

**Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022**

Sr. No.	Name of Village	R-ZONE AREA	1st Half Rates for the year 2021 to 2022			Revised Rates of Land upto 2 Acre depth from NH-248A, NPR, SPR, Gurugram-Sohna Road 25% / Major District Road 10%			Revised Rates of Land upto 2 Acre depth from NH-248A, NPR, SPR, Gurugram-Sohna Road 25%, Sector Dividing Road 15%						
			Land (Rs. Per Acre)	Residential (Rs. Per Sq. Yards.)	Commercial	Agriculture Land (Rs. Per Acre)	Major District Road / State Highway	Gurugram-Sohna Road	Major District Road / State Highway	Residential (Rs. Per Sq. Yards.)	Commercial	Agriculture Land (Rs. Per Acre)			
1	Aklampur	INSIDE R-ZONE, Commercial, Institutional & Industries Area	20000000	5000	11000	NA	NA	NA	NA	15000	20000000	NA	NA	NA	
															MUSTIL NO. 1 TO 6, 11, 12 SALAM MUSTIL
															7//5-6-15-16-25
															10//5-6-15-16-25
															13//1-2-3-4-5-6-7-8-9-10-11-12-13-14-15-16-17-18-19-20-21-22-23
															14//1-8-9-10-11-12-13-14
															18//1-2-3-4-10
															19//1-2-3-4-5-6-7-8-9-10-11-12
															20//5-6-15
															Out Side R-Zone & Commercial Area
2	Badshahpur	INSIDE R-ZONE, Commercial, Institutional & Industries Area	10901250	5000	11000	28000000	17000	44000	25%-Gurugram-Sohna Road	35000000	NA	NA	22000	50000	
															MUSTIL NO. 1 TO 33, 35 to 39, 42 to 49, 53, 54, 55, 56, 58 to 65, 71 to 81, 83 to 115, 118 to 142, 147, 149 to 159, 172, 174, 175 SALAM
															34//15-16-17-18-23-24-25
															40//4-5-6-7-13-14-15-16-17-18-23-24-25
															57//3-4-5-6-7-8-12-13-14-15-16-17-18-19-22-23-24-25
															56//1-10-11-12-19-20-21-22
															68//3-4-5-25
															69//21-22
															82//2-3-4-5-6-7-8-9-12-13-14-15-16-17-18-19-22-23-24-25
															143//1-2-3-8-9-10-11-12-13-14-16-17-18-19-20-22-23-24-25
146//1 to 15, 18-19-20-21															
148//1-2-3-4-5-6-7-8-9-10-11-12-13-14-18-19-20-21															
160//2-3-4-5-16-17-23-24-25															
161// 1 to 23															

2	INSIDE R-ZONE, Commercial, Public Utilities, Open Space Agriculture Zone (As per Master Plan 2031)	162//1-2-3-4-5-8-9-10-11-12 173//1-2-3-4-5-6-7-8-9-10-11-12-13-14-15-16-17-18-19-20 Out Side R-Zone & Commercial Area	16000000	17000	44000	20000000	20000000	16000000	17000	44000	20000000	20000000	NA	NA	NA	NA	NA	NA
3	Darbaripur	OUT SIDE R-ZONE	14016500	11000	20000	NA	NA	NA	15000	20000	NA	NA	NA	NA	NA	NA	NA	NA
4	Dhomaspur																	
	INSIDE R-ZONE, Commercial, Institutional & Industries Area	MUSTIL NO. 1-3-4-6-7-10-11-12 SALAM 2//19-20-21-22 5//21-22 9//1 to 14, 19-20 13//6-7-8-13-14-15-16 to 25 14//1 to 15, 17-18-19-20-21-22 17//1-2-3-4-9-10 Out Side R-Zone & Commercial Area	24000000	10000	17600	NA	NA	NA	14000	22000	NA	NA	NA	NA	NA	NA	NA	NA
5	Behrampur																	
	INSIDE R-ZONE, Commercial, Institutional & Industries Area	MUSTIL NO. 8, 9, 13, 14, 16, 17, 18, 19 SALAM 5//20min-21-22-23min-24min 6//16-17min-24min-25 10//6min-7min-8min-9min-10min-11-12-13-15-16-17-18-19-20min-21-22-23-24 12//1-2-3-9-10-11-12 Out Side R-Zone & Commercial Area	13000000	10000	17600				10000	17600								
6	Fazilpur Jharsa																	
	INSIDE R-ZONE, Commercial, Institutional & Industries Area	MUSTIL NO. 11, 15, 16, 17, 18, 19, 23, 28, 29, 32, 33, 34, 35, 36, 39, 40, 49, 50, 51, 52, 53, 58, 59 SALAM 1//16-25/2-25/1-24 2//11min-20-21-22-23min 5//9-12-13-14-16-18-19-22-24-25 7//1-2-3-7min-8-9-10-11-12-13-14min-17min-18-19-20-21-22-23-24min 8//3/1-3/2-4-5-6-7-8-9-12-13/1-13/2/1-13/2/2-14-15-18-19-20-21-22-23-24-25-26-27 Out Side R-Zone & Commercial Area	16000000	12000	28000				12000	28000								
	Public Utilities, Open Space Agriculture																	
	INSIDE R-ZONE, Commercial, Institutional & Industries Area		28000000	12000	24000	25%-Gurugram-Sohna Road	35000000	NA	16000	32000	25%-Gurugram-Sohna Road	43750000	NA	NA	NA	NA	NA	NA









17	Tikri INSIDE R-ZONE, Commercial, Institutional & Industries Area	MUSTIL NO. 6, 8, 9, 11, 12, 13, 14, 15, 17, 18 SALAM 5//12min-13-14-15-16-17-18min-23min-24-25 4//4min-5-6min 7//1-2-3min-4min-5min-6min-9min-10min 9//4min-5	30000000	18000	38000	25% Gurugram Sohna Road	37500000	NA	37000000	22500	44000	25% Gurugram Sohna Road	46250000	NA	NA
		10//1-2-3-4-5-6-7-8-9-10min-11min-12min-13-14-15-16-17-18min-19min-23min-24-25 KHASRA NO.-19, 20, 21, 22, 23, 24/1, 24/2, 25/1, 25/2, 26min, 26/1, 27, 28, 29, 30, 31, 32, 33, 34, 35/1, 35/2/1, 36, 37, 38, 39	180000000	18000	38000	25% Gurugram Sohna Road	22500000	NA	18000000	22500	44000	25% Gurugram Sohna Road	22500000	NA	NA
	Public Utilities, Open Space Agriculture Zone (As per	Out Side R-Zone & Commercial Area													


**Note :**

- Any land for which change of land use (CLU) has been obtained the following rate will be applicable :-
  - Residential Plotted Colony - Three times of Agriculture Collector rate
  - Residential Group Housing - Four times of Agriculture Collector rate
  - Commercial - Five time of Agriculture Collector rate
  - Ware House - Two Time of agriculture Collector Rates
  - Institutional Land - Three times of Agriculture Collector rate
- Land falling on SPR the value of land will be 10% more upto 2 Acre depth.
- Land falling on Gurugram Sohna Road and NH-48 the value of land will be 25% more upto 2 Acre depth.
- Land less then 1000 Sq. Yd. will be treated as residential for stamp duty collection.

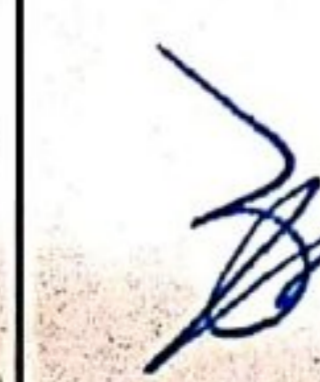
  
Naib Tehsil Dar,  
Sub- Tehsil Badshahpur

  
SDO (c)  
Badshahpur

  
Additional Deputy Commissioner  
Gurugram

  
Deputy Commissioner-cum-  
Registrar Gurugram

Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022			
Sr. No.	Multi Story Group Housing (Licensed) by Ddevelopers/Independent Floors	Rates for the year of 2021 to 2022 (Rs. Per Sq. Feet)	Proposed Rates for the year of 2022 (Rs. Per Sq. Feet)
1	Group Housing License Colony in Sector 33, 38, 47, 48, 49, 50	5000	5500
2	Group Housing License Colony in Sector 62, 65, 66, 69, 70, 71, 72, 70A	3300	4000
3	Group Housing License Colony in Sector 63, 63A, 64, 67, 67A, 68, 75, 76, 78	3100	3500
4	Central Park Resorts, The Rooms, Tatvam Villas, Merlin, Golf Estate (M3M)	7000	7000
5	In Case of floor Licensed colonies/Huda	5500	5500
6	Villa - Emaar Marbella	32300 Land Rate + 1300 Construction Cost	60000 Land Rate + 1350 Construction Cost

  
Naib Tehsildar,  
Badshahpur


  
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DRO  
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Gurugram.

Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022		
Sr. No.	Cost of Construction	Proposed Rates for the year of 2022
		(Rs. Per Sq. Feet)
1	Constructed Area in Licensed Colonies & Huda Sector	1300
2	Constructed Area in Rest of Sub-Tehsil Badshahpur	700
3	Constructed Area of Ware Houses	800
4	Cunstructed Area Of Ware Houses	600
Sr. No.	Rates for the year of 2021 to 2022	Proposed Rates for the Year of 2022
		(Rs. Per Sq. Feet)
1	Group Housing Co-operative Societies All Sectors	3600
2	Any Religious Place (Temple/Mosque/Church etc.)	11300
Sr. No.	Rates for the year of 2021 to 2022	Proposed Rates for the Year of 2022
		(Rs. Per Sq. Feet)
1	Group Housing Co-operative Societies All Sectors	4500
2	Any Religious Place (Temple/Mosque/Church etc.)	11300

  
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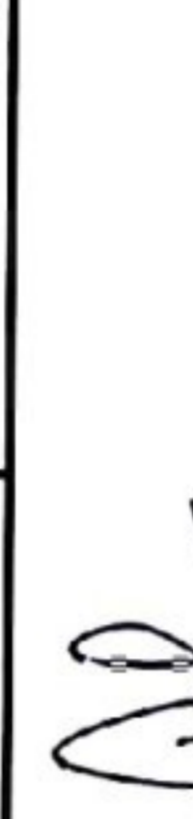
  
Deputy Commissioner,  
Gurugram

  
Deputy Commissioner-cum-Registrar,  
Gurugram.

Sr. No.	Plots in Lincensed Colonies	Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022							
		Rates for the year of 2021 to 2022				Proposed Rates for the year of 2022			
		Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. Yards)	Commercial / Retail (Rs. Per Sq. feet)	Office / IT Space (Rs. Per Sq. feet)	Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. Yards)	Commercial / Retail (Rs. Per Sq. feet)	Office / IT Space (Rs. Per Sq. feet)
1	Malibu Towne (Islampur), Uppal Southend, Vipul World (Sohna Road), Vatika City (Sohna Road), Uniworld Resorts (Sec-33 & 48) Tatvam Villas (Plots) & All License Colony Falling on Sohn Road	50000	140000	10000	6600	55000	140000	10000	6600
2	Essencia (Ansal) Sec-67	33000	100000	7000	3600	37000	100000	7000	3600
3	Shopping Mall on Golf Course Road Silverton Mall, Universal Tower, Spaze	NA	NA	11000	7000	NA	NA	11000	7000
4	Shopping Mall on Golf Course Extn. Road, Splendor Trade Tower, JMD Empire	NA	NA	10000	6300	NA	NA	10000	6300
5	Shopping Mall on NH 48	NA	NA	13000	7500	NA	NA	13000	7500
6	Shopping Mall on Sohn Road, Omaxe Celebration Mall, Raheja Mall, Omaxe Mall, JMD Galleria, Ninex Mall, Ild Mall, Universal Tower, Vatika Business Center, JMD Megapolis, Spaze Tower, Shopper Stock, Spaze Corporate	NA	NA	10000	6600	NA	NA	10000	6600
7	Palm Drive, Emerald Hills, Victory Valley, Urban Cosmo Politian, Tulip White, Tulip Orange, Tulip Ivory, Tulip Violet, Tulip Purple, Success Tower	50000	140000	10000	6600	55000	140000	10000	6600
8	Rosewood City	60000	165000	9000	6600	66000	165000	9000	6600

  
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Sr. No.	Huda Sectors	Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022							
		Rates for the year of 2021 to 2022			Proposed Rates for the year of 2022				
		Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. yard) SCO/SCS	Commercial /Retail (Rs. Per Sq. feet) SCO / SCS	Office /IT Space (Rs. Per Sq. feet)	Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. yard) SCO/SCS	Commercial /Retail (Rs. Per Sq. feet) SCO/SCS	Office /IT Space (Rs. Per Sq. feet)
1	Sec-33, 38, 47, 48, 49, 50	40000	165000	10000	6600	44000	165000	10000	6600
2	Sec- 62, 65, 66, 69, 70, 70A, 71, 72	32300	100000	6000	4500	36500	100000	6000	4500
3	Sec-	25500	85000	4000	3100	28500	85000	4000	3100
4	Other Area in Sub-Tehsil Badshahpur	NA	9000	6600	NA	NA	9000	6600	NA

  
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Gurugram.

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Rates for the year of 2021 to 2022					Proposed Rates for the year of 2022				
Sr. No.	Industrial	Commercial (Rs. Per Sq. Yards)	Constructed Building	Constructed Building	Commercial (Rs. Per Sq. Yards)	Constructed Building	Constructed Building	Constructed Building	Constructed Building
1	Any Land converted into Industrial use	10000	Land Cost +800/-Per Sq. Feet	Land Cost +800/-Per Sq. Feet	10000	Land Cost +800/-Per Sq. Feet	Land Cost +800/-Per Sq. Feet	Land Cost +800/-Per Sq. Feet	Land Cost +800/-Per Sq. Feet
Sr. No.	Institutional	Rates for the year of 2021 to 2022							
1	Sec-32,44,	Institutional (Rs. Per Sq. Yards)	Constructed Building	Without Roof Right (Rs. Per Sq. feet)	Institutional (Rs. Per Sq. Yards)	Constructed Building	Without Roof Right (Rs. Per Sq. feet)	Constructed Building	Without Roof Right (Rs. Per Sq. feet)
2	Institutional Plots/School Plots, Clubs, Hospitals etc. in Huda Sectors and Licensed Colonies	70000	Land Cost +800/-Per Sq. Feet	NA	70000	Land Cost +800/-Per Sq. Feet	NA	Land Cost +800/-Per Sq. Feet	NA
3	Institutional Land/Plots in other Areas (Except Sr. No. 1 & 2)	28000	Land Cost +800/-Per Sq. Feet	NA	28000	Land Cost +800/-Per Sq. Feet	NA	Land Cost +800/-Per Sq. Feet	NA
4	Institutional /School Site in License Colony without Roof Right	22000	Land Cost +800/-Per Sq. Feet	NA	22000	Land Cost +800/-Per Sq. Feet	NA	Land Cost +800/-Per Sq. Feet	NA
		NA	NA	4000	NA	NA	4000	NA	4000

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DR  
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Proposed Collector rate list of Sub Tehsil Badshahpur, District Gurugram for the year 2022					
Sr. No.	Name of Colony	Rates for the year of 2021 to 2022		Proposed Rates for the year of 2022	
		Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. Yards)	Residential (Rs. Per Sq. Yards)	Commercial (Rs. Per Sq. Yards)
1	Ramgarh Ki Dhani	17000	44000	22500	52500

  
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 Deputy Commissioner-cum-Registrar,  
 Gurugram