

Project Estimate and Report :

The land in question in village Ahmedpur Kalan Tehsil Huzur admeasuring 1.553 Hect is being designated as residential land use.

the land about 4.00 km from Habibganj Railway Station . On 60 m wide road (MP 2005) Habibganj under bridge to Dana Pani Restaurant. the road is already being developed by Capital Project Administration and a fast growth trend is observed. Khanuja Enclave / D K Devsthali / D K Cottage / Vishnu High Tech / Pradhan Urban Live / Opal Avenue are developed residential area in developed or built form in the nearby vicinity and Ansal Pradhan Enclave adjoining the area is of middle or high income group and still of thin density as per the development norms. Being availability of open land in the vicinity is very less to provide the desired density and fulfil the demand in the area multi unit housing is the only available option under which the proposal is being prepared.

The land in question is fairly levelled ground having 60.00 m road on one side and 7.50 m road (proposed to be widened upto 9.00 m) in the rear side having electrical poles (street light) all along the roads. Though the area is having Narmada Water Extension Plan of BMC (work already in progress) the water table of the area is also very high.

All this above physical parameters and available density of population, considering future population impact this land is fit for local shopping cum residential area. The development estimates are as mentioned below:

P₂₀ vol



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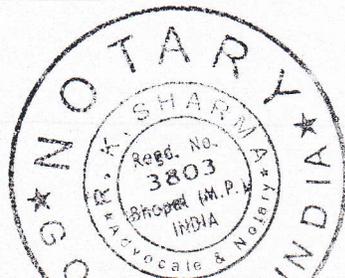
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ESTIMATE OF DEVELOPMENT WORKS AT PROPOSED COMMERCIAL COMPLEX ON KHASRA NO. 10-11,12/2, 13/2/2/2,
1/1/1 KA-1, 10-11,12/2 13/2/2/2, 1/1/1 KHA-1, 13/1/1 KA-2 / 1/1, 125/13, TEHSIL HUZUR DISTRICT - BHOPAL.

SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

GENERAL ABSTRACT	
SL. NO.	AMOUNT
1 Sewer line	437000.00
2 Water supply line, Tube Well	467000.00
3 Drain	1052000.00
4 Road Work	4009000.00
5 Arboriculture	1107000.00
6 Electrification	2700000.00
TOTAL	
RUPEES NINETY SEVEN LACS SEVENTY TWO THOUSAND ONLY	



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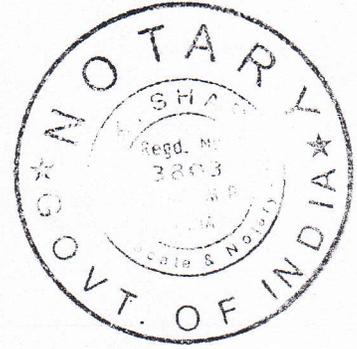
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SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

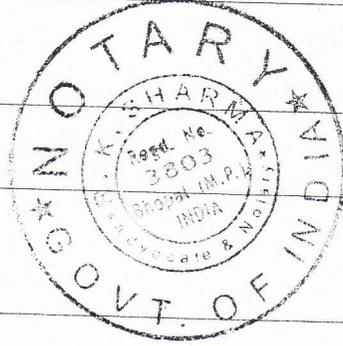
SEWER LINE

ABSTRACT OF QUANTITY

S NO	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
1	Providing and laying below ground unplasticised PVC pipe to with stand working pressure of 4 kg/cm ² soil waste pipes conforming to IS:13592 and IS:4985 including jointing with seal ring conforming to IS :5282 leaving 10mm gap for thermal expansion all necessary 19.35.2 160 mm diameter OD	1	488.00			488.00	mtr	391.00	190808.00
2	Providing and laying cement concrete 1:5:10 (1 cement : 5sand : 10 graded stone aggregate 40 mm nominal size) all-round PVC. pipes including bed concrete as per standard 19.37.2 150 mm diameter PVC. pipe	1	488.00			488.00	mtr	255.00	124440.00



S NO	19.7/171	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
3		Constructing brick masonry manhole in cement mortar 1:4 (1cement : 4 sand) R.C.C. top slab with 1:2:4 mix (1 cement : 2sand : 4 graded stone aggregate 20 mm nominal size),sand : 4 graded stone aggregate 20 mm nominal size),foundation concrete 1:4:8 mix (1 cement : 4 sand : 8graded stone aggregate 40mm nominal size) inside plastering 12mm thick with cement mortar 1:3 (1 cement : 3 sand) finished with floating coat of neat cement and making channels in cement concrete 1:2:4 (1 cement : 2 sand : 4graded stone aggregate 20mm nominal standard design With modular bricks with class designation 40	1	4			4.00		5384	21536.00
4		19.7.1 Inside size 90x80 cm and 45 cm deep including C.I. cover with frame (light duty) 455x610 mm internal dimensions total weight of cover and frame to be not less than 38 kg (weight of cover 23 kg and weight of frame 15 kg)								
		Septic tank						LS		336784.00
										100000.00
										436784.00
										436784.00
								SAY		437000.00



RUPEES FOUR LACS THIRTY SEVEN THOUSAND ONLY
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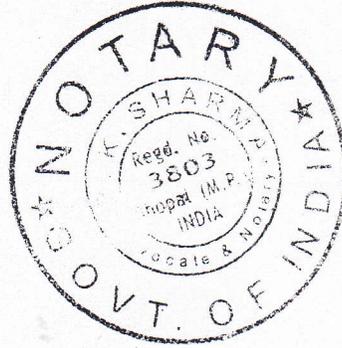
ESTIMATE OF DEVELOPMENT WORKS AT PROPOSED COMMERCIAL COMPLEX ON KHASRA NO. 10-11,12/2, 13/2/2/2, 1/1/1 KA-1, 1/1-11,12/2
13/2/2/2, 1/1/1 KHA-1, 13/1/1/1 KA-2 / 1/1/1, 125/13, TEHSIL HUZUR DISTRICT - BHOPAL.

SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

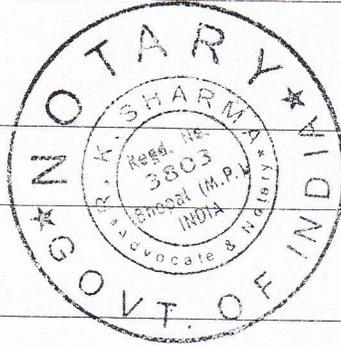
WATER SUPPLY LINE

ABSTRACT OF COST & DETAILED ESTIMATE

Sl No	Particular	No.	Length	B	D	Quantity	Unit	Rate	Amount	SOR Page/Item No.
1	Providing and fixing G.I. pipes complete with G.I. fitting including trenching and refilling etc.									
ii	65mm dia nominal bore	1	490.00			490.00	metre	356.00	174440.00	153/18.12 153/18.12.7
2	Providing and fixing gun metal gate valve with C.I. wheel of approved quality (screwed end)									
ii	65 nominal bore	1				1.00	each	832.00	832.00	154/18.17 154/18.17.7



SI No	Particular	N0.	Length	B	D	Quantity	Unit	Rate	Amount	SOR Page/Item No.
3	Constructing masonry Chamber 60x60x75 with brick inside of crushing strength not less than 25kg/sqcm and water absorption not more than 20% brick work in cement mortar 1:4 (1 cement : 4 sand) for sluice valve, with C.I. surface box 100mm. top diameter, 160 mm bottom diameter and 180 mm deep (inside) with chained lid and RCC top slab 1:2:4 mix (1 cement : 2 sand : 4 graded stone aggregate 20mm nominal size) including necessary excavation foundation concrete 1:5:10 (1 cement : 5 fine sand : 10 graded stone aggregate 40 mm nominal size) and inside plastering with cement mortar 1:3 (1 cement : 3 sand) 12 mm thick finished with a floating coat of neat cement complete as per standard design :	1						3596.00	3596.00	
5	Painting G.I. pipes and fittings with two coats of anticorrosive bitumastic paint of approved quality	1	182.88			182.88	mtr	7.50	1371.60	
		1	15.00			15.00	mtr	8.65	129.75	
							mtr			

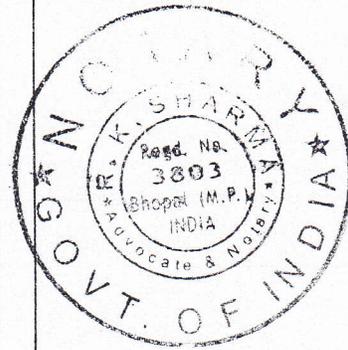


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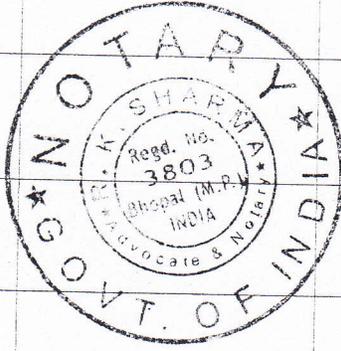
SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

DETAILED ESTIMATE OF DRAIN

S No.	SOR Page/Item	Item	no.	L	B	H/D	QTY	Unit	Rate	Amount
1		2.6 Earth work in excavation by mechanical means (Hydraulic excavator)/ manual means in over areas foundation trenches or drains (not exceeding 1.5 m in width or 10 sqm on plan) including dressing of sides and ramming of bottoms, lift upto 1.5 m, including getting out the excavated soil and disposal of surplus excavated soil as directed, within a lead of 50 All kinds of soil.	1	370.00	0.75	0.75	208.13	cum	107.00	22269.38
2		Providing and laying in position cement concrete of specified grade excluding the cost of centering and shuttering - All work up to plinth level: With 20mm nominal size graded stone aggregate.								
	4.1.1.4/15	M10 Drain	1	370.00	1.00	0.10	37.00			
							37.00	cum	2900.00	107300.00



S No.	SOR Page/Item	Item	no.	L	B	H/D	QTY	Unit	Rate	Amount
3	5.1.1/20	Providing and laying in position specified grade of reinforced cement concrete (with 20mm nominal size graded stone aggregate) excluding the cost of centering, shuttering, finishing reinforcement - All work up to plinth 5.1.1 M 20 Nomial mix	2	370.00	0.60	0.15	66.60			
		Drain	1	370.00	0.40	0.15	22.20			
							88.80	cum	3936.00	349517.00
4	4.6/16	Providing and fixing at or near ground level precast cement concrete in kerbs, edgings etc. as per approved pattern and setting in position with cement mortar 1:3 (1 Cement : 3 sand) including the cost of required centering, shuttering and finishing smooth with 6mm thick cement plaster 1:3 (1 cement : 3 fine sand) on exposed surfaces complete. 4.6.1 M15 (With 20mm nominal size graded stone aggregate)	1	370.00	0.50	0.08	13.88			
		Drain cover					13.88	cum	4115.00	57096.00
5	5.9.2	Form work Centering and shuttering including strutting, propping etc. and removal of form for : Walls (any thickness) including attached pillars buttresses, plinth beams and string courses etc. up to plinth level	2	370.00	0.600		444.00			
		Drain					444.00	sqm	193.00	85692.00

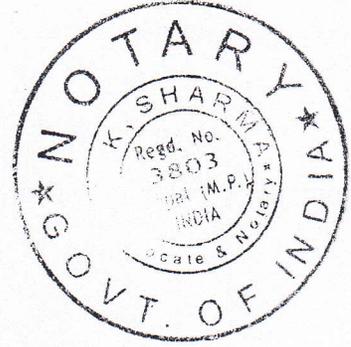


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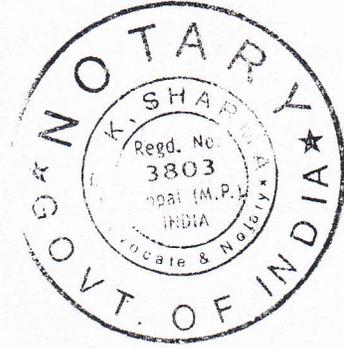
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CONSTRUCTION OF ROAD

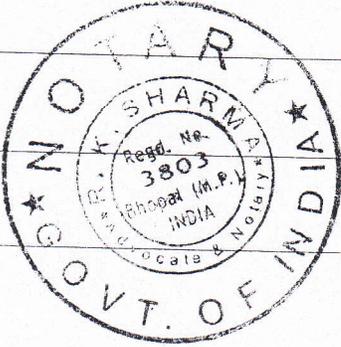
S NO	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
1	Earth work in excavation	1	267.2	4.5	0.45	541.16	Cum.	69.00	37340.11
2	Construction of granular sub-base by providing coarse graded material, spreading in uniform layers with on prepared surface, mixing by mix in place method at OMC, and compacting with vibratory roller to achieve the desired density, complete in all respect and as per relevant clauses of section-400	1	76.2	6.0	0.45	205.79	Cum.	69.00	14199.79
		1	267.2	4.5	0.45	541.16	Cum.	505.00	273286.31
		1	76.2	6.0	0.45	205.79	Cum.	505.00	103925.97



S NO	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
3	Construction of dry lean cement concrete Sub- base over a prepared sub-grade with coarse and fine aggregate conforming to IS: 383, the size of coarse aggregate not exceeding 25 mm, aggregate cement ratio not to exceed 15:1, aggregate gradation after blending to be as per table 600-1, cement content not to be less than 150 kg/ cum, optimum moisture content to be determined during trial length construction, concrete strength not to be less than 10 Mpa at 7 days, mixed in a batching plant, transported to site, laid with paver with electronic sensor, compacting with 8-10 tonnes vibratory roller, finishing and curing and as per relevant clauses of section-600	1	267.2	4.5	0.2	240.52	Cum.	1814.00	436296.02
		1	76.2	6	0.2	91.46	Cum.	1814.00	165915.70



S NO	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
4	Construction of dowel jointed, plain cement concrete pavement in M-40 grade concrete over a prepared sub base with 43 or higher grade cement, maximum size of coarse aggregate not exceeding 25 mm, mixed in a batching and mixing plant as per approved mix design, transported to site, laid with a fixed form or slip form paver with electronic sensor, spread, compacted and finished in a continuous operation including provision of contraction, expansion, construction and longitudinal joints, joint filler, separation membrane, sealant primer, joint sealant, debonding strip, placing of dowel bar and tie rod admixtures as approved, curing compound, finishing to lines and grades as per approved drawings as per IRC-15 2002 and as per relevant clauses of section-602 of specifications complete but excluding cost of steel in dowel bar and tie rod etc	1	267.2	6	0.2	320.69	Cum.	4440.00	1423854.72
	Steel 20 kg/cum	1	76.2	6	0.2	91.46	Cum.	4440.00	406100.16
						8243.04	kg	42.00	346207.68
							SUB TOTAL		3207126.45
	25% escalation								801781.61
							TOTAL		4008908.063
							SAY		4009000.00



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RUPEES FORTY LACS NINE THOUSAND ONLY

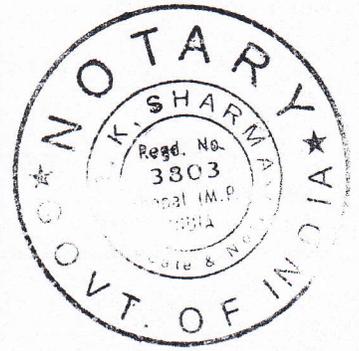
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SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

ARBORICULTURE

ABSTRACT OF QUANTITY

S NO	PARTICULARS	Nos.	L	B	H/D	QNTTY.	Unit	Rate	Amount
	Digging of Trenches (Planting permanent hedges including digging of trenches, 60 cm wide and 45 cm deep, refilling the excavated earth mixed with farmyard manure, supplied at the rate of 4.65 cum per 100 metres and supplying and planting hedge plants at 30 cm apart)	1	430.00			430	mtr	159.00	68370.00
	Planting of Trees and their Maintenance for one Year(Planting of trees by the road side (Avenue trees) in 0.60 m dia holes, 1 m deep dug in the ground, mixing the soil with decayed farm yard/sludge manure planting the saplings, backfilling the trench, watering, fixing the tree guard and maintaining the plants for one year)	1	100.00			100	each	325.00	32500.00



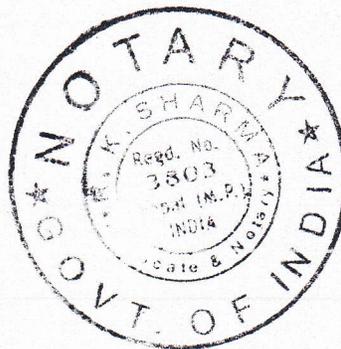
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SHRI SHAILENDRA PRADHAN, SHRI PRANAV PRADHAN, SHRI ABHINAV PRADHAN AND SMT. SHAIL PRADHAN

ESTIMATE OF ELECTRIFICATION

S NO	PARTICULARS	Nos.	L	B	H/D	QTY	Unit	Rate	Amount
1	Providing and laying of underground cable for electric line	250.0				250.0	mtr	8000.00	2000000.00
2	Trench for cable	250.0				250.0	mtr	2000.00	500000.00
3	MPEB Charges								
								SUB TOTAL	2500000.00
									200000.00
								TOTAL	2700000.00

RUPEES TWENTY SEVEN LAC ONLY



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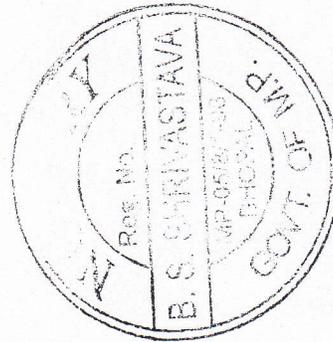


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