Early Warning System

IFC-609776

GRIP South Asia Rollout

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Quick Facts

Countries	India
Financial Institutions	International Finance Corporation (IFC)
Status	Approved
Bank Risk Rating	U
Voting Date	2025-07-12
Borrower	SignatureGlobal (India) Limited
Sectors	Technical Cooperation
Investment Type(s)	Advisory Services
Investment Amount (USD)	$ 0.31 million
Project Cost (USD)	$ 0.31 million

Project Description

According to bank's website, the approved project entails an opportunity for IFC to employ its developed Greening Real Estate Investment Portfolios (“GRIP”) program, an integrated advisory–investment package to help real estate owners develop and finance a holistic decarbonization strategy across their portfolios and value chain. The objective is to aggregate retrofit and new construction projects under a portfolio engagement to create sizeable investment opportunities. The portfolios are expected to be a mix of new build, existing green buildings, and non-green buildings. The focus would be on institutionally owned, investment assets including office, retail malls, warehousing and industrial real estate, hospitality, healthcare, and education buildings to ensure concentrated ownership and diversification.

As part of the GRIP rollout in South Asia, IFC will support Signatureglobal (India) Limited (“Signatureglobal”) to assess its current decarbonization strategy and future plans, benchmark performance against industry peers, and identify opportunities to enhance climate action. The engagement will include working with Signatureglobal and its local consultants, including experts in IFC’s Excellence in Design for Greater Efficiencies (“EDGE”), to develop a comprehensive and actionable portfolio-level decarbonization roadmap. This will cover selected past and upcoming projects, and will address embodied carbon reduction, renewable energy options, and other measures to improve sustainability performance across the company’s real estate portfolio.

Investment Description

- International Finance Corporation (IFC)

Estimated Total Budget: US$ 0.312715 million

Private Actors Description

Signature Global (India) Limited develops affordable, mid-income, and premium residential and commercial properties across India's Delhi-NCR market, particularly Gurugram and Sohna. Operating an integrated model spanning land acquisition, construction services, materials supply, and green building practices, it has expanded from affordable housing into mid-income and luxury developments.

Private Actor 1	Private Actor 1 Role	Private Actor 1 Sector	Relation	Private Actor 2	Private Actor 2 Role	Private Actor 2 Sector
-	-	-	-	Signature Global (India) Private Limited	Client	Construction

Contact Information

Company: SignatureGlobal (India) Limited

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If you believe that your request for information from IFC has been unreasonably denied, or that this Policy has been interpreted incorrectly, you can submit a complaint at the link above to IFC's Access to Information Policy Advisor, who reports directly to IFC's Executive Vice President.

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The Compliance Advisor Ombudsman (CAO) is the independent complaint mechanism and fact-finding body for people who believe they are likely to be, or have been, adversely affected by an IFC or MIGA- financed project. If you submit a complaint to the CAO, they may assist you in resolving a dispute with the company and/or investigate to assess whether the IFC is following its own policies and procedures for preventing harm to people or the environment. If you want to submit a complaint electronically, you can email the CAO at CAO@worldbankgroup.org You can learn more about the CAO and how to file a complaint at http://www.cao-ombudsman.org