



## **HARWANI ENGINEERS & ASSOCIATES PVT. LTD.**

**Registered Office:** B-604, Sun West Bank, Opp. City Gold Cinema,  
Delight Cross Roads, Ashram Road, Ahmedabad-380 009.

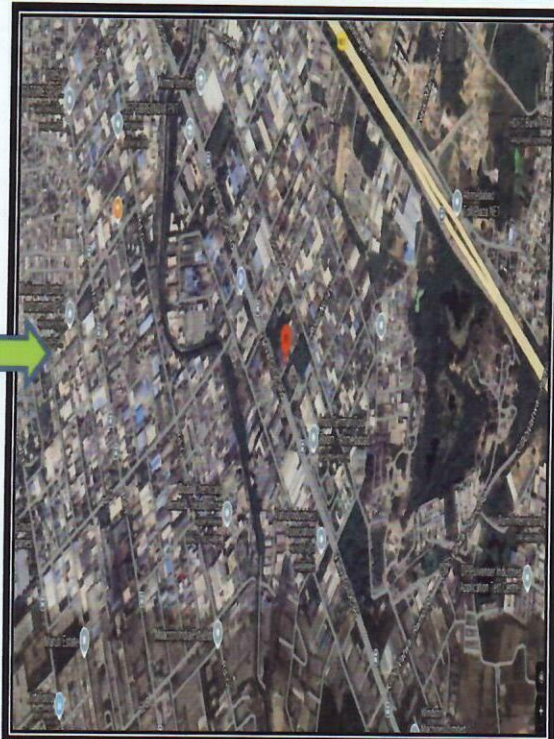
**Tel. No. :** (O) 08160462646, (O.M.) 84604-59119, (M) 94270-29691

**PAN :** AADCH7276F, **CIN No.** U45207 GJ2015PTC84739

**E-mail:** harwani2002@gmail

# **VALUATION REPORT**

**Valuation Report for the Immovable Property being 9,800.00 Sq.Mtrs. of leasehold Industrial Land bearing Plot No.5002, in GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub- District : Ahmedabad - 5 (Narol), together with construction (Engineering unit) standing thereon.**



**For**

**Shri. Bharatbhai Jivanbhai Patel**





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## VALUATION SUMMARY

Property	: The Immovable Property being 9,800.00 Sq.Mtrs. of leasehold Industrial Land bearing Plot No.5002, in GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub-District : Ahmedabad - 5 (Narol), together with construction (Engineering unit) standing thereon.
Owner/Lessee	: Shri. Bharatbhai Jivanbhai Patel
Reference	: Techno Industries Ltd.
Valuation	: Fair Market Value = Rs.19,97,90,000.00
Valuation as on	: August 28, 2024
Purpose of Valuation	: To ascertain the fair realistic present market value for calculation of net worth of the owner.
Report issued on request of:	Director - Finance, Techno Industries Ltd., Ahmedabad.
Purpose of Valuation	: To ascertain the fair realistic present market value for calculation of net worth of the owner.
Valuation Report	: As per attached report.

**Date :** August 28, 2024

**Place :** Ahmedabad

**Harwani Engineers & Associates Pvt. Ltd.**

For, HARWANI ENGINEERS & ASSOCIATES PVT. LTD.



*Suresh D. Harwani*  
DIRECTOR  
Suresh D. Harwani

(Govt. C.I.T. Reg. No. Cat-1/471/2004-2005)





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**PAN :** AADCH7276F, **CIN No.** U45207 GJ2015PTC84739

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## VALUATION REPORT

**Sub. :** Report of Valuation of the Immovable property (Other than Agri. Lands, Plantations, Forests, Mines and Quarries) being **9,800.00 Sq.Mtrs.** of leasehold **Industrial Land** bearing **Plot No.5002**, in **GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad**, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub- District : Ahmedabad - 5 (Narol), **together with construction (engineering unit) standing thereon.**

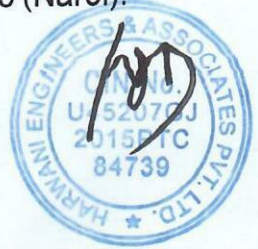
**OWNER :** **Shri. Bharatbhai Jivanbhai Patel**

### [ PART- I QUESTIONNAIRE ]

#### GENERAL

- |  |  |
|--|--|
| 1. Purpose for which valuation is made   | : To ascertain the fair realistic present market value for calculation of net worth of the owner.  |
| 2. Date as on which valuation is made  | : As on <b>August 28, 2024</b>   |
| 3. Name of the owner/owners  | : <b>Shri. Bharatbhai Jivanbhai Patel</b>  |
| 4. If the property is under joint ownership / co-ownership, share of each such owner. Are the shares undivided ? | : Singly owned.  |
| 5. Brief description of the property   | : The said property is a plot of industrial land together with construction/ engineering unit standing thereon.  |
| 6. Location, Street, Ward No.  | : The said property is located at Plot No.5002, G.I.D.C. Vatva Phase-IV, Ahmedabad - 382445 & its nomenclature as per AMC Tax bill is Tenament No.0316-33-1393-0001-P, Ward : G.I.D.C. Vatva & Vinzol.   |
| 6a. Latitude & Longitude of the property   | : 22-58-23.9 N & 72-38-29.4 E  |
| 7. Survey / Plot No. of Land   | : Plot No.5002, in GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub-District : Ahmedabad - 5 (Narol). |

: 1 :







08. Is the property situated in residential / commercial/mixed industrial area : Industrial Area.
09. Classification of locality-high class/ middle class/poor class. : —
10. Proximity to civic amenities like schools, hospitals, offices, markets, Cinemas, etc. : Civic amenities are available at a distance of about 2 to 3 kms.
11. Means and proximity to surface Communication by which the locality is served : Private and Public Vehicles available nearby.
- LAND :**
12. Area of land supported by documentary Proof, Shape, Dimensions and Physical features. : Land area of the said property is 9,800 Sq.Mtrs. The said plot is level rectangular plot with dimensions 70.00 mtr. x 140.00 mtr. The said land is bound on 4 sides on or towards
- East By** : Estate Road.
- West By** : Ahmedabad to Mehamdabad State Highway.
- North By** : Plot No. 5001/A & 5001/B.
- South By** : Plot No. 5003 (Indo-German Tools).
13. Roads, Streets, or Lanes on which land is abutting : The said land abuts on 2 Roads, one is 16.00 mtr. wide GIDC road & another is Ahmedabad- Mehamdabad State Highway.
14. Is it freehold or lease-hold land ? : Leasehold.
15. If lease-hold
- (a) Name of lessor/lessee : Lessor - G.I.D.C., Lessee - Bharatbhai Jivanbhai Patel.
- (b) Nature of lease : Refer lease deed.
- (c) Date of commencement & termination of lease : Refer lease deed.
- (d) Terms of renewal of lease
- (i) Initial premium : Refer lease deed.
- (ii) Ground rent payable per Annum : Refer lease deed.
- (iii) Unearned increase payable to the lessor in the event of sales or transfer : Refer lease deed.
16. Is there any restrictive covenant in regard to use of land ? If so, attach a copy of the covenant. : Refer lease deed.
17. Are there any agreements of easements ? If so, attach copies. : No, N.A.
18. Does the land fall in an area included in any Town Planning Plan of Government or any Statutory body ? If so, give particulars. : Yes, included in notified industrial area by State Government.







19. Has any contribution been made towards development or is any demand for such contribution still outstanding ? : No.
20. Has the whole or part of the land been notified for acquisition by Government or any statutory body ? Give date of the notification. : No, N.A.
21. Attach a dimensioned site plan : To be obtained from the Owner/Lessee.

### IMPROVEMENTS

22. Attach plans and elevations of all structures standing on the land and a layout plan. : o be obtained from the Owner/Lessee.
23. Furnish technical details of the building on a separate sheet (The Annexure to this Form may be used.) : As per Annexure (Page 7 & 8).
24. (i) Is the building owner-occupied/ Tenanted / Both ? : Fully occupied by the owner/lessee.
- (ii) If party owner-occupied, specify : N.A.
25. What is the Floor Space Index permissible and percentage actually utilised ? : F. S. I. as per AMC rules & regulations.

### RENT :

26. (i) Name of tenants/lessees/licenses etc. : N.A.
- (ii) Portions of their occupation : N.A.
- (iii) Monthly or annual rent/ compensation/ licence fee, etc. paid by each. : N.A.
- (iv) Gross amount received for the whole property. : N.A.
27. Are any of the occupants related to or close business associated of, the owner. : N.A.
28. Is separate amount being received for the use of fixtures like fans, geysers, refrigerators, cooking ranges, built-in wardrobes, etc. or for service charges ? If so, give details. : No, N.A.
29. Give details of water and electricity charges, if any, to be borne by the owner. : N.A.
30. Has the tenant to bear the whole or part of the cost of repairs and maintenance ? Give particulars. : N.A.
31. If a lift is installed, who is to bear the cost of maintenance and operation owner or tenant ? : N.A.
32. If a pump is installed, who is to bear cost of maintenance and operation ? owner or tenant ? : N.A.
33. Who has to bear the cost of electricity charges for lightings of common space like entrance hall, stairs, passages, compound etc-owner or tenant ? : N.A.







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: (4) :

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37. Has any standard rent been fixed for the control of rent ? : N.A.

## SALES

38. Give instances of sales of immovable property in the locality on a separate sheet indicating the name and address of the property, registration No., sale price and area of land sold. : Normally sale-deeds are registered at jantry rates & they do not reflect the real/actual market rates, therefore, we have relied upon real/true market rate assessed on the basis of verbal inquiry from Estate agents/local prominent people/ stakeholders & our expertise. Land Rate is ranging from Rs.12,000.00 to Rs.20,000.00/Sq.Mtr. depending upon size, shape, location, elevation, etc. of the plot, its distance from main road & developed area, condition of approach road, net gross plot area ratio, etc. Also in Indian economy, roll of parallel economy highly influence price determination. So, after considering all the above factors, we have reported the actual intrinsic value of the property (known audited money part + unknown unaudited/unaccounted money part).
- 38a. Jantry/Allotment Rate of Land : Rs.8,420.00 per Sq.Mtr. (Copy attached).
39. Land rate adopted in this Valuation : Rs.16,500.00 per Sq.Mtr.
40. If sale instances are not available or not relied upon, the basis of arriving at the land rate. : General Survey of The Area.

## COST OF CONSTRUCTION

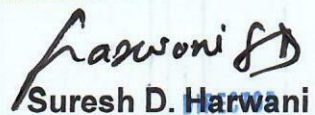
41. Year of commencement of construction year of completion. : Originally some structures were constructed somewhere in 1995-96. These structures were renovated by the present owner after occupying the property in 2006. Further some modifications/ expansion is done from time to time as per requirements & availability of funds.
42. What was the method of construction by contract/by employing labour directly/both. : Not known.
43. For items of work done on contract produce copies of agreements. : Not known.
44. For items of work done by engaging labour directly give basis rate of materials and labour supported by documentary proof. : Not known.

Date : August 28, 2024

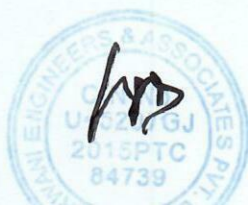
Place : Ahmedabad

Harwani Engineers & Associates Pvt. Ltd.

For, HARWANI ENGINEERS & ASSOCIATES PVT. LTD.

  
Suresh D. Harwani

(Govt. C.I.T. Reg. No. Cat-1/471/2004-2005)







**[PART - II VALUATION]**

**GENERAL :** Pursuant to the request from the Director - Finance, Techno Industries L:td., Ahmedabad, I have inspected the Immovable Property being **9,800.00 Sq.Mtrs.** of leasehold **Industrial Land** bearing **Plot No.5002**, in **GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad**, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub- District : Ahmedabad - 5 (Narol), **together with construction (engineering unit) standing thereon**, on 28th August, 2024 for the purpose of estimating the fair present market value of the property.

The said property is industrial land alongwith engineering unit/manufacturing unit for lifts, submersible pumps, etc.

**LAND :** The plot of land is almost level plot & is surrounded by industrial lands. All the industrial infrastructural facilities like water supply, drainage, electric power supply & approach road upto the plot,etc. are available.

**BUILDING :** Originally some structures were constructed somewhere in 1995-96. These structures were renovated by the present owner after occupying the property in 2006. Further some modifications/expansion is done from time to time as per requirement & availability of funds. The specification of the various structures are different, so we have valued the cost of the building accordingly as detailed at (B) on page - 6 & 7.

Thus after gathering all relevant data & considering the type of development around the said building, size, shape & situation of the building, prevailing value of similar type of properties in the same area, type & prevailing rates of materials used in the building, specifications & facilities provided, age & present conditions of the building, detailed valuation report is prepared & furnished.

Note1 : At designated date of valuation, value of property is 'Baerometered' to as shown in valuation report, nevertheless the Mercury of the Baerometer is a function of Real Estate Market.

Note2 : This valuation is valid only for the purpose of evaluating the net worth of the owner (s) on date of report & shall not be used for any other purpose.

**CONCLUSION :** As a result of inspections, analysis & appraisal, it is my considered view that the fair present market value, realizable value & distress sale value of the Immovable Property being **9,800.00 Sq.Mtrs.** of leasehold **Industrial Land** bearing **Plot No.5002**, in **GIDC estate, G.I.D.C. Vatva Phase - IV, Ahmedabad**, forming part of Revenue Survey Nos.390 & 391, situate, lying & being within the village limit of Mouje : Ramol, Taluka : Dascroi, in the Registration District : Ahmedabad & Sub- District : Ahmedabad - 5 (Narol), **together with construction (engineering unit) standing thereon, owned & occupied by Shri. Bharatbhai Jivanbhai Patel**, as on **28-08-2024**, works out as under.

(A) Land value of the property = Area in Sq.Mtrs. x Market Rate in Rs./ Sq.Mtr.  
= 9,800.00 Sq.Mtrs. x 16,500.00 Rs./Sq.Mtr.  
= **Rs.16,17,00,000.00** (A)







: (6) :

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**(B) Value of buildings  
(Super Structure)**

= Built-up Area in Sq.Mtrs. x Replacement Market rate in Rs./Sq.Mtr. (after depreciation)

(a) Main production area/Machine shop (in 2 parts) with necessary RCC foundation, RCC columns upto 6.00 mtr. height & M.S. columns above, RCC beams, pre-coated M.S. sheet roof at avg. ht. - 10.00 mtr. with necessary M.S. roof structure, heavy duty RCC flooring, etc.

= 2,000.00 Sq.Mtr. x Rs.4,500.00 per Sq.Mtr.

= Rs.90,00,000.00

(b) Structure on North side of machine shop with RCC framed structure, necessary brick work, RCC slab at ht.- 3.30mtr., M.S. windows & rolling shutters, internal & external plaster, cement concrete flooring, necessary electification, etc. (ground Floor)

= 650.00 Sq.Mtr. x Rs.4,000.00 per Sq.Mtr.

= Rs.26,00,000.00

(c) Structure on First Floor of above structure (b) with RCC framed structure, necessary brick work, RCC slab at ht.- 3.30mtr., M.S. windows & rolling shutters, internal & external plaster, cement concrete flooring, necessary electification, etc. (front side)

= 196.00 Sq.Mtr. x Rs.3,800.00 per Sq.Mtr.

= Rs.7,44,800.00

(d) Structure on First Floor of above structure (b) with necessary brick masonry walls, necessary supporting members, A.C. sheet roof at avg. ht. - 5.80 mtr. with necessary M.S. roof structure, etc. (rear side)

= 630.00 Sq.Mtr. x Rs.2,150.00 per Sq.Mtr.

= Rs.13,54,500.00

(e) 2 storeyed Structure on South side of machine shop with RCC framed structure, necessary brick work, RCC slab at ht.- 3.30mtr. for each ground floor & first floor, M.S. windows & rolling shutters, internal & external plaster, cement concrete flooring, necessary electification, etc.

= 1,080.00 Sq.Mtr. x Rs.3,750.00 per Sq.Mtr.

= Rs.40,50,000.00

(f) Covered area between (a) & (e) with A.C. sheet roof at avg. ht. - 7.50 mtr. with necessary M.S. roof structure, cement concrete flooring, etc.

= 140.00 Sq.Mtr. x Rs.1,600.00 per Sq.Mtr.

= Rs.2,24,000.00

(g) Structure on west side (front) of machine shop with RCC columns with tie beams at soffit level, pre-coated M.S. semi-circular self supported roof with soffit at 7.50 mtr., M.S. gates on 2 sides, precast interlocked cement concrete paver blocks, etc.

= 400.00 Sq.Mtr. x Rs.4,850.00 per Sq.Mtr.

= Rs.19,40,000.00

(h) Structure near (g) above (2 spans) with brick masonry walls, RCC columns with tie beams at soffit level, pre-coated M.S. semi-circular self supported roof with soffit at 7.50 mtr., cement concrete flooring, etc.

= 830.00 Sq.Mtr. x Rs.4,850.00 per Sq.Mtr.

= Rs.40,25,500.00

(i) Covered area between (b) & (h) enclosed by independent brick wall on 1 side & by walls of adjoining structures on remaining 3 sides, A.C. sheet roof at avg. ht. - 6.70 mtr. with necessary M.S. roof structure, cement concrete flooring, etc.

= 90.00 Sq.Mtr. x Rs.2,000.00 per Sq.Mtr.

= Rs.1,80,000.00







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- (j) Open shed on rear side of machine shop with 1 row of M.S. columns, precast M.S. sheet roof at avg. ht. - 6.50 mtr. with necessary M.S. roof structure, precast interlocked cement concrete paver blocks flooring, etc.

$$= 240.00 \text{ Sq.Mtr.} \times \text{Rs.}2,000.00 \text{ per Sq.Mtr.}$$

$$= \text{Rs.}4,80,000.00$$

- (k) Shed on near rear side gate enclosed by with brick masonry walls upto 1.50 mtr., M.S. weld mesh above masonry & top triangular portion with A.C. sheet cladding, A.C. sheet roof at avg. ht. - 5.80 mtr. with necessary M.S. roof structure, cement concrete flooring, etc.

$$= 320.00 \text{ Sq.Mtr.} \times \text{Rs.}2,150.00 \text{ per Sq.Mtr.}$$

$$= \text{Rs.}6,88,000.00$$

- (l) Office building on front side with RCC framed structure with necessary brick work, RCC slab at ht.- 3.00mtr. for each floor, Alluminium doors & windows, internal & external plaster, polished Kotah stone/vitrified tiles flooring, false ceiling, necessary electification, etc.

$$= 2,000.00 \text{ Sq.Mtr.} \times \text{Rs.}6,000.00 \text{ per Sq.Mtr.}$$

$$= \text{Rs.}1,20,00,000.00$$

$$= \text{Rs.}3,72,86,800.00 \text{ (B)}$$

Total of (a) to (l)

- (C) Value of water tanks, gates, compound wall, compound flooring, security cabins, parking sheds, labour toilets, etc.

$$\text{L.S.} = \text{Rs.}8,00,000.00 \text{ (C)}$$

Total Market Value Of The Property

$$= A + B + C$$

$$= (\text{Rs.}16,17,00,000.00 + \text{Rs.}3,72,86,800.00 + \text{Rs.}8,00,000.00)$$

$$= \text{Rs.}19,97,86,800.00$$

$$\text{Say} = \text{Rs.}19,97,90,000.00$$

**Fair Market Value Of The Property = Rs.19,97,90,000.00**

Rupees Nineteen Crore Ninety Seven Lakh Ninety Thousand Only

Date : August 28, 2024

Place : Ahmedabad



**Harwani Engineers & Associates Pvt. Ltd.**

*Harwani*  
DIRECTOR

**Suresh D. Harwani**

(Govt. C.I.T. Reg. No. Cat-1/471/2004-2005)





**[PART - III DECLARATION]**

I here by declare that :-

- (a) The information furnished in part I is true and correct to the best of my knowledge and belief and I have made an impartial and true valuation of the property.
- (b) I have no direct or indirect interest in the property valued.
- (c) I have personally inspected the property on 28-08-2024
- (d) I have not been convicted of any offence and sentenced to a term of imprisonment.
- (e) I have not been found guilty of misconduct in my professional capacity.

**Date** : August 28, 2024

**Place** : Ahmedabad

**Harwani Engineers & Associates Pvt. Ltd.**

For, HARWANI ENGINEERS & ASSOCIATES PVT. LTD.

*Harwani*

**DIRECTOR**

**Suresh D. Harwani**

(Govt. C.I.T. Reg. No. Cat-1/471/2004-2005)Valuer.

**ANNEXURE TO FORM 0-1**

**TECHNICAL DETAILS**

- (1) No. of floors and height of each floor : As per (B) on page - 6 & 7.
- (2) Plinth area floor-wise : As per (B) on page - 6 & 7.  
(As per IS 3861-1966)
- (3) Year of Construction : Originally some structures were constructed somewhere in 1995-96. These structures were renovated by the present owner after occupying the property in 2006. Further some modifications/expansion is done from time to time as per requirement & availability of funds.
- (4) Estimated future life : About 35 years for RCC structures & 20 years for other structures depending upon periodic maintenance & useful repairs.
- (5) Type of Construction load : As per (B) on page - 6 & 7.  
bearing walls / R.C.C. frame/steel frame.
- (6) Type of foundations : RCC footings.
- (7) Walls. :  
(a) Basement and Plinth : As per (B) on page - 6 & 7.  
(b) Ground floor : As per (B) on page - 6 & 7.  
(c) Superstructure above ground floor : As per (B) on page - 6 & 7.
- (8) Partition : -
- (9) Doors and windows : As per (B) on page - 6 & 7.







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: (9) :

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- (10) Flooring
- (11) Finishing
- (12) Roofing and terracing
- (13) Special architectural or decorative features if any.
- (14) (i) Internal wiring, surface or conduit.
- (ii) Class of fittings, superior/ordinary/poor
- (15) Sanitary Installation
  - (a)(i) No. of water closets.
  - (ii) No. of lavatory basins.
  - (iii) No. of urinals
  - (iv) No. of sinks
  - (v) No. of bath tubs.
  - (vi) No. of bidets.
  - (vii) No. of geysers
  - (b) Class of fitting, Superior coloured / Superior white / ordinary.
- (16) Compound Wall
  - (i) Height and length
  - (ii) Type of construction
- (17) No. of lifts and capacity
- (18) Underground sump-capacity and type of construction
- (19) Overhead tank
  - (i) Where located
  - (ii) Capacity
  - (iii) Type of construction.
- (20) Pumps-No. and their horse Power
- (21) Roads and paving within the Compound, area and type of construction
- (22) Sewage disposal-Whether connected to public sewers, if septic tanks provided, No. and Capacity

- : As per (B) on page - 6 & 7.
- : As per (B) on page - 6 & 7.
- : As per (B) on page - 6 & 7.
- : -
- : Conduit & surface mixed wiring.
- : Standard.
- : 10 Nos.
- : 8 Nos.
- : 8 Nos.
- : 2 Nos.
- : -
- : -
- : -
- : Standard white.
- : Ht. - 2.70 mtr.(avg.), length-250.00 mtr.
- : Brick masonry.
- : No lift is provided.
- : 1 tank of 10,000 ltrs.capacity. Brickmasonry walls & R.C.C. slab on top.
- : Terrace.
- : 5,000 ltrs.
- : PVC.
- : 1 pump is provided.
- : -
- : Connected with AMC drainage system.

Date : August 28, 2024

Place : Ahmedabad



Harwani Engineers & Associates Pvt. Ltd.

FOR, HARWANI ENGINEERS & ASSOCIATES PVT. LTD.

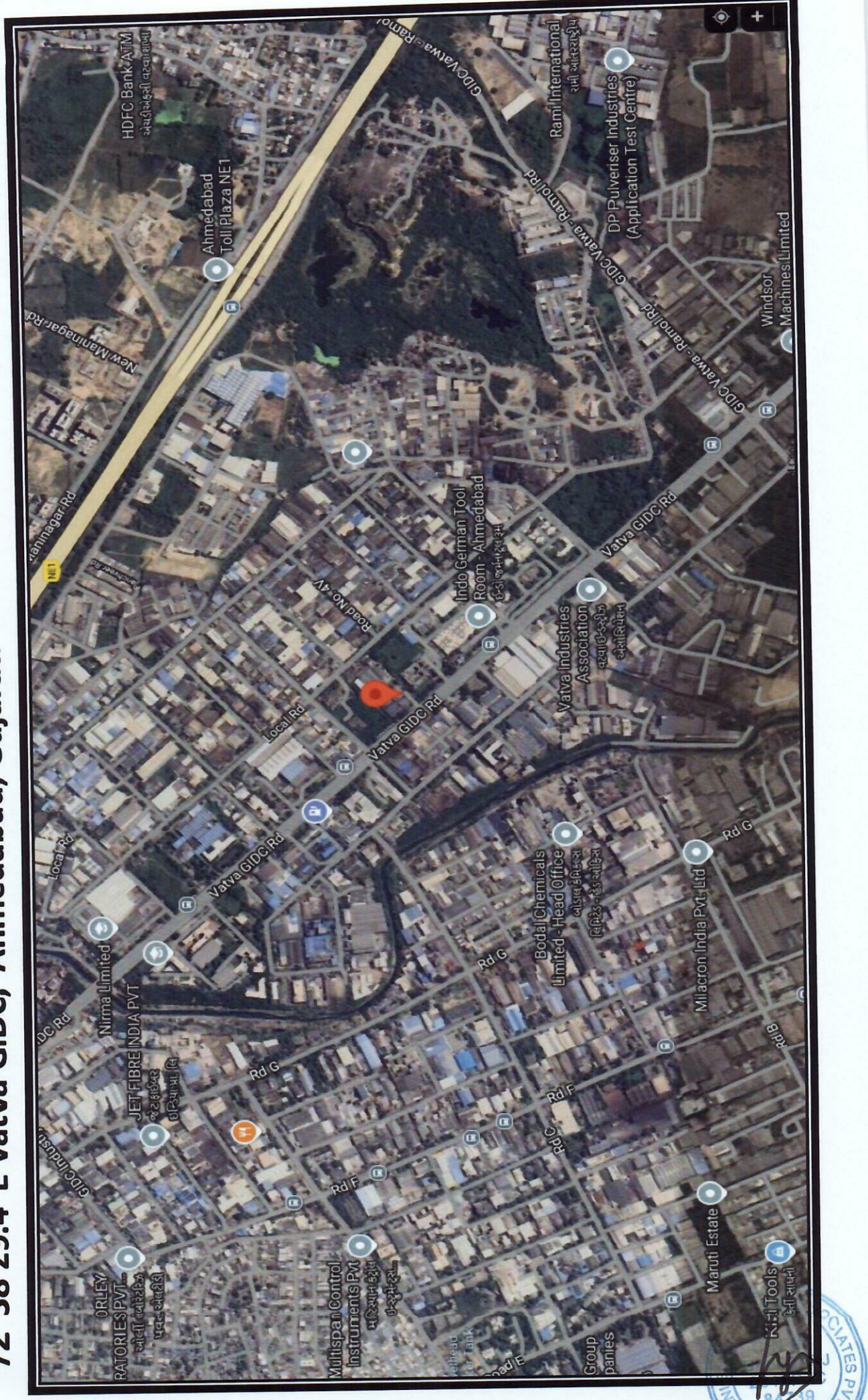
*Suresh D. Harwani*  
DIRECTOR

Suresh D. Harwani

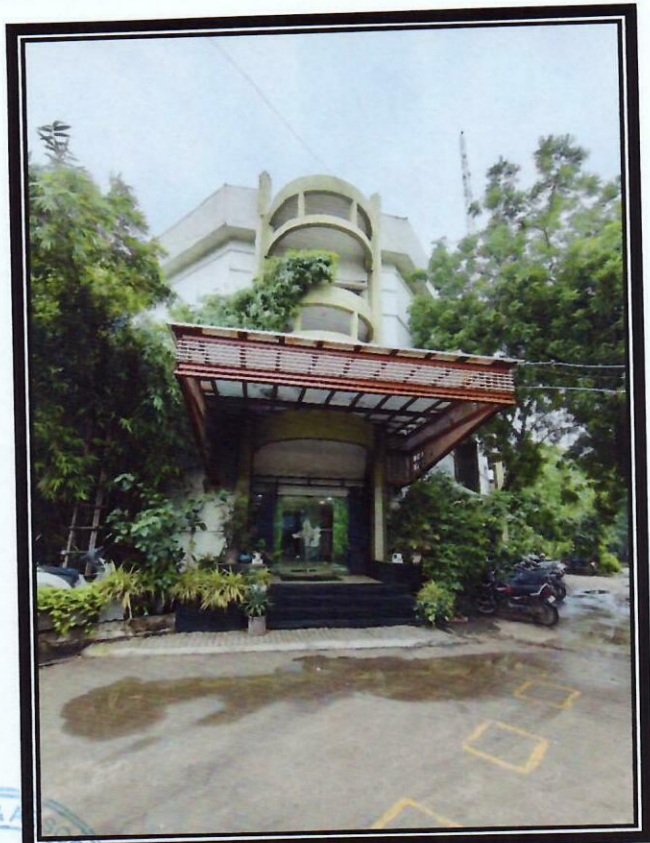
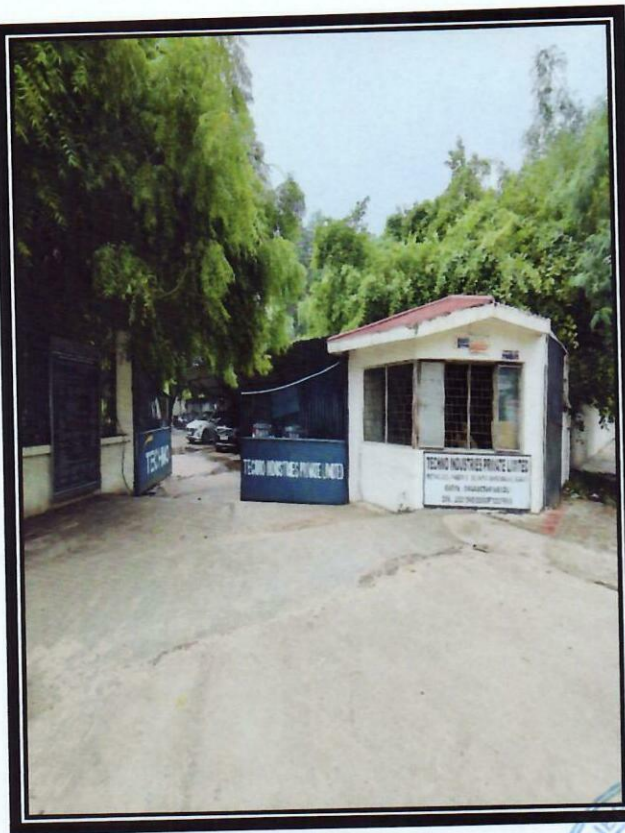
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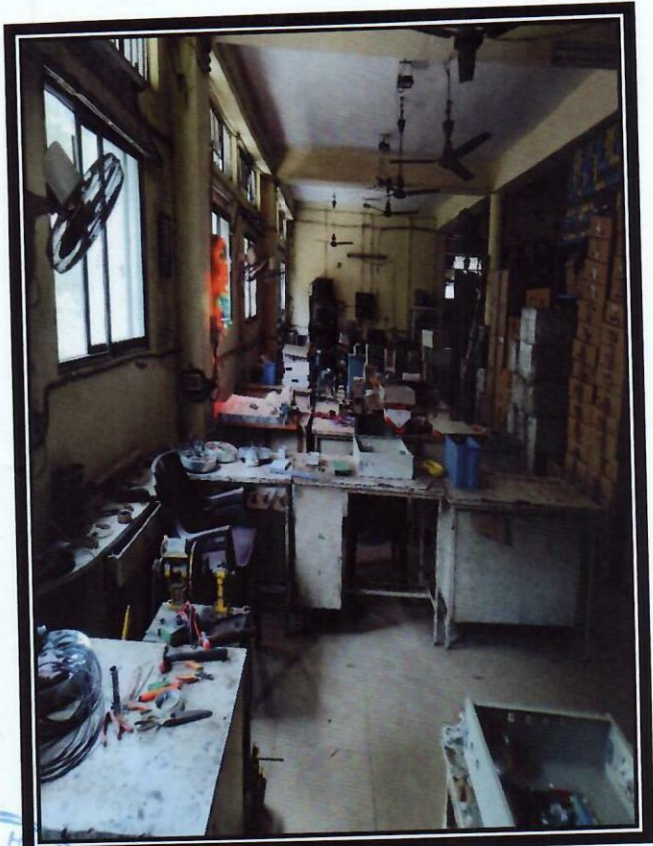
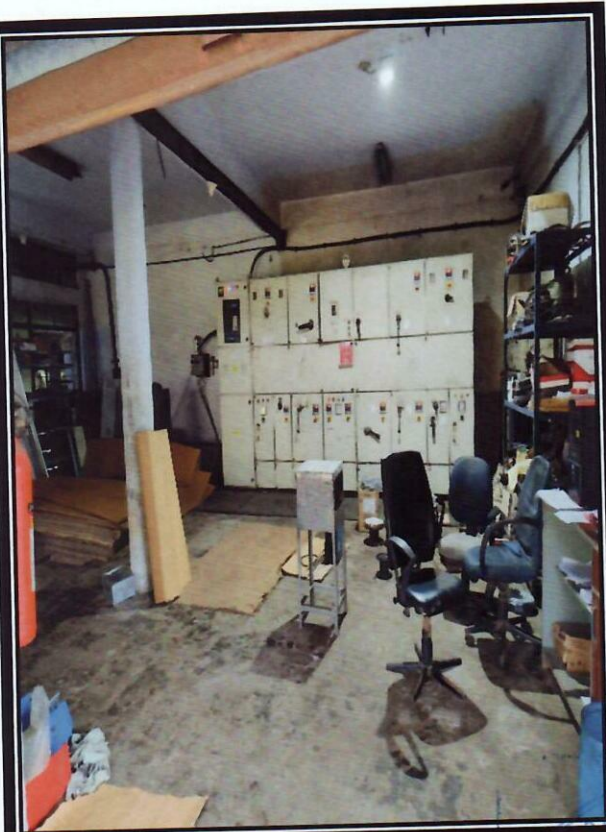
## Satellite Map Showing the property located at Latitude 22°58'23.9"N & Longitude 72°38'29.4"E Vatva GIDC, Ahmedabad, Gujarat.



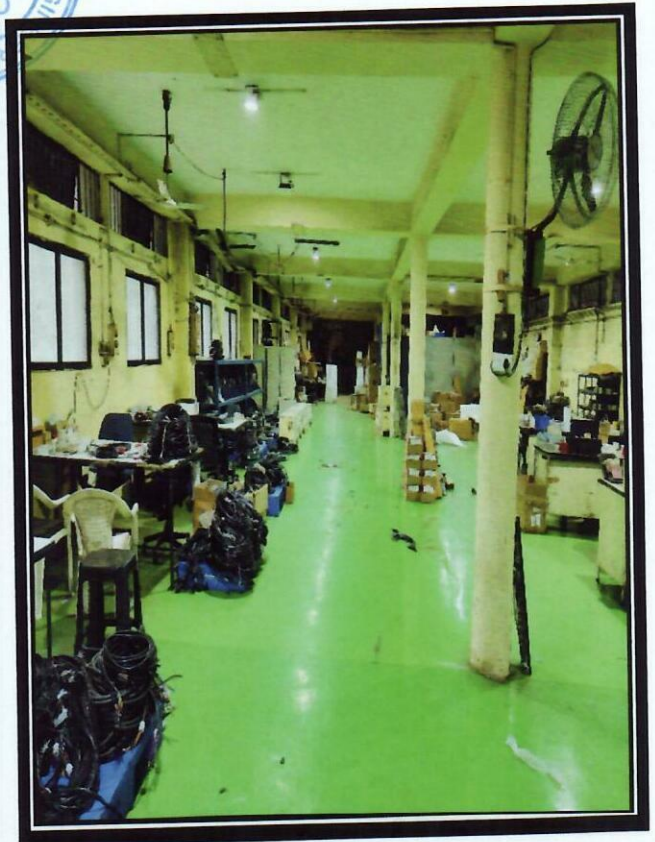
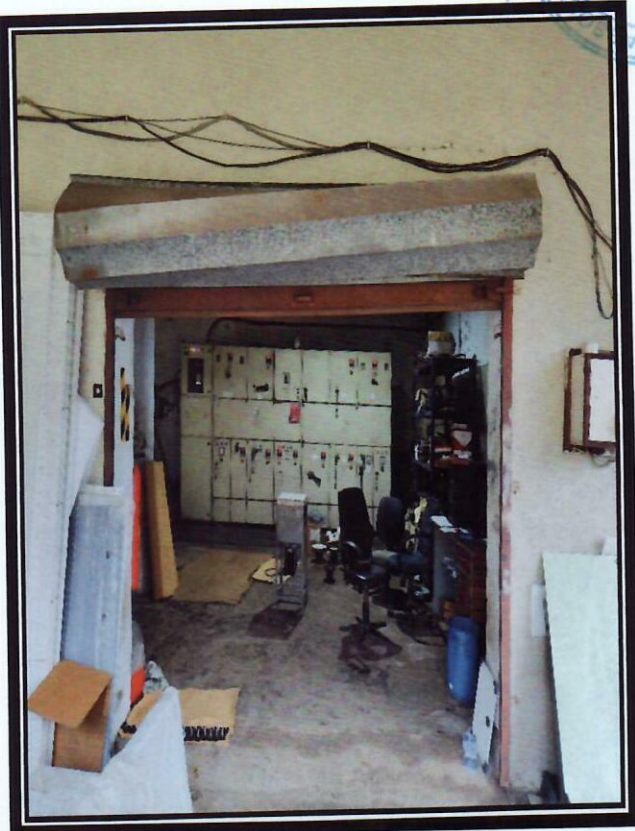




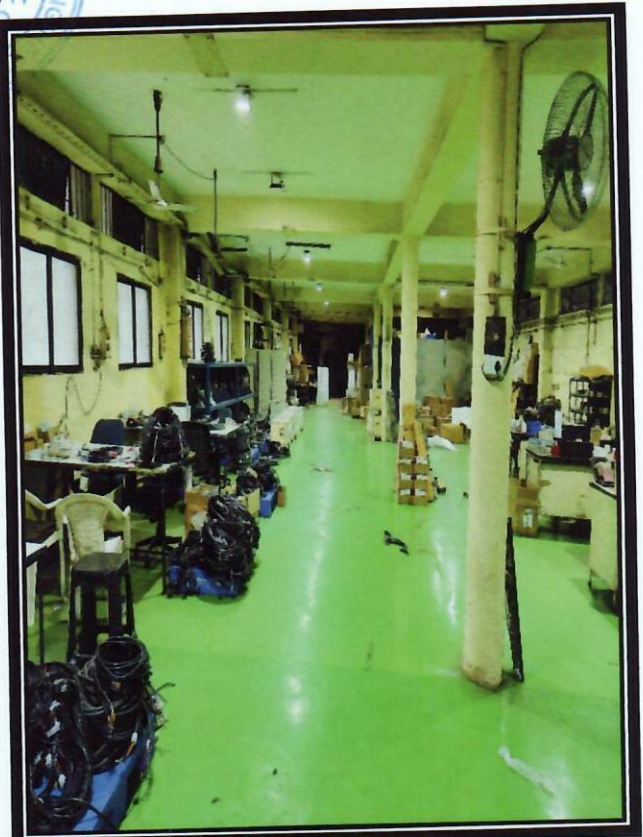
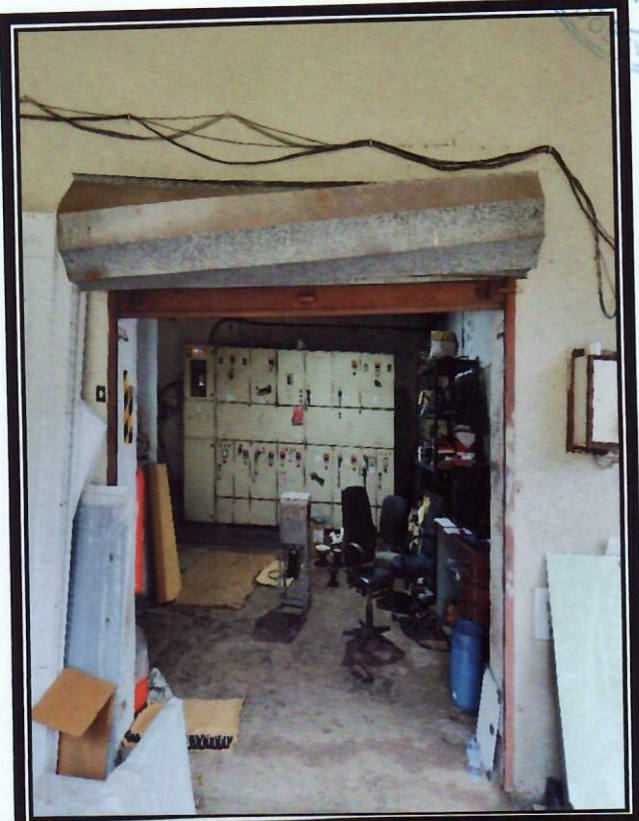




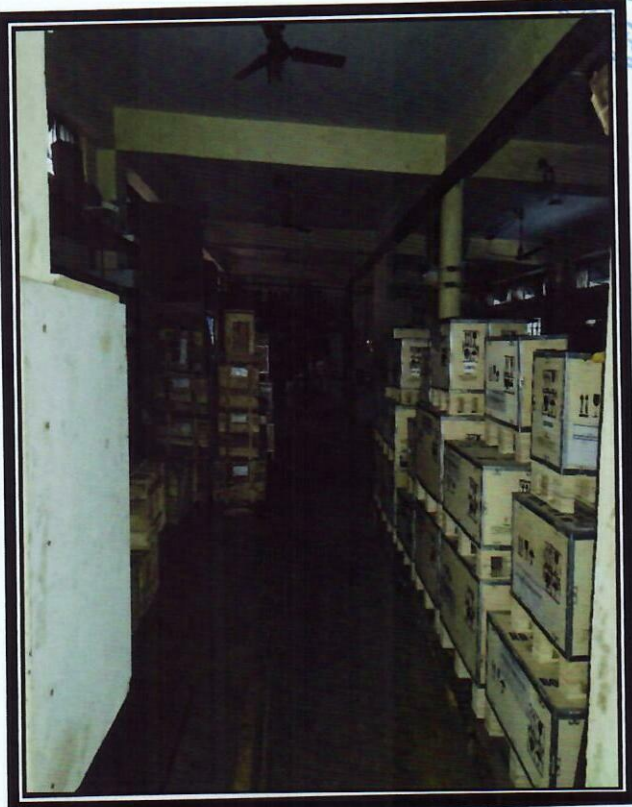




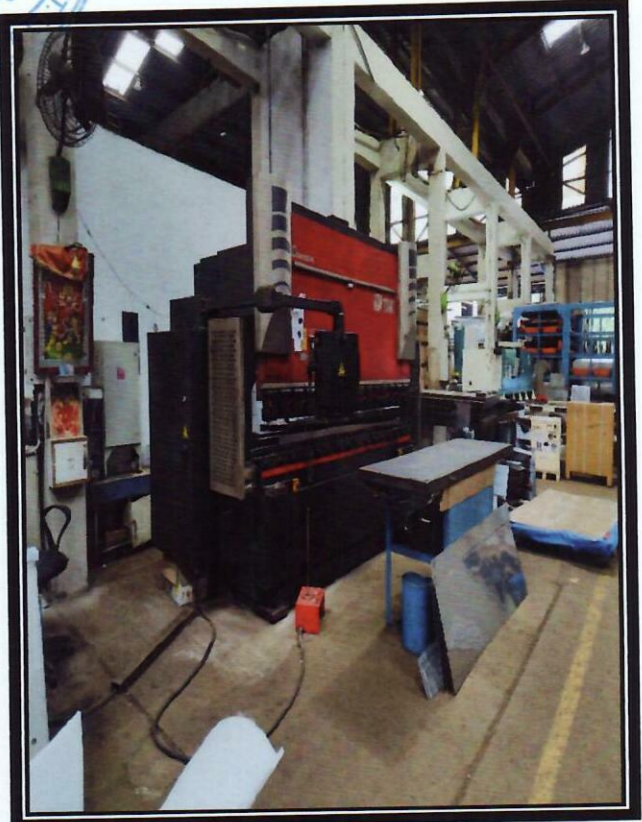
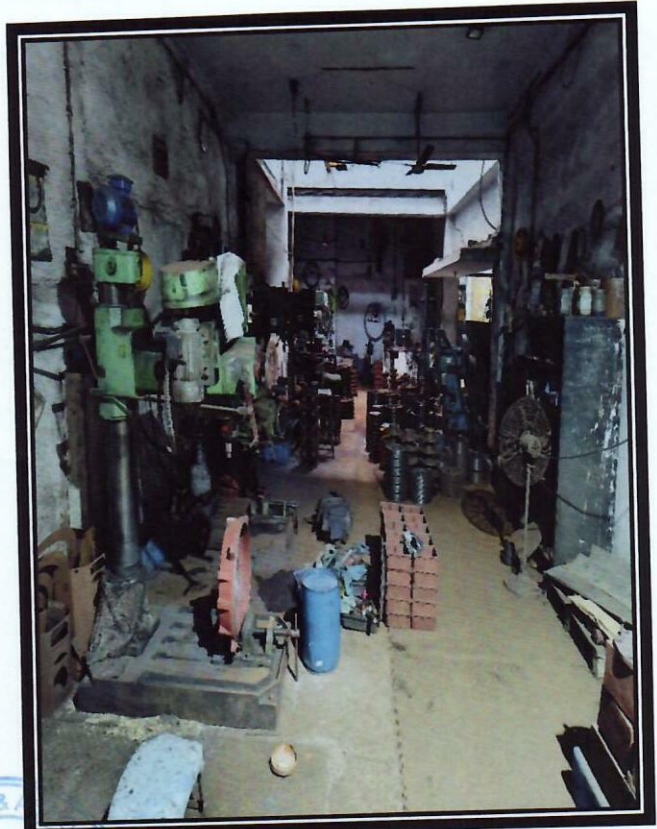














## Annexure - 'A'

Statement Showing the Allotment Price review details for the F.Y. 2023-24  
(As Approved vide Circulating Agenda of April-2023)

Sr. No.	Project Name	Allotment Price per Sq. mtr. for F.Y. 2023-24 (W/o I. 01/04/2023)
	Project Name	
1	2	3
	<b>INDUSTRIAL SECTOR</b>	
	<b>AHMEDABAD</b>	
		6,505
1	Apparel Park (Ambica Mill)	8,050
2	Behrampura	4,300
3	Bhagapura (Tentative)	6,225
4	Chharodi	650
5	Dhandhuka	795
6	Dholka	8,420
7	Kathwada	955
8	Kerala	4,525
9	Khoraj (Tentative)	3,510
10	Mandal (Japanese Ind. Zone) Phase - One (Tentative)	3,510
11	Mandal Phase -One (Tentative) (Only for Japanese Industrialist)	3,510
12	Mandal (Japanese Ind. Zone) Phase - Two	8,420
13	Naroda	11,905
14	Naroda (Hou.to Indus. area)	8,420
15	Odhav	650
16	Sanand (RIDC)	4,580
17	Sanand-II (BoI)	3,650
18	Sanand-II (BoI) - MSME Park - (Tentative)	2,545
19	Sanand Women Park	8,420
20	Vatva	1,100
21	Viramgam	
	<b>GANDHINAGAR</b>	
		14,020
1	Bhat	835
2	Dehgam	8,075
3	Gandhinagar (Elect)	8,075
4	Gandhinagar (Engg)	5,710
5	Gandhinagar (IT SEZ)	3,920
6	Gandhinagar (SEZ)	835
7	Manasa	
	<b>SABARKATHA</b>	
		795
1	Bhiloda	1,605
2	Himatnagar	510
3	Idar	170
4	Malpur (RIDC)	955
5	Modasa	955
6	Modasa- II	
7	Shinawada-MSME (Tentitive)	3,290

