COST SHEET

Diamond Empire

For client :- M/S. Vision Developers Date :- 02-07-25

A.	**Area Statement**	**Sqm**	**Sqft**		
	Plot Area	16,940	1,82,358		
	F.S.I. {(1.1+0.3+1.1)x1.6=4}	4.00	4.00		
	Permissible B.U.A.	67,760	7,29,434		
	F.S.I. Consumption (Maximum Potential)	67,760	7,29,434		

B.	**Project Cost**				
		Quantity	Unit	Rate/Unit	Amount
	Construction cost of Building	7,29,434	S.ft.	1,700	1,24,00,37,388
	Approval to Completion Charges	7,29,434	S.ft.	300	21,88,30,127
	Infra development	7,29,434	S.ft.	100	7,29,43,376
	TOTAL PROJECT COST				**1,53,18,10,890**

C.	**SALE REALIZATION**				
		Quantity	Unit	Rate/Unit	Amount
	Commercial	28,176	S.ft.	15,000	42,26,40,000
	Residential Flats	7,74,201	S.ft.	6,500	5,03,23,06,500
	Residential Flats to Land Owner, 43% of Basic FSI (1.1)	94,881	S.ft.	6,500	-61,67,27,124
	TOTAL SALE REALIZATION				**4,83,82,19,376**

D.	**PROJECT PROFITABILITY**	
	NET PROJECT COST	1,53,18,10,890
	SALE VALUE	4,83,82,19,376
	PROFITABILITY	**3,30,64,08,486** **330 Cr.**
	ROI %	**216%**