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MSME Reg No: UDYAM-MH-18-0083617

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CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/05/2024/008878/2306424

22/16-284-CHBS

Date: 22.05.2024

To,

**The Branch Manager
State Bank of India
RACPC Nashik Branch**

1st Floor, Patel Plaza, N.D. Patel Road,
Opp. BSNL, Landmark Seawoods Navratna Hotel,
Nashik - 422001, State – Maharashtra, Country – India.

Sub: Vetting of Estimate

Sir,

With reference to above subject, we have evaluated the Estimate for Residential Land and Proposed Bungalow on **Plot No.18**, Survey No.170/1/A/2, Opposite Water Tank, Third Cross Road, Mouje - Manmad, Taluka – Nandgaon, District – Nashik, Pin Code – 423 104, State – Maharashtra, Country – India belongs to **Miss.Tarkeshwari Shashikant Chandanshiv & Mr.Dinesh Shashikant Chandanshiv**

We have verified the rates quoted as per current market rates. Details of Estimate considered as per copy of Estimate Provided by S.B.Uphade & Associates received on dated 22.05.2024. The Estimate amount is **Rs.34,00,000/- (Rupees Thirty-Four 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
Chalikwar**

Director

Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

SBI Empanelment No.: SME/TCC/2021-22/86/3

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.05.22 17:53:18 +05'30'

Auth. Sgn.



Nashik: 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra Nandu Naka Link Road, Adgaon, Nashik-422003 (M.S.), INDIA
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Our Pan India Presence at :

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📍 Mumbai 📍 Nashik 📍 Rajkot 📍 Raipur
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Regd. Office

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✉️ mumbai@vastukala.co.in

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Estimate

ESTIMATE

NAME OF WORK :-

ESTIMATE

PROPOSED CONSTRUCTION OF RESIDENTIAL PROJECT

ON

SR NO 170/1/A/2 , PLOT NO 18

AT MANMAD , TAL. NANDGAON , DIST - NASHIK .

FOR

**Dinesh Shashikant Chandanshiv,
Tarkeshwari Shashikant Chandanshiv**

S. B. UPHADE & ASSOCIATES
13, A.P.M.C. SHOPPING, COLLEGE ROAD,
MANMAD, TAL. NANDGAON, NASHIK.
MOB. NO. 942259261, 9855889004

AKSHAY SANJAY UPHADE

CONTACT : 9404090765 , 9855889004

ADD : D24 , IUDP , BHAVANI CHOWK , MANMAD 423104

DATE :-

NOTE

THIS ESTIMATE OF PROPOSED REPAIR AND MAINTENANCE RESIDENTIAL PROJECT IS PREPARED FOR **Dinesh Shashikant Chandanshiv, Tarkeshwari Shashikant Chandanshiv** ON **SR NO 170/1/A/2 , PLOT NO 18** AT MANMAD , TAL. NANDGAON , DIST. NASHIK .

AMOUNT OF MENTIONED CONSTRUCTION WORK OF PROJECT IS 40,25,000 /- IN WORD RUPEES FOURTY LACS TWENTY FIVE THOUSAND ONLY

AKSHAY SANJAY UPHADE

SB UPHADE & ASSOCIATES
AKSHAY SANJAY UPHADE
CONTACT : 9404090765, 942259261

ADD : SHOP NO. 13 , APME SHARDA CENTER , COLLEGE ROAD MANMAD - 423104

NAME OF WORK :- ESTIMATE FOR PROPOSED CONSTRUCTION RESIDENTIAL PROJECT ON SR NO 170/1/A/2, PLOT NO 18 AT MANMAD, TAL. NANDGAON DIST. NASHIK FOR - Dinesh Shashikant Chandanshiv, Tarkeshwari Shashikant Chandanshiv

NO	ITEM	QTY	RATE	PER	AMOUNT
1	Excavation for foundation in earth, and of all types, sand, gravel and soft mudum, including removing the excavated material up to a distance of 50 m. beyond the building area & stacking and spreading as directed, dewatering, restoring the bed for the site, complete. EXCAVATION	121.57	152.00	CUM	18479.64
2	Providing and laying in situ cement concrete of 1:4:8 of trap / granite / quartzite / gneiss metal for foundation and bedding including baling out water manually, formwork of plywood / steel, compaction, covering newly laid concrete by gunny bag, plastic or tarpaulin, etc. PCC	111.99	4566.00	CUM	510752.76
3	Providing dry trap / granite / quartzite / gneiss rubble stone bedding 15 cm to 20 cm thick including hand parking and compacting complete. Spec. No. SOLING	121.87	1020.00	CUM	124363.90
4	Providing unconsolidated rubble masonry of trap / granite / quartzite / gneiss stones in cement mortar 1:5 in foundations and parts of outer walls in parts of external walls including baling out water manually, setting joints on sleepers, faces and water etc. complete. LOR	0.00	4043.00	CUM	0.00
5	Filling in pits and floors with contractor's material approved by Engineer in-charge in 15 cm to 20cm layers including watering and compaction complete. FILLING	100.00	440.00	CUM	44000.00
6	Providing and laying in situ cement concrete of M-20 grade of trap / granite / quartzite / gneiss metal for R.C.C. columns and foundations like raft, grillage, strips, foundations and footings of R.C.C. columns and steel elevations including baling out water, etc. complete. FOOTING	9.74	5704.00	CUM	55508.96
7	Providing and casting in situ cement concrete of M-20 grade of trap granite / quartzite / gneiss metal for R.C.C. columns and beams as per detailed designs and drawings or as directed including centering, formwork of plywood / steel, compaction, covering newly laid, etc. complete. COLUMNS	8.99	3965.00	CUM	35553.75
8	Providing and casting in situ cement concrete of M-20 grade of trap granite / quartzite / gneiss metal for R.C.C. beams and lintels as per detailed designs and drawings or as directed including centering, formwork of plywood / steel, compaction, covering, etc. complete. BEAMS	12.86	7025.00	CUM	90341.90

9	Providing and casting in situ cement concrete of M-20 grade of trap granite / quartzite / gneiss metal for R.C.C. slabs and landings as per detailed designs and drawings or as directed including centering, formwork of steel, compaction, 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)	9.67	12370.00	CUM	120291.90
10	Providing and casting in situ cement concrete of M-20 grade of trap granite / quartzite / gneiss metal for R.C.C. beams and lintels as per detailed designs and drawings or as directed including centering, formwork of plywood / steel, compaction, covering, etc. complete. RCC LINTELS	4.90	5766.00	CUM	28253.40
11	Providing and laying in position mild steel / T.M.T. / HYSD bar reinforcement of various diameters for R.C.C. pile caps, footings, foundations, slabs, beams, columns, girders, staircase, newells, chajjas, inter panels, copings, fins, arches etc. STEEL	11.80	6850.00	M.T	79450.00
12a	Providing Brick masonry 23 CM. THK in cement mortar 1:4 using Second class burnt bricks in Superstructure including baling out water manually, striking joints on unseasoned faces, raking out joints on exposed faces and watering complete. BRICKWORK	225.50	1030.00	CUM	247785.00
12b	Providing Brick masonry 15 cm. thk in cement mortar 1:4 using Second class burnt bricks for partition wall including baling out water manually, striking joints on unseasoned faces, raking out joints on exposed faces and watering complete. BRICKWORK	288.75	1300.00	SQ.M	375300.00
13	Providing sand faced plaster externally in cement mortar using Kharsala / Harsala or similar type of sand in all positions including base coat of 15mm thick in C.M. 1:4 using waterproofering compound at 1kg per cement bag using the same for not less. EXT. PLASTER	225.75	901.00	SQ.M	203400.75
14	Providing 20 mm the cement plaster internally in cement mortar with neeru finishing Kharsala / Harsala or similar type of sand in all positions including base coat of 15mm thick in C.M. 1:4 using, including neeru fresh curing the same for not less. INT. PLASTER	255.85	901.00	SQ.M	230520.85
15	Providing flush grained pointing with cement mortar 1:3 for stone masonry work including scaffolding and curing complete. Spec. No.	3.00	140.00	SQ.M	0.00



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Estimate

16	providing & fixing c.s.w. frame of required	5.00	2500.00	NO	12500.00
17	Providing and fixing double LEAF shutters, including fixing in position in and cutting out leak wood shutters with vertical styles and top, bottom, lock rail of size 75 millimetre x 90 millimetre, panes & brass oxidised fixtures and fastenings and finishing the wood work with 3 coats of oil painting with all leads and lifts etc. complete. (Excluding frame) Spec. No. As directed by Engineer in charge for shutter. BDT325 SHUTTER	8.54	2175.00	SQM	18574.50
18	Providing and fixing steel windows grill including aluminium section powder coated of various sizes as per detailed drawings with welded square bars 12 mm at 10 cm centre to centre without hot dip zinc coating without / with ventilator including fabrication, glazing with non-awning / plain / obscured glass panes of approved type and quality, all fixtures and fastenings without leak wood bowing, and architraves and finishing with one coat of primer complete. Spec. No. BDM 425 & BDT 374 WINDOW + GRILL	3.25	1150.00	SQM	10237.50
19	Providing and laying Ceramic Vitrified tiles to floors 10 mm thick of pattern with for flooring in required position set on a bed of concrete of 1:5:10 cement concrete including neat cement float, filling joints with neat coloured cement slurry, curing, and complete. Spec. No. BDM 170 TILES	121.80	600.00	SQM	73080.00
20	Providing and fixing Ceramic tiles for dado and skirting in required position on plaster of 1:4:C.M. including filling joints with neat cement slurry, curing, rubbing, polishing and cleaning complete. Spec. No. BDM 170	7.85	1000.00	SQM	7850.00
21	Providing site of polished marble stone 22 mm. thick on a bed of 1:4 cement mortar including cement float, filling joints with slurry, curing, including polishing and cleaning complete. Spec. No. BDM 22 Page No. 391 GILLS	15.27	1100.00	SQM	16795.35
22	Providing and fixing glazed tiles of approved quality and size 7 mm thick for flooring in required position set on a bed of 1:4 cement mortar including cement float, filling joint with white / colour cement slurry, cleaning, curing complete. Additional item. Spec. No. As directed by Engineer in charge	22.85	600.00	SQM	13690.00
23	Providing and laying waterproofing marble mosaic flooring with brick bat coba chemical treatment of approved make and quality paste to concrete or plastered surface including scaffolding if necessary, cleaning the surface by brushing, dust removing, filling the cracks and making the surface leak proof including waterproofing tests for five days etc. complete covering a guarantee for a period of seven years. Spec. No BDM 177. As directed by Engineer in charge WATERPROOFING	81.60	550.00	SQM	44880.00
24	Providing and fixing white glazed earthenware Wash Hand Basin of size 55 x 40 cm including pillar top, brackets, rubber plugs and brass chain, stop tap and necessary pipe connections including UPVC waste pipe and UPVC bottle trap upto the outside face of the wall making good damaged surface, testing etc. complete. Spec. No. BDM V/300	7.00	3225.00	NO	22575.00

25	Providing and fixing White Glazed Earthenware A.C. pan with inlet pipes stop tap, UPVC flush pipe with fittings and flushing arrangement including UPVC waste pipe, UPVC trap and soil pipe connection upto outside face of wall making good the damaged surface, testing etc. complete. Prior approval of sample and brand by Ex. Engineer is necessary before use. Spec. No. BDM V/110 As directed by Engineer in charge	4.00	1000.00	NO	26000.00
26	Providing and fixing centrifugal sump pump for rain water (long arm) of 10 cm x 5 cm x 30 cm size including vertical steel grating bend and connecting piece of C.I. pipe upto the outside face of the wall, making good damaged surface, testing etc. complete. Spec. No. BDM V/547	3.00	587.30	NO	1751.90
27	Providing & applying washable oil-bound distemper of approved colour and shade to old & new surfaces in one coat including scaffolding, preparing the surfaces, including the primer coat, complete. Spec. No. BDM 269 INT	21.56	210.00	SQM	4527.60
28	Providing and applying three coats of water proof cement paint, insect shaped approved manufacture and of approved colour to the plastered surfaces including scaffolding if necessary, excluding primer coat, cleaning and preparing the surface, watering for two days complete. BDM 254 EXT	78.00	400.00	SQM	31320.00
29	Providing and fixing M.S. gate door and railing to porch 15 to 20kg per square metre of various sizes as per detail drawing without hot dip coating with non oxidised fixtures and fastenings and 3 coats of painting etc. complete. Additional item. Spec. No BDT367 As directed by Engineer in charge	5.50	2050.00	SQM	11275.00
30	Providing and fixing Kota slabs and risers to staircase floor in required position set on a bed of 1:6 cement mortar / 1:1:1 / 2 lime mortar including neat cement float, filling joints with neat coloured cement slurry, curing, polishing and rubbing complete	6.00	700.00	SQM	4200.00
31	Kitchen sets of granite stone with basins including all	2	15000	NO	30000.00
32	Plaster of paris work including all	6	15000	L.S	90000.00
33	Rain water harvesting work	1	10000	L.S	10000.00
34	Sanitation Work	4	25000	L.S	100000.00
35	Electrical Work	5	15000	L.S	75000.00
36	Site Cleaning before & after work	1	10000	NO	10000.00
37	WALL COMPOUND	1	350000		350000.00



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TOTAL		3871405.91
TOTAL		3871405.91
ENGINEER'S FEE	2%	77428.12
CONTIGENCIES	2%	77428.12
	NET AMOUNT OF ESTIMATE	4026262.15
NET AMOUNT OF ESTIMATE	SAY	40,25,000/-
IN WORD RUPEES FOURTY LACS TWENTY FIVE THOUSAND ONLY.		

AKSHAY SANJAY UPHADE

The Estimate amount is **Rs.34,00,000/- (Rupees Thirty-Four Lakh Only.)**



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