





ABOUT US

RSC Group Dholera has shaped Dholera's land with several iconic Residential, Commercial and Industrial projects. From Satisfaction to High-class Quality, our single each address defines prestige and superiority. Every project demonstrates our dedication to innovation, sustainability, and creating spaces that place Dholera on the global map.

RSC Group founded in 2010, is a pioneer in real estate development, specializing in commercial, residential, and industrial infrastructure projects. Technological advancements have enabled the organization to expand its construction site and change its overall to expand its wings and implement enticing construction strategies. We provide a 360-degree real estate ecosystem that extends beyond construction. We provide value at every step.



OUR MISSION

Our philosophy focuses on achieving excellence in the real estate development industry and closely working with clients. We intend to use cutting-edge technologies to create properties that meet the standards of quality, service, and satisfaction.



VISION

RSC Group Dholera will work hard to provide the to expand its wings and implement enticing construction strategies. We are committed to give our clients the best deals possible.



ABOUT DHOLERA SIR

Dholera Special Investment Region (DSIR) is a planned Greenfield Industrial City located about 100 kilometres south-west of Ahmedabad. The Indian & Gujarat government have established a legislative framework for the formation of a Special Investment Region Act 2009. The act establishes a regional development authority for DSIR.

Precious Projects of Dholera SIR:

DHOLERA SMART CITY
India's First Planned Smart Industrial City

Location:

Situated in the Ahmedabad District, Gujarat, around 100 km south-west of Ahmedabad. Falls under the Delhi-Mumbai Industrial Corridor (DMIC) project.

Vision & Purpose:

Envisioned as a global manufacturing and trading hub. Aims to be a self-sustaining smart city featuring world-class infrastructure, cutting-edge technology, and sustainability. Will accommodate residential, commercial, industrial, and recreational zones.

Key Highlights:

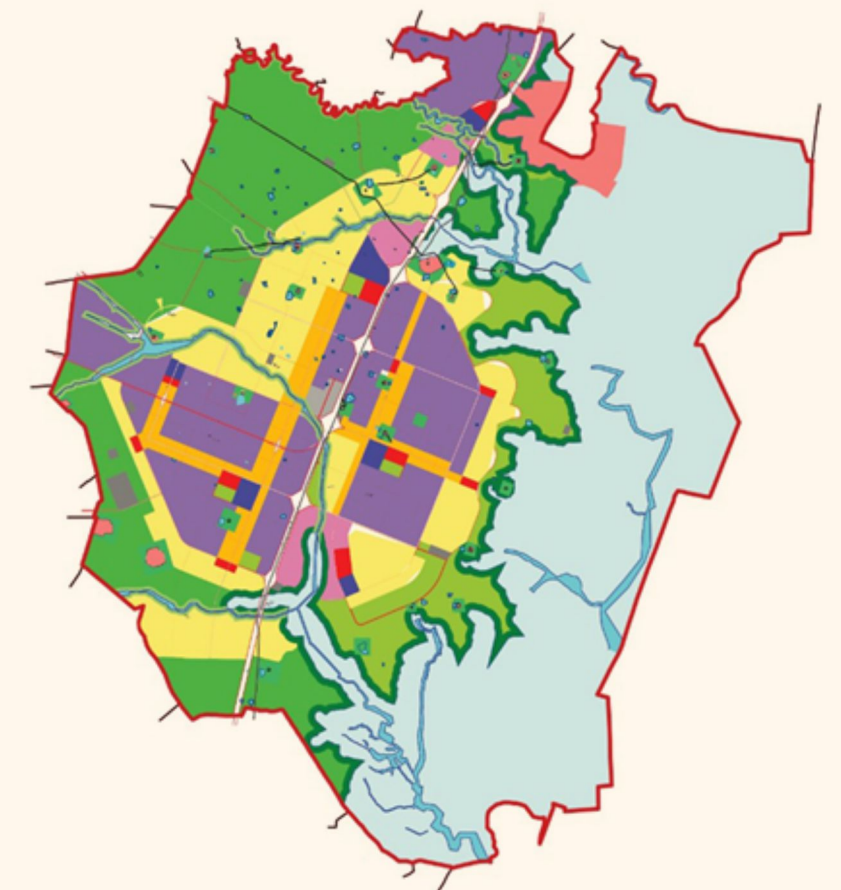
Total Area:
920 sq. km

Development Area
22.5 sq. km

(Approx Activation Area)

Project Governance:

Managed by Dholera Industrial City Development Ltd. (DICDL),
A joint venture between Government of India & Government of Gujarat.



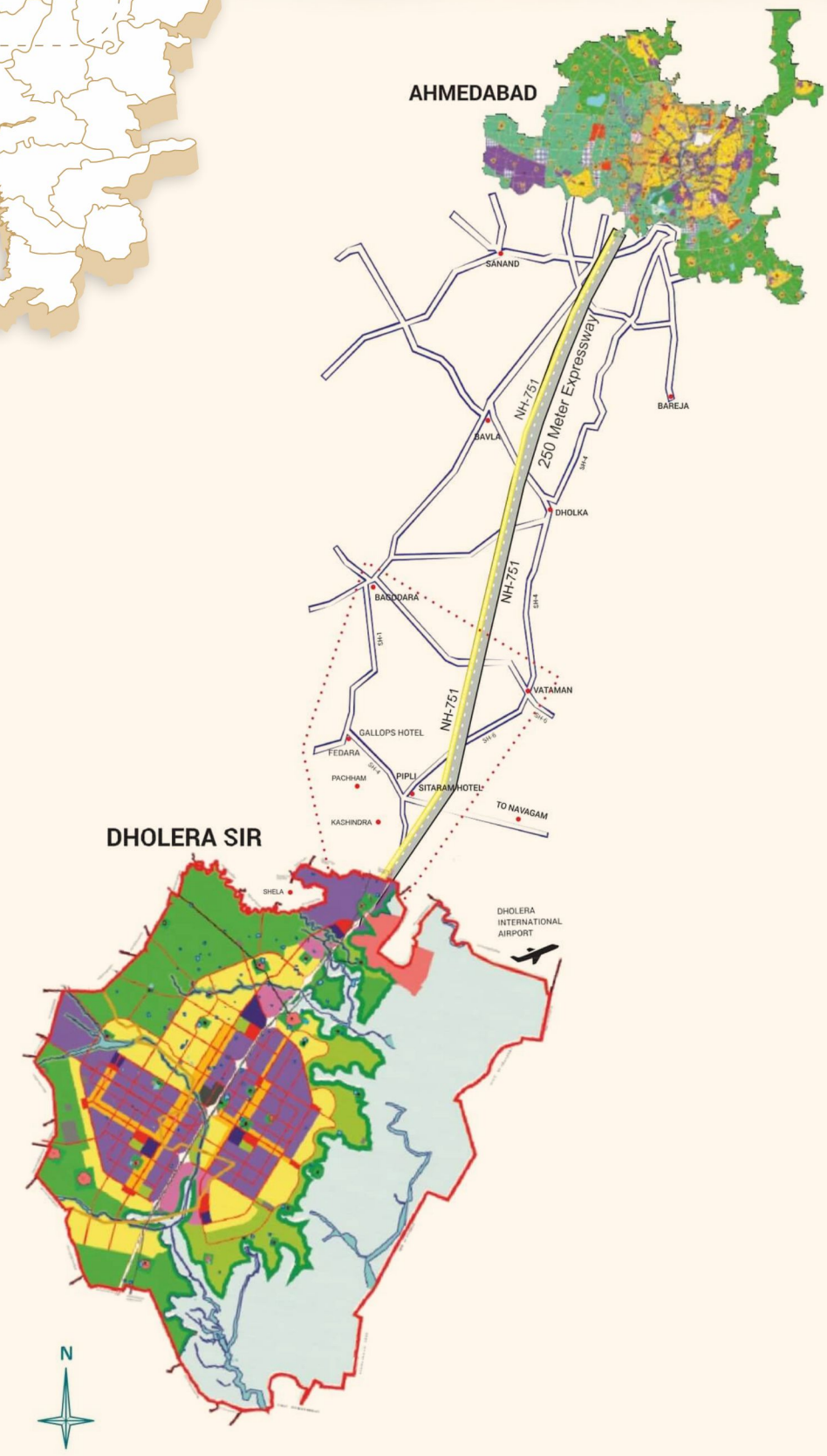
DHOLERA

Dholera Connectivity

Dholera's strategic location is amplified by its seamless connectivity across all major transportation channels—making it India's most future-ready smart city.

- **Express Highway:** The high-speed Ahmedabad-Dholera Expressway links the smart city to Ahmedabad in under an hour, ensuring rapid passenger and cargo movement.
- **International Airport:** The upcoming Dholera International Airport, spread over 1,400 hectares, will boost global access and aviation-led development in the region.
- **Metro/Monorail:** With proposed metro connectivity linking Dholera to Ahmedabad and GIFT City, rapid transit ensures easy commuting for both residents and professionals.
- **Sea Port Access:** Proximity to Gujarat's leading ports—Dahej, Pipavav, and Mundra—ensures uninterrupted import-export flow, positioning Dholera as a logistics powerhouse.

Whether by road, rail, air, or sea - Dholera stands as a true gateway to tomorrow's opportunities.



MEGA PROJECTS in DHOLERA

INTERNATIONAL AIRPORT

Dholera International Airport is located in Dholera, Gujarat, India, and is part of the Dholera SIR. The greenfield airport will be built on 1700 acres of land, with 1426 hectares of government land reserved for the airport in Navagam Village, Dholera.



ABCD BUILDING DHOLERA

The ABCD Building is Dholera's Administration Business Cum Center, serving as the central administrative office for the Dholera Greenfield Smart City. It was built in TP2 West (Phase 1) and is located in the commercial zone (KNOWLEDGE AND IT ZONE).



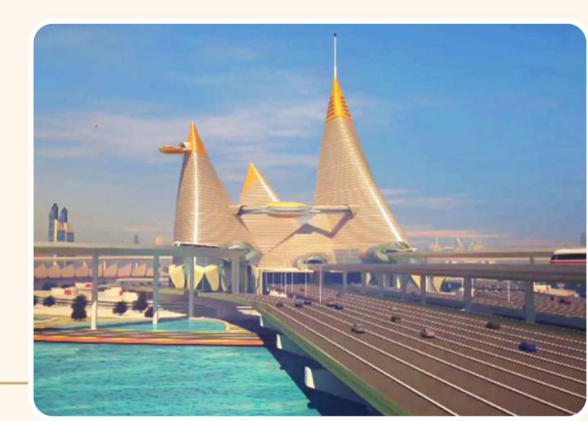
TATA SOLAR PARK

Tata Power Solar has started project in Dholera. It is Asia's largest single-axis solar tracking system and will be of 5000 MW. It has produced 774 MUs annually, also reduces carbon emissions by approximately 704340 MT per year.



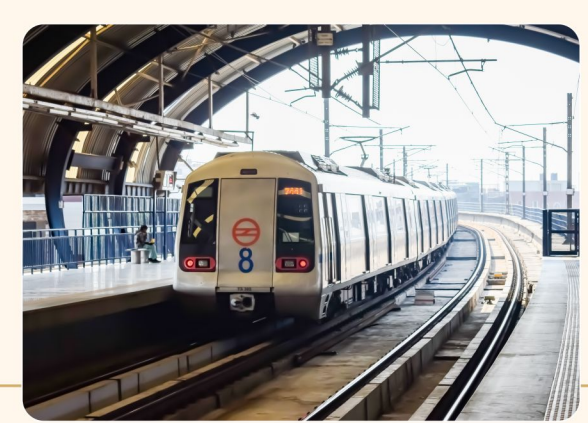
DHOLERA EXPRESSWAY

109 km Ahmedabad Dholera Expressway (NH-751) is a six-lane access-controlled road under construction by NHAI that connects SP Ring Road, Sarkhej to Dholera SIR via Dholera Airport in Navagam.



DHOLERA METRO RAIL PROJECT

Dholera Metro Rail will cover the distance between Gandhinagar, Ahmedabad, and Dholera Smart City in two trenches, one from Gandhinagar to Ahmedabad and one from Ahmedabad to Dholera.



WATER & SEWAGE TREATMENT PLAN

The Contractor's scope includes design, construction, commissioning, a three-month trial run, and five-year operation and maintenance of a 10 MLD raw water pumping station and raw water transmission main from Pipli Pumping Station (Pariyej Reservoir) to the Water Treatment Plant at TP1 in Dholera SIR.



DHOLERA

GREENFIELD SMART CITY

Project's Features & Amenities



DMIC

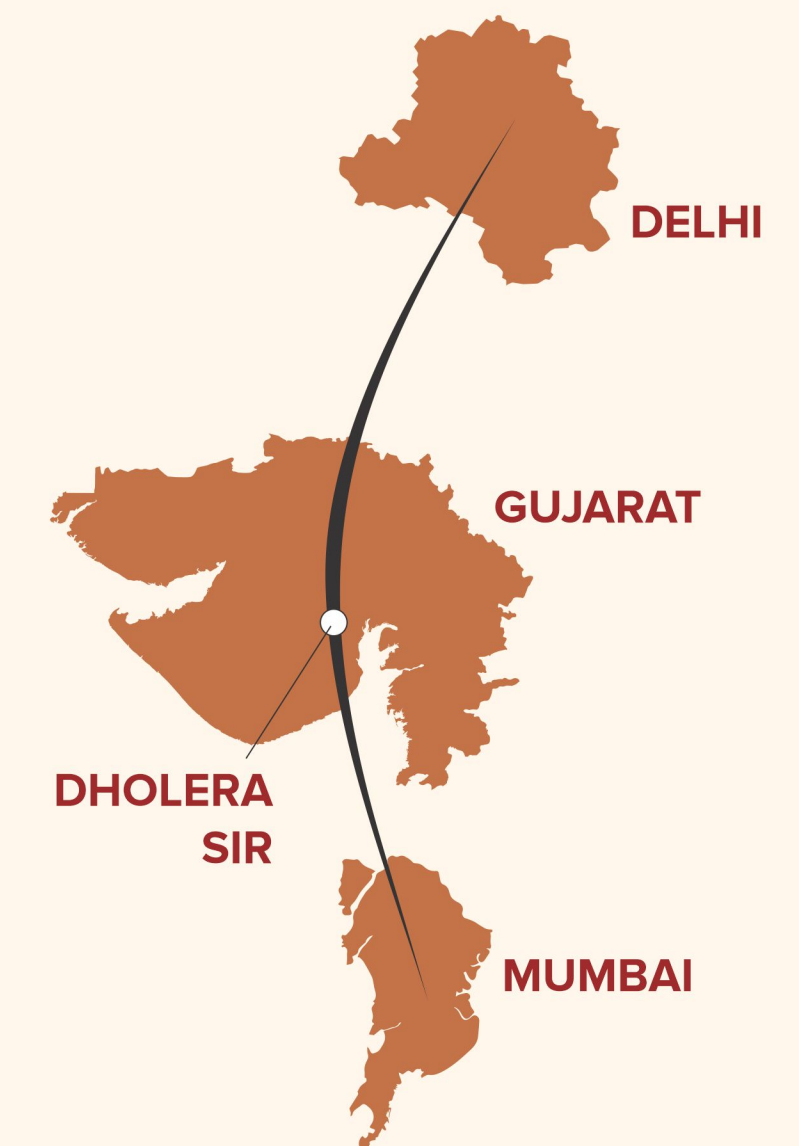
DELHI - MUMBAI
INDUSTRIAL CORRIDOR

Smart Industrial Township Under DMIC

The Government of India is developing the Delhi Mumbai Industrial Corridor (DMIC), the first industrial corridor along the Western Dedicated Freight Corridor (DFC), which stretches between Delhi and Mumbai. The total length of the corridor is 1504 km, passing through the states of Uttar Pradesh, Delhi NCR, Haryana, Rajasthan, Gujarat, and Maharashtra, with the starting point at Dadri in the Delhi NCR and the endpoint at Jawaharlal Nehru Port (JNPT) near Mumbai.

This initiative spans across Uttar Pradesh, Haryana, Rajasthan, Madhya Pradesh, Gujarat, and Maharashtra, following the route of the Western Dedicated Freight Corridor (DFC). Below are the key projects under DMIC that are at various stages of development:

- Dholera Special Investment Region (DSIR), Gujarat (22.5 sq. kms/ 5560 acres)
- ShendraBidkin Industrial Area (SBIA), near Aurangabad, Maharashtra (18.55 sq. kms/ 4583 acres).
- Integrated Industrial Township – Greater Noida (IITGN), Uttar Pradesh (747.5 acres)
- Integrated Industrial Township – Vikram Udyogpuri (IITVU), Madhya Pradesh (1,100 acres)
- Integrated Multi-Modal Logistics Hub, Nangal Chaudhary, Haryana (886 acres)
- Multi-Modal Logistics Hub (MMLH) and Multi-Modal Transport Hub (MMTH), Uttar Pradesh 479 Ha (1184 acre)
- Dighi Port Industrial Area, Maharashtra (6056 acres)
- Jodhpur Pali Marwar Industrial Area (JPMIA), Rajasthan (6,570 acres)
- Khushkhhera Bhiwadi Neemrana Industrial Area, Rajasthan (1378 acres)
- Mandal -Becharaji Special Investment Region (MBSIR), Gujarat (2,849 acres)





Honoured Today, Inspired for Tomorrow

RSC Group has been honored with a prestigious award in recognition of its unwavering commitment to excellence, innovation, and integrity in the real estate sector. This milestone is a testament to the group's visionary leadership, customer-centric approach, and consistent delivery of landmark projects that redefine urban living. With this achievement, RSC Group reaffirms its position as a trusted name in the industry, setting new benchmarks for quality and trust.



Excellence Recognized, Trust Rewarded



WHY CHOOSE US?

Group of Business

RSC Group owns companies like RSC Realty, which sells bulk plots, and RSC Buildcon Pvt. Ltd. Sells land, RSC Securities provides high-quality securities, and Dholera Triangle Infra creates infrastructure.



Local Developers

Our small steps start from Bavaliyari Village by Mr. Ramrajsinh Chudasama. Bavaliyari is one of the 22 villages in the Dholera SIR.



Prime & Strategic Location

Investing in Dholera through RSC Group ensures a future in one of India's most promising smart cities. We provide Prime & Strategic location for your valuable investment.



Site Visit Assistance 365 Days

RSC Group Dholera provides site visit assistance 365 days; you can explore property at your preferred time.



Standard of Excellence

We uphold standard of excellence, providing high quality, real estate solutions that customers expect.



NA, NOC, Title Clear Project With Plan-Pass

Our Projects are NA, NOC certified and have clear titles, present legal compliance, transparency and satisfaction for all our clients.



Immediate Sale Deed Registration

We provide immediate Sale Deed registration to our precious clients and fulfill wants fast.



EMI Option Available

We offer Dholera Smart City Projects with EMI Options, and fulfill flexible Payment plans to our clients.



100% Transparency

We prioritize with 100% deal transparency with clear communication, honest dealing, and complete trustworthiness for every real estate transaction.



Experience Workforce

Our expert workforce is dedicated to delivering high quality construction, high return on investments, timely project completion and high quality at every step.



MR. RAMRAJSINH CHUDASAMA
Director (Army Retd.)

Meet our Director, Mr. Ramrajsinh Chudasama is the founder of RSC Groups of Companies. He's held pivotal roles in RSC Realty, RSC Buildcon Pvt. Ltd., Dholera Triangle Infra Pvt. Ltd., and RSC Security.

Born and raised in the Dholera SIR region, Ramrajsinh is deeply rooted in the community and is recognized as one of the most influential personalities in Dholera and the surrounding areas. His journey is a remarkable testament to his discipline, strategic acumen, and dedication to excellence.

A retired serviceman from the prestigious Indian Army, Ramrajsinh served the nation with honor and commitment for 16 years. During his tenure, he was celebrated for his strong work ethic, unwavering passion, and resolute determination, which have become the cornerstones of his entrepreneurial journey.

Post-retirement, he transitioned into the business world to pursue his passion for real estate and infrastructure development. His ventures are a reflection of his result-oriented mindset, strategic foresight, and extensive network. Under his leadership, the RSC Group has grown into a trusted name synonymous with quality, innovation, and reliability.

Ramrajsinh Chudasama's inspiring journey from a disciplined army career to becoming a successful entrepreneur continues to motivate many in the Dholera region and beyond. His legacy is marked by his contributions to the growth and development of Dholera, fostering a community-centric approach while creating opportunities and driving progress.

The Strength *Behind the Structure*

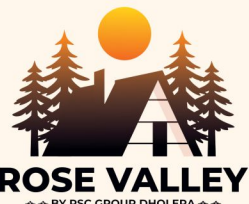
Leadership rooted in discipline, vision shaped by experience. With a decorated journey from national service to real estate excellence, Mr. Ramrajsinh Chudasama leads the RSC Group with honor, strategy, and integrity.



OUR PRESENCE IN DHOLERA SIR

We Have Provided
More Than 10+ Residential, Commercial & Industrial Projects In Entire Dholera!

Pride 1 Pride 2 Pride 3





A Grand Gateway to *Peaceful Living*

Enter through an iconic gateway that reflects prestige and promise
- setting the tone for the serenity, security, and sophistication within.

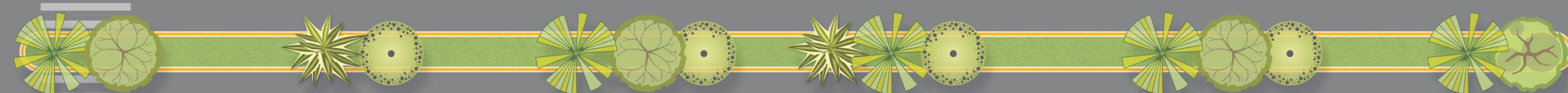




- Developers / Society / Associations reserve all rights to make changes in the term and conditions, rules and regulations as well as in the layout plan.
- This Leaflet / Brochure & layout plan is not a part of any legal document and is meant for information/graphical presentation only.
- All plot dimensions are in square yards and may be subject to minor changes in the future to better align with planning and development goals.

◀ TOWARDS AMD - DHOLERA EXPRESSWAY AND NH 751

TOWARDS DHOLERA INTERNATIONAL AIRPORT ▶



Where Leisure
Finds its Landmark

A thoughtfully crafted clubhouse designed to elevate everyday moments — unwind, connect, and celebrate life amidst nature and luxury.



ENTRANCE
GATE



CLUB
HOUSE



INTERNAL
ROAD



24 x 7
SECURITY



LANDSCAPE
GARDEN



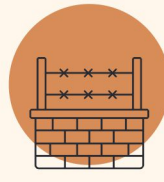
SECURITY
CABIN



EACH PLOT
DEMARICATION



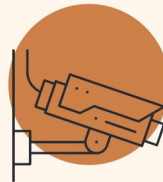
STREET
LIGHT



PROJECT
BOUNDARY



WATER
CONNECTION



CCTV
SURVEILLANCE
SYSTEM



24 x 7
ELECTRICITY

Best Commercial & Residential Plotting

NO.	SQ YD	SQ FT
C-1	478.43	4305.90
C-2	290.55	2614.92
C-3	290.55	2614.92
C-4	290.55	2614.92
C-5	290.55	2614.92
C-6	290.55	2614.92
C-7	290.55	2614.92
C-8	636.58	5729.19
C-9	290.55	2614.92
C-10	290.55	2614.92
C-11	290.55	2614.92
C-12	290.55	2614.92
C-13	290.55	2614.92
C-14	290.55	2614.92
C-15	290.55	2614.92
C-16	290.55	2614.92
C-17	290.55	2614.92
C-18	343.81	3094.32
C-19	406.57	3659.14
C-20	290.55	2614.92
C-21	290.55	2614.92
C-22	290.55	2614.92
C-23	290.55	2614.92
C-24	290.55	2614.92
C-25	290.55	2614.92
C-26	290.55	2614.92
C-27	290.55	2614.92
C-28	290.55	2614.92
C-29	290.55	2614.92

NO.	SQ YD	SQ FT
C-30	290.55	2614.92
C-31	460.57	4145.13
C-32	637.05	5733.45
C-33	290.55	2614.92
C-34	290.55	2614.92
C-36	290.55	2614.92
C-38	290.55	2614.92
C-40	290.55	2614.92
C-42	290.55	2614.92
C-44	343.81	3094.32
C-45	406.57	3659.14
C-46	290.55	2614.92
C-47	290.55	2614.92
C-48	290.55	2614.92
C-49	290.55	2614.92
C-50	290.55	2614.92
C-51	290.55	2614.92
C-52	290.55	2614.92
C-53	290.55	2614.92
C-54	290.55	2614.92
C-55	290.55	2614.92
C-56	290.55	2614.92
C-57	290.55	2614.92
C-58	432.89	3896.03
C-59	425.34	3828.05
C-60	290.55	2614.92
C-61	290.55	2614.92
C-62	290.55	2614.92
C-63	290.55	2614.92

NO.	SQ YD	SQ FT
C-64	290.55	2614.92
C-65	290.55	2614.92
C-66	290.55	2614.92
C-67	290.55	2614.92
C-68	290.55	2614.92
C-69	290.55	2614.92
C-70	290.55	2614.92
C-71	290.55	2614.92
C-72	343.81	3094.32
C-73	406.57	3659.14
C-74	290.55	2614.92
C-75	290.55	2614.92
C-76	290.55	2614.92
C-77	290.55	2614.92
C-78	290.55	2614.92
C-79	290.55	2614.92
C-80	290.55	2614.92
C-81	290.55	2614.92
C-82	290.55	2614.92
C-83	290.55	2614.92
C-84	290.55	2614.92
C-85	352.03	3168.31
C-86	353.11	3178.00
C-87	290.55	2614.92
C-88	290.55	2614.92
C-89	290.55	2614.92
C-90	290.55	2614.92
C-91	290.55	2614.92
C-92	290.55	2614.92

NO.	SQ YD	SQ FT
C-93	290.55	2614.92
C-94	290.55	2614.92
C-95	290.55	2614.92
C-96	376.10	3384.87
C-97	418.09	3762.77
C-98	271.54	2443.88
C-99	271.54	2443.88
C-100	271.54	2443.88
C-101	271.54	2443.88
C-102	271.54	2443.88
C-103	271.54	2443.88
C-104	271.54	2443.88
C-105	271.54	2443.88
C-106	261.84	2356.53
C-107	314.97	2834.77
C-108	271.18	2440.59
C-109	271.18	2440.59
C-110	271.18	2440.59
C-111	271.18	2440.59
C-112	271.18	2440.59
C-113	316.37	2847.36
C-114	395.32	3557.84
C-115	271.18	2440.59
C-116	271.18	2440.59
C-117	271.18	2440.59
C-118	427.56	3848.00



At Pipli, Ta : Dholera, Dist : Ahmedabad.

NO.	SQ YD	SQ FT
01	160.39	1443.55
02	169.15	1522.39
03	169.15	1522.39
04	169.15	1522.39
05	328.24	2954.16
06	307.56	2768.03
07	169.15	1522.39
08	169.15	1522.39
09	169.15	1522.39
10	169.15	1522.39
11	160.39	1443.55
12	292.05	2628.47
13	296.60	2669.43
14	292.42	2631.74
15	288.19	2593.68
16	248.64	2237.73
17	245.33	2208.01
18	242.05	2178.46
19	238.75	2148.74
20	235.47	2119.20
21	232.16	2089.48
22	228.88	2059.94
23	225.54	2029.85
24	222.30	2000.67
25	219.01	1971.13
26	200.41	1803.67
27	201.64	1814.72
28	240.36	2163.24
29	144.99	1304.90
30	144.99	1304.90
31	144.99	1304.90
32	144.99	1304.90
33	144.99	1304.90
34	144.99	1304.90
35	144.99	1304.90
36	144.99	1304.90
37	144.99	1304.90
38	144.99	1304.90
39	144.99	1304.90
40	144.99	1304.90
41	144.99	1304.90
42	144.99	1304.90
43	144.99	1304.90
44	144.99	1304.90
45	184.56	1661.03
46	136.23	1226.07
47	144.99	1304.90
48	144.99	1304.90
49	144.99	1304.90
50	144.99	1304.90
51	144.99	1304.90

NO.	SQ YD	SQ FT
52	144.99	1304.90
53	197.75	1779.74
54	156.99	1412.92
55	144.99	1304.90
56	144.99	1304.90
57	144.99	1304.90
58	144.99	1304.90
59	144.99	1304.90
60	144.99	1304.90
61	144.99	1304.90
62	136.23	1226.07
63	184.56	1661.03
64	144.99	1304.90
65	144.99	1304.90
66	144.99	1304.90
67	144.99	1304.90
68	144.99	1304.90
69	144.99	1304.90
70	144.99	1304.90
71	144.99	1304.90
72	144.99	1304.90
73	144.99	1304.90
74	144.99	1304.90
75	144.99	1304.90
76	144.99	1304.90
77	144.99	1304.90
78	144.99	1304.90
79	144.99	1304.90
80	223.97	2015.71
81	212.39	1911.50
82	144.99	1304.90
83	144.99	1304.90
84	144.99	1304.90
85	144.99	1304.90
86	144.99	1304.90
87	144.99	1304.90
88	144.99	1304.90
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90	144.99	1304.90
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93	144.99	1304.90
94	144.99	1304.90
95	144.99	1304.90
96	144.99	1304.90
97	144.99	1304.90
98	184.56	1661.03
99	136.23	1226.07
100	144.99	1304.90
101	144.99	1304.90
102	144.99	1304.90

NO.	SQ YD	SQ FT
103	169.15	1522.39
104	169.15	1522.39
105	144.99	1304.90
106	228.96	2060.66
107	171.63	1544.68
108	144.99	1304.90
109	144.99	1304.90
110	169.15	1522.39
111	144.99	1304.90
112	144.99	1304.90
113	144.99	1304.90
114	144.99	1304.90
115	136.23	1226.07
116	184.56	1661.03
117	144.99	1304.90
118	144.99	1304.90
119	144.99	1304.90
120	144.99	1304.90
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122	144.99	1304.90
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129	144.99	1304.90
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131	144.99	1304.90
132	144.99	1304.90
133	212.39	1911.50
134	212.39	1911.50
135	144.99	1304.90
136	144.99	1304.90
137	144.99	1304.90
138	144.99	1304.90
139	144.99	1304.90
140	144.99	1304.90
141	169.15	1522.39
142	169.15	1522.39
143	144.99	1304.90
144	144.99	1304.90
145	144.99	1304.90
146	144.99	1304.90
147	144.99	1304.90
148	144.99	1304.90
149	184.56	1661.03
150	136.23	1226.07
151	144.99	1304.90
152	144.99	1304.90
153	144.99	1304.90

NO.	SQ YD	SQ FT
154	144.99	1304.90
155	144.99	1304.90
156	144.99	1304.90
157	144.99	1304.90
158	202.52	1822.70
159	227.33	2045.98
160	144.99	1304.90
161	144.99	1304.90
162	144.99	1304.90
163	144.99	1304.90
164	144.99	1304.90
165	144.99	1304.90
166	144.99	1304.90
167	184.56	1661.03
168	144.99	1304.90
169	144.99	1304.90
170	144.99	1304.90
171	144.99	1304.90
172	144.99	1304.90
173	144.99	1304.90
174	169.15	1522.39
175	169.15	1522.39
176	144.99	1304.90
177	144.99	1304.90
178	144.99	1304.90
179	144.99	1304.90
180	144.99	1304.90
181	144.99	1304.90
182	212.39	1911.50
183	212.39	1911.50
184	144.99	1304.90
185	144.99	1304.90
186	144.99	1304.90
187	144.99	1304.90
188	144.99	1304.90
189	144.99	1304.90
190	144.99	1304.90
191	144.99	1304.90
192	144.99	1304.90
193	144.99	1304.90
194	144.99	1304.90
195	144.99	1304.90
196	144.99	1304.90
197	144.99	1304.90
198	144.99	1304.90
199	144.99	1304.90
200	184.56	1661.03
201	136.23	1226.07
202	144.99	1304.90
203	144.99	1304.90
204	144.99	1304.90



CORPORATE OFFICE :

904, 9th Floor, Signature-1, Opp. Andaz Party Plot,
Nr. Adani Gas Pump, S.G. Highway,
Makarba, Ahmedabad-380051. Gujarat, INDIA.



DHOHLERA OFFICE :

Kasindra MDR Road, Kasindra, Dholera,
Ahmedabad-382465. Gujarat, INDIA.



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support@rscgroupdholera.in



<https://rscgroupdholera.in/>