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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



PRELIMINARY BOQ
FOR PROPOSED COMMERCIAL BUILDING AT THIRUVALLUR

roject :	Proposed Civil Work at Thiruvallur
lient :	Mr.Jayabalan
ubject :	General
ocation:	Kakkalur, Thiruvallur
otal Floor area	12410 sq.ft
evision :	
ate :	16.08.2024

SLNo	DESCRIPTION	TENDER SUMMARY		
		AMOUNT.	BUDGET	REMARKS.
I	CVIL WORK			
1	CVIL AND SHELL CORE	31678202	2552.64	
2	PAINTING WORK	1683069	135.62	
3	FLOORING WORK	3217785	259.29	
4	JOINERY WORK	1348174	108.64	
5	MISCELLANEOUS	2354630	189.74	
6	SANITARY FITTINGS	263000	21.19	
II	MEP SERVICES			
1	INTERNAL & EXTERNAL ELECTRICAL WORK	1241000	100.00	
2	INTERNAL & EXTERNAL PLUMBING WORK	1116900	90.00	
3	LIFT 2 NOS	2000000	161.16	
3	GENSET	1000000	80.58	
	GRAND TOTAL AMOUNT	45902760.06	3698.85	

otes: These Rates are including Material cost, labour cost, transport, OHP, T&P, Water charge, Wages for weekly day of rest, Contingencies etc., complete and Excluding Tax.
upees .....)

ote:

1. GST will be extra as actual
2. Unit rate are fixed billing will be actual quantity executed in the site.
3. Quantities are based on design assumptions,actual quantity will be based on detailed drawings
4. Marble,granite,tile & laminates basic price to be finalized based on architec specifications
5. Government CMDA,EB Approval related works not included
6. The enclosed estimate does not include the following:
   1) Electrical,Electronics and Equipments/Accessories /BMS/Lighting Automation
   2) Art,Artifact & Mural works

ayment Terms: (To Be Filed By Contractor)

1
2
3
4
5

ccepted by Contractor

ame: .....
esignation: .....
eal: .....

Approved by

Name: .....
Designation: .....
Seal: .....

V. NAGARAJ, (B.E - Civil Engineer)
LICENSED SURVEYOR
TVLR/RE/Gr-II/2021/09/003
The Assistant Director of Town and Country Planning
No. 43/597, Thanthai Periyar Salai, Oil Mill,
Near Shanthi Mandapam, Tiruvallur - 602 001.
Cell : 88081 28293, 88071 81626



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

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