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Leading from the front

Real estate developers are gearing up to mitigate any possible impact of climate change on environment

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Climate change is a critical issue, impacting the construction and real estate sector significantly. To address this, the construction and real estate sectors are increasingly adopting sustainable practices and investing in climate-resilient infrastructures. Anshuman Magazine, chairman and CEO - India, South-East Asia, Middle East & Africa, CBRE, says, “By proactively embracing innovative solutions, implementing sustainable construction practices, and earning green certifications, the industry can play a vital role in mitigating the impacts of climate change, to build a more sustainable future.” These initiatives can provide great advantages to building owners as well as developers. In India, this push towards sustainable real estate is critical for ensuring the resilience and longevity of assets.

As climate risks intensify, adopting sustainable construction practices will be essential for future-proofing real estate projects and providing long-term value.

Anup Mathew, executive vice president and business head,

Construction business of Godrej & Boyce, a part of Godrej Enterprises Group, says, “Climate change has profound implications for the construction and real estate sector. The increasing frequency of extreme weather events — such as floods, heat-waves, and cyclones, coupled with rising global temperature is fundamentally reshaping how we approach building design, the choice of building materials, and our construction practices.”

DEVELOPERS' RESPONSIBILITY

Today developers' responsibility transcends merely creating habitable spaces. They must actively reduce the environmental footprint of our projects. Developers' commitment is manifested in the way they develop the built environment — integrating energy-efficient building designs, choice of sustainable construction materials, and the adoption of resource conservation practices. “Leading corporate entities and informed homebuyers are making more environmentally responsible choices.

They are seeking spaces that are more energy-efficient, utilising less natural resources, and which are more resilient to the impact of climate change. This shift underscores the growing importance of embedding sustainable development practices into every aspect of constructing our built environment in the years ahead,” maintains Mathew.

As the risk and adverse impact of climate change continues to accelerate, our industry stands at a pivotal juncture — we now have a unique opportunity to collectively mitigate its adverse impact.



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moting long-term sustainability. Projects need to be designed with adaptability in mind to ensure they are environmentally friendly today and functional in a climate-affected future. “Furthermore, the focus on innovative, sustainable cities — where technology, environment, and construction intersect seamlessly is crucial,” adds Madhusudhan. In fact, the future of real estate will be shaped by those who proactively address climate challenges, building projects that serve communities while protecting and enhancing their surrounding environment.

Similarly, Kishan Govindaraju, director, Vaishnavi Group, says, “The real estate sector is currently dominated by techniques that use the conventional methods of development, leading to carbon emissions. However, the industry is undertaking steps on a war front to reduce its carbon impact with initiatives such as waste and water management, using eco-friendly materials for construction and renewable sources of energy such as solar. These shifts are caused by a concerted effort from the government, industry, and the growing demand from customers for sustainable homes. This further assumes significance as the cost of development and maintenance continues to decrease every year with sustainable properties, thereby offering an attractive avenue.”

MATERIAL CHOICES

Madhusudhan G, CMD, Sumadhura Group, says, “The changing climate significantly impacts the construction and real estate sectors, influencing material choices and long-term asset durability. Real estate developers are conscious of the aftermath and endeavour to reduce its impact by adopting sustainable construction methods. Thriving in this new era necessitates embedding sustainability into every stage of the development process, including green certifications, which serve as a testament to organisations' commitment to building a sustainable future by adhering to several ESG practices.”

LONG-TERM SUSTAINABILITY

Additionally, using green construction materials, biophilic designs, and renewable energy sources is crucial in reducing the environmental impact and pro-

