

PROJECT OVERVIEW



ALWAIZ TOWER THE PREMIER COMMERCIAL HUB

UNMATCHED GRANDEUR:

POSITIONED AS THE LARGEST COMMERCIAL DEVELOPMENT FROM THOKAR NIAZ BAIG TO BAHRIA TOWN, SURPASSING OTHER PROJECTS IN SCALE AND LUXURY.

ACCESS TO

CANAL ROAD

200 METERS
1 MIN AWAY

LAHORE RING ROAD

2.1 KM
3 MIN AWAY

SHAHKAM CHOWK

500 METERS
1.5 MINS AWAY

SCHOOL

100 METERS
30 SEC AWAY

EIFFEL TOWER

4 KM
7 MIN AWAY

MOTORWAY

10 KM
10 MINS AWAY

THOKAR NIAZ BAIG

12 KM
12 MINS AWAY

MULTAN ROAD

4 KM
7 MIN AWAY

AIRPORT

30 KM
30 MIN AWAY

BAHRIA INTERNATIONAL HOSPITAL

30 KM
30 MIN AWAY

MOSQUE

100 METERS
5 MIN AWAY

BAHRIA GRAND MOSQUE

1.5 KM
2.5 MIN AWAY

KEY FEATURES

ELEVATE YOUR BUSINESS EXPERIENCE

GROUND FLOOR

FEATURES A 15-FOOT CEILING AND A TRIPLE-HEIGHT LOBBY WITH FOUNTAINS, CREATING AN INVITING AMBIANCE FOR PREMIUM BRANDS.

FIRST FLOOR

FEATURES A 14-FOOT CEILING, ELEGANT FOUNTAINS, AND A DESIGN PERFECT FOR SHOPS AND OFFICES, IDEAL FOR DIVERSE BUSINESSES.

SECOND FLOOR

A SPACIOUS FOOD COURT DESIGNED FOR TOP BRANDS, OFFERING A VIBRANT DINING EXPERIENCE.



300

Feet Triple Tower



LDA

Approved since 1997



High-Speed

Lifts



Intelligent

Traffic

Control System



50+

World Class Amenities



AI

Powered

Security

KEY FEATURES

COMMERCIAL SPACES TAILORED FOR EVERY BUSINESS

GROUND FLOOR

PKR 80,000 PER SQ. FT

OFFERING EXPANSIVE SPACES WITH HIGH CEILINGS, PERFECT FOR FLAGSHIP STORES.

FIRST FLOOR

PKR 50,000 PER SQ. FT

THIS FLOOR PROVIDES VERSATILE SPACES SUITABLE FOR RETAIL SHOPS AND OFFICES.

SECOND FLOOR

PKR 60,000 PER SQ. FT

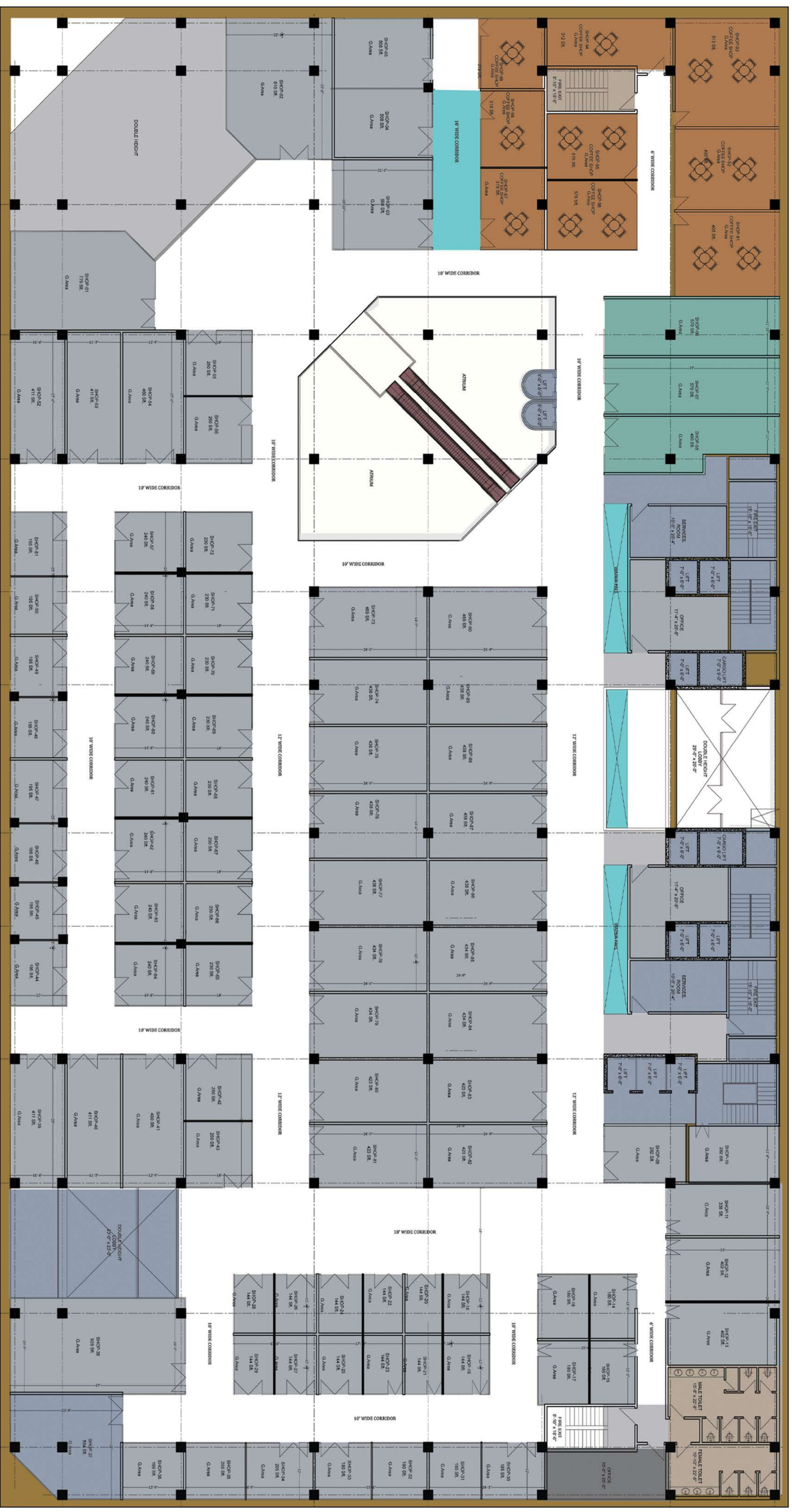
DESIGNED AS A FOOD COURT, AVAILABLE, IDEAL FOR LEADING FOOD BRANDS SEEKING A PRIME LOCATION.



PROPERTY TYPE	CATEGORY	GROSS AREA SQ.FT.	PRICE PER SQ FT	TOTAL PRICE (PKR)	20% DOWN PAYMENT (PKR)		40 MONTHLY INSTALLMENT	BALOON PAYMENT AFTER EVERY 5 MONTH	GRAY STRUCTURE 10%	LAST INSTALLMENT 10%
					10% DOWN PAYMENT	10% AFTER ONE MONTH				
SHOP	M.B + FACING LOBBY ENTERANCE MAIN	1325 . Sft	80,000	106,000,000	10,600,000	10,600,000	1,152,500	2,500,000	10,600,000	10,600,000
SHOP	M.B FACING ATRIUM	638 . Sft	80,000	51,040,000	5,104,000	5,104,000	503,100	1,500,000	5,104,000	5,104,000
SHOP	M.B	638 . Sft	80,000	5,104,000	5,104,000	5,104,000	503,100	1,500,000	5,104,000	5,104,000
SHOP	FACING ATRIUM	644 . Sft	80,000	51,520,000	5,152,000	5,152,000	510,300	1,500,000	5,152,000	5,152,000
SHOP	FACING ATRIUM	600 . Sft	80,000	48,000,000	4,800,000	4,800,000	457,500	1,500,000	4,800,000	4,800,000
SHOP	FACING CORRIDOR	500 . Sft	80,000	40,000,000	4,000,000	4,000,000	337,500	1,500,000	4,000,000	4,000,000
SHOP	FACING CORRIDOR	575 . Sft	80,000	46,000,000	4,600,000	4,600,000	427,500	1,500,000	4,600,000	4,600,000
SHOP	FACING ATRIUM	518 . Sft	80,000	41,440,000	4,144,000	4,144,000	359,100	1,500,000	4,144,000	4,144,000
SHOP	FACING ATRIUM CORNER	425 . Sft	80,000	34,000,000	3,400,000	3,400,000	300,000	1,200,000	3,400,000	3,400,000
SHOP	FACING CORRIDR	425 . Sft	80,000	34,000,000	3,400,000	3,400,000	300,000	1,200,000	3,400,000	3,400,000
SHOP	CORNER	425 . Sft	80,000	34,000,000	3,400,000	3,400,000	300,000	1,200,000	3,400,000	3,400,000
SHOP	FACING ATRIUM CORNER	425 . Sft	80,000	34,000,000	3,400,000	3,400,000	300,000	1,200,000	3,400,000	3,400,000



FIRST FLOOR



DOUBLE HEIGHT

SHOP (250SFT / 411SFT / 779SFT) G AREA

LIFTS, SERVICES ROOM, OFFICES

ESCALATOR

COFFEE SHOP G.AREA

TOILETS & FIRE EXIT

SHOP 570SFT

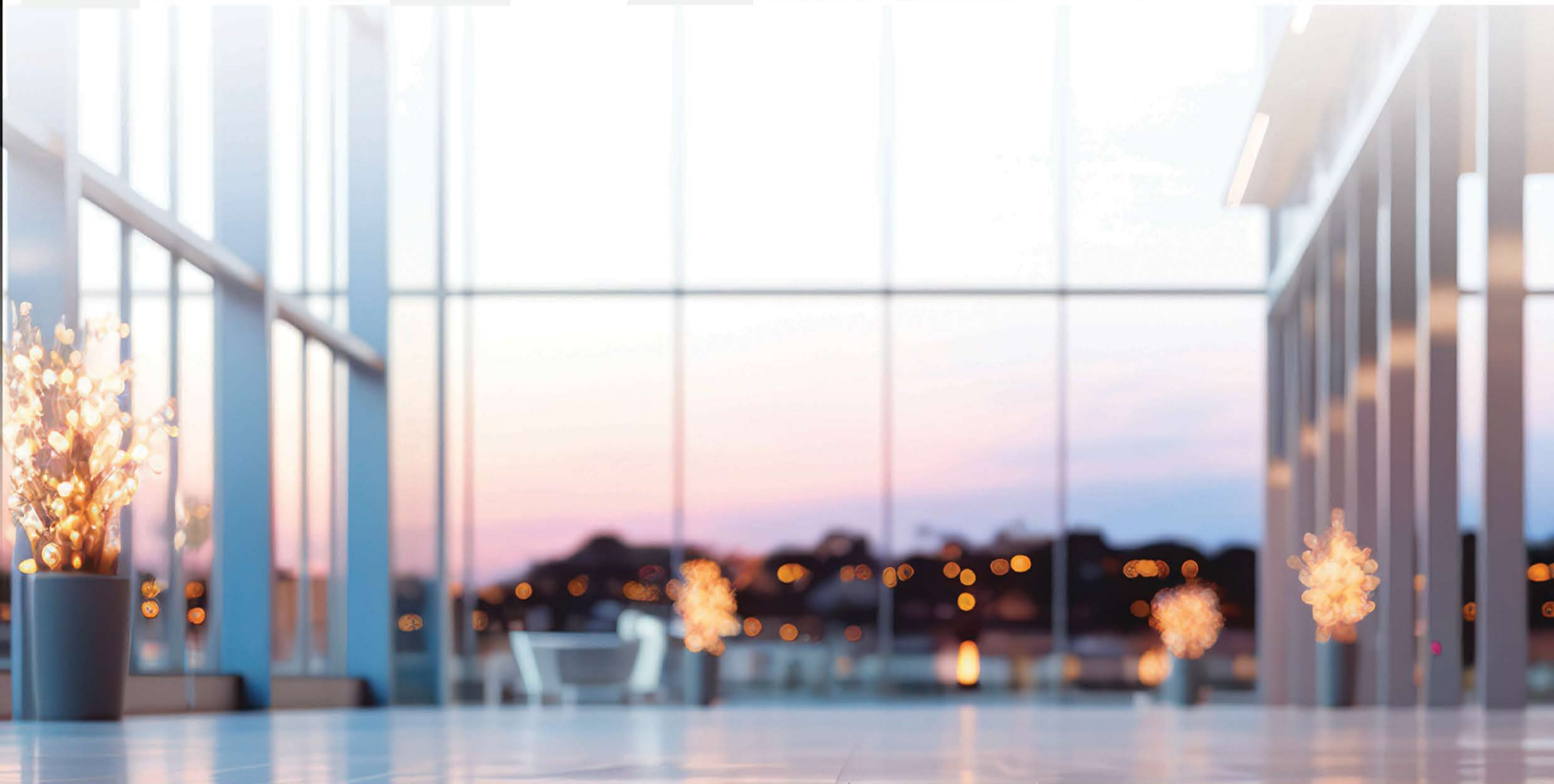
WATER FALL

PROPERTY TYPE	CATEGORY	GROSS AREA SQ.FT.	PRICE PER SQ FT	TOTAL PRICE (PKR)	20% DOWN PAYMENT (PKR)		40 MONTHLY INSTALLMENT	BALOON PAYMENT AFTER EVERY 5 MONTH	GRAY STRUCTURE 10%	LAST INSTALLMENT 10%
					10% DOWN PAYMENT	10% AFTER ONE MONTH				
Shop	M.B	779 . Sft	50,000	38,950,000	3,895,000	3,895,000	458,250	720,000	3,895,000	3,895,000
Shop	Facing Atrium	810 . Sft	50,000	40,500,000	4,050,000	4,050,000	476,250	750,000	4,050,000	4,050,000
Shop	Facing Atrium	508 . Sft	50,000	25,400,000	2,540,000	2,540,000	276,000	600,000	2,540,000	2,540,000
Shop	Facing Atrium	570 . Sft	50,000	28,500,000	2,850,000	2,850,000	277,500	650,000	2,850,000	2,850,000
Shop	Facing Atrium	490 . Sft	50,000	24,500,000	2,450,000	2,450,000	264,250	590,000	2,450,000	2,450,000
Shop	General	282 . Sft	50,000	14,100,000	1,410,000	1,410,000	129,250	470,000	1,410,000	1,410,000
Shop	General	338 . Sft	50,000	16,900,000	1,690,000	1,690,000	166,000	500,000	1,690,000	1,690,000
Shop	General	402 . Sft	50,000	20,100,000	2,010,000	2,010,000	205,250	550,000	2,010,000	2,010,000
Shop	General	411 . Sft	50,000	20,550,000	2,055,000	2,055,000	255,750	300,000	2,055,000	2,055,000
Shop	General	144 . Sft	50,000	7,200,000	720,000	720,000	64,250	250,000	720,000	720,000
Shop	General	185 . Sft	50,000	9,250,000	925,000	925,000	86,250	300,000	925,000	925,000
Shop	General	180 . Sft	50,000	9,000,000	900,000	900,000	82,500	300,000	900,000	900,000
Shop	General	205 . Sft	50,000	10,250,000	1,025,000	1,025,000	94,250	340,000	1,025,000	1,025,000
Shop	General	199 . Sft	50,000	9,950,000	995,000	995,000	93,250	320,000	995,000	995,000
Shop	Corner + Facing Atrium	594 . Sft	50,000	29,700,000	2,970,000	2,970,000	328,250	670,000	2,970,000	2,970,000
Shop	M.B	928 . Sft	50,000	46,400,000	4,640,000	4,640,000	556,000	800,000	4,640,000	4,640,000
Shop	General	411 . Sft	50,000	20,550,000	2,055,000	2,055,000	212,000	550,000	2,055,000	2,055,000
Shop	General	460 . Sft	50,000	23,000,000	2,300,000	2,300,000	243,500	580,000	2,300,000	2,300,000
Shop	General	250 . Sft	50,000	12,500,000	1,250,000	1,250,000	108,750	450,000	1,250,000	1,250,000
Shop	General	195 . Sft	50,000	9,750,000	975,000	975,000	90,250	320,000	975,000	975,000
Shop	Facing Atrium	250 . Sft	50,000	12,500,000	1,250,000	1,250,000	108,750	450,000	1,250,000	1,250,000
Shop	General	240 . Sft	50,000	12,000,000	1,200,000	1,200,000	106,500	420,000	1,200,000	1,200,000
Shop	General	230 . Sft	50,000	11,500,000	1,150,000	1,150,000	102,500	400,000	1,150,000	1,150,000
Shop	General	438 . Sft	50,000	21,900,000	2,190,000	2,190,000	228,750	570,000	2,190,000	2,190,000
Shop	General	434 . Sft	50,000	21,700,000	2,170,000	2,170,000	225,750	570,000	2,170,000	2,170,000
Shop	General	423 . Sft	50,000	21,150,000	2,115,000	2,115,000	219,250	560,000	2,115,000	2,115,000
Shop	Facing Atrium	469 . Sft	50,000	23,450,000	2,345,000	2,345,000	250,250	580,000	2,345,000	2,345,000
Shop	Coffee Shop	405 . Sft	50,000	20,250,000	2,025,000	2,025,000	207,500	550,000	2,025,000	2,025,000
Shop	Coffee Shop	513 . Sft	50,000	25,650,000	2,565,000	2,565,000	279,750	600,000	2,565,000	2,565,000
Shop	Coffee Shop	312 . Sft	50,000	15,600,000	1,560,000	1,560,000	150,000	480,000	2,568,000	1,560,000
Shop	Coffee Shop	576 . Sft	50,000	28,800,000	2,880,000	2,880,000	318,250	650,000	2,880,000	2,880,000
Shop	Coffee Shop	319 . Sft	50,000	15,950,000	1,595,000	1,595,000	155,250	480,000	1,595,000	1,595,000

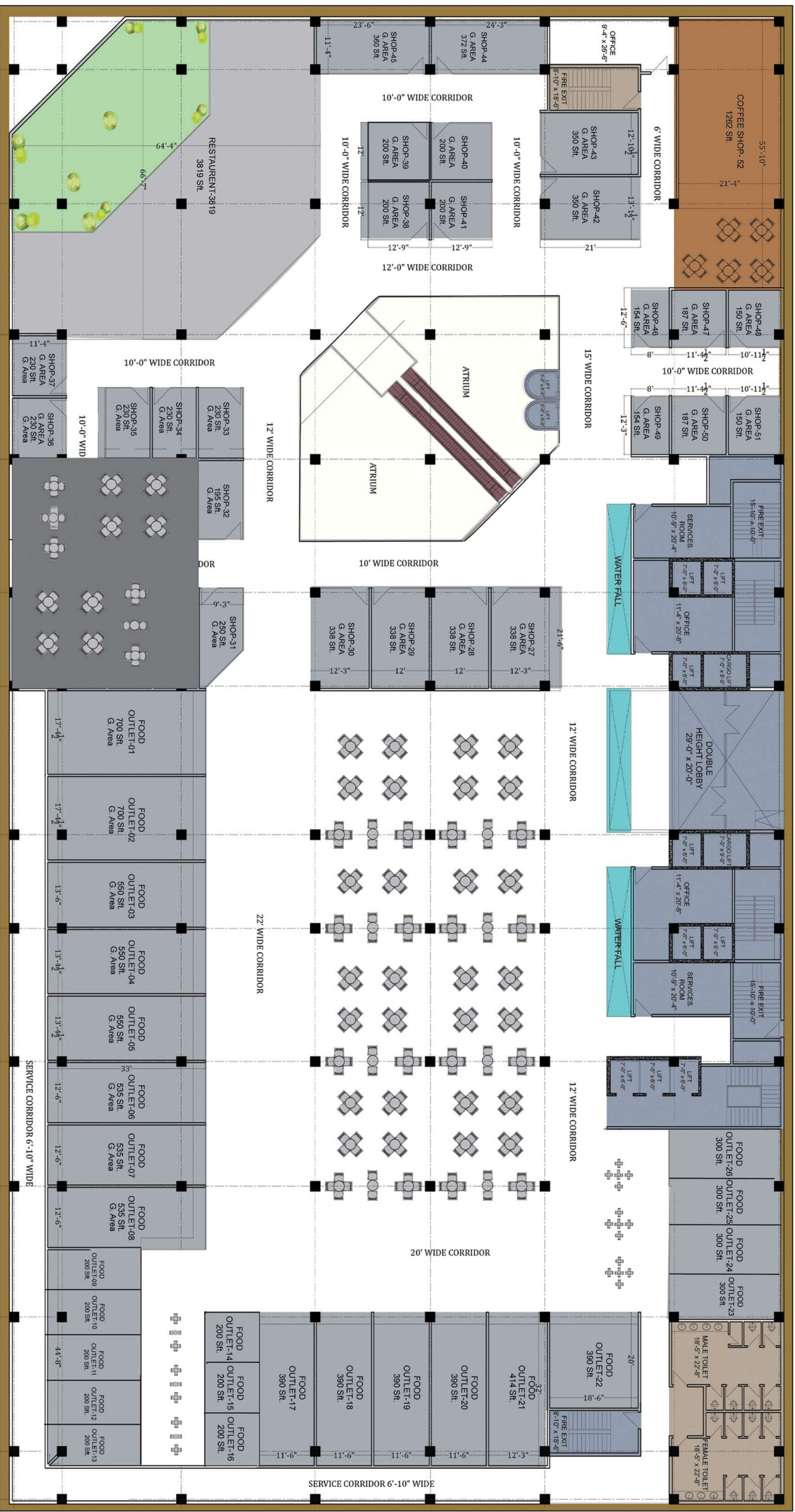
GROUND FLOOR



PROPERTY TYPE	CATEGORY	GROSS AREA SQ.FT.	PRICE PER SQ.FT	TOTAL PRICE (PKR)	30% DOWN PAYMENT (PKR)		40 MONTHLY INSTALLMENT	BALOON PAYMENT AFTER EVERY 5 MONTH	GRAY STRUCTURE 5%	LAST INSTALLMENT 10%
					15% DOWN PAYMENT	15% AFTER ONE MONTH				
FOOD OUTLET	M.B	700 . Sft	60,000	42,000,000	6,300,000	6,300,000	420,000	900,000	2,100,000	4,200,000
FOOD OUTLET	M.B	550 . Sft	60,000	33,000,000	4,950,000	4,950,000	326,000	730,000	1,650,000	3,300,000
FOOD OUTLET	M.B	535 . Sft	60,000	32,100,000	4,815,000	4,815,000	318,875	700,000	1,605,000	3,210,000
FOOD OUTLET	M.B	200 . Sft	60,000	12,000,000	1,800,000	1,800,000	119,500	260,000	600,000	1,200,000
FOOD OUTLET	GENERAL	390 . Sft	60,000	23,400,000	3,510,000	3,510,000	234,250	500,000	1,170,000	2,340,000
FOOD OUTLET	GENERAL	414 . Sft	60,000	24,840,000	3,726,000	3,726,000	245,300	550,000	1,242,000	2,484,000
FOOD OUTLET	GENERAL	300 . Sft	60,000	18,000,000	2,700,000	2,700,000	177,500	400,000	900,000	1,800,000
SHOP	MAIN LOBBY FACING ATRIUM	338 . Sft	60,000	20,280,000	3,042,000	3,042,000	200,100	450,000	1,014,000	2,028,000
SHOP	MAIN LOBBY FACING ATRIUM	250 . Sft	60,000	15,000,000	2,250,000	2,250,000	148,500	330,000	750,000	1,500,000
SHOP	FACING ATRIUM	195 . Sft	60,000	11,700,000	1,755,000	1,755,000	117,125	250,000	585,000	1,170,000
SHOP	MAIN LOBBY	230 . Sft	60,000	13,800,000	2,070,000	2,070,000	137,250	300,000	690,000	1,380,000
SHOP	MAIN ATRIUM	200 . Sft	60,000	12,000,000	1,800,000	1,800,000	119,500	260,000	600,000	1,200,000
SHOP	MAIN ATRIUM	350 . Sft	60,000	21,000,000	3,150,000	3,150,000	206,500	470,000	1,050,000	2,100,000
SHOP	GENERAL	372 . Sft	60,000	22,320,000	3,348,000	3,348,000	219,400	500,000	1,116,000	2,232,000
SHOP	GENERAL	360 . Sft	60,000	21,600,000	3,240,000	3,240,000	213,000	480,000	1,080,000	2,160,000
SHOP	GENERAL M.B	187 . Sft	60,000	11,220,000	1,683,000	1,683,000	110,525	250,000	561,000	1,122,000
SHOP	CORNER MAIN ATRIUM	154 . Sft	60,000	9,240,000	1,386,000	1,386,000	90,300	210,000	462,000	924,000
SHOP	GENERAL	150 . Sft	60,000	9,000,000	1,350,000	1,350,000	88,750	200,000	450,000	900,000
COFFEE SHOP	COFFEE SHOP	1262 . Sft	60,000	75,720,000	11,358,000	11,358,000	726,150	1,800,000	3,786,000	7,572,000
RESTAURANT	RESTAURANT	3819 . Sft	60,000	229,140,000	34,371,000	34,371,000	2,275,675	5,000,000	11,457,000	22,914,000



SECOND FLOOR PLAN



- RESTAURENT - 3819SFT (64.4 - 66.7)
- FOOD OUTLET - 700SFT G. AREA (17- 4 1/2)
- LIFTS, SERVICES ROOM, OFFICES

- ESCALATOR
- COFFEE SHOP 1262 SFT (55-10)
- TOILETS & FIRE EXIT

- WATER FALL

Invest in Prosperity

Strategic Location:

As the largest commercial hub between Thokar Niaz Baig and Bahria Town, Alwaiz Tower offers unparalleled business opportunities.

100% Capital Gain Potential	12% Rental Yield	Flexible Payment Plans
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alwaiztower.com