

Vetting Report Prepared For: BOB / Regional Office / Shri. Ronakkumar Keshermal Kankariya (3015 / 2301976)

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Vastu/Nashik/08/2023/3015/2301976

09/05-122-CHV

Date: 09.08.2023

To,
The Branch Manager,
Bank of Baroda
Regional Office
BSNL Building, Datta Mandir Road, Nashik Road,
Nashik, PIN – 422 101, State - Maharashtra, Country - India.

Sub: Vetting of Estimate

Sir,

With reference to above subject, we have evaluated the Estimate for Residential Flat No. 3, Third Floor, "**Hemka Apartment**", Survey No.13/3 & 13/4, Plot No.3+4, Opp. Borade Hospital, Agriculture Collage Farm Area, Loknete Vyankatrao Hire Marg, At – Malegaon Camp, Taluka- Malegaon, District - Nashik, PIN Code – 423 105, State – Maharashtra, Country – India belongs Shri. Ronakkumar Keshermal Kankariya.

We have verified the rates quoted as per current market rates. Details of Estimate considered as per copy of Estimate Provided by Vardhaman Infrastructure Services received on dated 18.06.2023. The Estimate amount is **Rs. 51,00,000/- (Rupees Fifty One Lakh Only)**

Note:1) The said Cost Vetting Certificate is valid upto next 6 months Only.

Thanking you

Sincerely yours

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**MANOJ BABURAO
CHALIKWAR**

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: cn=MANOJ BABURAO CHALIKWAR, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=Admin,
2.5.4.20=98222664fad35d0336d0f99a2685913490c73d3d4133
3115273b17a18b5652_postalCode=400068, c=Maharashtra,
serialNumber=+1185a3566bdc9398a22538b0c0c0b3779e02e
394e28f29832784250c, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.08.09 11:32:55 +05'30'

Auth. Sign.

Director

Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

Reg. No. IBBI/RV/07/2018/10366

BOB Empanelment No.: ZO:MZ:ADV:46:941



Nashik : 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.)
E-mail : nashik@vastukala.org, Tel. : +91 253 4068262 / 9890380564

Our Pan India Presence at :

- | | | | |
|-----------|------------|-----------|--------|
| Mumbai | Aurangabad | Pune | Rajkot |
| Thane | Nanded | Indore | Raipur |
| Delhi NCR | Nashik | Ahmedabad | Jaipur |

Regd. Office : B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Andheri (East), Mumbai - 400 072, (M.S.), INDIA

TeleFax : +91 22 28371325/24

mumbai@vastukala.org

Estimate

Date 18/06/2023

SUBJECT: ESTIMATE FOR CONSTRUCTION OF RESIDENTIAL BUILDING UNIT NO-3 ON THIRD FLOOR IN S.No.13/3 AND 13/4 UN P.No. 03 AND 04 AT MALEGAON CAMP DIST NASHIK

Dear Sir,


We submit herewith the estimate for construction of Residential building as per owners demand.

Name of work - Construction of Residential Building Unit No-2 On Second Floor
 Location - On P.No. 3 & 4, S.No.13/3 & 13/4, Camp., Tal. Malegaon
 Owner - SHRI RONAKKUMAR KESHARMAL KANKARIYA.

Total Area of Land - 76.00 Sq. Mtr.
 Total Built up Area - 155.08 Sq. Mtr.

Type of Const - RCC Frmaed Structure

Estimated cost - 5,117,876.00
 In words Rs :- Fifty One lakh Seventeen Thousand Eight Hundred & Seventy Six only



SHRI S. SHAM
 REGD. ARCHITECT
 REG. STER No. CA19/16689
 Malegaon CAMP 423105
 Signature with seal

Date 18/06/2023

Date 18/06/2023

NAME OF WORK : CONSTRUCTION OF RESIDENTIAL BUILDING UNIT NO-3 ON THIRD FLOOR IN S.No.13/3 AND 13/4 UN P.No. 03 AND 04 AT MALEGAON CAMP DIST NASHIK

FOR :- SHRI RONAKKUMAR KESHARMAL KANKARIYA .

ABSTRACT

S.No.	Description of Items	Quantity	Unit	Rate	Amount
1	Excavation for foundation soil type of soil, sand medium and soil rock including removing the excavated material upto distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the base for the foundation and necessary backfilling, ramming, watering including shoring and shuffling etc. complete. With Lft upto 1.5 m.	114.89550	Cu M.	453.12	52091.65
2	Providing dry trap granite/ quartzite/ gneiss rubble stone setting 10 cm to 20 cm thick including hand packing and compacting etc. complete.	31.89550	Cu M.	1656.32	52861.19
3	Providing and laying in situ cement concrete M 10 / 1:3:6 of trap / granite / quartzite / gneiss metal for foundation and bedding including baking-out water manually formwork, compacting, covering newly laid concrete by gunny bag, plastic or tarpaulin, curing etc. complete. (Wooden planks / shuttering will not be allowed) Spec. No. Bd E 1 Page No. 287 / IS 456:2000	20.74250	Cu M.	7718.40	160390.20
4	Providing and laying in situ cement concrete of M 20 grade of trap / granite / quartzite / gneiss metal for R.C.C. work in foundations like raft, grillages, saps, foundations and footings of R.C.C. columns, beams and steel structure including baking out water manually, formwork, compacting, covering newly laid concrete by gunny bag, plastic or tarpaulin, curing and roughening the surface if special finish is to be provided (Excluding reinforcement & structural steel). The cement mortar 1:3 plaster is considered for rendering uneven and honeycombed surface only. (Wooden planks / shuttering will not be allowed)	16.21973	Cu M.	8532.48	138394.89
5	Providing Bricks masonry in cement mortar 1:6 using Standard burnt bricks in superstructure, as backing in composite masonry including scaffolding, raking out joints and washing complete.	53.02076	Cu M.	9369.04	505863.84
6	Providing and casting in situ cement concrete of M 20 grade of trap granite / quartzite / gneiss metal for R.C.C. columns as per detailed design and drawings or as directed including centering, formwork of plywood / steel, compression, covering newly laid concrete by gunny bag, plastic or tarpaulin, finishing the formed surface with cement mortar 1:3 of sufficient minimum thickness to give a smooth and even surface or roughening if special finish is to be provided and curing etc. complete. (Excluding reinforcement). The cement mortar 1:3 plaster is considered for rendering uneven and honeycombed surface only. (Wooden planks / shuttering will not be allowed)	9.72979	Cu M.	16623.36	161890.08

S.No.	Description of Items	Quantity	Unit	Rate	Amount
7	Providing and casting in situ cement concrete of M 20 grade of trap granite / quartzite / gneiss metal for R.C.C. Beams and slabs as per detailed design and drawings or as directed including centering, formwork of plywood / steel, compression, covering newly laid concrete by gunny bag, plastic or tarpaulin, finishing the formed surface with cement mortar 1:3 of sufficient minimum thickness to give a smooth and even surface or roughening if special finish is to be provided and curing etc. complete. (Excluding reinforcement). The cement mortar 1:3 plaster is considered for rendering uneven and honeycombed surface only. (Wooden planks / shuttering will not be allowed)	24.02918	Cu M.	13549.04	325727.17
8	Providing and casting in situ cement concrete of M 20 grade of trap granite / quartzite / gneiss metal for R.C.C. slabs and loadings as per detailed design and drawings or as directed including centering, formwork of steel, compression, covering newly laid concrete by gunny bag, plastic or tarpaulin, finishing the formed surface with cement mortar 1:3 of sufficient minimum thickness to give a smooth and even surface or roughening if special finish is to be provided and curing etc. complete. (Excluding reinforcement). The cement mortar 1:3 plaster is considered for rendering uneven and honeycombed surface only. (Wooden planks / shuttering will not be allowed)	32.00587	Cu M.	17847.54	571210.35
9	Providing and fixing in position T.M.T. steel bar reinforcement of various diameters for R.C.C. pile caps, footings, foundations, walls, beams, columns, concrete slabs, floors, roofs, chimneys, lifters, ponds, cofferings, fire arches etc. as per detailed design, drawings and schedules including cutting, bending, hooking the bars, lacing with wires or tack welding and supporting as required complete (T.M.T. steel from Integrated Plant) Spec. No. Bd F 17 Page 330	6.805942	MT.	84052.00	585613.57
10	Providing and fixing vitrified tiles of approved quality 80cm x 240 cm, 10mm thick for flooring in required position laid on a bed of 1:4 cement mortar, including cement float, filling joints with white coloured cement slurry, cleaning, curing complete.	205.596051	SQ M.	2380.80	490464.34
11	Providing and fixing Glazed vitrified tiles of approved quality 80cm x 240 cm, 10mm thick for wall cladding in required position laid on a bed of 1:4 cement mortar, including cement float, filling joints with white coloured cement slurry, cleaning, curing complete.	22.142512	SQ M.	2029.13	45151.45
12	Providing internal cement plaster 12mm thick in single coat in cement mortar 1:4 without repair finish to concrete or brick surfaces, in all positions including scaffolding and curing complete. Spec. No. Bd L 2 Page No. 300	317.664323	SQ M.	307.82	197345.13
13	Providing sand faced plaster externally in cement mortar using plaster/s or similar type of sand, in all positions including base coat of 15mm thick in C.M. 1:4 using antiseeping compound at 1kg per cement bag, curing the same for not less than 3 days and keeping the surface of the base coat rough to receive the sand faced treatment 0 to 8mm thick in C.M. 1:4, finishing the surface by taking out grains and curing for fourteen days, scaffolding etc. complete. Spec. No. Bd L 7 Page No. 300	234.084127	SQ M.	766.72	179344.68


S.No.	Description of Items	Quantity	Unit	Rate	Amount
14	Providing and fixing machine cut machine polished 18mm to 20mm thick telephonoblack granite stone for treads and risers of steps, clombers and for kitchen platform and for all of approved colour and shade with full moulding on bed of 1:4 Cement mortar including four Mang joints with neat cement slurry during polishing and cleaning etc. complete.	31.393109	SQ M.	4882.84	153287.53
15	Providing and applying myrtle luxury emulsion of approved colour and shade to old and new surfaces in three coats including scaffolding, preparing the surfaces. (excluding the primer coat) complete. Spec. No. Bd P 5 Page No. 411	317.664323	SQ M.	295.00	93710.98
16	Providing and applying two coats of polymer based external paint of standard manufacture like Apex from Asian Paints, Excel from Marico, paints of approved colour to the plastered surfaces including scaffolding if necessary, cleaning and preparing the surface etc. for specified buildings complete. (Sample and brand is to be got approved from Executive Engineer before use) (Price specific permission of E.E. shall be obtained before inclusion of this item in the estimate.) Spec. No. As directed by Engineer in charge.	234.696127	SQ M.	265.50	62311.29
17	Providing and applying 2 coats of flat oil paint of approved colour to the old structural steel work and iron work previously painted in building including scaffolding, if necessary, cleaning and preparing the surface (including primer coat) complete. (Sample and brand is to be got approved from Executive Engineer before use) Spec. No. Bd G 6 Page No. 406	29.139970	SQ M.	448.40	13065.36
18	Providing and fixing country teak wood frame 60mm x 100mm for second class doors with outside ventilator windows with ventilator fanlight and clear storey window including all mouldings, Chenefering, Wounding, and rebating halts and finishing with one coat of primer etc. complete.	0.655615	Cu M.	135079.52	91786.69
19	Providing and fixing solid core flush door with Commercial ply including painting in 3 coats, in single leaf 25 mm thick as per detailed drawing approved face veneers on both faces with / without glazing and venetians in the positions shown on the drawing or as directed, all necessary beads, mouldings and lipping, chromium plated fixtures and fastenings on both sides and finishing complete. (without door frame) Spec. No. Bd T 34 Page No. 499	13.820510	SQ M.	4190.54	57943.04
20	Providing and fixing mild steel grill work weighing 25 kg / sqm. for windows, ventilators etc. as per drawing including fixtures, necessary welding & painting with one coat of zinc carbonate paint & two coats of oil painting complete. Spec. No. Bd U 1 Page No. 507	29.139970	SQ M.	3578.94	104290.20
21	Providing and laying in required positions flooring of broken Chitra mosaic (broken pieces of china) of approved colour and pattern on a bedding of 20 mm thick 1:4 cement mortar with water proofing compound including wet cement coat, giving proper slope, compacting, curing and finishing complete. Spec. No. Bd M 21 Page No. 390	41.188136	SQ M.	955.80	39397.62



Estimate

S.No	Description of Items	Quantity	Unit	Rate	Amount
22	Providing and fixing M.S. gate & collapsible Cutouts per the detail and design in CRC pipe / bright bar with one coat of red oxide and two coat of oil paint etc. complete.	10.005780	SQ M	4158.32	41192.23
23	Providing and fixing at position 2 shuttered aluminium extruded anodized or powder coated door of overall size 1.50m x 2.40 m with aluminium door frame of anodized or powder coated section 101.60 x 44.75 millimetre, 3.10 millimetre thick and shutter comprising of powder coated section having bottom and lock rail of size 150 m millimetre x 44.45 millimetre, 2.90 millimetre thick, top rails 47.62 x 44.45 millimetre, 3.12 millimetre thick, vertical styles 47.62 x 44.45 millimetre, 3.00 millimetre thick and glass panes 5 millimetre thick for the fanlight portion and 12 millimetre thick both side laminated phenolic bonded particle board panes for shutter, floor spring type two way door closer of heavy duty having I.S.I. mark, heavy duty concealed lock, necessary beading glazing clips, PVC gaskets, lower bolts etc. as per detailed design and drawing or as directed by Engineer-in-charge including all material, labour and equipment etc. complete.	14.254168	SQ M	6615.08	94292.46
24	Providing, hoisting and fixing in position Sinter or equivalent High Density Poly Ethylene UV stabilised conforming to IS-12701, water storage tank with necessary connection, testing etc. complete (Prior approval of sample by Exe. Engineer is necessary before use.) Spec. No. As directed by Engineer-in-charge.	3535.26000	Ltr.	15.34	54230.89
Net Amount				Rs:-	4191543.90
Add 10% for sanitation & electrification				Rs:-	419154.39
Total				Rs:-	4610698.30
Add 8 % Architect & Engineer charges				Rs:-	368855.86
Add 3 % Contingencies				Rs:-	138320.95
Total Amount				Rs:-	5117875.11
Say Amount				Rs:-	5117876.00

In words Rs :- Fifty One lakh Seventeen Thousand Eight Hundred & Seventy Six only



SHRI R. S. SHAH
REGD. ARCHITECT
REGISTER No. CA/93/1668
Malegaon CAMP 423105
Signature with seal

Date 18/05/2023

The Estimate amount is **Rs. 51,00,000/- (Rupees Fifty One Lakh Only)**

Think.Innovate.Create