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MSME Reg No: UDYAM-MH-18-0083617
An ISO 9001 : 2015 Certified Company
CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/09/2024/011048/2308044
04/14-50-CCBS
Date: 04.09.2024

To,
The Chief Manager,
Bank of Baroda
Dwarka Circle Branch
Time Square Building, Dwarka Circle,
Nashik, PIN – 422 011, 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. 15 +16**, Survey No.29/1/A/1, Opposite Sadguru Kirana and General Store, Nashik Puna Road, Village – Chehedi Budruk, Taluka – Nashik, District – Nashik, Pin Code – 422 101, State - Maharashtra, Country – India. belongs to **Shri.Pramod Ashok Murkewar & Sau.Shital Pramod Murkewar**

We have verified the rates quoted as per current market rates. Details of Estimate considered as per copy of Estimate Provided by Er.Vishal A.Mate received on dated.04.09.2024. The Estimate amount is **Rs.68,59,890.00 (Rupees Sixty-Eight Lakh Fifty-Nine Thousand Eight Hundred Ninety 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

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

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

Encl: Valuation Report

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.09.04 17:52:03 +05'30'

Auth. Sign.



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

📍 Nanded 📍 Thane 📍 Ahmedabad 📍 Delhi NCR
📍 Mumbai 📍 Nashik 📍 Rajkot 📍 Raipur
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Estimate

APPROXIMATE ESTIMATE OF PROPOSED BUILDING FOR MR. PRAMOD ASHOK MURKEWAR AT PLOT NO. 18-1A, S.M.C. - 3RD NO. 25/10/1, CHEHAR SHWAR, TAL. & DIST. NASHIK.

SIR NO.	DETAILED SPECIFICATION	UNIT	QUANTITY	RATE	AMOUNT	REMARK
1	Removal of Foundation in case of old light span, ground and self repair including leveling the concrete surface up to a distance of 5m beyond the building area and starting and spreading of concrete. Releveling including the cost for the foundation and necessary backfilling, backfilling including filling and spreading etc. complete.	SQM	225	100.00	22,500.00	
2	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	40	625.00	25,000.00	
3	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	25.36	4,000.00	1,01,436.00	
4	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	CUM	33.5	3,300.00	1,10,550.00	
5	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	26.43	6,900.00	1,82,367.00	
6	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	16.47	6,900.00	1,13,623.00	
7	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	43.8	6,900.00	3,01,780.00	

Er. Vishal A. Mate
Chartered Engineer
9422759328

8	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	8.36	6,900.00	57,492.00	
9	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	8.70	6,900.00	59,820.00	
10	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	274	30.00	8,220.00	
11	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	1.50	6,900.00	10,350.00	
12	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	43.8	6,900.00	3,01,780.00	
13	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	122.94	6,900.00	8,48,196.00	
14	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	17.20	4,000.00	68,800.00	
15	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	40.10	4,200.00	1,68,420.00	
16	Providing and casting in situ concrete for 1:2 M20 of 230mm thick for RCC Work in Foundation for Ash, Gypsum Foundation and Filling of RCC Column including leveling and spreading etc. complete.	SQM	13.1	3,500.00	46,250.00	

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17	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	8	25,000.00	2,00,000.00	
18	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	225	100.00	22,500.00	
19	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	0	-	-	
20	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	1380	1,00.00	1,38,000.00	
21	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	880	1,75.00	1,54,000.00	
22	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	35	800.00	28,000.00	
23	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	25.1	1,100.00	27,710.00	
24	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	17.34	1,100.00	19,074.00	
25	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	148	1,700.00	2,51,600.00	
26	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	85	500.00	42,500.00	
27	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	58	1,475.00	85,550.00	

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28	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	95	1,380.00	1,31,100.00	
29	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	128.73	800.00	1,02,984.00	
30	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	23	400.00	9,200.00	
31	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	850	300.00	255,000.00	
32	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	80	1,800.00	1,44,000.00	
33	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	80	400.00	32,000.00	
34	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	80	2,100.00	1,68,000.00	
35	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	80	2,100.00	1,68,000.00	
36	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	29.10	430.00	12,513.00	
37	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	22.70	1,300.00	29,510.00	
38	Providing and laying 1:2 cement concrete for subgrade (including 100mm thick) including leveling and spreading etc. complete.	SQM	80	1,300.00	1,04,000.00	

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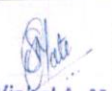
Estimate

40	Providing and fixing Aluminum louvered window of various sizes with powder coating as per detailed drawing and specification including Aluminium frame 80x38mm boxpost 5mm thick sheet glass floors, clip rubber glaziers PVC gasket of approved quality etc	SQM	12	₹ 2,100.00	₹ 25,200.00
41	Providing and fixing white glazed earthen ware wash hand basin including pillar trap, bracket rubber plugs and brass chain, stop tap and necessary pipe connections including UPVC waste pipe and trap upto the outside face of the wall making good damaged surface testing etc. complete with UPVC bottle trap size 45x64x30cm.	NOS	6	₹ 10,000.00	₹ 60,000.00
42	Providing and fixing white glazed earthen ware Branded Wall Hsing including F or S trap, UPVC soil and vent pipe upto the outside face of the wall, 1.5:10 C.C. bedding with flushing cock with flush pipe and necessary listing, painting the exposed pipe and cutting and making good wash and floor, testing etc. complete.	NOS	6	₹ 15,000.00	₹ 90,000.00
43	Providing and fixing 150mm dia. SWR pipe including fitting such as bends, tees, angle and double junction, laying, joining, necessary chambers etc. complete	NOS	15	₹ 7,000.00	₹ 1,05,000.00
44	Providing and fixing 100mm dia. AC rainwater pipe including necessary fittings such as bends, offsets, shoe and galling with gasket	NOS	15	₹ 450.00	₹ 6,750.00
45	Providing and fixing 100mm dia. AC soil/ventwater SWR pipe of required dia. conforming to future and being such as bends tees, angle and double junction and joining with rubber rings and gaskets and wall by means of deep or in ground including necessary enclosures, listing, testing etc. complete	NOS	15	₹ 435.00	₹ 6,525.00
46	Providing and fixing AC sloped OOW/DOME in SWR pipe including roof/proof nylon mesh etc. with net cement etc. complete	NOS	6	₹ 150.00	₹ 900.00
47	Providing and fixing in position REINFORCED STEEL/MS/SS Bar reinforcements of various dia. For RCC pipe caps, forming foundation, shaft beams, columns, chases, canopy, knee, drawing and schedule including cutting, packing, lapping, the steel lapping with wires or tack welding and supporting as required etc. complete	MT	12.05	₹ 65,000.00	₹ 7,87,250.00
48	Providing and fixing in working/offsets medium grades heavy embedded ISI marked 15mm dia. UPVC/CPVC pipes with screwed sockets, joints and necessary fittings such as socket, back nuts, elbows, bends, tees, reducers, enlarger plugs, stamps etc. including necessary drilling holes, slab etc. and repairing the cracks the deteriorated portion to restore the same in original condition neatly, testing etc. complete	km	75	₹ 142.00	₹ 10,650.00
49	Providing and fixing in trenches floors medium grades heavy embedded ISI marked 15mm dia. UPVC/CPVC pipes with screwed sockets, joints and necessary fittings such as socket, back nuts, elbows, bends, tees, reducers, enlarger plugs, stamps etc. including necessary drilling holes, slab etc. and repairing the cracks the deteriorated portion to restore the same in original condition neatly, testing etc. complete	km	55	₹ 465.00	₹ 25,575.00

50	Providing and fixing screw down BIB/Stop tap of brass including necessary socket, union nut, testing etc. complete	Nos	15	₹ 1,200.00	₹ 18,000.00
51	Providing and fixing Jaguar make Diverter and shower parallel tap of brass including necessary socket, union nut, testing etc. complete	Nos	6	₹ 15,000.00	₹ 90,000.00
52	Providing and fixing PVC long arm raham trap of 10cm dia. Including PVC grating bend and connecting piece of UPVC pipe upto the outside face of the wall making good damaged surface, testing etc. complete	Nos	6	₹ 550.00	₹ 3,300.00
53	Providing and fixing GI material French door work weight 20kg/sqm. for balcony and terrace door etc. as per design including necessary welding and painting with one coat of anticorrosive paint and two coat of oil paint etc. complete	SQM	23.41	₹ 4,500.00	₹ 1,05,345.00
54	Providing and fixing Entrance gate for Compound wall as per design and drawing including Oil colour spray painting etc. complete	SQM	6.75	₹ 6,500.00	₹ 43,875.00

TOTAL AMOUNT :- ₹ 70,57,295.00

(Rs Seventy Lacs Fifty Seven Thousand Three hundred and Twenty Five Rs. only)


Er. Vishal A. Mate
 Chartered Engineer
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The Estimate amount is **Rs.68,59,890.00 (Rupees Sixty-Eight Lakh Fifty-Nine Thousand Eight Hundred Ninety Only.)**



Since 1989

Vastukala Consultants (I) Pvt. Ltd.

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