

Media: Construction Week

Date: 15th March 2024

Sustainable homes: The way ahead for Indian residential spaces

C J Singh, COO Wave City offers insights on how sustainable homes are paving the way forward in the Indian residential sector.

by Staff Writer | March 15, 2024 SHARE    



India has undergone a transformation in the last decade that has changed the way homebuyers and investors look at residential properties. The new breed of consumers which spans across NRIs, millennials, Gen Z and even retired professionals are looking for properties that are sustainable and equipped with safety and modern amenities.

Consequently, this consumer segment has sparked off a bigger shift in the real estate market wherein developers and architects are leaving no stone unturned to provide them green spaces that reflect style, modernity and even promise the best for the planet, itself.

According to the findings of the United Nations Environment Program, the construction and operation of buildings account for nearly 40 percent of global energy-related carbon dioxide emissions. Therefore, the usage of recycled materials, responsible manufacturing, and waste management by developers is becoming a norm for modern India.

This entails using recycled plastic lumber for decks, recycled plastic formwork instead of plywood, non-polluting organic chemicals for joints and adhesives, organic paints and sealants among other practices such as upcycling shipping containers to create eco-friendly living spaces or decor.

It's no surprise that energy efficient homes that spell big savings on electricity and water bills besides other advantages are getting a thumbs up from varied consumers. These eclectic residences which range from affordable housing, integrated townships, plotted residences and luxury spaces have carefully inbuilt green spaces that house joggers and cycling tracks, outdoor gyms, activity areas among other facilities. Modern Indian cities, from metros to tier 2 and tier 3 cities, are planting urban forests within their living spaces to remove air pollutants and act as air filters.

These homes are a part of community living wherein access to top-line amenities like clubhouses, food and entertainment spaces, marketplaces, hospitals, banks and ATMs, educational institutions besides world-class security systems are deployed for maximum safety of the residents.

Sustainable homes score higher over traditional homes because they contribute to decarbonisation or reduction of carbon footprint by electrification which relies on solar rooftop panels. Also, community living which promotes greener and healthier practices like electric vehicle charging stations, bicycle tracks are an additional advantage. Another big plus is that these homes require less maintenance in the long run and are a great investment option, especially considering that property will register high growth, going ahead.

In a bustling city life where traffic snarls and daily noises are a common feature, sustainable homes are designed and crafted to cut these down. Hence, they provide a sanctuary from noise by promoting a peaceful and calm ambiance, especially after a long day at work.

When an apartment is built using sustainable and non-toxic materials during construction, it automatically ensures that the indoor air is more breathable and positively impacts human health as they lower the risk of respiratory disorders and diseases, air pollution and is the best for overall health and immunity.

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