of experience in this business. A pioneer in developing global community townships, it has been efficiently transforming landscapes in the financial capital of India. Often referred to as Builder Extraordinaire or the Real Estate Czar for his vision, knowledge and qualities as a builder, Dr Hiranandani's journey has been an inspiration to many. Starting his career

with a textile weaving unit, he eventually forayed into the real estate sector to redefine it through astounding projects in Powai, Thane, Panvel, Chennai, Ahmedabad and Pune.

5. Adi Godrej, 80, maintains his fifth rank in the Mumbai list with a real estate wealth of Rs. 16,101.87 crore. While the senior Indian industry leader and Chairman Emeritus, Godrej Properties, has seen a jump of 7.8% in his wealth, he has lost one rank in the India list to become the ninth biggest player in the country. The realty division of the 125-year-old Godrej Group was established in 1990. In the next three decades, Godrej Properties has successfully established itself as a reputed brand in the realty sector. Its projects have delivered many firsts and maintained high-quality, safety and environment standards. Its Ahmedabad-based Godrej Garden City township project was selected as one of only two projects in India and 16 worldwide by The Clinton Foundation to collaborate towards achieving climate positive development. In the financial year 2016, Godrej Properties became India's largest publicly listed real estate developer by sales value having sold over Rs.5,000 crore of real estate that year. In the same year, it also delivered 0.56 million square meters (6 million square feet) of real estate in seven cities across India.
6. Subhashchandra S Runwal, Chairman, Runwal Group, stands as the sixth richest real estate developer in Mumbai with Rs. 9,388.08 crore. The leader has

seen a dip of 20.4% in his wealth from the previous year and loss of one spot to stand at 11 nationally. Established in 1978, the group operates in the residential, commercial and organised retail verticals and has a track record of 51 delivered projects with over 20,000 happy families. It operates in luxury, premium and large-format townships categories in residential development, and owns and manages the largest retail mall chain in Mumbai with over 2 million sq.m. of GLA. A CA by education, Subhashchandra S Runwal led the development of Mulund to make it a bustling suburb. Projects like R Mall, Runwal Anthurium, Runwal Greens and R Square have made Mulund the "Prince of Central Suburbs."

### DELHI NCR

*The capital of India, Delhi is an important political, commercial, transport and cultural hub of the country. Its gross state domestic product contribution to national gross domestic product in 2022 was reported at 3.904%. The state's Gross State Domestic Product increased at a CAGR of 8.89% between 2015-16 and 2021-22. In 2021-22, Delhi's GDP on current prices stood at Rs. 9,23,967 crore – rising 50% in the last five years, from Rs.6,16,085 crore in 2016-17. One of the largest metropolises in the country, Delhi, together with the National Capital Region (NCR), holds an important position in the Indian*

## Delhi NCR

2022 Rank Mumbai City	Leader Name	Company Name	Designation	Total Assets Value (in Crore INR) Mar 31, 2022	Percentage Change (YoY)
1	Rajiv Singh	DLF Limited	Chairman	52503.4	24.5
2	Navin M Raheja	Raheja Developers	Chairman and Managing Director	25742.72	76.3
3	Mohit Goel	Omaxe Limited	CEO	5,848.43	-4.6
4	Sushil Ansal	Ansal Properties	Chairman	5,459.21	-5.0
5	Pradeep Jain	Parsvnath Developers	Chairman	5,341.62	-15.4
6	Hadi Badri	Emaar India	CEO	3310.63	-4.4

*economy. The NCR is a unique example of inter-state regional planning and development for a region with NCT Delhi as its core. The region covers the whole of Delhi and 14 districts of Haryana, 8 districts of Uttar Pradesh and 2 districts of Rajasthan, covering an area of about 55,083 sq. km. The region is an attractive real estate market for not only Indians, but also NRIs. In 2021-22, middle-income NRIs in the UAE invested most prolifically in the region's realty market. The top six real estate brands and leaders in Delhi NCR are given below.*

1. Rajiv Singh, 62, Chairman, DLF Limited, continues to lead the real estate market in India with assets worth Rs. 52,503.4 crore as on March 31, 2022. His assets have appreciated by 24.5% from 2020-21. Starting its operations in 1946 with the creation of 22 urban colonies in Delhi, in 1985, the company expanded into the then-unknown region of Gurugram, building remarkable living and office spaces for the new Indian global professionals. Today, with 75 years of real estate investment, development and management experience, DLF is the largest publicly listed real estate company in India, with residential, commercial, and retail properties in 15 states and 24 cities. It maintains an unmatched scale of delivery and an unparalleled track record of customer-centric service excellence in India. Possessing more than 35 years of real estate industry expertise, Rajiv Singh is a graduate of Massachusetts Institute of Technology (MIT), U.S.A and holds a degree in Mechanical Engineering. He directs the strategy and oversees the operations of the company's residential, commercial, retail, infrastructure, hotels and SEZ business lines.
2. Ranking second in the list is Navin M Raheja, the Chairman and Managing Director of Raheja Developers. The business leader encompasses Rs. 25,742.72 crore in assets, with an impressive jump of 76.3% from the previous financial year. He has acquired the coveted position of the fifth richest real estate leader in India by climbing four spots from the last year's ninth spot. Distinguished as one of the most notable real estate developers in India



- since 1990, Raheja Developers has been delivering diverse property assets, including residential, retail, multiplex, commercial and hospitality, among others, with focus on high standards for quality construction, timely delivery and customer satisfaction. The group has so far delivered 26 m sq. ft. in residential property in Gurugram. Mr. Raheja is the first developer to take on slum rehabilitation of 2,800 families in New Delhi, thus, changing lives of thousands of poor by giving them toilets and other modern-day facilities.
3. Mohit Goel, CEO, Omaxe Limited, with a wealth of Rs. 5,848.43 crore is the third wealthiest player from the Delhi NCR realty market. Compared to the last year, his assets have depreciated by 4.6% to Rs. 6,133 crore, with the leader slipping one rank to 18. Omaxe has 12.01 million sq. m. of delivered space in real estate and construction contracting. The company was set up in 1987 by first-generation entrepreneur and civil engineer Rohtas Goel, who ventured in realty in 2001 to advance his construction and contracting business. Today, the company has established its presence in 27 cities across 8 states, and delivered some landmark projects and engineering marvels, creating a niche in both luxury and affordable segments. The 32-year-old young leader of

- the company, Mohit is a Commerce graduate and has completed an Executive Program from IIM-Bangalore. He has 13 years of realty industry experience in strategic and tactical planning, profit centre operations, marketing strategy and project management.
4. Sushil Ansal, 77, is the fourth wealthiest real estate player in Delhi NCR. The Chairman of Ansal Properties & Infrastructure Ltd (API) encompasses assets of Rs. 5,459.21 crore – with a decline of 5% from the last year. The Founder and Chairman of API got into the real estate sector in the 1960s at the age of 21. Established in 1967 as a family business, Ansal API currently operates in a range of business verticals such as integrated townships, condominiums, group housing, malls, shopping complexes, hotels, SEZs, IT Parks and Infrastructure and utility services. It has developed 19 existing townships across all major tier-2 cities in Northern India in Delhi NCR, Uttar Pradesh, Rajasthan, Haryana and Punjab, including many high-rise residential towers in Delhi.
  5. Pradeep Jain, Chairman, Parsvnath Developers, with assets worth Rs. 5,341.62 crore, is the fourth richest leader in Delhi NCR. He has slipped seven ranks from the last year to rank 23rd in the latest list, with his assets declining by 15.4%. Starting as

## TOP 50 REAL ESTATE BRANDS AND LEADERS

a Marketing Associate with various real estate developers, Jain, after acquiring knowledge and experience in the real estate sector, launched Parsvnath Developers in 1990 with a vision of developing the state-of-the-art projects across India. Today, his company is present in over 37 cities in 13 Indian states. The company has been building contemporary residential spaces and office complexes, affordable housing, luxurious shopping malls and hypermarkets, posh hotels, futuristic multiplexes, and IT Parks and SEZs. Parsvnath claims to be the first real estate company to have integrated with ISO 9001, 14001 and OHSAS 18001.

6. With a wealth of Rs. 3,310.63 crore, Hadi Badri, Former Director of Emaar India, holds the sixth spot in the list of richest real estate leaders from Delhi NCR. As on March 31, 2022, his wealth declined by 4.4% from the last year's Rs. 3,463 crore. (This assessment is based upon the valuation of Emaar India Ltd.'s projects only. Its valuation outside India has not been taken into account). Dubai-based realty developer Emaar Properties entered India in 2005 with the largest FDI in the realty sector at that time. The company had invested about Rs. 8,500 crore in the Indian real estate market through its joint venture Emaar MGF Land. Emaar India carries its global legacy with a formidable portfolio of remarkable residential

and commercial spaces in Delhi NCR, Mohali, Indore, Jaipur and Lucknow. Though the venture between Emaar and MGF Group failed with the demerger approved in July 2018, Emaar India showed keen interest in the Indian real estate market. In 2019, the company said that it will continue to invest in the country by developing its land bank and acquiring projects through joint ventures. Meanwhile, its Indian Director Hadi Badri resigned from his position in April 2022.

### BENGALURU

*The IT Capital of India, Bengaluru (earlier Bangalore), is the country's leading Information Technology (IT) exporter and address of eminent technological organisations such as ISRO, Infosys, Wipro and HAL. With an average literacy rate of 87.67%, pleasant weather throughout the year – thanks to its elevation of over 900 m above sea level – and quality of life, Bengaluru is a preferred city for one to live and work. The city topped the latest Ease of Living Index, an indicator of the quality of citizens' lives in major cities across four main pillars of economic ability, sustainability, citizens' perceptions, and quality of life. The South Indian city is a bright spot for the real estate sector with*

*steady rise in prices and sales. During January-March 2022, when all prime Indian cities posted up to 7% year-on-year growth in per sq. ft. prices, prices grew the most in Bengaluru at 7% year-on-year. The top six realty champions from the city are:*

1. Jitu Virwani, 56, the Chairman and Managing Director of Embassy Group, is the richest among the real estate developers in Bengaluru, with assets of Rs. 33,308.36 crore as on March 31, 2022, with a percentage increase of 71.5. He is also the third richest among all real estate leaders in the country, jumping three spots from the last year's sixth rank. Started its operations in 1993 under Virwani's leadership, the group has developed over 54 million sq. ft. of commercial, residential, retail, hospitality, services, educational and industrial warehouse spaces. It holds an extensive land bank of more than 1,000 acres across the country. Today, its operations span across Indian and international markets, including Bengaluru, Chennai, Hyderabad, Pune, Coimbatore, Trivandrum, Serbia and Malaysia. The leader's foresight has brought about Embassy's property management business, Embassy Services, catering to end-to-end needs of the clients. The group is now extending these services to energy management, water management, transport management, environment,

## Bengaluru

2022 Rank Mumbai City	Leader Name	Company Name	Designation	Total Assets Value (in Crore INR) Mar 31, 2022	Percentage Change (YoY)
1	Jitendra Virwani	Embassy Office Parks REIT	Chairman & Managing Director	33,308.36	71.5
2	Irfan Razack	Prestige Estate Projects Ltd.	Chairman and Managing Director	17,280.70	-11.8
3	P.N.C. Menon	Sobha Limited	Chairman Emeritus	10,973.90	4.1
4	M.R. Jaishankar	Brigade Enterprises	Chairman and Managing Director	8,794.61	14.7
5	Bijay Kumar Agarwal	Salarpuria Sattva	Managing Director	5899.4	13.5
6	Ravi Puravankara	Purvankara	Chairman	5,650.61	-1.3



health, safety and security services.

2. Irfan Razack, the Chairman and Managing Director of Prestige Estate Projects Limited is the second richest real estate leader in Bengaluru with total assets of Rs.17,280.70 crore. He is the eighth richest leader in the sector nationally, though slipping three spots from the last year with his assets declining by 11.8%. The 68-year-old leader has more than 48 years of rich, hands-on experience in the retail and real estate industry. With his keen business acumen and foresight, he has steered Prestige onwards with ethical business principles and practices. Under his leadership, Prestige is today the only CRISIL DA1 graded developer in India and has been awarded the financial rating of A+ and A1+ by ICRA. Now, with 205 landmark developments across the city, the group has extended its expertise to major cities across South India, including Chennai, Hyderabad, Kochi, Mysore, Mangalore and Goa.
3. With his current wealth of Rs. 10,973.90 crore, P.N.C. Menon, Chairman Emeritus, Sobha Limited, has seen a 4.1% rise in his wealth from the last year and has maintained his third spot in the list. The 73-year-old leader incorporated the company as Sobha Developers Pvt. Ltd. in 1995. Today, Sobha has a real estate presence in 10 cities, namely Bengaluru, Gurugram, Chennai, Pune, Coimbatore, Thrissur, Kozhikode, Kochi, Gujarat (GIFT City) and Mysuru. Overall, Sobha

has a footprint in 27 cities in 14 states across India. Sobha's superior execution capability is its core strength. As on 31 March 2021, the company delivered 112.30 million square feet of developable area. A process-driven organisation and amongst the first companies in the industry to obtain the ISO 9001:2008 certification, Sobha has received the OHSAS 18001:2007 and ISO 14001:2004 certifications for Environmental, Health and Safety Management Systems.

4. M. R. Jaishankar, Chairman and Managing Director, Brigade Group, is the fourth richest real estate leader in Bengaluru. His total assets as on March 31, 2022, stood at Rs. 8,794.61 crore — a rise of 14.7% from the last year. The leader's commitment to quality and passion for innovation has seen Brigade Group grow from a single-building, small-scale private enterprise to a diverse multi-domain company which is into all verticals of real estate. Instituted in 1986, Brigade has developed many landmark buildings and transformed the skyline of cities across South India, from Bengaluru and Mysuru to Mangaluru, Chikmagalur, Hyderabad, Chennai, Kochi, and GIFT City, Gandhinagar with developments across the residential, commercial, retail, hospitality and education sectors. Since its inception, Brigade has completed more than 250 buildings amounting to over 76 million sq. ft. of developed space across a diverse real estate portfolio.

5. The fifth spot is taken by Bijay Kumar Agarwal, Managing Director, Salarpuria Sattva Group, with total assets value of Rs. 5899.4 crore as on March 31, 2022. His wealth has seen a percentage increase of 13.5 from the last year. Salarpuria Sattva Group made a humble beginning in Bengaluru in 1993 by acquiring a small plot that offered just 20,000 sq. ft. of construction. Under the leadership of Bijay Agarwal, a first-generation entrepreneur, the group made its foray with a commercial building, followed by a residential project in Indiranagar. He took advantage of the thriving IT sector and made his company a frontrunner in setting up some of the first IT Tech Parks in the city, in the late 90s. Today, with three decades of building quality constructions across seven Indian cities, the group has completed 48 million sq. ft. of construction.
6. With a wealth of Rs. 5,650.61, Ravi Puravankara, Chairman, Purvankara, stands sixth in the list of richest real estate developers in the city. His wealth has seen a decline of 1.3% from the last year. Beginning its journey in 1975 with a vision of offering quality homes, the company in the last four decades has established two distinct and successful brands in the industry: Puravankara, the flagship brand to cater the premium end of the spectrum, and Provident to serve the premium affordable segment. The leader was also one of the first to obtain FDI in the Indian real estate sector through forging a joint venture

## TOP 50 REAL ESTATE BRANDS AND LEADERS

with Singapore-based Keppel Land Limited. He has also been instrumental in implementing best practices in construction by focusing on technology to achieve quality in execution as well as in sales and customer relations.

### CHENNAI

*Chennai is the capital city of India's most industrialised state Tamil Nadu. From an ancient trade centre to being the largest industrial and commercial centre of South India, Chennai has been serving businesses in and out of the country for centuries. About 39% of the Tamil Nadu state's GDP comes from Chennai and the surrounding metropolitan area. By the year 2025, the city is predicted to grow to a \$100 billion economy. The economic powerhouse on the southeast coast of the country has an established industrial base in automobiles with notable presence of sectors such as IT, engineering, pharmaceuticals, garments, textiles, leather, chemicals and plastics, among others. Many companies have their engineering design, R&D and product development centres around the city. With a literacy rate of over 80%, Chennai makes talent searching an easier process, helping*

*both businesses and employees to settle down in the city. The development made in the areas of infrastructure and connectivity has also fuelled the real estate sector's growth in the city. The top six real estate brands and leaders in the city are:*

1. Manoj Namburu, Chairman and Managing Director, Alliance Group & Urbanrise, is the frontrunner in Chennai's realty industry. With an impressive rise of 51.7% from the last year, the young and ambitious leader has recorded a wealth of Rs. 3,300 crore. The company, with operations in Bengaluru, Chennai and Hyderabad, is renowned for building homes in premium locations that truly add value to home buyers. As forecasted last year, the promoters of Alliance Group & Urbanrise have added to their rich portfolio with quality projects and timely delivery. With more projects lined up, the company is chasing its vision to become world's largest real estate developer with annual revenues of \$10 billion by 2035. The real estate major has also been continually garnering massive popularity owing to thousands of its happy and satisfied customers.
2. With a current wealth of Rs. 3,200 crore and a rise of 48.8%, the Bommireddy Family (Suneel, Suresh and Surendra) holds the second spot

in the list of Chennai's top real estate developers. Suneel Bommireddy, the Vice Chairman of Alliance Group & Urbanrise, is a serial entrepreneur with several successful business enterprises to his credit. The 49-year-old is a civil engineer by education and strategist by experience; he has conceived and developed several mega real estate developments across the golden triangle of Bengaluru, Chennai and Hyderabad. Mr. Bommireddy has closed funding deals worth over Rs. 2,000 crore as on date with various marquee equity firms across the globe, namely Abu Dhabi Investment Authority (ADIA), Kotak Realty Fund, Motilal Oswal and many more.

3. Arun MN of Casagrand Builder Pvt. Ltd. maintains his third spot in the market with a rise of 14.9%, at Rs. 2,240 crore. A first-generation entrepreneur, Arun MN, 47, is a BE and an MBA graduate who began his career with Wipro before starting out on his entrepreneurial journey with five like-minded professionals in 2004. Today, the company boasts to have developed over 22 million sq.ft. of prime residential real estate across Chennai, Bengaluru and Coimbatore, serving more than 18,250 families across 112-plus landmark properties. The company is hopeful of moving forward with projects worth

### Chennai

2022 Rank Mumbai City	Leader Name	Company Name	Designation	Total Assets Value (in Crore INR) Mar 31, 2022	Per- centage Change (YoY)
1	Manoj Namburu	Alliance Group & Urbanrise	Chairman & Managing Director	3300	51.7
2	Bommireddy Family (Suneel, Suresh & Surendra)	Alliance Group & Urbanrise	Vice Chairman	3200	48.8
3	Arun MN	Casa Grande Pvt. Ltd.	Founder & Managing Director	2240	14.9
4	Yuvaraajann Radhakrishnan	Baashyaam Group	Chairman & Managing Director	2033.19	40.2
5	Varun Manian	Radiance Realty	Managing Director	1000.85	-15.5
6	C. Subba Reddy	CEEBROS Property Development	Managing Director	918.75	-6.3

## Hyderabad

2022 Rank Mumbai City	Leader Name	Company Name	Designation	Total Assets Value (in Crore INR) Mar 31, 2022	Percentage Change (YoY)
1	Rameswar Rao Jupally	My Home Industries	Chairman	7966	9.1
2	SS Reddy	Aparna Constructions	Chairman & Managing Director	6966.96	34.0
3	C.V. Reddy	Aparna Constructions	Director	5775	32.8
4	Manoj Namburu	Alliance Group & Urbanrise	Chairman & Managing Director	3300	51.7
5	Bommireddy Family (Suneel, Suresh & Surendra)	Alliance Group & Urbanrise	Vice Chairman	3200	48.8
6	Alla Ayodhya Rami Reddy	Ramky Infrastructure	Chairman	2,131.64	-20.3

- over Rs. 8,000 crore in the pipeline.
- Baashyaam Constructions' Yuvaraajann Radhakrishnan, 37, holds the fourth position and is the second best performer in the Chennai realty market, with a percentage rise of 40.22. The company recorded Rs.2033.19 crore total assets value till March 31, 2022. A robust three-decade-plus presence in the Tamil Nadu infrastructure and real estate vertical makes the developer a strong player, with experience of handling diverse projects, from affordable housing, independent villas, premium living spaces, luxury residences and commercial buildings. The company credits its commitment to end-to-end capabilities, stringent quality standards, transparency and unflinching attention to detail for its consistent good performance.
  - Varun Manian, 40, of Radiance Realty Developers India Ltd. ranks fifth on the list with a wealth of Rs. 1,000.85 crore – a decline of 15.5% from the last year. The third-generation entrepreneur from Chennai's Manian family, which established NAPC as a leading infrastructure company in India and Middle East in 1949, Varun has taken Radiance Realty to newer heights. In 2012, NAPC Properties evolved and Varun Manian entered the residential real estate business with the inception of

Radiance Realty Developers India Ltd. The latter has emerged as a successful property development firm which focuses on building both affordable and luxury residential projects.

- C. Subba Reddy, 69, Managing Director, CEEBROS Property Development Pvt. Ltd. is ranked sixth on the list of Chennai's richest real estate, with assets of Rs. 918.75 crore – a decline of 6.3% from the last year. Set up in 1978, CEEBROS is into premier real estate and has delivered over 300 successful residential and commercial projects in its journey so far. The company is keen to diversify into other sectors such as professional property management services. The company ventured into the hospitality industry with The Raintree Hotels in 2005.

## HYDERABAD

*The historic city of Hyderabad is the capital of India's youngest state, Telangana, which has achieved the highest annual average growth in GSDP amongst all Southern states, at 11.7%, post 2014-15. Popularly called the Pearl City, Hyderabad is situated on the Deccan Plateau at a height of 1788 feet above sea level and offers pleasant weather conditions. With a*

*cosmopolitan culture, it is a hub for the IT, ITeS, pharmaceuticals and cloud solution companies. All the factors empower the city to be a great real estate investment and spending destination. Housing prices in Hyderabad jumped 7% in the last quarter of 2021. The growth is consistent, as April-June 2022 quarter too brought Hyderabad highest sales growth in housing, with rising demand at 21%. The top six realty champions from the city are:*

- Rameswar Rao Jupally, 65, rules the Hyderabad real estate market with total assets of Rs. 7,966 crore. A homeopathy doctor by education, the Chairman of My Home Industries has registered a 9.1% jump in his wealth from the previous year, while maintaining his rank of 13th richest real estate leader in India. With a rich legacy of over 35 years, My Home Group has completed over 21 residential and commercial projects, comprising 26 million sq. ft. of total built-up area and over 11 million sq. ft. under construction. The visionary Founder and Promoter, Dr. Rao entered the real estate business in 1981, and has built a positive reputation in the industry with eminent residential and commercial projects.
- SS Reddy, 68, Chairman and Managing Director, Aparna Constructions, is the second richest real estate leader in



## TOP 50 REAL ESTATE BRANDS AND LEADERS

Hyderabad, with assets of Rs. 6,966.96 crore. His wealth is 34% higher than the last year. Set up in 1996, the company pioneered innovation in gated communities. Aparna Constructions' projects have been popular for offering perfect locations and world-class amenities in a clean and green environment. The company has completed 48 fully integrated gated communities of villas, apartments, plot development and commercial projects across 25 million sq. ft. of built-up area and over 18,000 satisfied customers.

3. C.V. Reddy, 69, and Director, Aparna Constructions, with wealth of Rs.5,775 crore, is at the third spot in the list. Classmates and friends, CV Reddy and SS Reddy established Aparna Constructions and Estates Pvt. Ltd. (ACEPL) more than two decades ago. Today, ACEPL holds an unwavering vision to offer a sustainable balance between affordability and luxury and has built homes of global standards of construction with a great sense of environmental responsibility. Its projects not only have high-quality standards, but also global certifications like OHSAS 18001:2007, ISO 9001:2015 and ISO 14001:2015. In more than two decades of its successful operations, it has established itself as the embodiment of construction excellence in Hyderabad. Recently, ACEPL also expanded to Bengaluru and the new Andhra Pradesh capital — Amaravati.
4. Manoj Namburu, 52, Chairman and Managing Director, Alliance Group & Urbanrise, is the fourth richest real estate leader in Hyderabad. The young and bright leader has assets of Rs. 3,300 crore – with 51.7% higher and one rank better than the last year. With three decades of professional experience, together with an extensive network, goodwill, ethics, and integrity, makes him a trusted leader in the industry. In 2018, he launched his Hyderabad operations with six large projects of 14 m sq. ft., with a total development portfolio of 54 m sq. ft. and Rs. 33,000 crore of real estate portfolio. In FY 2021-22, the real estate major clocked Rs. 2,290 crore sales with 3,686 homes.
5. Bommireddy Family (Suneel, Suresh and Surendra) of Alliance Group & Urbanrise, has climbed to the fifth

position in the list this year with a wealth of Rs. 3,200 crore and a rise of 48.8% from the last year's Rs. 2,150 crore. Led by company Vice Chairman, Suneel Bommireddy, 48, the Alliance Group & Urbanrise has been witnessing newer heights in Chennai and Hyderabad realty market. The young leader has an eye for detail and strong business acumen. He believes in offering best in class projects, delivering projects on time, maintaining impeccable financial discipline, and building homes that cater to the needs of buyers. The young team of Suneel Bommireddy and Manoj Namburu is trying to make Hyderabad as the fastest growing realty market of India.

6. Alla Ayodhya Rami Reddy, Chairman, Ramky Infrastructure is the sixth richest real estate developer of Hyderabad with a wealth of Rs.2,131.64 crore, a decline of 20.3% from the last year's Rs.2,675 crore. The 58-year-old business leader and politician, Reddy had ranked fourth on the list last year. The company was originally incorporated as Ramky Engineers Private Limited on April 13, 1994, to undertake construction projects. In the following decades, the company became an integrated construction, infrastructure development and management company. Ramky Infrastructure Ltd. has to its credit a range of construction and infrastructure projects in varied sectors of water, wastewater, transportation, irrigation, industrial construction, parks (including SEZs), power transmission, power distribution, and residential, commercial, and retail property. It has a pan-India presence, in 23 states and two union territories, and overseas presence in the UAE and West Africa.

### CONCLUSION

A comprehensive indicator of India's top-performing real estate brands and leaders, India's Most Influential Real Estate Brands & Leaders 2021-22 List by AsiaOne weighs up the realty companies at national and regional level. The list records the rises and falls of the assets of these companies to capture the factors that helped their business evaluation. It brings to fore not only some of the best performers in the real estate sector, but also highlights the



emerging brands and leaders, who are performing exceptionally well and may tomorrow lead India's realty club.

An example here is the duo of Manoj Namburu and Suneel Bommireddy of Alliance Group & Urbanrise, who continue to rise in the ranks in the industry, from 33 and 34 last year to 27 and 28 this year, respectively. With a remarkable presence in Chennai and Hyderabad, these bullish developers have more projects lined up to maintain the momentum in years to come.

Out of the top 50 brands and leaders at the national level, Rajiv Singh of DLF Ltd. has maintained the number one position on India's Most Influential Real Estate Brands & Leaders List 2021-22, followed by Mangal Prabhat Lodha of Macrotech Developers Ltd. and Jitendra Virwani of Embassy Office Parks REIT.

The number one realty brand of India, DLF is trusted for consistent performance in delivering structures catering to the country's diverse and changing needs. The brand prioritises sustainability to offer



solutions such as pioneering wastewater treatment systems and recycling of its construction materials. The developer has pioneered several commercial and residential projects leveraged by its experience and resources, and the vision to think ahead of its times.

In 2021-22, most developers—both top-listed and non-listed developers with good corporate governance practices, financial accountability, trust, and brand—clocked record sales. Bengaluru's Brigade Group's sales bookings grew by 59% to Rs. 1,310 crore in April-September 2021 period. Mumbai-based Godrej Properties' sales bookings jumped 18% to Rs. 3,072 crore in the same period. Prestige Group's second quarter FY22 sales bookings saw a hike of 88% year-on-year to Rs 2,112 crore. Mumbai's Macrotech Developers sold properties worth Rs. 3,000 crore in April-September 2021. Bengaluru-based realtor Sobha Ltd.'s sales bookings increased 23% to reach Rs 3,870.2 crore during 2021-22.

Mangal Prabhat Lodha, of Macrotech

Developers Ltd., Chandru Raheja of K Raheja Corp Pvt. Ltd. and Vikas Oberoi, of Oberoi Realty, are the top three leaders and firms in the real estate sector in Mumbai. DLF Limited's Rajiv Singh, Navin M Raheja of Raheja Developers Ltd. and Mohit Goel of Omaxe Limited are the top three achievers in Delhi NCR.

The real estate sector in Bengaluru has got a new leader in Jitu Virwani, followed by Irfan Razack of Prestige Estates Projects Ltd. and P.N.C. Menon of Sobha Ltd. Manoj Namburu and Suneel Bommireddy of Alliance Group & Urbanrise, and Arun MN of Casagrand Builder Pvt. Ltd., respectively, have retained their respective top three spots of the last year, with the leaders recording an increase in wealth.

The young leaders of the industry, Manoj Namburu and Suneel Bommireddy, are also among the six real estate achievers of Hyderabad. Rameswar Rao Jupally of My Home Group, and S.S. Reddy and C.V. Reddy of Aparna Constructions and Estates Pvt. Ltd. have also maintained

the ranks of Hyderabad's top most realty leaders.

Other noteworthy players that made it to the national list are Mr. Aniruddha Patil of Kolte Patil, Pune (Rs. 1971.22 crore with an increase of 24.5% in wealth from the last year); Mr. R.S. Agarwal and Mr. R.S. Goenka, Emami Realty, Kolkata (Rs. 1,861.68 crore with a decline of 37% in wealth y-o-y); Mr. Dipakkumar G. Patel, Ganesh Housing (Rs. 1095.5 crore with 1.6% rise in his wealth from 2020-2021) and Mr. Sanjay Lalbhai, Arvind Smartspaces, both from Ahmedabad (Rs. 836.26 crore with an impressive jump of 49.5% jump in wealth); and Mr. Naresh Karda, Karda Constructions from Nashik (Rs. 290.59 crore and a jump of 12.5% from the last year).

Two developers from Delhi NCR have made entry to the list for the first time. Ajay Choudhary of Ace Group India (with wealth of Rs. 1279.37 crore), and Sunil Kant Munjal from Hero Realty (with Rs. 505 crore) are the players to watch out for.