



the corporate address of sohna road, gurgaon





arrive to work in style

- Located at the city's commercial nerve center - Sohna Road
- An integrated architectural building consists of three exquisitely designed towers spread over 5 acres of area
- Designed by the awarded & well acclaimed architectural firm - Sikka Associates Architects
- 360° solution for clients offering fully customized office spaces
- The brand, IRIS, is a preferred office solutions provider for more 50 brands across all industries

TOWER A



TOWER B



TOWER C



IRIS
TREHAN
TECH PARK

glimpse of iris techpark



open span corridors

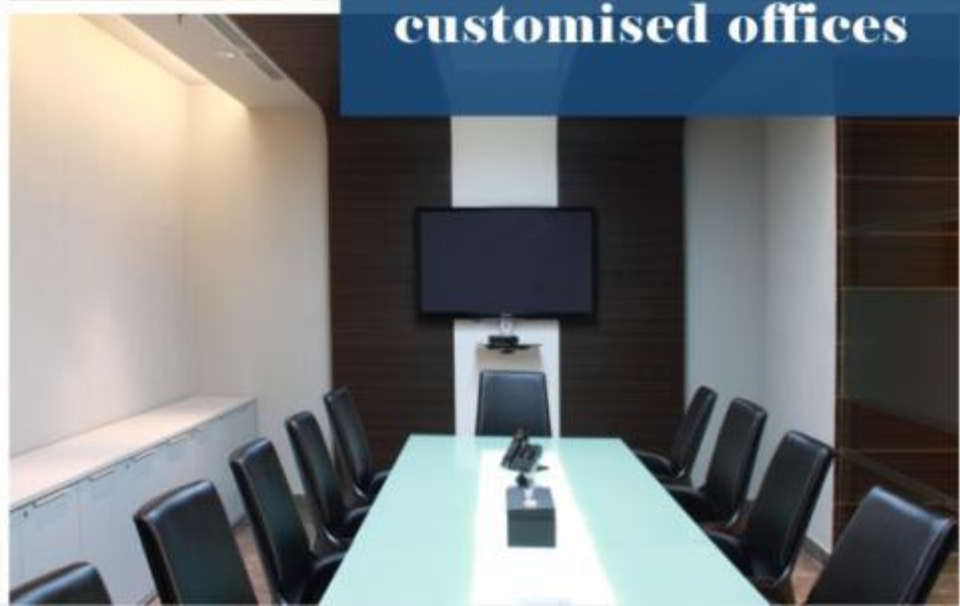




designer interiors



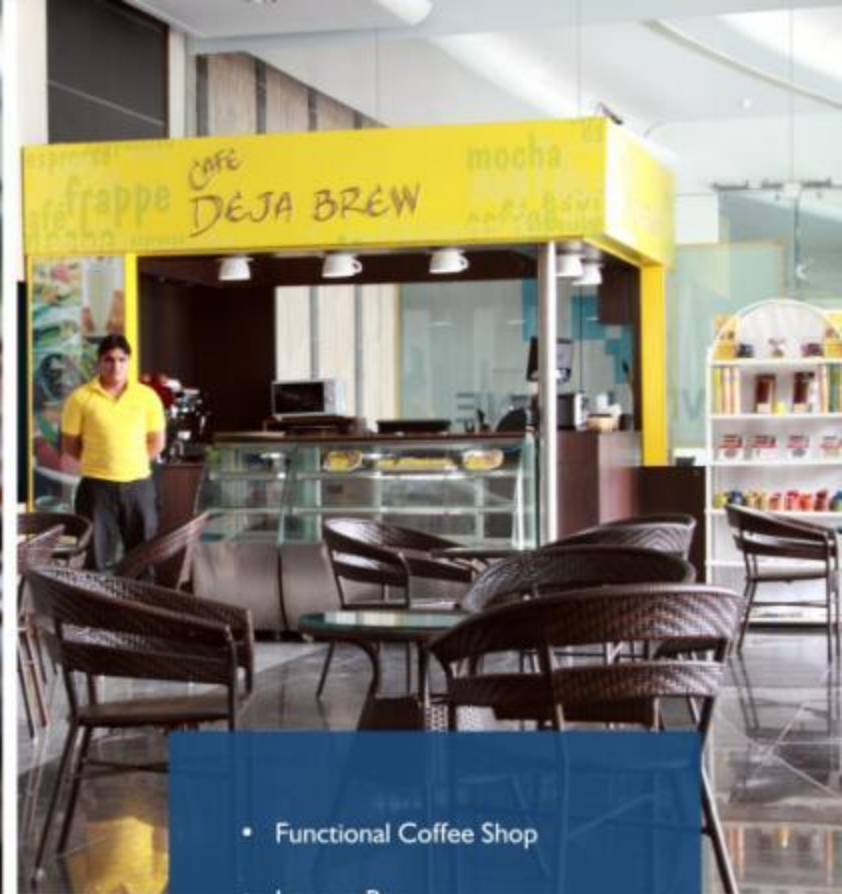
customised offices





cutting-edge infrastructure and backup facilities

- 100% power backup
- Designed as per seismic zone IV
- Centralized air-conditioning system
- Intelligent fire protection system
- Ample closed and open parking
- Multi-level basement parking with connecting elevators
- Impressive drop offs & common lobbies, finished with granite, marble etc.
- Public address and voice communication system
- Separate passenger and service/ freight lifts for each floor
- Individual electrical distribution board and metering for each floor



refresh, revive & recharge

- Functional Coffee Shop
- Lounge Bar
- Food Court
- Multi-cuisine restaurant
- Packed Lunches round the clock already available 24x7 to clients
- Bank & ATM on Ground Floor

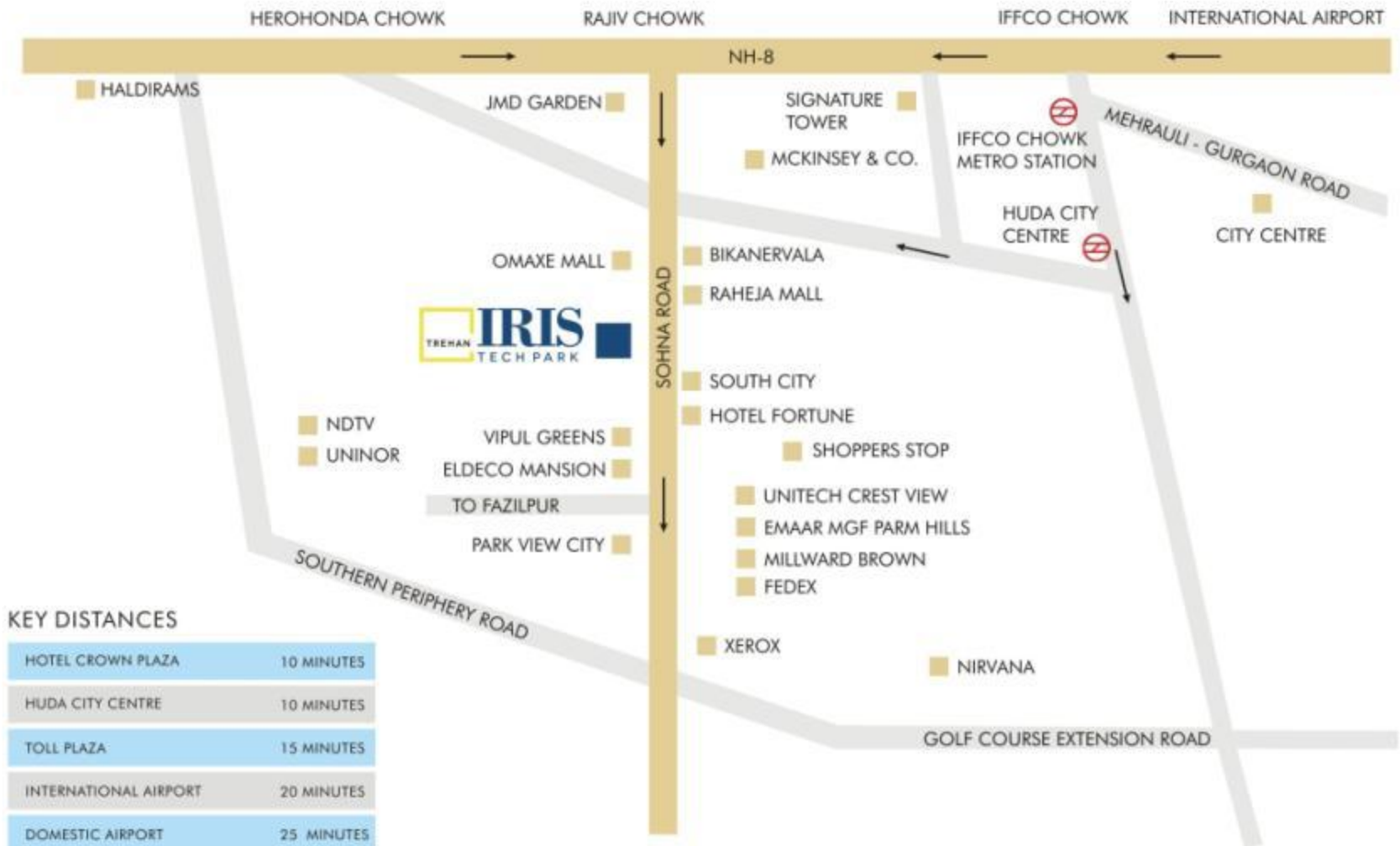
project details



DEVELOPMENT DETAILS – BLOCK A

Total Development	3,36,000 sq.ft.
Total Number of Floors	3 Basements + Ground + 10 floors
Average Floor Plate Size	35, 000 sq.ft. approximately
Floor to Floor Height	3.75 mtrs. (Ground floor – 6 mtrs.)
Column Grid Size	9 X 9 mtrs.
Floor Loading Capacity	500 Kg/ sq.mtr.
Power Load	4500 KVA
Power Back Up	2 DG sets of 1500 KVA + 1 DG set of 1000 KVA + 1 DG set of 500 KVA (Sudhir Gensets – Cummins make)
Air-Conditioning	100%, 3 chillers of 30 TR each (Trane make)
Elevators	4 Passenger + 1 Service elevators (Thyssen make -20 PAX)
Car Parking	400 car parks across 3 basements + 75 car parks for visitors
Fire Protection System	As per standard norms
Availability for Fit Outs	Immediate

location map



KEY DISTANCES

HOTEL CROWN PLAZA	10 MINUTES
HUDA CITY CENTRE	10 MINUTES
TOLL PLAZA	15 MINUTES
INTERNATIONAL AIRPORT	20 MINUTES
DOMESTIC AIRPORT	25 MINUTES

**join the company of
FedEx, Lenovo, Xerox,
HDFC, NDTV, Fujifilm
on sohna road**

- Sohna road - Gurgaon, is one of the fastest growing business districts of Delhi NCR.
- Close proximity to NH 8 and excellent connectivity to Domestic & International airports.
- Access to well planned infrastructure of hotels, hospitals, shopping malls and residences

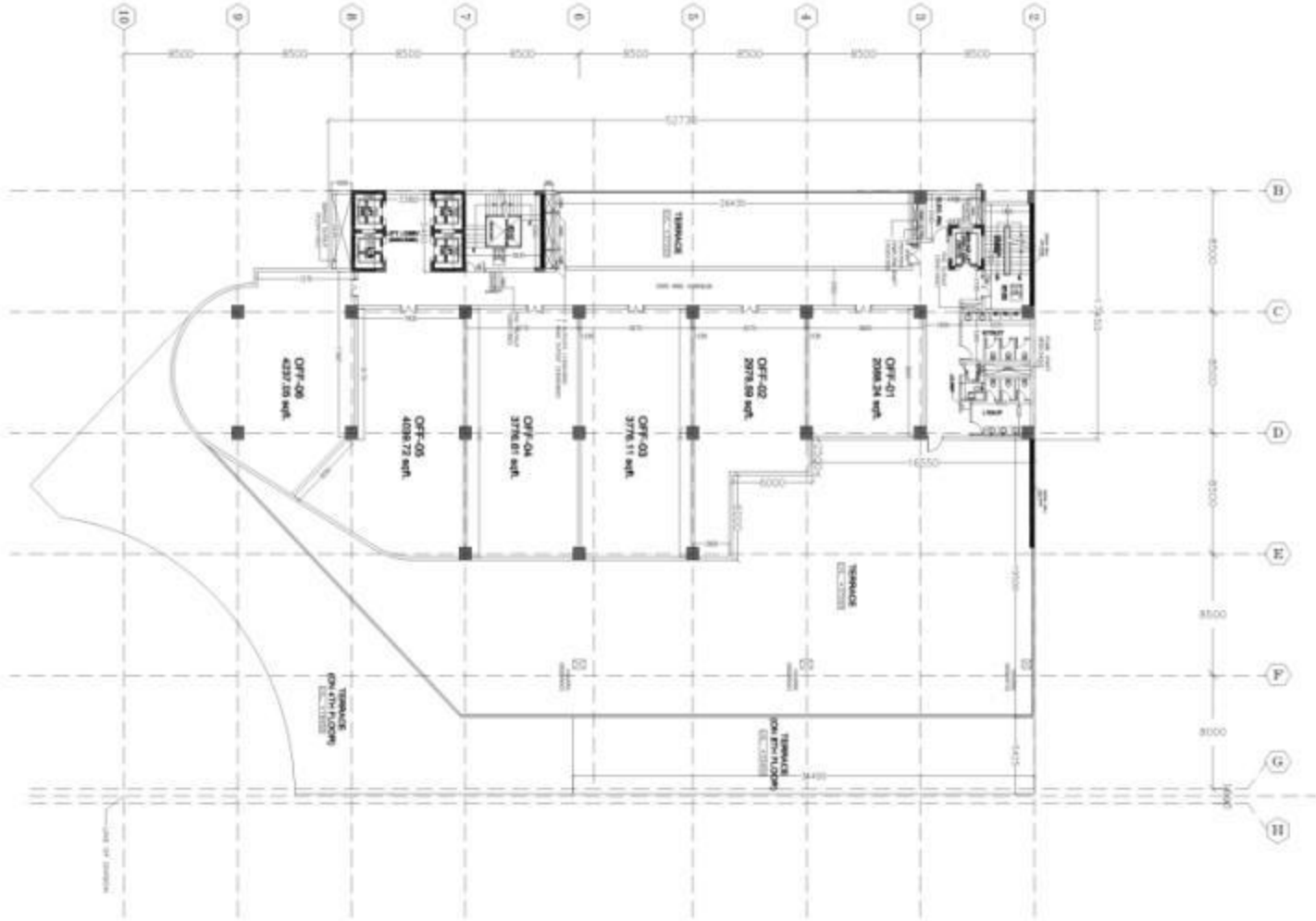
clientele



clientele



floor plan





**the developers:
trehan group**



six decades of excellence

actual executed project:

top left: IRIS Cyber Square, Udhog Vihar

top right: IRIS Cyber Tower, Manesar

bottom left: IRIS Villas, Gurgaon

bottom right: IRIS Farms, Sohna Road

- Over 6 decades of unprecedented experience in the construction field
- A trusted brand with 3 generations of heritage
- Highly skilled staff with experience of over 15 years
- Leading government & private contractors with over 100 projects in Delhi & NCR
- More than 10 million sq. ft. area in prime locations of Delhi and NCR
- Professional end-to-end project management and delivery practices
- In-house quality control systems and processes with structured manuals to deliver excellence in quality
- Expertise in Group Housing projects, Hi-end residences, Farm Houses, Commercial Complexes, IT Parks, Hotels, etc.
- Footprints in North as well as South India with highly prestigious projects under development in Delhi, Gurgaon & Bangalore



upcoming projects: for the lifestyle to come

- Retail & Hospitality Project in Gurgaon
- Residential Group Housing in Bangalore
- Residential Group Housing in Jaipur
- Residential Group Housing in Faridabad
- I.T. City in Noida
- I.T. Park in Bangalore
- I.T. Complexes in Manesar
- Five Star Hotel in Bangalore
- Luxury Corporate Suites in Delhi & NCR



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