



PANCHSHIL AVENUE

SUSTAINABILITY INITIATIVES REPORTING PERIOD 2025-26

PANCHSHIL AVENUE



WHY SUSTAINABILITY MATTERS DEEPLY TO PANCHSHIL?



Core to Our Values

Sustainability is not a trend, it's a responsibility we deeply believe in.



Clean Mobility

Enabling greener transportation options to reduce emissions on our campuses.



Give Back to the Planet

Our goal is to ensure our spaces contribute more than they consume.



Future-Ready Development

We build with long-term environmental impact in mind.



Healthier Communities

We prioritize occupant well-being through indoor air quality, green practices, and robust Occupational Health & Safety Management (OH&SM) systems.



Authentic Action

Every initiative is a real, measurable step toward a cleaner, more resilient future.

THE BENEFITS OF ADOPTING SUSTAINABLE PRACTICES



Ethical
Benefits



Health
Benefits



Social
Benefits



Economic
Benefits



Environmental
Benefits

LEED CERTIFICATION

CORE AND SHELL



Certification under the U.S. Green Building Council (USGBC) LEED (Leadership in Energy and Environmental Design) Core & Shell means that a building meets high standards of environmental performance and sustainability in its design and construction. It signifies the building's commitment to energy efficiency, water conservation, resource management and improved indoor environmental quality, demonstrating leadership in green building practices.

LEED certification sets the benchmark for designing and operating environmentally responsible and resource-efficient green buildings that create value across environmental, social and governance dimensions. Achieving a Gold rating underscores our steadfast commitment to sustainable development, in alignment with the LEED Core and Shell Development framework

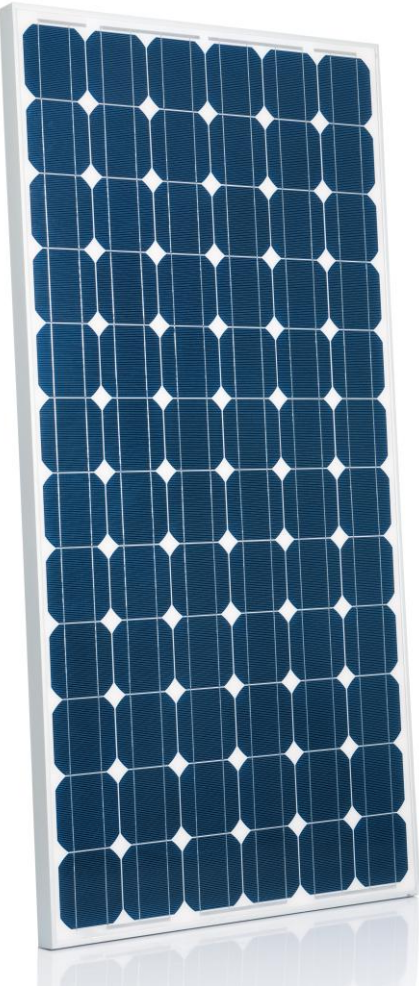
Panchshil Avenue has been pre-certified LEED Platinum under the Core & Shell rating system by the U.S. Green Building Council (USGBC)

By committing to achieve LEED Core and Shell certification for all our upcoming Projects, we at Panchshil demonstrate our commitment to sustainability and towards providing a healthy and efficient work environment for our tenants

ENERGY AND ATMOSPHERE

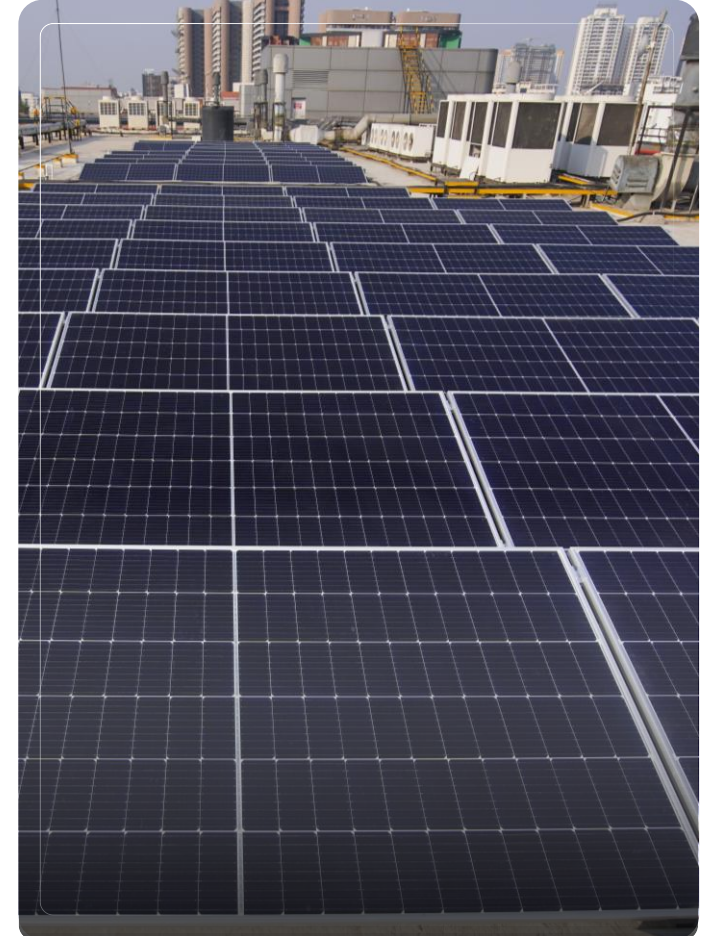
CARBON EMISSION SAVING THROUGH SOLAR INTEGRATION

As part of our ongoing sustainability efforts, a **132 kWp solar power system** was commissioned at **Panchshil Avenue** in **February 2025**. The installation consists of **564 high-efficiency solar modules**, designed to maximize energy generation and reduce reliance on non-renewable sources.



The solar system is designed to offset approximately **15% of the annual electricity consumption for common areas**, which is currently estimated at **800 kWh per year**. This contributes directly to lowering carbon emissions and improving energy efficiency.

To maintain peak performance, we have service-oriented **AMC contracts in place**, along with regular **cleaning and maintenance** of the solar panels to ensure optimal efficiency.



ENERGY AND ATMOSPHERE

ENERGY EFFICIENCY AND EMISSION MONITORING

DETAILS	UNITS	2024-25	2025-26
Total Energy Consumption For Common Area (EB)	kWh	4,68,680	8,57,820
Total Renewable Energy (Solar) Generation	kWh	4,074	1,17,917
Total % of Contribution of Renewable Energy (Solar) against EB	0%	1%	14%
Emission Savings through Renewable Energy	tCO ₂ e	4	84

Note Abbreviations Used : (EB) – Electricity Board

In FY 2025-26, our total electricity consumption across operations stood at **8,57,820 units**, compared to **4,68,680 units in FY 2024-25**. This increase reflects higher operational demand and expanded usage across common areas, while continuing efforts to maintain energy efficiency.

Our solar energy generation reached **1,17,917 units** during the year, accounting for **14% of total electricity consumption**. This highlights the strengthened integration of renewable energy into our energy mix and the progress of our clean energy strategy.

Together, these efforts helped avoid an estimated 84 tCO₂e emissions in FY 2025–26, reinforcing our commitment to sustainable operations and carbon-conscious energy practices. The avoided emissions were calculated using the updated grid emission factor of 0.71 kgCO₂e/kWh for FY 2025–26, compared to 0.90 kgCO₂e/kWh applied in FY 2024–25. Consequently, year-on-year variations in reported emission savings reflect both operational performance and the revised emission factor methodology.

ENERGY AND ATMOSPHERE

OPTIMIZED NON RENEWABLE ENERGY USE

While Panchshil prioritizes renewable energy, we recognize the operational necessity of diesel generators (DG) for uninterrupted power supply. Our DG systems are managed with a focus on energy efficiency, emissions control, and compliance:



Use of **BS6-compliant low-sulphur diesel fuel** to reduce harmful emissions (SO₂, NO_x, particulate matter).



Noise reduction through acoustic-treated enclosures to comply with environmental standards.



Elevated exhaust positioning for improved air dispersion and reduced ground-level pollution.



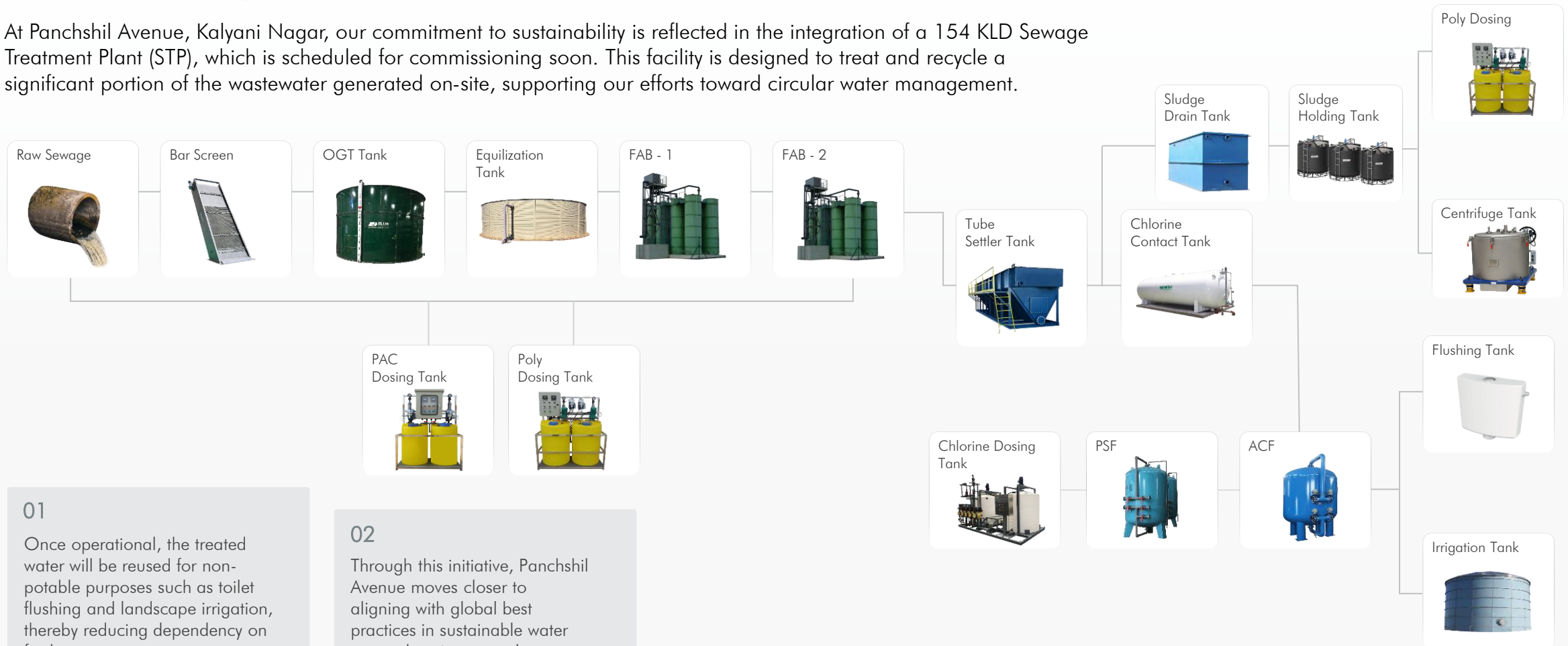
Proactive maintenance regime including A/B/D checks, real-time monitoring, and performance analysis to ensure efficient fuel use and extended equipment life.

This strategy supports responsible non-renewable energy use while contributing to operational energy performance.

WATER EFFICIENCY

WATER MANAGEMENT

At Panchshil Avenue, Kalyani Nagar, our commitment to sustainability is reflected in the integration of a 154 KLD Sewage Treatment Plant (STP), which is scheduled for commissioning soon. This facility is designed to treat and recycle a significant portion of the wastewater generated on-site, supporting our efforts toward circular water management.



01

Once operational, the treated water will be reused for non-potable purposes such as toilet flushing and landscape irrigation, thereby reducing dependency on freshwater resources.

02

Through this initiative, Panchshil Avenue moves closer to aligning with global best practices in sustainable water use and environmental stewardship.

MATERIALS AND RESOURCES

RESPONSIBLE RESOURCE MANAGEMENT

Our approach to DG operations integrates responsible materials use and lifecycle management.

Maintenance practices emphasize equipment longevity and efficient resource use, minimizing material waste and extending system lifespan.

Together, these initiatives demonstrate our commitment to sustainable resource management within essential building systems.



Diesel fuel sourcing and usage are aligned with cleaner fuel standards (BS6), reducing environmental impact.

MATERIALS AND RESOURCES

SUSTAINABILITY AND INNOVATION

Driving Innovation in Green Cleaning: Deployment of Hydrocleaner Pro-Tank and Introduction of Toxin-Free Solution Technology

Panchshil Realty has introduced the **Hydrocleaner** Pro-Tank across key office parks and plans to scale portfolio-wide. A new **toxin-free** solution generator using salt, bio-enzymes, and water is being introduced to further green cleaning innovation.

Key Benefits



Eco-Friendly
Biodegradable, toxin-free, no harsh chemicals



Low Carbon
Minimal plastic use & reduced transport emissions



GreenPro Certified
Multiple cleaning agents certified



Safe Use
Phenol/alcohol-free, allergy-safe, STP-friendly



Wildlife Safe
Protects aquatic ecosystems

Hydrocleaner Pro-Tank – USPs



ATCD
Anytime Cleaning & Disinfecting



On-Site Production
Less transport, less packaging waste



Advanced Tech
Multi-tech integration for high efficiency



IoT Enabled
Real-time monitoring & data tracking



Customizable
Tailored formulations for varied needs



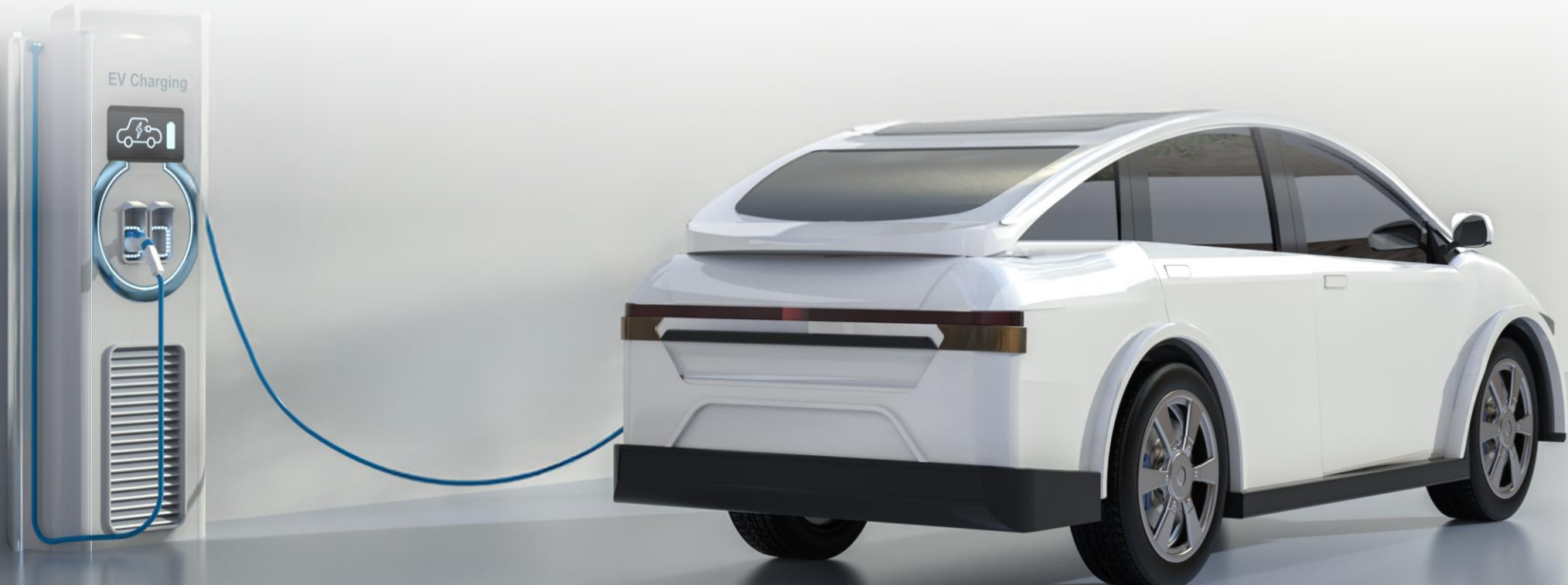
Flexible Use
Ready-to-use & concentrate options



LOCATION AND TRANSPORTATION

EV CHARGING TRANSCENDING SUSTAINABILITY

Panchsil Avenue has installed two DC Electric Vehicle (EV) Charging Stations for four-wheelers, scheduled to be commissioned on 1st July 2025. Each charging station is capable of servicing an average of 24 vehicles per day, significantly enhancing on-site EV infrastructure. This initiative is part of our ongoing commitment to promoting sustainable mobility and encouraging the shift away from fossil fuel-based transportation. By providing cleaner and more efficient commuting options, we aim to improve air quality within the premises and further align with our broader environmental and ESG goals.



LOCATION AND TRANSPORTATION

EMISSIONS CALCULATIONS

Petrol/ Diesel Vehicles versus EV

YEAR	TOTAL EV'S CHARGED (NOS)	TOTAL POWER. CONSUMED (kWh)	TOTAL DISTANCE TRAVELLED BY EV'S (KM)	EQUIVALENT PETROL/DIESEL CONSUMPTION FOR THE DISTANCE TRAVELLED(LITRES)	CARBON EMISSION SAVING BY USING EV'S (tCO2e)
2025-26	404	4,223	31,671	2,879	4

Between April 2025 and March 2026 at K-Avenue, **404 electric four-wheelers** were charged using **4,223 kWh** of electricity, enabling approximately **31,671 kilometers** of travel. If the same distance had been covered by conventional petrol/diesel vehicles, it would have required **2,879 litres of fuel**, resulting in approximately **7 tCO₂e emissions**. In comparison, EV charging resulted in about **3 tCO₂e**, delivering a net saving of **4 tCO₂e**.

References:

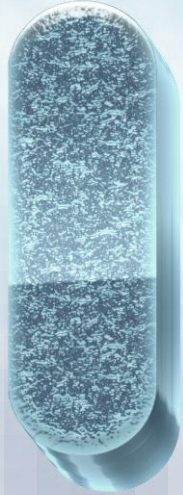
- Data duration Apr 2025 to Mar 2026
- Emission Factor source (Fuel)- https://streaklinks.com/BhAu_eadHaoBUaC0UwOIJdga/https%3A%2F%2Fghgprotocol.org%2Fcalculation-tools-and-guidance%23cross_sector_tools_idhttps://streaklinks.com/BhAu_eadHaoBUaC0UwOIJdga/https%3A%2F%2Fghgprotocol.org%2Fcalculation-tools-and-guidance%23cross_sector_tools_id
- TCo2e Calculation source- <https://connectedfleet.michelin.com/blog/calculate-co2-emissions>
- Petrol/Diesel Emissions- Average of the emission factors of Petrol and Diesel considered.
- EV Car Emissions value source- https://cea.nic.in/wp-content/uploads/tpecc/2022/02/User_Guidever_17_2021.pdf
- Petrol/ Diesel Efficiency- The average assumed mileage of a petrol and diesel car considered.



INDOOR ENVIRONMENTAL QUALITY

INDOOR AIR QUALITY

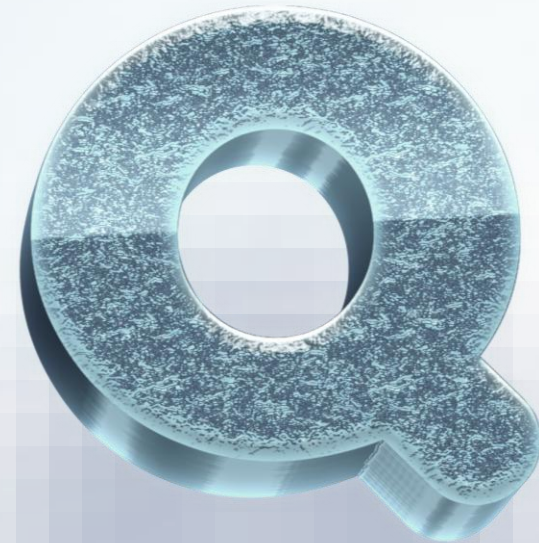
Indoor



Air



Quality



At Panchshil, we prioritize a healthy indoor environment that supports occupant well-being and reflects our commitment to sustainable, wellness-focused operations.

We conduct annual Indoor Air Quality (IAQ) testing to monitor critical parameters such as carbon dioxide (CO₂), particulate matter (PM), and volatile organic compounds (VOCs) across both common areas and tenant-occupied spaces.

Our robust fresh air supply systems, supported by structured monitoring and maintenance protocols in common areas, ensure continued compliance with **ASHRAE 62.1 standards**.

We also actively encourage our occupiers to adopt the same practices.

THANK YOU

Our commitment to sustainability goes beyond the established norms and standards. We take pride in leading the charge towards a more sustainable future, setting the standard for excellence in our industry.



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