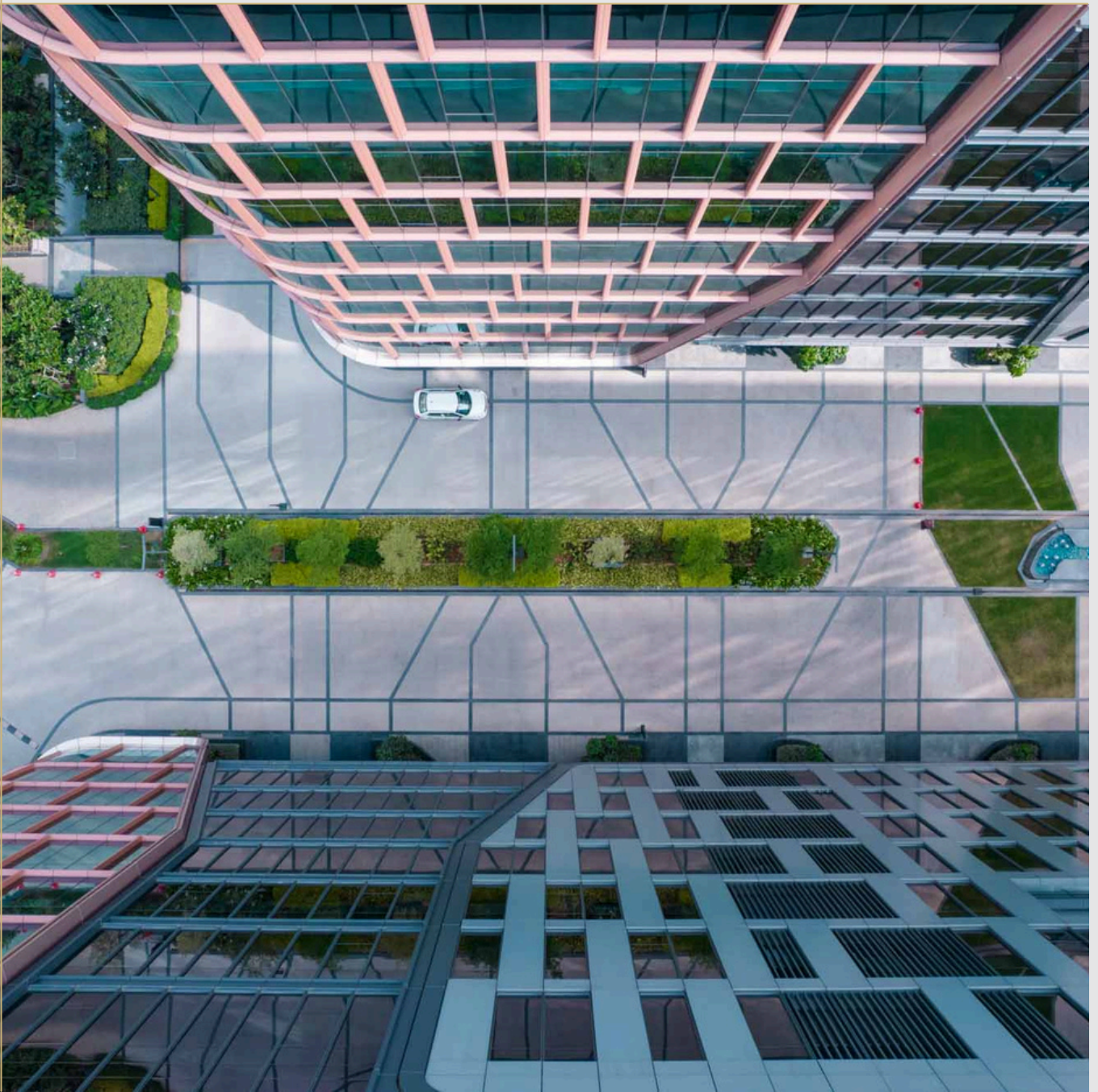




BAGMANE

# VANTAGE

February 2026



# PURPOSE. PROGRESS. PROMISE.



**RAJA BAGMANE**  
*Founder & Managing Director,  
Bagmane Group*

As we step into a new year, it is a good moment to pause and reflect on how far we have come and where we are headed next. Every year brings its own milestones, lessons, and opportunities, and 2025 has once again shown what is possible when teams work with clarity, commitment, and a shared sense of purpose.

Our journey continues to be guided by a simple belief: build with intent, operate with responsibility, and always keep people at the center of what we create. The progress across our portfolio, the trust of our partners and clients, and the dedication of our teams give me great confidence in the road ahead.

2026 will be about building on strong foundations, raising our own benchmarks, and staying agile in a changing world. Thank you to every member of the Bagmane family and our partners for being part of this journey. The best chapters are still ahead.

# Bagmane Group achieves 5-Star GRESB Rating



We're proud to share that Bagmane Group has achieved an outstanding GRESB 2025 score of 93/100 and a 5-Star rating — a significant leap from our inaugural 2024 score of 82 and 4 Stars.

This milestone marks not just an improvement in numbers, but a testament to our commitment to sustainability, transparency, and continuous ESG excellence.

Our GRESB journey, which began in 2024, reflects the evolution of our practices — from embedding sustainability principles in design and operations to advancing responsible procurement and facility management.

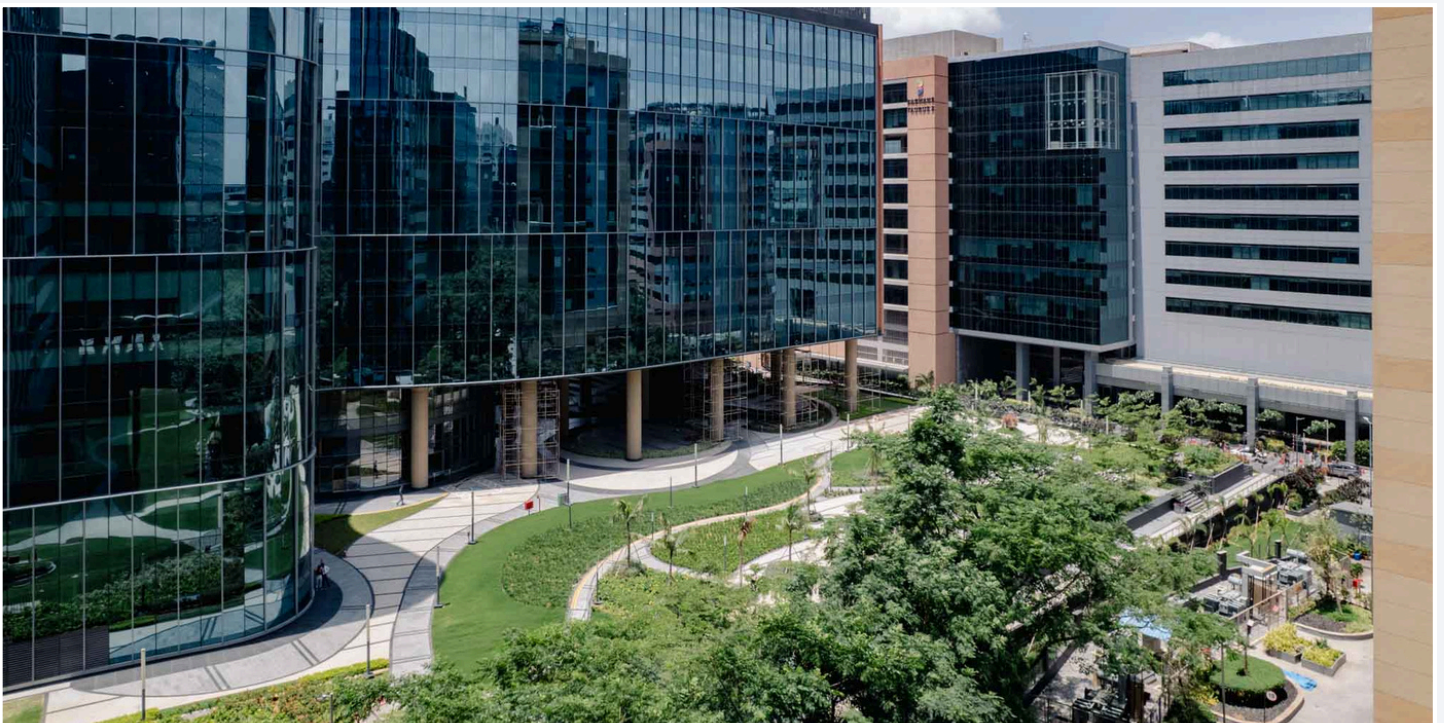
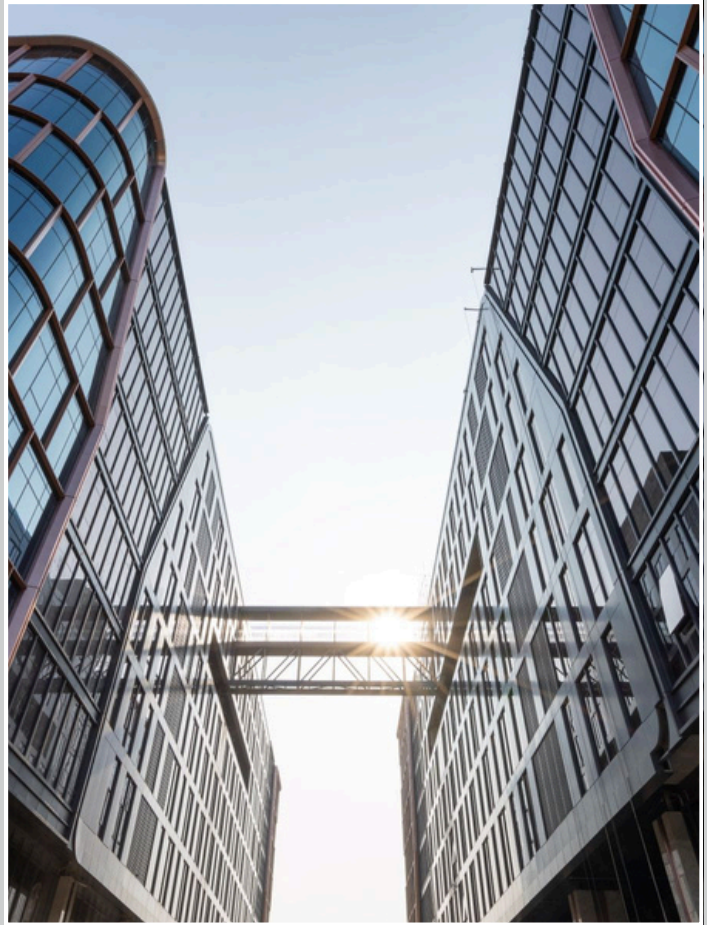


Achieving this top-tier global benchmark places Bagmane among the leading performers in the Office / Asia and Non-listed / Core categories, where we ranked among the top organizations regionally and globally. As we continue to raise the bar, we remain dedicated to creating future-ready, efficient, and resilient spaces that contribute meaningfully to a more sustainable future.

# WELL V2 Gold level



We are delighted to announce that nine locations across the Bagmane portfolio have earned WELL V2 Gold certification in their very first review cycle, a strong validation of our commitment to health and well-being in the built environment.



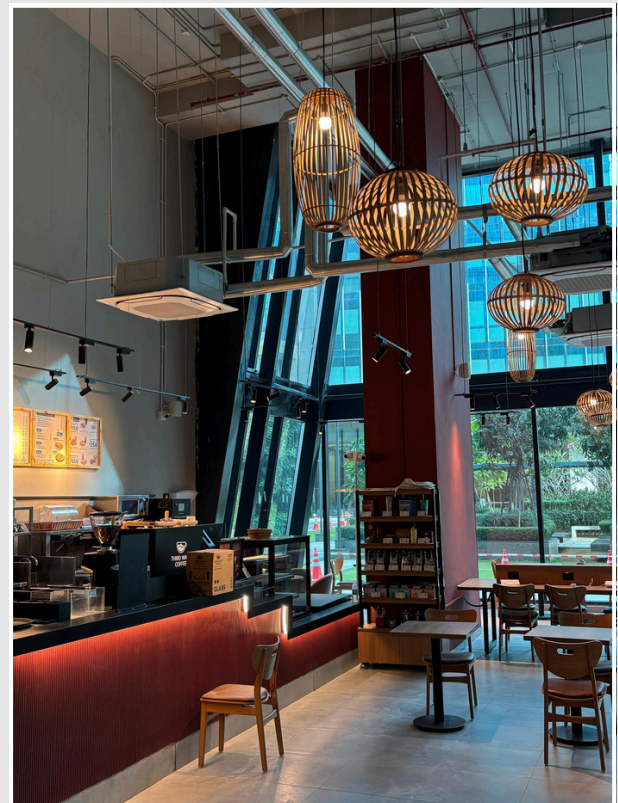
# Spaces to Recharge

*Wellness goes beyond design.*

*It lives in how people use our spaces*



# Coffee Destination at Bagmane Capital *Angkor West*



**THIRD WAVE  
COFFEE**

Fresh, delicious coffee that has been sourced  
ethically and sustainably



# The Midday Upgrade

Breaks on campus are getting better with a growing mix of cafés, restaurants, and food courts that offer a sumptuous variety. These spaces are becoming lively hubs where people can recharge, connect, and enjoy refreshing pauses.

# New at our Food Courts

*Our campuses continue to evolve into vibrant lifestyle destinations, with a curated mix of food and beverage brands opening across locations*



Capital - Luxor Food Court  
Opening by End of March' 2026



WTC -Onyx Food Court  
Opening by March' 2026



WTC -Onyx Food Court  
Opening by March' 2026

## Bagmane Capital- Angkor



Koki Bowls & Sandos  
Opening by April 2026



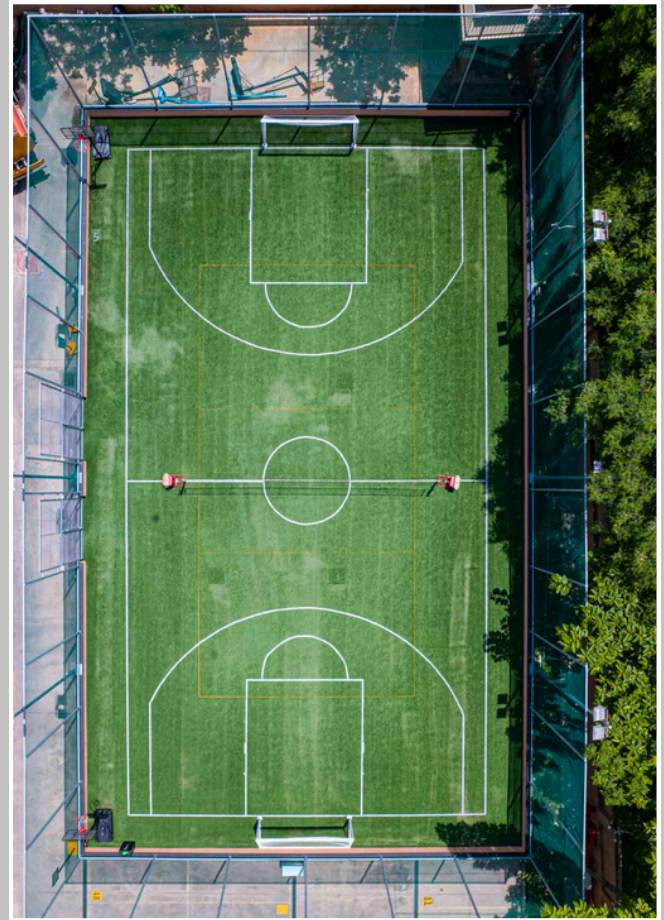
The South Table  
Opening by April 2026



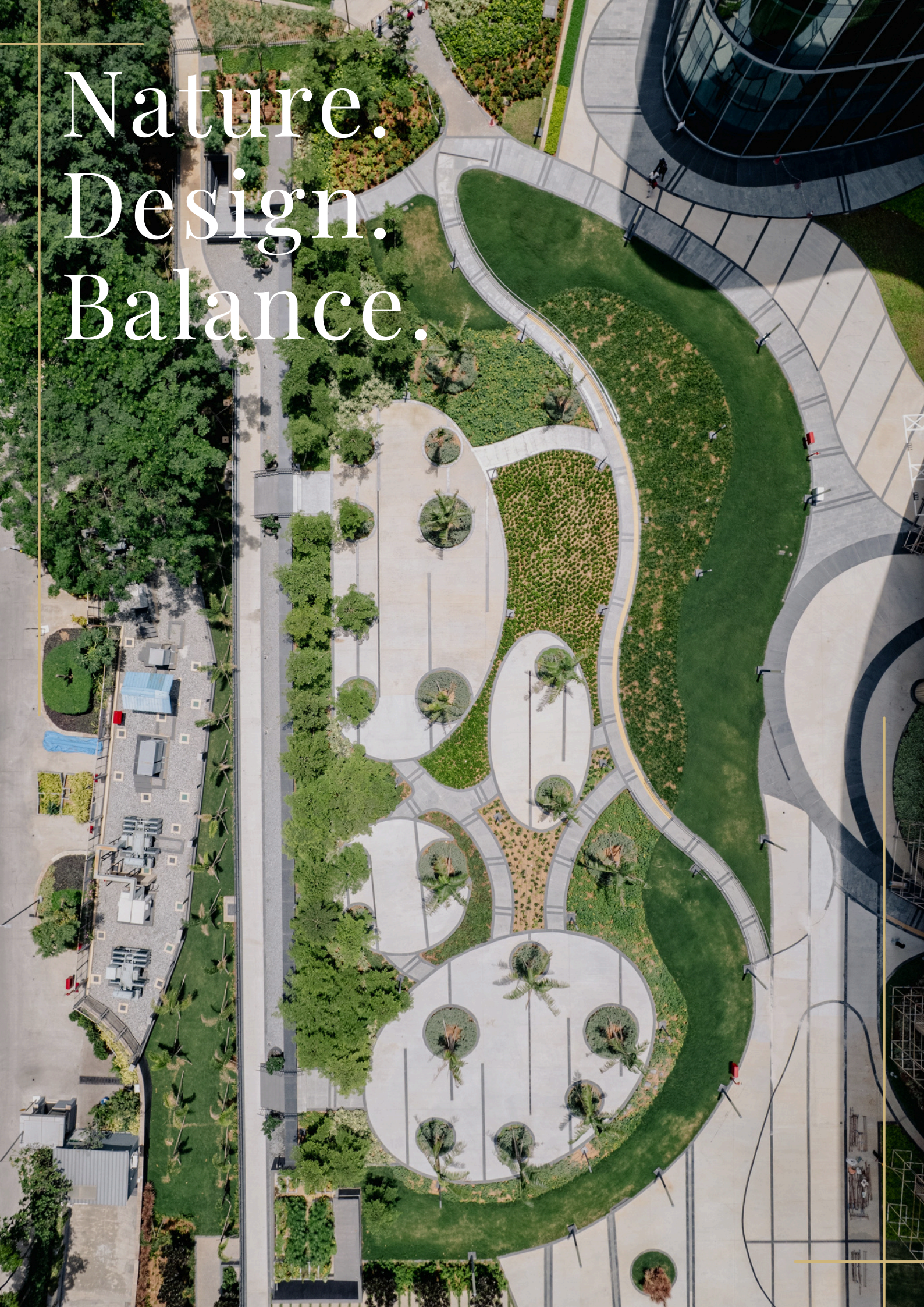
Harvest Salad Co.  
Opening by April 2026

# Active Campuses, Healthier Communities

New badminton, table tennis, and snooker facilities at Troy, Bagmane Capital, offer occupants more ways to unwind, stay active, and connect beyond work

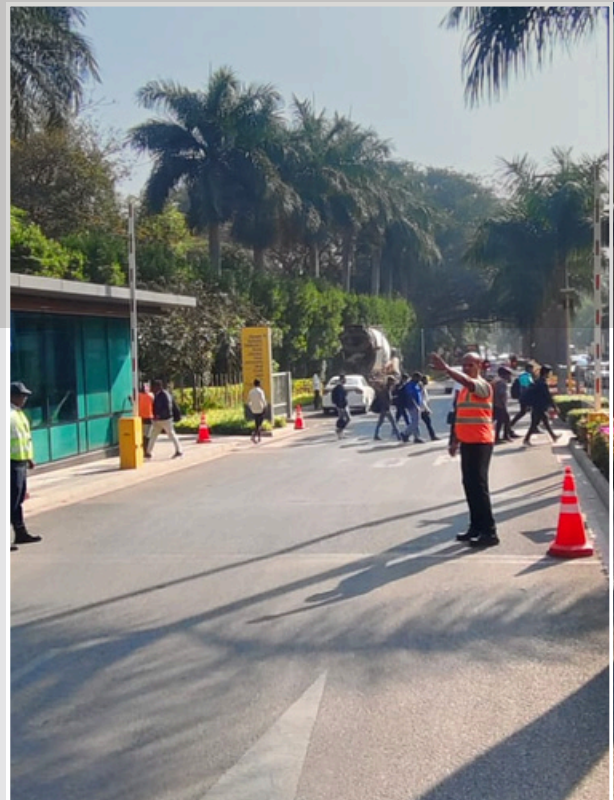


# Nature. Design. Balance.



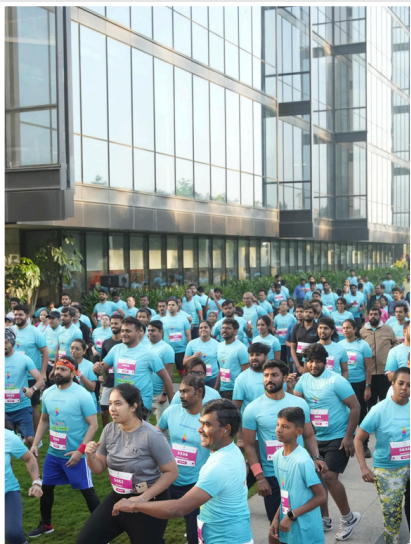
# Committed to Excellence

## Road Safety Awareness Bagmane Tech Park



Road safety took center stage at Bagmane Tech Park this January, as our campus community came together for pledges, awareness activities, and a road rally led by government officials. It was a simple reminder that safer roads begin with everyday responsibility.

# Bagmane Run 2025



# Bagmane Run 2025

3K, 5K & 10K

Bagmane Run 2025 was held on 14th December 2025 at Bagmane Capital in Bengaluru, bringing together colleagues, families, and the wider community for a spirited running event.

It brought our community together in a celebration of fitness, energy, and camaraderie. With enthusiastic participation from occupants, teams, and families, the event turned our campus into a vibrant space filled with movement and positivity.

# A Preferred Global Address

*Our portfolio continues to gain the trust of global organizations that see our campuses as platforms for growth*



We are pleased to welcome:

- **LinkedIn** at Capital
- **IBM** at Solarium
- **Skyworks** at Solarium
- **GKN** at Bagmane Tech Park
- **HCL** at BTP Cosmos



BAGMANE

# THANK YOU

As we look ahead, our focus remains clear to create spaces that support growth, encourage community, and stand the test of time. Every milestone we achieve is powered by the people who bring our campuses to life each day; our teams, partners, and clients.

Thank you for being part of the journey. The year ahead holds new opportunities, and we look forward to shaping them together.

EXPERIENCE BRILLIANCE