

Subject: Investment Opportunity – Kodaikanal Land and Estate

Dear Concerned,

We own **1022 Acres of Land/Estate spread from Foothills to Hilltop** (the entire Land is in a single bit/piece) in **Kodaikanal** (Mannavanur and Poondi Villages, Kilavarai/Kadavari **Munnar Hill range**, Kodaikanal SRO, Kodaikanal Taluk), which is a very popular tourist Hill Station.

We are looking for a credible association to create maximum value for this unique, rich, picturesque and beautiful Land/Estate. A big hospitality player would be interested in creating unique spaces in the lap of lush green nature, clouds, hill ranges and mountains.

Please find the information and documents for our Kodaikanal Land and Estate.

All the below information and documents can be accessed via our website:

www.agnggroup.com OR via this Google Drive link:

<https://drive.google.com/drive/folders/1yFJaQ72CRljrljnv0O18RchzNCCPN8C?usp=sharing>

Files:

Index_Mail_LandEstate_Docs_Info file

Folders:

Land_Extent Folder: 4 files: Total_Land_Extent(2_files), Patta_Land_Extent, BMemo_Land_Extent

Survey_Maps Folder: 2 files (FMB Sketches files) and FMB_folder

GoogleMaps Folder

Pictures Folder

Images Folder

Videos Folder

MarketRate_References Folder

Summary_Value_Proposition Folder: 3 files: Value_Summary, Sample_Project_References, Estate_Characteristics

For further details, please reach out to us:

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Regards