



INDIA JEWELLERY PARK
MUMBAI

DESIGNED FOR GROWTH

A GJEPC PROJECT



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Under my stewardship, the Gem & Jewellery Export Promotion Council (GJEPC) will advance our vision of the India Jewellery Park in Navi Mumbai—a landmark project where creativity, innovation, and sustainability will converge. This ambitious initiative promises to create a dynamic ecosystem, redefining how we design, craft, and export our timeless jewellery creations.

Much like the Bharat Diamond Bourse elevated India’s diamond industry, the Jewellery Park is set to transform the jewellery sector, cementing India’s position as a global leader. This project enjoys the full support of both the Central and Maharashtra State Governments, reflected in progressive policy measures designed to drive economic growth and development. The Maharashtra Government’s approval of a host of business-friendly incentives further strengthens our resolve to make the Jewellery Park a thriving hub for enterprise.

The Jewellery Park’s advantageous position near the Navi Mumbai Airport Influence Notified Area (NAINA) enhances connectivity and access, aligning perfectly with the region’s growth as a major economic hub.

Within this vibrant precinct, we will witness the seamless integration of traditional craftsmanship with state-of-the-art technology. This fusion will empower our artisans and creators to push the boundaries of their artistry, preserving our heritage while embracing the future. The Jewellery Park is poised to generate 100,000 jobs and attract investments exceeding INR 60,000 crores (~\$6.8 billion), marking a significant milestone for our industry.

Sustainability remains at the heart of this endeavour. We are committed to practices that honour the environment and uplift the lives of everyone in our value chain, building an ecosystem rooted in responsibility and ethical jewellery making.

As we embark on this extraordinary journey, I am deeply grateful for your support and enthusiasm. Together, we will establish the Jewellery Park as a symbol of excellence and unity, and a celebration of the enduring allure of our craft.

Let us step forward with passion and purpose, united in our mission to unlock the brilliance of our industry.

Mr. Kirit Bhansali | Chairman, GJEPC



I am thrilled to share the exciting progress of our visionary India Jewellery Park Mumbai (IJPM), nestled in the heart of Navi Mumbai. Strategically positioned near the Maharashtra Government’s Navi Mumbai Airport Influence Notified Area (NAINA), this transformative project is set to unleash a wave of innovation, reshaping how we envision, craft, and share our timeless artistic treasures with the world.

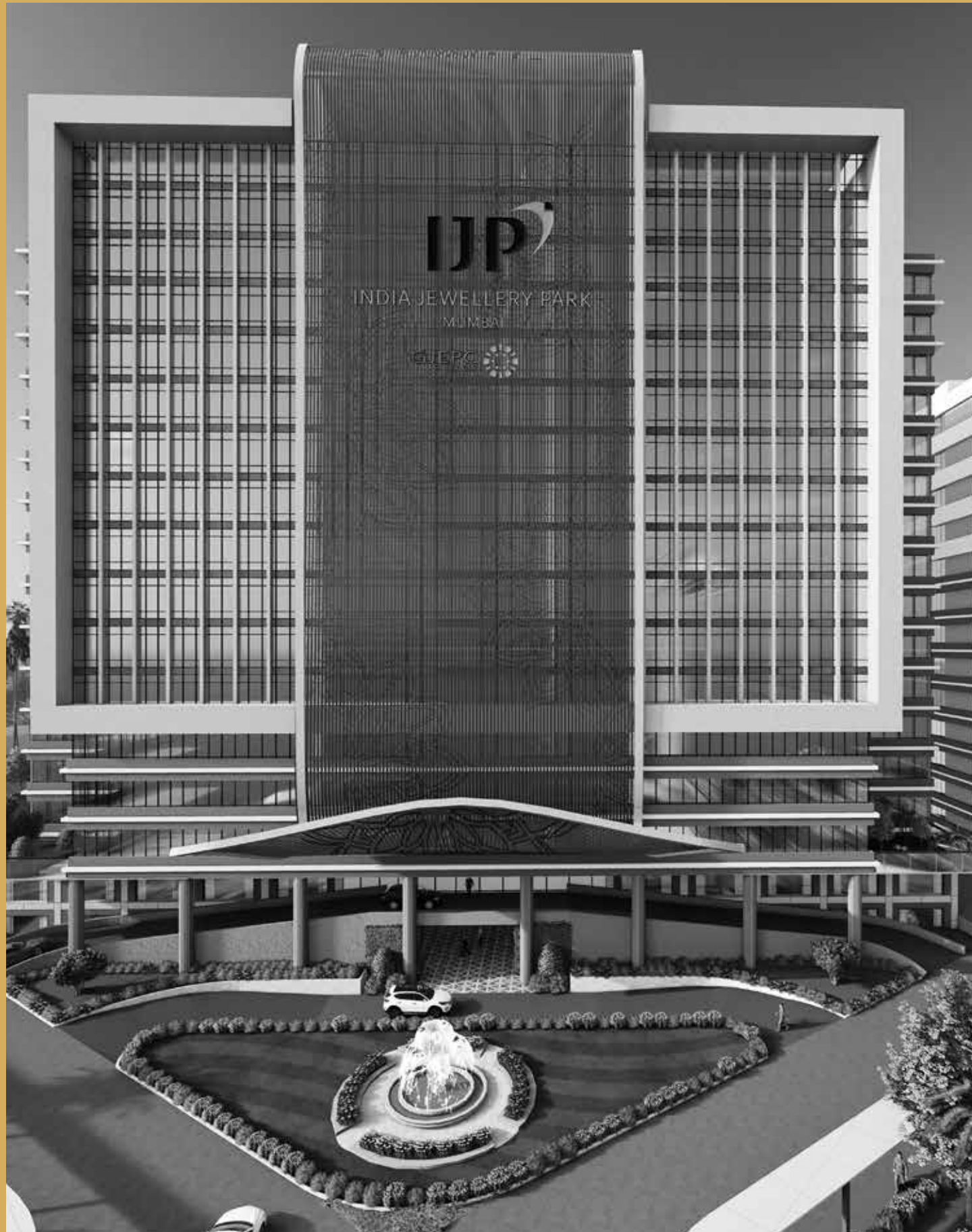
The Jewellery Park holds boundless potential to revolutionise India’s jewellery landscape, propelling our nation into a distinguished position on the global stage. This ambitious initiative is wholeheartedly supported by both the Central and Maharashtra State Governments through forward-thinking policies designed to drive economic growth and progress. The Maharashtra Government’s substantial backing, including a suite of favourable measures, is strategically crafted to inspire businesses to establish their presence within the vibrant ecosystem of the Jewellery Park.

I warmly invite the support of our trade members as we bring this remarkable venture to life. Together, we will shape the Jewellery Park into an emblem of excellence, a symbol of unity, and a living testament to the enduring charm of our artisanal heritage.

The Maharashtra Industrial Development Corporation (MIDC) plays a pivotal role in this landmark project by facilitating the 95-year lease agreement for the 21-acre plot in the Mahape industrial area.

With your collective enthusiasm and commitment, we stand ready to unlock the limitless possibilities of the India Jewellery Park Mumbai. Let us unite in this journey to elevate our craft and showcase India’s brilliance to the world.

Mr. Shaunak Parikh | Vice Chairman, GJEPC



Only rarely does an initiative have the power
to reshape an industry and unleash
boundless growth potential, propelling every
stakeholder forward by leaps and bounds.




Sponsored by the Ministry of Commerce & Industry, Government of India.



The future of indian gems and jewellery is here.

GJEPC presents a world-class jewellery park that will take India's jewellery industry into the future. An address created by your industry, to benefit businesses like yours. With world-class facilities designed to accelerate your growth and give your business the exposure it needs.

IJP Mumbai is here to take your business into a bright new future.



A complete jewellery manufacturing ecosystem, under one roof.

Spread across 21.3 acres in Navi Mumbai, IJP Mumbai has every facility and service that small and medium-sized manufacturers need to accelerate their growth.

Our Vision

CREATING VALUE FOR THE SECTOR - FUTURE IS HERE !

PROMOTE LOCAL

Promote local and handmade jewelry, organizing the currently unstructured gems and jewelry sector in India

STATE-OF-ART INFRASTRUCTURE

- With ancillary facilities, skilled workforce, and a business-friendly environment
- Construction features custom-designed to the industry's needs – lifts, washrooms, fire hazard management, waste recovery, etc



COMPREHENSIVE ECOSYSTEM

- Security, logistics, refining, central vaults, machinery, etc. available within the facility
- Enabling single window clearance for exports

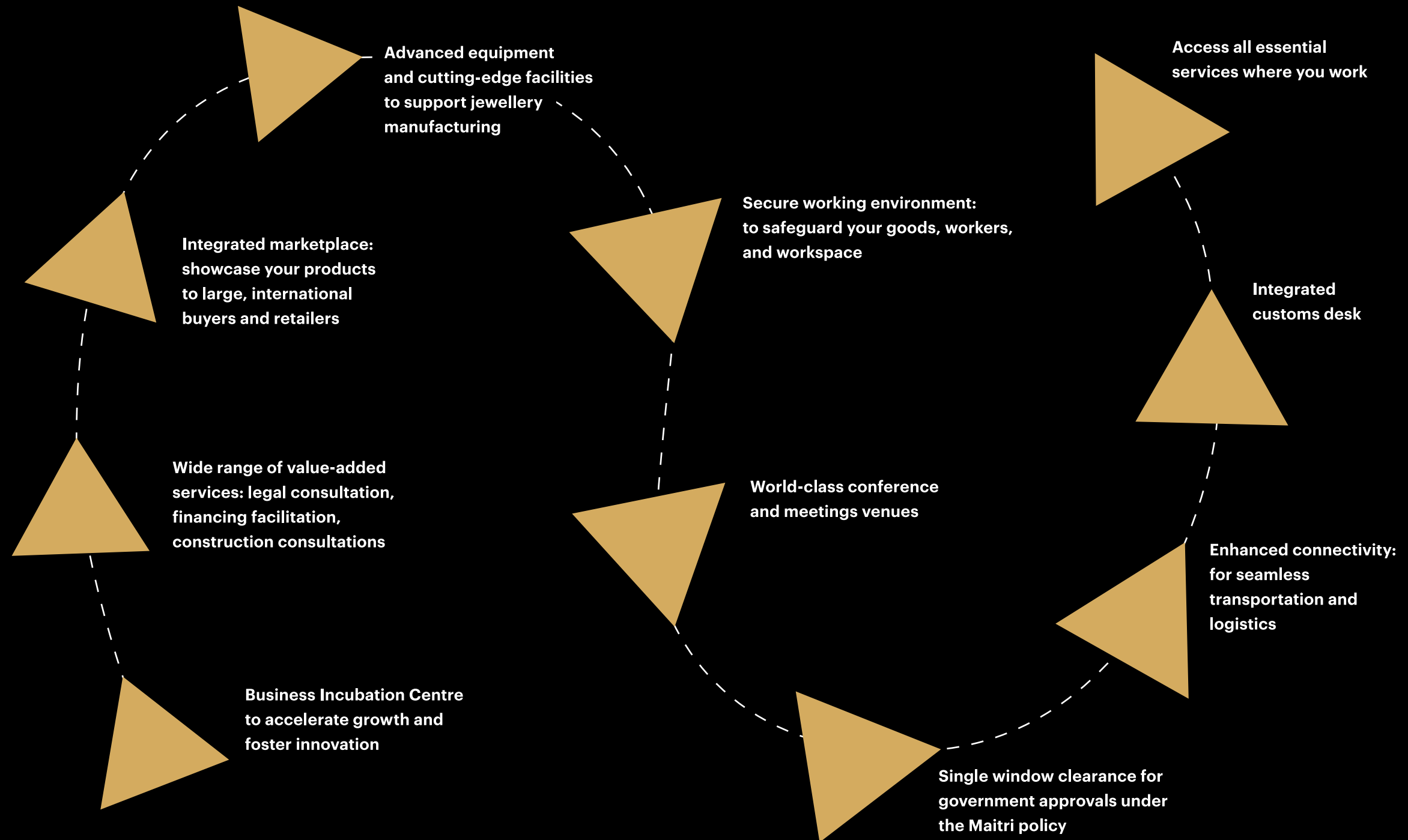
EMPOWERING MSMEs

- Fostering job opportunities in the laborintensive gems and jewelry sector

KARIGARs' LIVING STANDARDS

- Enhance living standards for Karigars and spark interest in the next generation of artisans
- Skill development centers to propel the industry

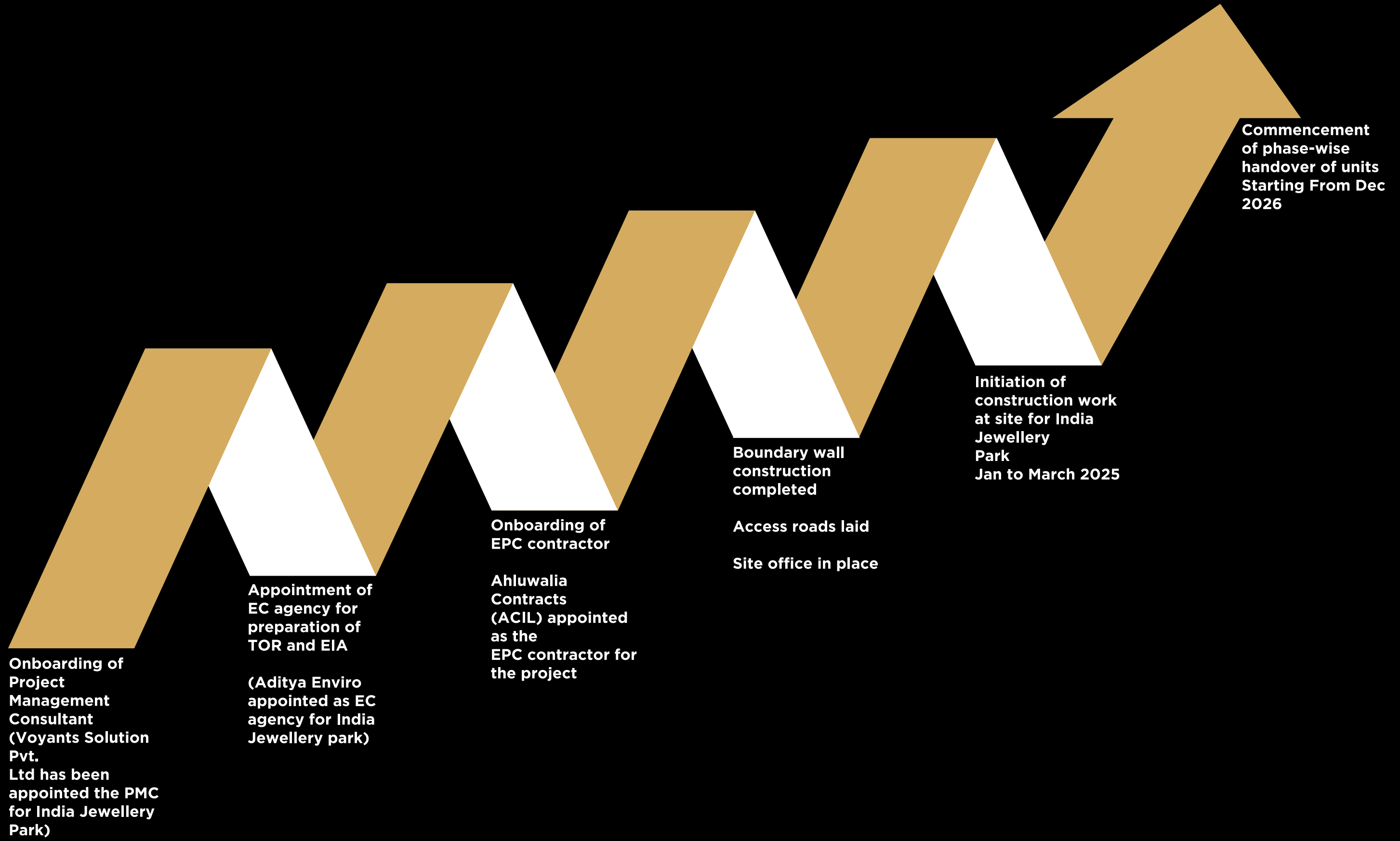
**From making to selling:
an all-in-one hub that sets
new benchmarks.**





Designed to accelerate your business' growth.

IJP's many advantages let jewellery manufacturers achieve growth opportunities they never thought possible. Your productivity and efficiency will increase, costs will drop and quality of your goods will go up. With top-notch infrastructure and facilities, unparalleled support for MSMEs and a ready sales platform that invites buyers from across India and the world.



Onboarding of Project Management Consultant (Voyants Solution Pvt. Ltd has been appointed the PMC for India Jewellery Park)

Appointment of EC agency for preparation of TOR and EIA (Aditya Enviro appointed as EC agency for India Jewellery park)

Onboarding of EPC contractor Ahluwalia Contracts (ACIL) appointed as the EPC contractor for the project

Boundary wall construction completed

Access roads laid

Site office in place

Initiation of construction work at site for India Jewellery Park Jan to March 2025

Commencement of phase-wise handover of units Starting From Dec 2026

Unlock financial benefits and decrease costs.

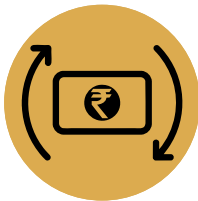


IJP Mumbai helps you decrease your costs of production and marketing with a range of incentives and efficiency boosters. These financial benefits go a long way in maximising savings and enhancing your bottom line.

Salient features of IJP, Mumbai



Stamp duty waiver to buyer from MIDC



MIDC transfer fee waiver on purchase for 1st buyer



50% SGST waiver for 5 years to all units in the park



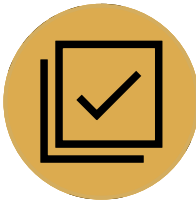
*Interest subsidy on term loans for MSME units



Rs. 2 electricity subsidy for LGD units in the park



Waiver of electricity duty for all units in the park



Single Window Clearance for government approvals under Maitri Policy



Competitive pricing since project undertaken by GJEPC



**Empower
your business'
productivity
and maximise
efficiency.**

Unlock your business' true potential in IJP's seamless ecosystem - where manufacturers and retailers, facilities and services come together under one roof to create a platform for unparalleled efficiency and productivity. IJP lets you streamline manufacturing and sales, become more innovative, save valuable time and resources, all while growing your output.



In-house marketplace to promote your business and grow sales.

IJP's marketplace building is the perfect place to promote your products, find multiple buyers and generate sales, easily and conveniently.

Boost your workers' productivity in a safe, empowering environment.



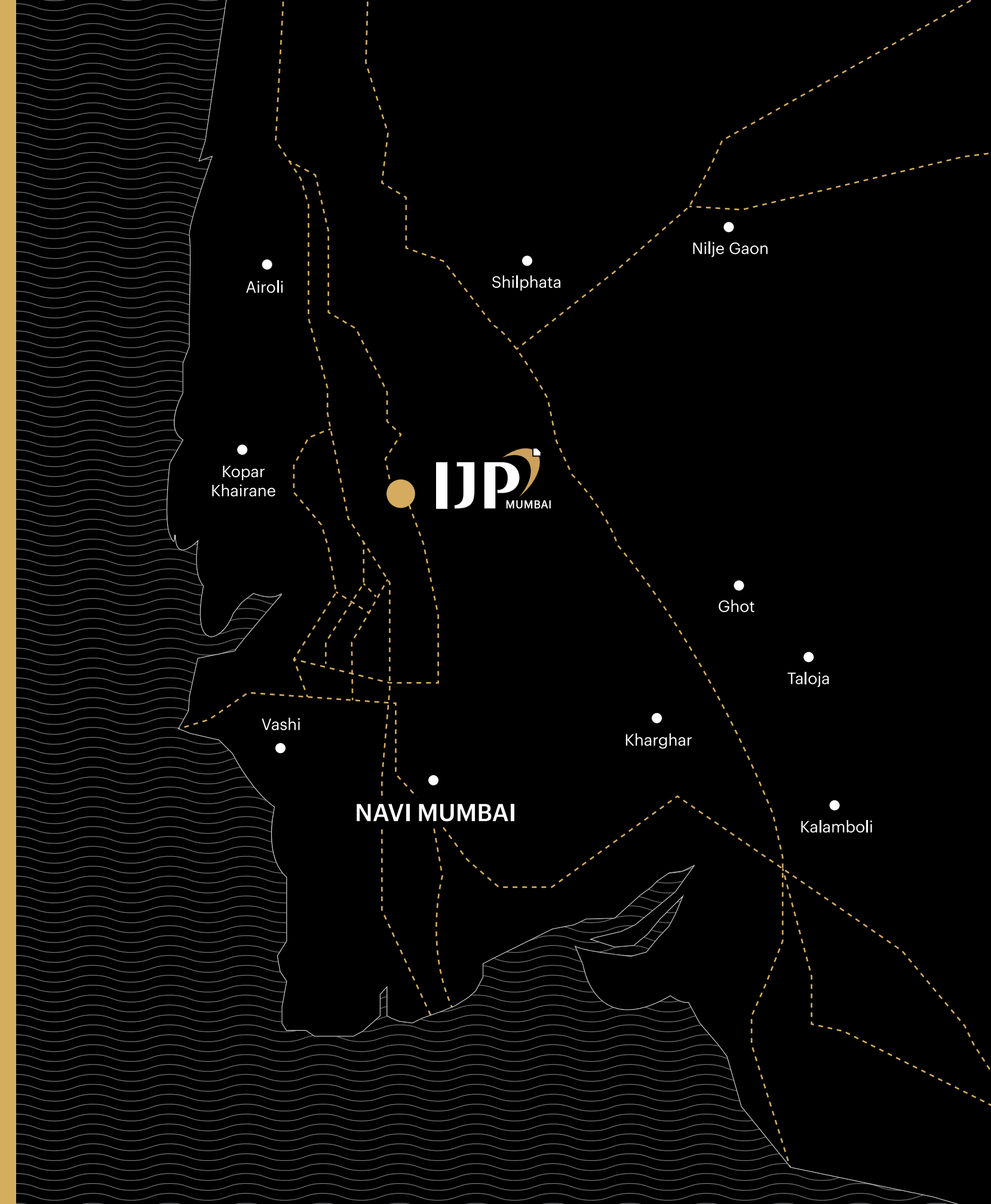
IJP Mumbai was designed with your workforce in mind. Not only does it offer a safe and healthy work environment for workers and craftsmen, it also offers avenues to increase productivity and promote a strong work-life balance for your employees.



Ideally located to grow your business.

IJP is conveniently located in the Mahape Industrial Area in Navi Mumbai, close to the proposed new airport and excellently connected by both road and rail. It has everything you and your employees need to live, work and grow.

- Zaveri Bazaar to IJP - 50 mins
- Upcoming Mumbai Airport - 30 mins
- IJP to Vashi Toll Naka - 20 mins
- IJP to IKEA - 10 mins
- Koparkhairane Station - 10 mins
- Shuttle - buses to and from station
- Golf cart for in-premise commute



Masterplan and common facilities

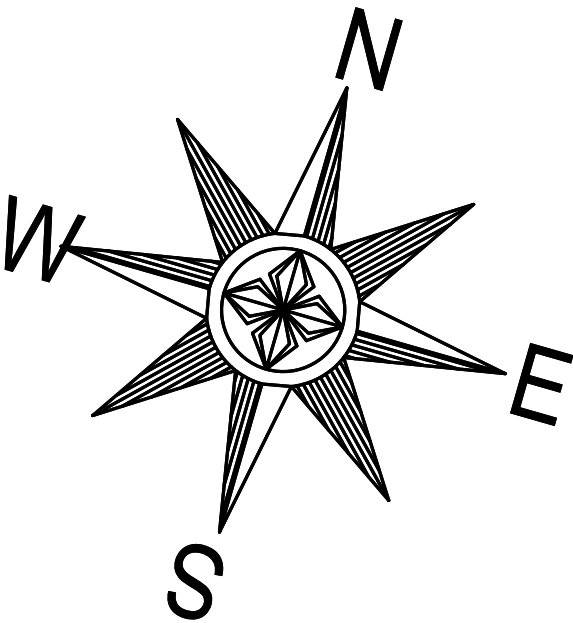
Built on a 21.3-acres land parcel earmarked by the Government of Maharashtra, IJP Mumbai features 3 blocks that house manufacturing areas, offices and the common marketplace. The surrounding open spaces feature beautifully landscaped gardens and ample parking.



Conceptual masterplan



Each floor Plate ranging from 19,000 sq.ft. to 26,000 sq.ft, kharkhana size
Starting from 540 sq.ft.





Shared common facilities

- ETP, STP, Common air-handling, gas chamber, 100% DG power back-up & UPS back-up etc.
- Advanced Security & Safety Features (End-to-end camera surveillance, 3 tier surveillance system, fire fighting, fire detection & alarm system)
- CFC for ancillary services like electroplating, fire assaying, 3D metal printing, etc.



Shared common facilities

- Car parking as per MIDC norms with ample guest parking
- Central air conditioning for commercial block
- RO system for drinking water, water tanks with 4 days storage
- High-speed fiber internet
- Compressed air system, gold recovery system, 24x7 PNG gas supply, centralised vaulting system
- 100% water recycling solar power system drip irrigation for landscaped areas
- Solid and hazardous waste management system

Floor plans, typologies & specifications

BLOCKS	UPTO RERA CARPET IN SQ. FT
FACTORY BLOCK A	5700
FACTORY BLOCK A	3000
FACTORY BLOCK A	2150
FACTORY BLOCK A	1040
ARTISIAN BLOCK B	540
COMMERCIAL SPACE C	570 - 1700

APPROXIMATELY 11,500 TWO WHEELER PARKING &
4000 FOUR WHEELER PARKING WITH THE TOTAL
DEVELOPMENT OF ~65 LAC SQ.FT



Give your business a massive advantage. Book your space at IJP Mumbai today.

For jewellery manufacturing businesses like yours, IJP Mumbai offers huge advantages that give you a head start on the competition. There is no better place to be for your business.

Payment Schedule

10%	Booking Amount
15%	Registration
15%	Completion of Plinth
11%	Completion of Slab 3
11%	Completion of Slab 6
11%	Completion of Slab 9
11%	Completion of Slab 12
11%	Completion of Slab 14
5 %	Completion of Finishes

Booking Terms & Payment Schedule
Entire project shall be under construction-linked payment system



About GJEPC

The Gem and Jewellery Export Promotion Council (GJEPC) is an autonomous body set up by the Ministry of Commerce and Industry, Government of India in 1966. It represents the interests of more than 10000 members across India. Its role has been to:

- Promote gems and jewellery manufacturing, retail and export
- Connect government to the trade
- Spread education, bolster innovation and infrastructure
- Look after the health and well-being of the Karigar community
- GJEPC formed a special purpose vehicle to develop IJP Mumbai, the first of its kind gems and jewellery park.

Past projects of GJEPC:

1. The “One District One Product” scheme, initiated by Prime Minister Shri Narendra Modi, identified key districts like Jaipur, Hyderabad, Howrah, Thane, Mumbai, Cuttack, and Rajkot as focal points for promoting and supporting the growth of the gem and jewellery industry.
2. GJEPC and the industry actively embraced the Digital India initiative, leveraging digital technologies to expand their reach, enhance transparency, and improve business processes, aligned with Prime Minister Narendra Modi’s vision.
3. The government introduced measures to facilitate ease of doing business in the eCommerce sector for retail exports of jewellery, presenting a promising opportunity amidst the post-COVID scenario where global buyers increasingly rely on eCommerce platforms to discover competitive products.
4. GJEPC established Indian Institute of Gems & Jewellery in Udupi and Varanasi, expanding their educational reach beyond Delhi, Jaipur, and Mumbai
5. GJEPC, in collaboration with the Bharat Diamond Bourse, established the India Diamond Trading Centre
 - Special Notified Zone (IDTC-SNZ) in Mumbai, the first SNZ project announced by Prime Minister Shri. Narendra Modi during the World Diamond Conference.
6. The Surat International Diatrade Centre (SIDC-SNZ), another SNZ, was established in Surat, hosting six cycles of rough diamond viewings and displaying over USD 1.5 billion worth of rough diamonds, further enhancing the industry’s growth.
7. GJEPC set up The India Jewellery Exposition Centre (IJEX) in Dubai to facilitate micro, small, and medium manufacturers of gems and jewellery who lack the resources to have their own offices set up in Dubai.
8. GJEPC implemented the Swasthya Ratna scheme, providing subsidised health insurance to employees of member companies, and launched the Parichay Card initiative to expand the scheme’s reach in 2019.
9. The Mega CFC, a key project initiated by the Department of Commerce, Govt. of India, with GJEPC as the nodal body, enhances the industry’s manufacturing capacity through cutting-edge technology and provides training and skilling facilities to boost gems and jewellery exports from the country.

MSME BENEFITS

1. Credit Guarantee Fund Scheme for Micro and Small Enterprises (CGTMSE)

The CGTMSE provides credit guarantee for loans up to Rs. 2.00 crore without collateral and third-party guarantee.

- Eligibility: Existing micro, small and service entrepreneurs, and aspiring entrepreneurs.
- Guarantee Coverage:
 - 85% (Micro Enterprise up to Rs 5 lakh)
 - 75% (others).

2. ZED Certification - ZERO DEFECT - ZERO EFFECT

- Financial Assistance in Testing/Systems/ Product Certification - Up to 75% of the total cost of Certification, with the maximum ceiling of subsidy being Rs. 50,000/-
- Handholding Support- Up-to Rs.2 lakhs for consultancy for all ZED certified MSMEs
- Support in Technology Upgradation for Zero Effect Solutions- Up-to Rs. 3 lakhs for all ZED certified MSMEs

3. Credit Guarantee Fund Scheme for Micro and Small Enterprises (CGTMSE)

- The CGTMSE provides credit guarantee for loans up to Rs. 2.00 crore without collateral and third-party guarantee.
- Eligibility: Existing micro, small and service entrepreneurs, and aspiring entrepreneurs.
- Guarantee Coverage: 85% (Micro Enterprise up to Rs 5 lakh) - 75% (others).
 - Steps for Availing the Assistance: Apply through Member Lending Institutions (MLIs- Banks and NBFCs).

4. Interest Equalization/Subvention Scheme

- This scheme offers 2% interest subvention on fresh or incremental loans up to Rs. 1 crore to MSMEs.
 - Objective: Credit support.
 - Key Benefits: 2% interest subvention for incremental credit to MSMEs.
 - Scheme Applicable for: Existing entrepreneurs and aspiring entrepreneurs.

5. Credit Link Capital Subsidy Scheme for Technology Upgradation

- This scheme provides 15% subsidy on institutional credit up to Rs. 1.00 crore with a subsidy cap of Rs.15.00 lakh.
 - Objective: Technology support/credit support.
 - Key Benefits: Induction of established and improved technologies.
 - Scheme Applicable for: Existing entrepreneurs and aspiring entrepreneurs.

CHAMPIONS –

- To help the MSMEs in this difficult situation in terms of finance/ raw materials/ labour/ permissions, guidance/ suggestions etc.
- To help the MSMEs capture new opportunities including manufacturing of medical items & accessories.
- Apply online on www.champions.gov.in & upload supportive details/ documents for early solutions.
- The Champions Control Rooms shall act as Single Window Systems for facilitating the registration process and further handholding the micro, small and medium enterprises in all possible manner.

* Schemes may change as per Government Notification



“Location of the park is a big plus because of the new airport proximity and the flyover coming up.”

Mr. Anoop Mehta | Mohit Diamonds Pvt. Ltd.

“Having a complete ecosystem with karigar living spaces, meals, health and hygiene programs, yoga classes, training workshops under one roof has increased productivity multi-fold.”

Mr. Avinash Pahuja | ORO Precious Metals

“Infrastructure that fosters scalability, seamless work experience and productivity.”

Mr. Anish Birawat | Chains-N-Chains Jewels Ltd.

“Park infrastructure would be a big plus and will add prestige and pride to the manufacturers.”

Mr. Nikhil Ranawat | AR Gold

“This park will put Mumbai as the gems & jewellery capital of India, particularly for gold jewellery.”

Mr. Colin Shah | Former Chairman, GJEPC

“A concentrated marketplace attracts buyers, as there is ease of business and you can check multiple suppliers at same time.”

Mr. Shailesh Sangani | Priority Jewels



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