

بِسْمِ اللَّهِ الرَّحْمَنِ الرَّحِيمِ



Opening new doors of excellence

MARGALA VIEW HOUSING SCHEME D-17 ISLAMABAD



ABOUT OUR COMPANY



Twin City Housing Pvt Ltd, Established in 1992, embarked on a notable journey in the real estate sector, marked by significant milestones. In the year 1994, the company undertook the development of the prestigious MVHS D-17 project, a testament to its commitment to delivering high-quality residential spaces to the community.

Since 2005, Twin City Marketing a sister company of TCH has been at the forefront of marketing and promoting its projects with unwavering dedication. This decade-long endeavor has enabled the company to connect with a diverse clientele and showcase its exceptional developments to the broader market.

As Twin City Marketing continues to grow and thrive, its legacy in the real estate industry remains defined by its commitment to excellence and a rich history of serving the housing needs of its valued clientele.



OUR COMPANY WAS
FOUNDED IN 12





COMPANY DIRECTION



Opening new doors of excellence



MVHS D-17



Pine Villas Phase-1



Pine Villas Phase-2



Pine Villas Phase-3



Pine Villas Phase-4



Pine Heights



Al Rehman Square



J7 Mall



J7 One Mall



Infinity Mall & Residence

COMPANY DIRECTION



Since 1994 → MVHS D-17 Islamabad



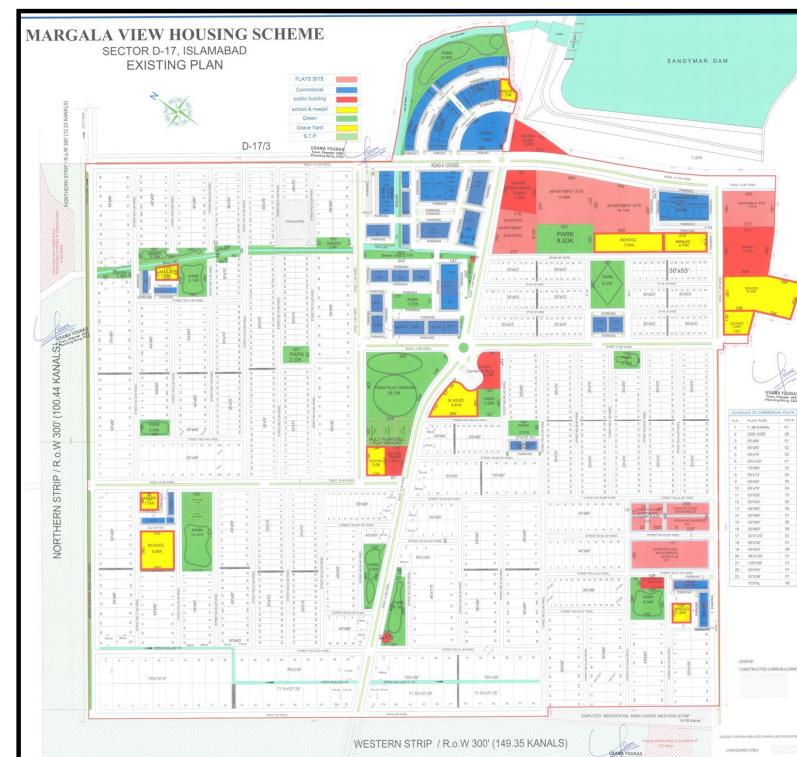
2010-2020 → Pine Villas Phase 1
Pine Villas Phase 2
Pine Heights
Pine Villas Phase 3
Al Rehman Square
J7 Mall



2020-2023 → J7 One Mall
Pine Villas Phase 4
Infinity Mall & Residence

MVHS D-17

- Land area (2400 Kanals)
- Approved Map from CDA
- Located on main GT Road
- 3 Minutes from Margalla Avenue
- 5 Minutes from M1 Motorway
- 5 Minutes from CPEC (Hakla Interchange)
- 10 Minutes from Sirinagar Highway
- 15 Minutes from Islamabad International Airport
- 3500+ Families residing here



OUR DEVELOPMENTS

- **Developed Commercial Area in Main Markaz**

- **Gated Community**

24/7 Surveillance and Guards for security of residents.

- **Land Allocated for Schools and Hospitals**

Currently MLS, Educators, Roots and Sir Syed School are operational with thousands of students enrolled.

- **Entertainment and Lifestyle Facilitations**

Central community parks and Jogging tracks around Dam provided for better lifestyle and healthcare

- **Basic Amenities**

24/7 Water, Electricity and Gas provided to our Residents.

- **Masjid in Every block**

- **Graveyard**

PINE VILLAS PHASE-1

- First of its kind in Zone-II Islamabad
- 3 Types of Villas (Single Unit, Double Unit, Basement Villa)
- 48 Villas of 7 Marla Each
- 144000 Sft Area Developed
- Started in 2011
- Delivered and Occupied Till 2013



PINE VILLAS PHASE-2

- After Successful Completion of Phase-1
- 3 Types of Villas (Single Unit, Double Unit, Basement Villa)
- Started in 2014
- 53 Villas of 7 Marla Each
- 159000 Sft Area Developed
- Delivered and Occupied Till 2016

PINE HEIGHTS

- **Coincided With Phase-2 ,Started Pine Heights in 2016**
- **200 Luxury Apartments Of 2,3 & 4 beds**
- **Double Basement Car Parking with a capacity of 200 Cars**
- **10 Floor Building**
- **24/7 Security**
- **Maintained and Equipped with all basic needs**
- **Around 400,000 Sft Area Developed**
- **4 Luxury Penthouses of 7000 Sft each with scenic Sandaymar Dam and Margalla Hills.**
- **Delivered and Occupied Till 2020**

PINE VILLAS PHASE-3

- After the Successful Completion of Phase 1 & 2
- 3 Types of Villas (Single Unit, Double Unit, Basement Villa)
- Started in 2018
- 42 Villas of 7 Marla Each
- 126000 Sft Area Developed
- Delivered and Occupied Till 2020



AI REHMAN SQUARE

- Started in 2018 In Main Markaz of D-17
- 18 Marla Land Area
- Basement + G + 4 Floors (Corporate, Commercial and Residential Project)
- 8 Shops, 17 Offices, 27 Apartments
- Delivered in just 1 year and completely occupied Till 2019



J7 MALL

- Started in 2019 In Main Markaz of D-17
- 3.25 Kanal Land Area
- Basement with Shopping Area
- LG + G + 4 Floors (Corporate, Commercial and Residential Project)
- Rooftop Sitting
- 61 Shops, 27 Offices, 57 Serviced Apartments (1 Bed, 2 Bed and Studio)
- Delivered and occupied Till 2021



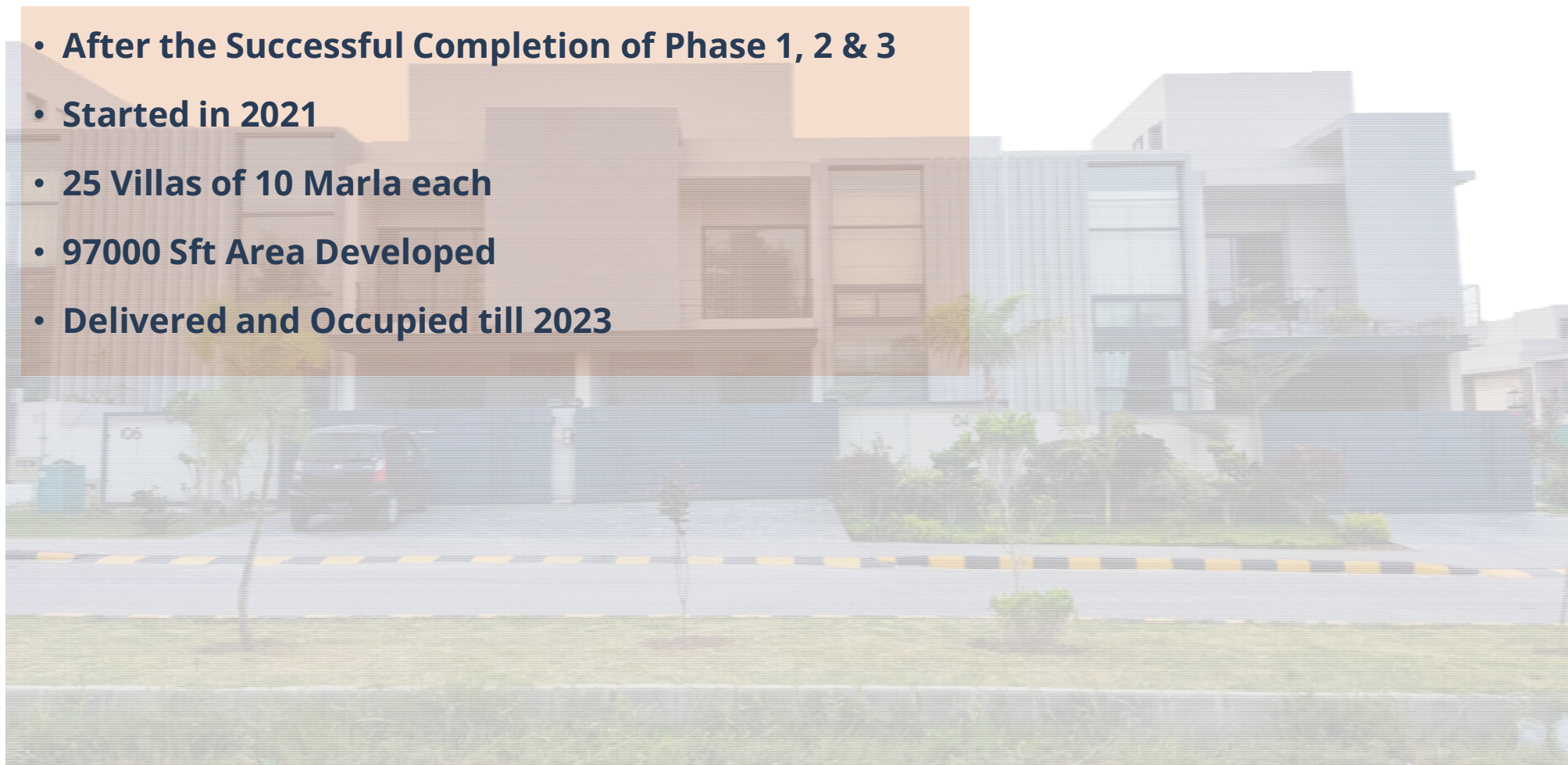
J7 ONE MALL

- Started in 2020 In Main Markaz of D-17
- 1.6 Kanal Land Area
- Basement with Shopping Area
- LG + G + 4 Floors (Commercial Project)
- Food Court, Gymnasium, Swimming Pool
- Rooftop Sitting
- Delivered and occupied Till 2022



PINE VILLAS PHASE-4

- **After the Successful Completion of Phase 1, 2 & 3**
- **Started in 2021**
- **25 Villas of 10 Marla each**
- **97000 Sft Area Developed**
- **Delivered and Occupied till 2023**



INFINITY MALL & RESIDENCE

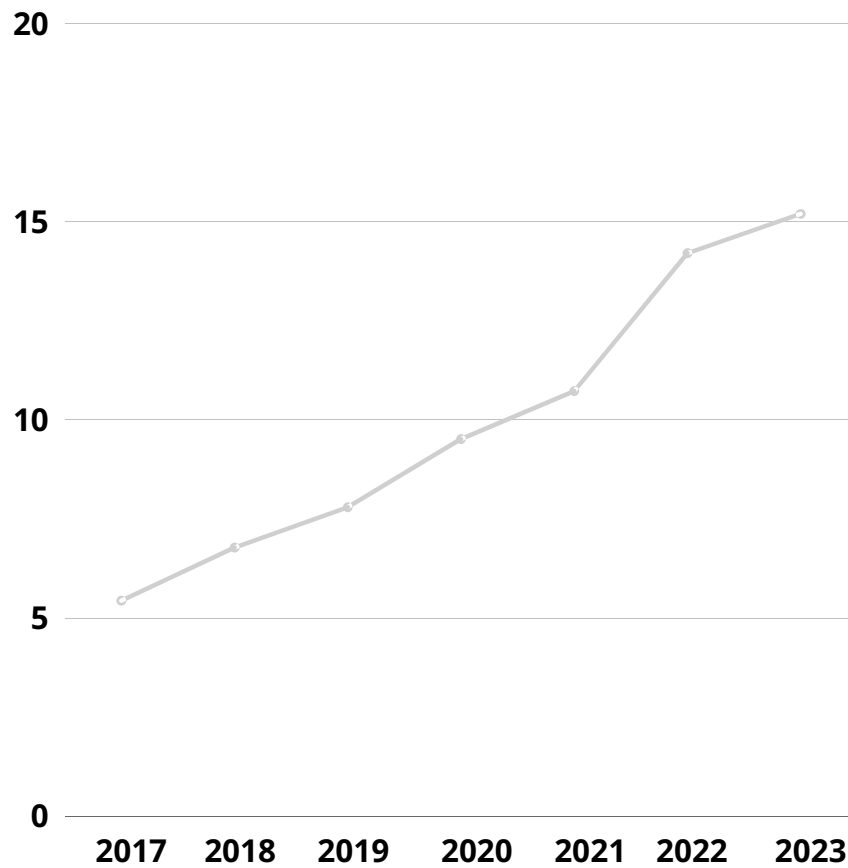


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- **Started in 2022**
- **10 Floor Building**
- **7 Kanal Area**
- **122 Fully Furnished Luxury Apartments including Studio, 1 Bed & 2 Bed**
- **35 Corporate Offices**
- **102 Shops**
- **Basement Car Parking**
- **96000 Sft Area Developed out of 231000 Sft Total Area**
- **Will be Completed by 2025 (IN SHA ALLAH)**



Prices in Hundred Thousand PKR



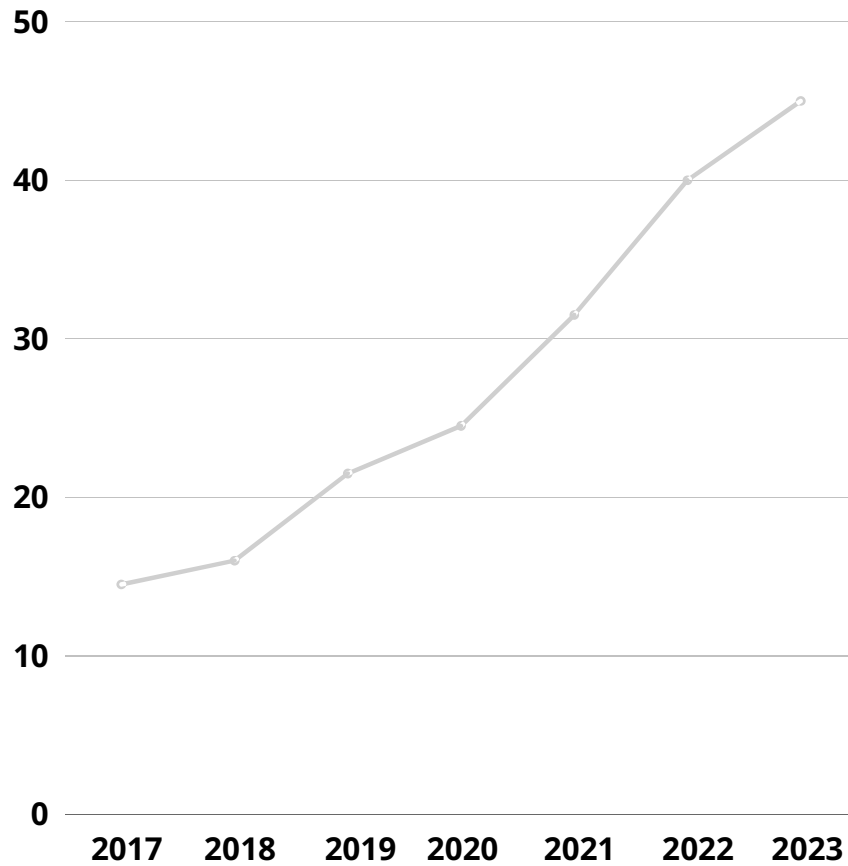
Residential Plot Rate per Marla

2017-2023

The graph depicts how the prices of residential plots have increased over the past 6 years.

WWW.TCM.NET.PK

Prices in Thousand PKR



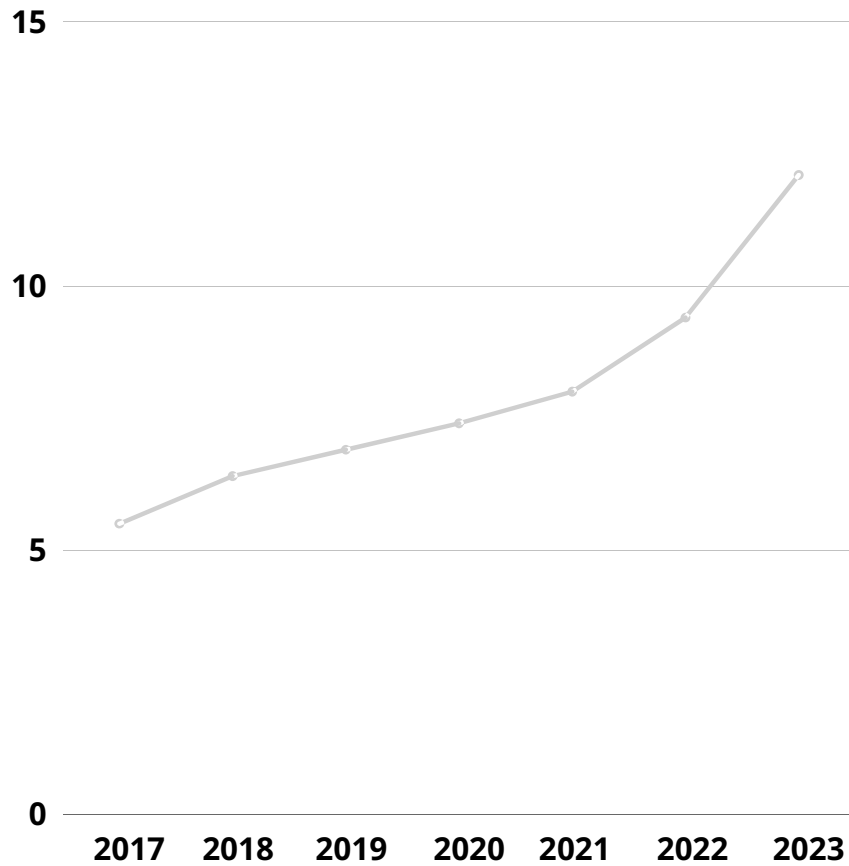
Commercial Shop Rates per Sft

2017-2023

The graph depicts how the prices of commercial shops have increased over the past 6 years.

WWW.TCM.NET.PK

Prices in Thousand PKR



Apartment Rates per Sft

2017-2023

The graph depicts how the prices of Residential Apartments have increased over the past 6 years.

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THANK YOU

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