





TABLE OF CONTENTS

MESSAGE FROM THE PRESIDENT'S DESK	03
MESSAGE FROM THE EDITOR'S DESK	05
SECRETARIAT'S DESK	
> Meetings	07
> Representations	09
SEMINARS & WORKSHOPS	
CREDAI-MCHI KDU & KDMC Seminar on Decoding	16
Seminar for Conciliators in MMRDA Region	18
CREDAI-MCHI & CRE MATRIX RESEARCH REPORT	
> CREDAI MCHI - CRE Matrix's first Research Report	22
> 2/2.5 BHK Units Driving MMR Housing Demand	25
• BIZNET 2021	
E-Biznet with Asian Paints	28
> 8th Biznet 2021	29
 2ND EDITION OF CREDAI-MCHI KNOWLEDGE 	
SERIES CERTIFICATES	31
 CSR (CREDAI-MCHI WOMEN'S WING) 	
> Virtual workshop on 'Shakti Within'	33
Education Scholarship	34
CREDAI-MCHI Women's Wing Webinar	36
Health Camp at Kalpataru, Avana project	37
CREDAI - MCHI in the News	38
Thank You Partners	47
Upcoming Event	48
Editorial Team	49







Deepak Goradia

MESSAGE FROM THE PRESIDENT'S DESK

The benefits of Stamp Duty Reduction continued to show its positive results even in the First Quarter of 2021, with a daily average of 529 units getting registered in March 2021. Your chamber has requested the Maharashtra Government to extend the prevailing Stamp Duty rebate by 12 months. Your chamber has also asked for Ready Reckoner rates to remain unchanged and has strongly recommended reducing the land ASR rate to 1/3 of Residential Sale rates in Mumbai.

A fruitful meeting with the Principal Secretary – Housing was held to discuss the Housing Policy. Also, a meeting with the Housing Minister was held to discuss pending issues of MHADA. Team CREDAI-MCHI welcomed the new MahaRERA Chairman - Shri Ajoy Mehta. In addition to the above, more than 28 representations were made by the Secretariat in the first quarter of 2021, details of which are available on the website and app.

CREDAI-MCHI unit of KDU and KDMC held a seminar on Decoding UDCPR which was well attended with more than 300 participants across Developers, Landowners and Architects. Your chamber also participated in the seminar organized by MahaRERA for Conciliators.

This quarter witnessed the onboarding of Knowledge Partner for research and knowledge sharing initiatives of CREDAI-MCHI with CRE Matrix.





This quarter witnessed two editions of MMR Property Tracker with the first one being on growth-value of transactions while the second one was on typology of units sold. An interesting finding of the Research Report was that 2/2.5 BHK Units were driving MMR Housing Demand.

8th Edition of Biznet 2021 was held at Sofitel BKC, Mumbai. It was well participated by multiple brands of ancillary industry and was well attended by Developer Members and their Procurement team. The second edition of CREDAI-MCHI Knowledge Series was well attended by more than 450 participants with 6 power pack sessions from Industry Experts from L&T Realty, K Raheja Corp, Haware Properties etc.

Women's Wing conducted a virtual workshop on 'Shakti Within' which focused on self-reflection and introspection. CSR activity of handing over Educational Scholarships to students from various colleges was also undertaken. A webinar on how to transform one's thinking and desires into creation was conducted by industry experts. Women Wing also organized a Health Camp at Kalpataru Avana Project site at Parel, Mumbai.

Lastly, my Heartiest Congratulations to our President Elect Boman Irani for being selected as President Elect of CREDAI National. My best wishes to him.







Dr. Adv. Harshul Savla

MESSAGE FROM THE EDITOR'S DESK

I am thrilled to announce our first of its kind tie-up with CRE Matrix as our Knowledge and Research Partner. CRE Matrix is India's most trusted source for complete Real Estate Intelligence. CREDAI-MCHI, through this exclusive tie-up aims to strengthen its Research and Analytics Wing through verified Statistics and Data which will add impetus to our Public Relations, Knowledge Sharing and Thought Leadership Initiatives.

CREDAI-MCHI – CRE Matrix Research Initiatives would benefit our Member Developers tremendously, providing them with data that can help them in efficient decision making. Members of CREDAI -MCHI will get the benefit of the below research initiatives:

- Monthly MMR Property Tracker
- Quarterly Research Papers
- Yearly Realty Round-Up

MMR Property Tracker's frequency will be monthly, and it will give a detailed micro-market analysis of - CBD Mumbai, Central Mumbai, Central Suburbs, Eastern Suburbs, Western Suburbs, Thane, Raigad and Palghar. CREDAI-MCHI has always believed in transparency and





has exhibited thought leadership with its various initiatives. I personally believe that Research Orientation and Data backed decision making will go a long way to help all the stakeholder of our industry including the Government, Developers, Financial Institutions, Ancillary Industry and Customers.

The second edition of the CREDAI-MCHI Knowledge Series on Construction Management was held in March 2021 across 6 power pack sessions with expert faculty from L&T, K Raheja Corp, Haware Properties etc. Glad to share we received an overwhelming response of more than 450 Participants from across India and a few International participants too; this is more than 3 times the response received by the first edition. I am glad to acknowledge the support extended by the event partners Prince Piping Systems and Knest Aluform and Verticals which has enabled us to make the participation fees subsidized hence ensuring a wider outreach.

Participants from diverse backgrounds and age groups participated - Students, Architects, Lawyers, Bankers, Procurement Heads, Developers, Promoters etc. Participating Organisations included Construction Giants like Shapoorji Pallonji which came with a contingent of more than 50 participants to the entire team of NGO Swades Foundation which is into Rural Housing. I am happy to share the Certificate Program of Knowledge Series has received a lot of patronage and support from the entire Real Estate Fraternity, and all Stakeholders at different levels have participated in the programs.





SECRETARIAT'S DESK

MEETINGS

1. Meeting with SVR Srinivas, Principal Secretary - Housing

28th January 2021; A fruitful meeting with SVR Srinivas, Principal Secretary - Housing was, conducted to discuss the Housing Policy. The meeting took place in the office of Principal Secretary - Housing. The meeting was attended by Shri Deepak Goradia and Shri Pritam Chivukula.

2. Meeting with Shri Jitendra Awhad, Housing Minister

9th February 2021; A meeting was held with Shri Jitendra Awhad, Housing Minister Regarding the pending issue of MHADA. Hosted in Mr. Ahwad's bungalow, it was attended by Boman Irani, Shahid Balwa, Amit Thakker, Gurminder Singh and Harish Gupta.

3. Welcome the new MahaRERA Chairman -Shri Ajoy Mehta

The CREDAI-MCHI team was led by President Shri Deepak Goradia and Vice President Shri Domnic Romell, Secretary Shri Pritam Chivukula, Maharera Taskowner Shri Raajesh Prajapti and Member Shri Kunal Chheda visited Maharera office to welcome the new MahaRERA Chairman Shri Ajoy Mehta and Shri Pritam Chivukula.







4. Meeting with Shri Balasaheb Thorat, Hon'ble Revenue Minister

23rd March 2021; Team CREDAI-MCHI led by Shri Boman Irani along with Shri Pritam Chivukula, Shri Rajesh Prajapati and Shri Rajul Vora met Shri Balasaheb Thorat, Hon'ble Revenue Minister to discuss a few requests. There were 3 major matters in hand: to not change the Ready Reckoner Rate for 2021-22, the Land ASR rate for Mumbai to be 1/3 of Residential Sale Rate, and the current rebate of 3% in Stamp Duty to be extended for 12 months.

The Hon'ble Minister was sympathetic to the issues brought up in the meeting and has agreed to discuss the same with the Cabinet.

REPRESENTATIONS



LIST OF REPRESENTATION FOR JANUARY - MARCH

Sr.No.	Ref.No.	Date	То	Subject
1	MCHI/PRES/20- 21/085	4-Jan-2021	Dr Bhushan Gagrani (I.A.S.) Principal Secretary (I) Urban Development Department	Request for Extension in Relief on all Payments to be made to ULB and Govt. of Maharashtra until 301st March 2021
2	MCHI/PRES/20- 21/086	4-Jan-2021	Shri Eknath Sinde Hon'ble Minister for UDD	Request for Extension in Relief on all Payments to be made to ULB and Govt. of Maharashtra until 301st March 2021
3	MCHI/PRES/20- 21/087	5-Jan-2021	Shri Sanjay Kumar (I.A.S.) Hon'ble Chief Secretary, Government of Maharashtra, Mantralaya, Mumbai 400023	Request to abolish Technical committee for High Rise Buildings in Mumbai
4	MCHI/PRES/20- 21/088	5-Jan-2021	Shri Iqbal Singh Chahal (I.A.S.) Hon'ble Municipal Commissioner Municipal Corporation of Greater Mumbai Mumbai.	Request for Extension in Relief on all Payments to be made to ULB and Govt. of Maharashtra until 301st March 2021
5	MCHI/PRES/20- 21/091	7-Jan-2021	M/s Airodynamiks 2nd Floor, Hingu Bhavan Sahar Road, Andheri (E), Mumbai - 400069	Appreciation for your contribution in getting Amended building height Regulations notified from Ministry of Civil Aviation
6	MCHI/PRES/20- 21/092	11-Jan-2021	Shri Bhushan Gagrani (I.A.S.) Principal Secretary - I Urban Development Department Government of Maharashtra	Request for Extension in Relief on all Payments to be made to ULB and Govt. of Maharashtra until 31st March 2021
7	MCHI/PRES/20- 21/093	11-Jan-2021	Shri Ajit Dada Pawar Hon'ble Deputy Chief Minister Hon'ble Finance Minister Government of Maharashtra	Sub: Request to all allow Purchase of Stamp in Advance at 2% with 1-year validity
8	MCHI/PRES/20- 21/096	18-Jan-2021	Shri Sanjay Kumar (I.A.S.) Chief Secretary Government of Maharashtra	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.
9	MCHI/PRES/20- 21/097	18-Jan-2021	Shri Omprakash Deshmukh (I.A.S.) Inspector General of Registration & Controller of Stamp Government of Maharashtra	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.



Sr.No.	Ref.No.	Date	То	Subject
10	MCHI/PRES/20- 21/098	18-Jan-2021	Shri Dnyaneshwar Khilari Jt. Inspector General of Registration Controller of Stamp Government of Maharashtra	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.
11	MCHI/PRES/20- 21/099	18-Jan-2021	Smt. Jayashrirani Surve Deputy Director of Town Planning (Valuation) Mumbai Region Fort, Mumbai	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.
12	MCHI/PRES/20- 21/100	18-Jan-2021	Dr. Nitin Kareer (I.A.S.) Additional Chief Secretary Revenue Department Government of Maharashtra	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.
13	MCHI/PRES/20- 21/101	18-Jan-2021	Shri S V R Sriniwas (I.A.S.) Principal Secretary Housing Department Government of Maharashtra Mantralaya, Mumbai - 400032	Stamp Duty payable on instruments executed for Rehabilitation of slum Dwellers as per the Slum Rehabilitation scheme under Maharashtra Slum Areas (IC&R) Act 1971 in respect of properties situated within the city of Mumbai District & Mumbai suburban District.
14	MCHI/PRES/20- 21/105	19-Jan-2021	Shri Sanjay Rathod Hon'ble Minister for Forest Govt. of Maharashtra	Gazette Notification issued by Revenue and Forests Departments dated 10th May, 2018.
15	MCHI/PRES/20- 21/106	19-Jan-2021	Smt. Manisha Mhaiskar (I.A.S.) Principal Secretary Environment Department Government of Maharashtra Mantralaya, Mumbai.	Procedure adopted by Government of Maharashtra for Grant of Environmental Clearance (EC) under EIA Notification 2006.
16	MCHI/PRES/20- 21/107	19-Jan-2021		
17	MCHI/PRES/20- 21/108	27-Jan-2021	Shri Iqbal Singh Chahal (I.A.S.) Municipal Commissioner Municipal corporation of Greater Mumbai	Request for Extension in Relief on all Payments to be made to ULB and Govt. Of Maharashtra until 31st March 2021



Sr.No.	Ref.No.	Date	То	Subject
18	MCHI/PRES/20- 21/109	22-Jan-2021	Shri Aaditya Thackeray Hon'ble Minister of Tourism and Environment Government of Maharashtra Mantralaya, Mumbai	Procedure adopted by Government of Maharashtra for Grant of Environmental Clearance (EC) under EIA Notification 2006.
19	MCHI/PRES/20- 21/110	28-Jan-2021	Shri Balasaheb Thorat Hon'ble Minister of Revenue Government of Maharashtra	Very Urgently - Request to relax the condition from the requirement of attested Power Of Attorney in the registration of Development Agreement of the co-operative Housing society for those society members who are presently staying outside India in view of nonfunctioning or closure of embassies.
20	MCHI/PRES/20- 21/111	29-Jan-2021	Shri Uddhav Ji Thackeray Hon'ble Chief Minister Government of Maharashtra	Sub: Request to restore the Private office strength capacity to 100% Ref: Easing of Restriction and Phasewise opening of Lockdown (Mission Begin Again) order dated 31st August 2020 and 29th January 2021.
21	MCHI/PRES/20- 21/112	1-Feb-2021	Shri Satish Lokhande (I.A.S.) Chief Executive Officer, Slum Rehabilitation Authority, Administrative Building, Bandra (E), Mumbai – 400 051.	Facility of instalment/deferment for various fees/deposits/ premiums and 50% rebate announced by Govt. of Maharashtra
22	MCHI/PRES/20- 21/114	4-Feb-2021	Smt Manisha Mhaiskar (I.A.S.) Principal Secretary Environment Department Government of Maharashtra	Request for small amendment in the Guidelines issued for appraisal of 'Building and Construction' and 'Township and Area Development'
23	MCHI/PRES/20- 21/116	8-Feb-2021	Shri Aaditya Thackeray Hon'ble Minister of Tourism and Environment Government of Maharashtra Mantralaya, Mumbai	Thanking you for approving Guidelines for appraisal of 'Building and Construction' and 'Township and Area Development'
24	MCHI/PRES/20- 21/117	8-Feb-2021	Shri R.A. Rajeev (I.A.S.) Metropolitan Commissioner, MMRDA, Bandra (E), Mumbai REMINDER: Granting reli various payments to MM COVID - 19	
25	MCHI/PRES/20- 21/118	8-Feb-2021	Shri R.A. Rajeev (I.A.S.) Metropolitan Commissioner, MMRDA, Bandra (E), Mumbai	Charging interest as per SBI Lending rate to all leaseholders as per Supreme Court of India order dated 10.07.2020.
26	MCHI/PRES/20- 21/119	15-Feb-2021	Shri Rajeev D Nivatkar Collector Mumbai - 400001	Cartelizing by Cement and Steel Manufacturers and steep revision and request for immediate intervention for SURVIVAL of Real Estate Sector in the Maharashtra.



Sr.No.	Ref.No.	Date	То	Subject
27	MCHI/PRES/20- 21/121	22-Feb-2021	Shri Subhash Desai Hon'ble Minister of Industries Government of Maharashtra	CREDAI-MCHI suggestions for Proposed new IT/ ITeS
28	MCHI/PRES/20- 21/122	20-Feb-2021	Shri Keshav Ubale Assistant Commissioner (Estate) 4th floor, MCGM, Municipal Head office, Mahapalika Marg, Fort. Mumbai – 400 001	Request for Assistance to bailout the redevelopment of Municipal tenanted properties on Estate land
29	MCHI/PRES/20- 21/122	20-Feb-2021	Shri Keshav Ubale Assistant Commissioner (Estate) 4th floor, MCGM, Municipal Head office, Mahapalika Marg, Fort. Mumbai – 400 001	Request for Assistance to bailout the redevelopment of Municipal tenanted properties on Estate land
30	MCHI/PRES/20- 21/123	2-Mar-2021	Shri Balasaheb Thorat Hon'ble Minister for Revenue Government of Maharashtra	Application to issue circular / give directions to respective offices of Sub-Registrars of Assurances for determination of the market value of the property for calculation of Stamp Duty payable thereon, by taking an average of the RR Value of the CTS/Survey numbers of the property described in the documents.
31	MCHI/PRES/20- 21/126	4-Mar-2021	Shri Iqbal Singh Chahal (I.A.S.) Hon'ble Municipal Commissioner Mumbai Corporation of Greater Mumbai Fort, Mumbai – 400001	Request for 3-month extension in payment of Property tax without any penal interest
32	MCHI/PRES/20- 21/127	8-Mar-2021	Shri P Velrasu (I.A.S.) Additional Municipal Commissioner - Projects Mumbai Corporation of Greater Mumbai Fort, Mumbai - 400001	Request for 3-month extension in payment of Property tax without any penal interest
33	MCHI/PRES/20- 21/129	10-Mar-2021	Shri Iqbal Singh Chahal (I.A.S.) Hon'ble Municipal Commissioner Mumbai Corporation of Greater Mumbai Fort, Mumbai – 400001	Request to skip file going to audit department already approved by Building Proposal Department until 31st March 2021, enabling the developer to deposit premium at a faster rate.
34	MCHI/PRES/20- 21/131	12-Mar-2021	Shri Satish Lokhande (I.A.S.) Chief Executive Officer Slum Rehabilitation Authority Bandra East. Mumbai	Request for 50% concession in premiums along with additional FSI and Fungible FSI



Sr.No.	Ref.No.	Date	То	Subject
35	MCHI/PRES/20- 21/132	16-Mar-2021	Jt. Director, Town Planning, (Valuation	घोषित झोपडपट्टी असलेल्या क्षेत्राच्या मुंबई व मुंबई महानगर उपनगरात खरेदीखताच्या दस्ताच्या मूल्यांकनाबाबत
36	MCHI/PRES/20- 21/133	16-Mar-2021	Shri Shravan Pramod Hardikar (I.A.S.) Inspector General Registration & Controller of Stamp New Admn.Bldg., Ground Floor, Opp. Council Hall PUNE 411001	घोषित झोपडपट्टी असलेल्या क्षेत्राच्या मुंबई व मुंबई महानगर उपनगरात खरेदीखताच्या दस्ताच्या मूल्यांकनाबाबत
37	MCHI/PRES/20- 21/134	16-Mar-2021	Jt. Inspector General Registration & Controller of Stamp New Admn.Bldg., Ground Floor, Opp. Council Hall PUNE 411001	घोषित झोपडपट्टी असलेल्या क्षेत्राच्या मुंबई व मुंबई महानगर उपनगरात खरेदीखताच्या दस्ताच्या मूल्यांकनाबाबत
38	MCHI/PRES/20- 21/135	16-Mar-2021	ACS Revenue	घोषित झोपडपट्टी असलेल्या क्षेत्राच्या मुंबई व मुंबई महानगर उपनगरात खरेदीखताच्या दस्ताच्या मूल्यांकनाबाबत
39	MCHI/PRES/20- 21/136	17-Mar-2021	Shri Iqbal Singh Chahal (I.A.S.) Hob'ble Municipal Commissioner Municipal Corporation of Greater of Mumbai Fort. Mumbai 400 001.	Waiver of LUC taxes for the period of total Lockdown i.e. from 20.03.2020 to 08.06.2020 (said "Total Lockdown")
40	MCHI/PRES/20- 21/138	23-Mar-2021	Shri Balasaheb Thorat Hon'ble Minister of Revenue Government of Maharashtra Mantralya	Request to extend the Stamp Duty Rebate for 12 months
41	MCHI/PRES/20- 21/139	23-Mar-2021	Shri Balasaheb Thorat Hon'ble Minister of Revenue Government of Maharashtra Mantralya	Request to Change Land ASR rate to 1/3rd of Residential RR rate
42	MCHI/PRES/20- 21/140	23-Mar-2021	Shri Uddhav Ji Thackeray Hon'ble Chief Minister Government of Maharashtra Mantralya	Request to extend the Stamp Duty Rebate for 12 months
43	MCHI/PRES/20- 21/141	23-Mar-2021	Shri Ajit Pawar Ji Hon'ble Deputy Chief Minister Hon'ble Minister of Finance Government of Maharashtra Mantralya	Request to extend the Stamp Duty Rebate for 12 months
44	MCHI/PRES/20- 21/142	23-Mar-2021	Dr. Nitin Kareer (I.A.S.) Additional Chief Secretary Revenue Department Government of Maharashtra Mantralya	Request to extend the Stamp Duty Rebate for 12 months



Sr.No.	Ref.No.	Date	То	Subject
45	MCHI/PRES/20- 21/143	23-Mar-2021	Shri Manoj Saunik (I.A.S.) Additional Chief Secretary Finance Department Government of Maharashtra Mantralya	Request to extend the Stamp Duty Rebate for 12 months
46	MCHI/PRES/20- 21/144	23-Mar-2021	Shri Shravan Pramod Hardikar (I.A.S.) Inspector General Registration & Controller of Stamp New Admn.Bldg., Ground Floor, Opp. Council Hall PUNE 411001	Request to extend the Stamp Duty Rebate for 12 months
47	MCHI/PRES/20- 21/145	24-Mar-2021	Shri Iqbal Singh Chahal (I.A.S.) Hob'ble Municipal Commissioner Municipal Corporation of Greater of Mumbai Fort. Mumbai 400 001.	Request to avail period of 3 months to submit Registered undertaking wrt the seeking benefit of reduction in premiums as per GOM Notification dated 14.01.2021 and MCGM Circular dated 22.02.2021 & 05.03.2021
48	MCHI/PRES/20- 21/146	24-Mar-2021	Shri Anil Diggiker (I.A.S.) Vice President & CEO, Maharashtra Housing and Area Development Authority, Grihanirman Bhavan, Bandra (E), Mumbai – 400051	Fungible Compensatory Area under Regulation 31(3) of DCPR 2034.
49	MCHI/PRES/20- 21/147	25-Mar-2021	Shri Iqbal Singh Chahal (I.A.S.) Hob'ble Municipal Commissioner Municipal Corporation of Greater of Mumbai Fort. Mumbai 400 001.	Request to extend the deadline for paying the outstanding payment of all dues from 31st March 2021 to 15th April 2021





CREDAI-MCHI IMPACT



महाराष्ट्र शासन

महसूल व वन विभाग

दालन क्र.एम-७ ए, पोटमाळा, मादाम कामा रोड, हुतात्मा राजगुरु चौक, मंत्रालय (विस्तार), मुंबई ४०० ०३२.

दूरव्यनी क्रमांक :०२२-२२०२३४४५

e-mail: pritamkumar.jawale@nic.in

क्रमांक: मुद्रांक-२०२९/प्र.क.११०/म-१(घोरण)

दिनांक-३१ मार्च, २०२१

प्रति.

मा.मुख्य नियंत्रक महसूल प्राधिकारी तथा नोंदणी महानिरीक्षक व मुद्रांक नियंत्रक, महाराष्ट्र राज्य, पणे

विषय :- सन २०२१-२२ करीताचे वार्षिक वाजारमूल्यदर तक्ते व मुल्यांकनाच्या मार्गेदर्शक सूचना न बदलण्यावावत तथा कायम ठेवण्याबावत.

संदर्भ :- १) CREDAI-Maharashtra यांचे मा. मंत्री (महसूल) महोदयांना अग्रेषित निवेदन दि.०५ फेब्रुवारी, २०२१.

- आपल्या कार्यालयाचे पत्र क्र.सहसंनर-म्/CREDAI-MCHI/ASR २०२०-२९/२३९. दि.२३ फेब्रुवारी, २०२१.
- 3) शासनाचे पत्र क.मुद्रांक-२०२९/सं.क.९३३/म-९ (धोरण), दि.२३ मार्च, २०२९.

महोदय.

संदर्भाधीन पत्रांन्वये प्राप्त विनंतीच्या अनुषंगाने गहाराष्ट्र मुद्रांक (गिळकतीचे वास्तव बाजारमूल्य दर निर्धारीत करणे) नियम १९९५ मधील नियम ४ च्या उप-नियम (९) च्या तरतूर्वीन्वये गला खालीलप्रमाणे कळविण्याचे शासनाचे निर्देश आहेत:-

"सन २०२०-२९ चे वार्षिक बाजारमूल्य तक्ते ६ महिन्यापूर्वीय प्रसिध्य झाले आहेत. बांघकाम व्यवसाय हजुहजु पूर्वपदावर येत आहे. या पार्श्वमूमीवर क्रिजाई महाराष्ट्र यांची विनंती रास्त वाटते. ही बाब विचारात चेता महाराष्ट्र मुद्रांक (मिळकतीचे वास्तव बाजारमूल्य दर निर्धारीत करणे) नियम १९९५ चे नियम ४(९) च्या तरतूदीनुसार गेल्या वर्षांचे बाजारमूल्य तक्ते सन २०२१-२२ करीता कायम ठेवण्यात यायेत."

तरी उक्त शासन निर्देशानुसार कार्यवाही करून केलेल्या कार्यवाहीचा अनुपालनात्मक अहवाल शासनास सादर करण्याची विनंती आहे.

आपला

trair.

(प्रितमकुम्बर जावळे) कार्यासन अधिकारी, महाराष्ट्र शासन

निवड नस्ती, कार्यासन म-९ (धोरण), महसूल व वन विभाग, मंत्रालय, मुंबई,

Consumurar investmental por principal estados esta grada nen es necesarios ana





SEMINARS & WORKSHOPS

CREDAI-MCHI KDU & KDMC SEMINAR
ON DECODING UDCPR





On 9th February, a one-day Seminar on Decoding UDCPR organized by CREDAI-MCHI KDU & KDMC was inaugurated with lighting of the lamp and felicitation ceremony for the dignitaries at Atre Rangmandir Hall, Kalyan.

The dignitaries present at the event were Shri Vijay Suryavanshi, Municipal Commissioner, KDMC, Shri Sudhakar Nangnure, Director, Town Planning, GOM, Shri Prakash Bhukte, Ex-Joint Director, Town Planning, GOM, Shri Deepak Goradia, President, CREDAI-MCHI, Shri Pritam Chivukula, Hon. Secretary, CREDAI-MCHI, Shri Shrikant Shitole.





President, CREDAI-MCHI KDU and other Government Officials.

Shri Deepak Goradia, President, while addressing the gathering congratulated the Government of Maharashtra and CREDAI-MCHI KDU & KDMC for organizing the seminar, stating that it was a need of the hour.

This seminar witnessed an overwhelming participation of over 300 participants from Developers, Architects and Landowners. Technical sessions were also being arranged for the day by various officials.







SEMINAR FOR CONCILIATORS IN MMRDA REGION

MahaRERA organized a Seminar for Conciliators in MMRDA Region at the MahaRERA Auditorium, Bandra, on 10th March 2020, in order to commemorate the 3rd Anniversary of MahaRERA Conciliation Forum and to impart a training program to the Conciliators of CREDAI-MCHI, Mumbai Grahak Panchayat (MGP) and NAREDCO.

The members present from CREDAI-MCHI were Shri. Deepak Goradia, President, Shri. Pritam Chivukula, Hon. Secretary, Shri. Mohan Deshmukh, Senior Conciliator and Past President, Shri. Chaitanya Parekh, Conciliator and Member of CREDAI-MCHI. The other dignitaries present were Shri. Gautam Chatterjee, the Former Chairman,



MahaRERA, Shri Ajoy Mehta (Retd. IAS), Chairman - MahaRERA, Shri. Vijay Satbir Singh, Hon. Member MahaRERA, Shri. Vasant Prabhu, Secretary, MahaRERA, Shri. Shirish Deshpande, MGP and Shri. Ajay Mehta, Trainer.

Pre-RERA, the real estate sector was completely unorganized and unregulated with multiple challenges. It took 70 years for the sector to get a regulator. RERA aims at ushering in an era of 3Ts in the Real Estate Sector and maintain focus on Five Key Pillars of the Act, RERA 1.0 Implementation Report: MahaRERA the Leader, statistics pertaining to MahaRERA and the consequent analysis, innovative initiatives of MahaRERA, challenges in Post RERA era and RERA 2.0 that aims to focus on development.









Shri Mohan Deshmukh, in his address, briefed the gathering about the good progress of the Conciliation Forum and assured the MahaRERA Authority to aggressively implement it through a more result-oriented approach as a way forward.

Shri Gautam Chatterjee, in his presentation, highlighted that out of 28,000 ongoing projects, only 13,000 are registered. Moreover, out of all the registered ongoing projects, only 6,500 have been completed reason for non-completion range from liquidity issues to NBFC problems to Covid-19 and also developers' delinquency. 4,500 projects could have further been completed had they not got an extension. There are 12,500 complaints filed in MahaRERA which are against 2,600 registered projects (less than 10% of all registered projects) & 765 complaints for non-registration. A good number of 9000 complaints have been disposed of.

Shri Ajoy Mehta, in his speech while appreciating the efforts put in by the entire Conciliators said that the well-structured MahaRERA Conciliation Forum needs to focus on standardizing and simplifying the laws and the current methods which are being practiced.

The session concluded with a wonderful training session provided by Shri Ajay Mehta (Trainer) to all the Conciliators present.





MAHARERA CONCILIATION REPORT FROM OCT 2020 TO FEBRUARY 2021

MahaRERA Conciliation Report from Oct 2020 to February 2021

Sr. No.	MCHI & MGP Conciliators	Allotted Cases	Settled Cases	Pending For Hearing	Concilia- tion Failed	Lack of Jurisdiction/ withdrawn/ other reason	
1	Mr.Rajnikant Ajmera/ Ms.Veena Gondalekar	8	7	0	1	0	
2	Mr. Mohan Deshmukh/ Mr. Prakash Modak	6	3	0	3	0	
3	Mr. Pravin Doshi/ Ms. Anita Khanolkar	0	0	0	0	0	
4	Mr. Paras Gundecha/ Ms. Sharmila Ranade	5	2	0	3	0	
5	Mr. Rajesh Prajapati / Ms. Uday Pingle	7	5	0	2	0	
6	Mr. Shailesh Puranik/ Dr. Archana Sabnis	4	3	0	1	0	
7	Mr. Rajesh Gupta / Ms. Manisha Kulkarni	0	0	0	0	0	
8	Mr. Bipin Savla / Ms. Mrudula Chiplunkar	7	4	3	0	0	
Tota Cor	al nciliation Heard	37	24	3	10	0	Percentage: 64% Settled Conciliation Cases in 6 month (i.e. from October 2020 till March 2021)

MahaRERA Conciliation Special Cases Oct to Dec 2020

Sr. No.	MCHI & MGP Conciliators	Allotted Cases	Settled Cases	Pending For Hearing	Concilia- tion Failed	Lack of Jurisdiction/ withdrawn/ other reason	
	Mr. Pravin Doshi/ Dr Archana Sabnis (MGP)	4	2	1	1	0	
	tal onciliation Heard	4	2	1	1	0	



MahaRERA Conciliation (REFERRED CASES) Report March 2021

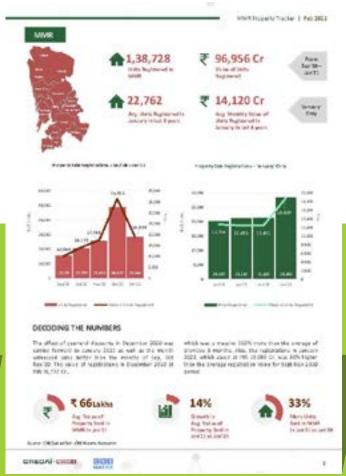
Sr. No.	MCHI & MGP Conciliators	Allotted Cases	Settled Cases	Pending For Hearing	Concilia- tion Failed	Lack of Jurisdiction/ withdrawn/ other reason	
1	Mr.Rajnikant Ajmera/ Ms.Veena Gondalekar	8	0	8	0	0	
2	Mr. Mohan Deshmukh/ Mr. Prakash Modak	7	2	4	1	0	
3	Mr. Pravin Doshi/ Ms. Anita Khanolkar	10	2	4	4	0	
4	Mr. Paras Gundecha/ Ms. Sharmila Ranade	12	0	4	8	0	
5	Mr. Rajesh Prajapati / Ms. Uday Pingle	4	0	3	1	0	
6	Mr. Shailesh Puranik/ Dr. Archana Sabnis	4	1	3	0	0	
7	Mr. Rajesh Gupta / Ms. Manisha Kulkarni	0	0	0	0	0	
8	Mr. Bipin Agarwal / Ms. Mrudula Chiplunkar	4	0	4	0	0	
9	Mr. Ashit Shah / Mrs. Archana Pangaonkar	0	0	0	0	0	Shall Start from April 2021
10	Mr. Nikunj Sanghavi / Mr. Ravindra S.	0	0	0	0	0	Shall Start from April 2021
11	Mr. Pritam Chivukula / Ms. Mrudula Chiplunkar	0	0	0	0	0	Shall Start from April 2021
12	Mr. Chaitanya Parekh / Ms. Manisha Kulkarni	0	0	0	0	0	Shall Start from April 2021
Tota Cor	al ociliation Heard	49	5	30	14	0	Percentage : 10% Settled REFERRED Conciliation Cases in 1 month (i.e. March 2021)

Cases of 6 months	Month	No of Cases in 6 Months	Settled
Conciliation Cases	Oct 2020 to Feb 2021	24	64%
REFERRED Conciliation Cases	Mar-21	49	10%
Special Cases	Oct-20	4	50%
TOTAL	6 Months	77	74%













CREDAI-MCHI, in association with its Knowledge Partner CRE Matrix, jointly unveiled a comprehensive research report 'MMR Property Tracker' at the 8th edition of CREDAI-MCHI Biznet 2021 in Mumbai on 26th February. The unveiling was headed by Dr. Adv. Harshul Savla - Task Owner, Mr Deepak Goradia - President, Mr. Pritam Chivukula - Secretary, Mr. Domnic Romell - Vice President, CREDAI-MCHI, Mr. Jayesh Shah - Vice President, CREDAI-MCHI, Mr. Mayur Shah - Past President, CREDAI-MCHI, Mr. Vijay Lakhani - President, Navi Mumbai CREDAI-MCHI and Mr. Abhishek Gupta, CEO & Co-Founder, CRE-Matrix.

The monthly report, which has traced the quantum of MMR residential real estate transactions in January, analyzed the region by dividing it into 8 key housing markets in the regions: CBD Mumbai, Central Mumbai, Central Suburbs, Western Suburbs, Eastern Suburbs, Thane, Raigad and Palghar.







Of the key findings in the 'MMR Property Tracker Report', it was observed that MMR witnessed 33% y-o-y growth in Housing Sales in January 2021. The average value of the property sold in January 2021 was 66 lacs implying a 14% y-o-y growth in average property value.

The Central Business District (CBD) Mumbai witnessed renewed enthusiasm from the HNI's, with 48% y-o-y growth in units sold in January 2021, with an average ticket size of Rs. 1.6 crore. Meanwhile, in Central Mumbai, the period from September 2020 to December 2020 showed a hockey-stick like increase in the value of units registered capturing the positive effect of stamp duty reduction taken by the state govt. The Central Suburbs saw that the value of sales in January 2021 was a substantial 71% more than the monthly average of the value of the units sold in the previous three years. Western Suburbs and Eastern Suburbs witnessed 58% and 71% y-o-y growth in sales with an average ticket size of Rs 1.1 crore, respectively. This sales momentum is expected to continue further as the pandemic effect is slowing down and fence-sitters are now going ahead and taking the property investment plunge. Across Thane, 30% more units were sold as compared to January 2020, with an average ticket size of 41 lacs. Raigad, largely known to be an affordable housing market, oversaw a y-o-y growth of 23% in housing sales.

CREDAI-MCHI President, Deepak Goradia, shared his comments on the same - "The past few months have re-laid the foundation of the Real Estate sector not just in MMR but the entire state of Maharashtra, largely owing to the progressive and decisive measures taken by the State Government to galvanize the sector in the post pandemic era. This joint report with CRE Matrix is a testament to the improving home buying sentiments in MMR with the region witnessing an overall y-o-y growth of 33% in housing sales in January. Homebuyers, at the back of COVID-19, have also fully comprehended the importance of owning a house and have been registering interest owing to a number of favourable buying factors. We expect this strong tide to continue till March and hope to sustain this momentum beyond March as well."





2/2.5 BHK UNITS DRIVING MMR HOUSING DEMAND: CREDAI-MCHI - CRE MATRIX RESEARCH REPORT

CREDAI-MCHI, in association with its Knowledge Partner CRE Matrix, jointly unveiled the second edition of its comprehensive research titled 'MMR Housing Typology Report', tracing the most pertinent home buying trends of MMR residential real estate transactions since January 2017. The research report shares a thorough and insightful micro-market analysis by dividing MMR into 8 key housing markets: CBD Mumbai, Central Mumbai, Central Suburbs, Western Suburbs, Eastern Suburbs, Thane, Raigad and Palghar.

Smaller sized units remain the preferred choice for MMR homebuyers, with approx. 87% of total unit sales falling in the <=2/2.5 BHK category at an average ticket size of Rs 55 lacs over the last four years. With Mumbai as one of the costliest property markets in India with larger ticket sizes than anywhere else in the country, smaller houses (<2/2.5 BHK) in MMR remain consistently in demand - a trend that has continued for years. In Jan-Feb 2021 too, Rs 20,736 crores worth of houses were registered under the category, amounting to approximately 60% of the total value of properties sold in the same timeframe.

The 'MMR Housing Typology Report' observed that the Central Business District (CBD) witnessed a y-o-y growth (2020 as compared to 2019) in sales in terms of both number and value of units sold, despite year 2020 being a truncated year due to COVID-19. In Jan - Feb 2021, the >=4BHK category had the highest impact and share in terms of value of properties sold, with an average ticket size of Rs 13 crore. The Central Mumbai region has historically witnessed the majority



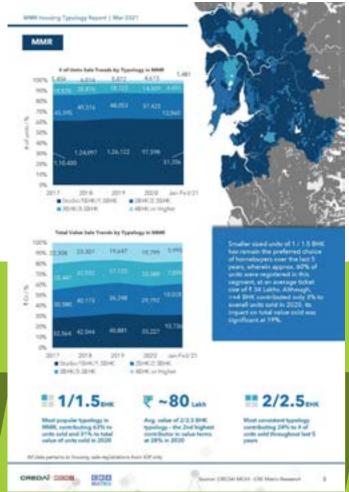


of sales (in value terms) coming from larger typologies. In Jan – Feb 2021 too, >=4BHK category had the highest share in the value of units sold. Central Suburbs is typology agnostic - as all types contributed at least 15% in value terms in 2020. The highest contributor in terms of the value of properties sold, though, was the 3/3.5 BHK category, at an average ticket size of Rs 3.6 crores. Eastern Suburbs, on the other hand, 2 - 3 BHK category had the highest impact (~60%) on the value of properties sold, with an average ticket size of Rs 1.7 crore. Across Western Suburbs, <=2.5 BHK is the most popular category, contributing to over 84% of unit sales in 2020, a trend also witnessed in Jan-Feb 2021. Historically, while the majority of sales in Thane have come from the 1/1.5 BHK segment, with an average ticket size of Rs. 30 lacs, this year the 2/2.5 BHK category has emerged as the highest impact typology - contributing an avg. of 22% to units sold but 27% to total value sold. Led by an increase in real estate development and enhancing infrastructure, we foresee a change in Thane's buyer preferences in the future. In Raigad, the affordable segment market has witnessed almost 66% units being sold in the Studio / 1 / 1.5 BHK segment with an average ticket size of Rs 27 lacs. Palghar has witnessed the majority of sales happening in smaller typologies of 1/2 BHK segments, contributing 94% in the number of units sold and 84% in total value sold in 2020. Going-forward, with the Mumbai-Ahmedabad bullet train route passing through this region, it is likely to see an improvement in the overall development and an increase in demand for larger typologies as well. CREDAI MCHI President, Deepak Goradia, shares his remarks "We are extremely proud and delighted to unveil the second edition of CREDAI MCHI - CRE Matrix research report titled 'MMR Housing Typology Report'. This report gives consumers an insight into housing typologies and trends and also provides the developer fraternity with a definitive course of strategic direction for future projects. With a new dawn of MMR real estate upon us, we look forward to partnering with industry stakeholders by facilitating an informed and knowledgeable real estate environment and making a decisive difference to enable Real Estate to lead the next chapter of growth for Mumbai and Maharashtra's economy."













BIZNET 2021

E-BIZNET WITH ASIAN PAINTS

An exclusive edition of E-Biznet was held on 22nd January 2021 (Friday) with Asian Paints. This was a unique session as it marked the first time ever that Asian Paints gave a presentation on an Integrated solution and platform where the consumers were given an intensive understanding of a wide range of products that Asian Paints has to offer.

Asian Paints is India's biggest building material company with multiple products ranges for construction. Driven by its strong consumer-focus and innovative spirit, the company has been the market leader in paints since 1967. Asian Paints has also forayed into water proof-



ing, construction chemicals, bath fittings, sanitaryware and modular kitchens. The participation of attendees was seen at a pan-India level as the session was held on a digital platform.





8TH BIZNET 2021

After almost a year in virtual operation mode, CREDAI-MCHI struck back to meet the industry in person by adapting to the new normal and with all the necessary safety protocols in place. The event saw the success of the utmost degree as the event was graced with the presence of multiple dignitaries and members of the industry.





On 26th February 2021, CREDAI-MCHI created an opportunity for an interaction point for the real estate fraternity to sit across the table from the decision makers to discuss their upcoming procurement requirements and together, face the challenges from the past year and the years to come.

A day of interactive networking that acted as a catalyst between world class buyers and sellers from the industry in an environment of exclusivity was held at Sofitel Mumbai, BKC.

The 8th edition of CREDAI-MCHI Biznet 2021 was inaugurated by Mr. Deepak Goradia, President, Mr. Pritam Chivukula, Secretary, Mr. Domnic Romell, VP, Mr. Shahid Balwa, Member, Mr. Nimish Ajmera, Convener, Procurement Wing, Mr. Vijay Lakhani, President, at Navi Mumbai CREDAI-MCHI, Mr. TD Joseph, Head Events & IPs.













KNOWLEDGE SERIES

















CREDAI-MCHI Knowledge Series is an initiative by the Skill Development Committee to encourage the know-how and technical knowledge of the Real Estate Industry. After the successful completion of our first ever Knowledge Series on Real Estate Laws, CREDAI-MCHI initiated a second edition that encompassed topics under Construction Management.

This 6-session series proved to be a fruitful comprehensive certificate program covering a wide range of topics that received overwhelming participation from across the country. In the entirety of this series, significant and relevant topics were undertaken by experts from the respective field.

On 18th March 2021, Ravi Shah from Namrata Group and Aditya Goyal from M/s Durga Associates covered the topic *Cost Saving Measures during the Construction Phase of the Project*. On the same day, this was followed by the session on *Value Engineering: Design Guidelines to save Construction Cost* conducted by Dilip Mittal from Mittal Brothers Pvt. Ltd.

On 19th March 2021, Varun Advani from A Advani Realty and Nilesh Agarwal from Unicon Group conducted the session on *How to make houses affordable through Construction Management*.

On 20th March 2021, the topic covered was 360 degree Digitization in the Realty Space - Concept to Handover led by Hari Easwaran from L&T Realty.

The session on 24th March 2021 was conducted by Shabbir Kanchwala from K Raheja Corp which covered the topic Construction Management for Office Parks & Residential Projects.

The last session of the series was held on 26th March 2021 on Nano Housing - Concept and Case Studies and was led by the speakers Dr. Suresh Haware and Amit Haware from Haware Properties.





CSR CREDAI-MCHI WOMEN'S WING

CREDAI-MCHI Women's Wing conducted a virtual workshop on 19th January 2021 on 'Shakti Within'.



The focus was maintained on the relevance of the 5 Maha Shaktis in our everyday life. 'Shakti Within' is being offered by The Bridge and Pūrnam to kindle the curiosity of the participants in self-reflectively delving deeper into their own psyches and understanding themselves better. An openness to new learning and perspectives,



along with a keenness to look within and be self-reflective are the only prerequisites needed. The workshop was sponsored by Deceuninck.

Ms Richa Shah - CREDAI-MCHI Women's Wing Hon. Chairperson, welcomed the Women's Wing members, participants, and the speaker, Mr Naveen Vasudevan. Mr. Vasudevan is an Environmental Engineer by training but more importantly considers himself a student of Yoga. Over the last 15 years he has been engaged with the questions: "What does it mean to live meaningfully in today's times?" and "How may I offer the best of myself to the whole?". He states that the ongoing journey has been richly rewarding and fulfilling. He is a co-founder of Ritambhara and the founder of Pūrnam.

CREDAI-MCHI Women's Wing Education Scholarship





Under the aegis of CSR activity of CREDAI-MCHI Women's Wing Education Scholarship, cheques were handed over by Ms Sejal Goradia, Hon. Treasurer, for the academic year 2020-21 to the students of Anjuman I Islam Kalsekar Technical College, CTES College of Architecture, Baliram Hiray College, Thakur College of Engineering and Saboo Siddique College at CREDAI-MCHI office on 20th January, 2021.



CREDAI-MCHI Women's Wing would like to thank SBI Bank for helping students with these scholarships which will help students to achieve their dreams.

On 16th March 2021, cheques were handed over to deserving students from Anjuman I Islam Kalsekar Technical College, CTES College, Thakur College of Engineering and M.H. Saboo Siddik College of Engineering by the following CREDAI-MCHI Women's Wing Members for the academic year 2020-21: Hon. Chairperson - Ms. Richa Shah, Hon. Vice -Chairperson - Ms. Falguni Shah, Hon. Secretary - Ms. Jesal Shah, Special Projects -Ms. Anuradha Shah and Ms. Sonal Shah.













CREDAI-MCHI Women's Wing Webinar

On 8th March, 2021 marking International Women's Day, Rohini Basangar, Certified Coach from International Coach Federation, USA, led a webinar on the topic Lead Meaningful Life with Purpose.

She discussed how one encounters life altering experiences of becoming a parent, building relationships, changing careers, weight management as you transition through life. If your work and daily routine doesn't bring you happiness, joy and satisfaction, it's time to turn the steering wheel.

The webinar aimed at helping participants learn how to transform their thinking and desires into creation, to help them find the purpose of their existence and to be able to live full of pleasure and self-fulfillment







CREDAI-MCHI Women's Wing conducted a Health Camp at Kalpataru, Avana project site

With the aim of promoting awareness in providing a healthy living and tobacco-free life to the construction workers on our Members' sites, CREDAI-MCHI Women's Wing organized a series of cancer awareness camps, which immensely benefited the construction workers. CREDAI-MCHI Women's Wing conducted a Health Camp in association with Vasantha Memorial Trust for Cancer at Kalpataru, Avana site at Parel on 10th March, 2021 for the labourers.

The camp witnessed a wholehearted and enthusiastic participation by the construction workers who attended the camp. The motivational talk and presentation given by Mrs. Jayalakshmi of Vasantha Memorial was very informative and useful for the labourers. A short film based on cancer was also shown to the construction workers to increase awareness about the aforementioned topic.









CREDAI-MCHI NEWS



महाराष्ट्र में रियल एस्टेट प्रीमियम कटौती से परियोजनाओं में तेजी। meller film : tied January 26, 2021



महाराष्ट्र में रिक्स एएटेट प्रीनियम में 50 फीसदी कदौती से आधातीय परियोजनाओं की संख्या बढ़ने की उमीद की जा सही है। विवान एस्टेंट उद्योग की अगुवाई करने वाले संगठन केवाई एम्सीएनआई ने महाराष्ट्र साकार के फैसले को नियल एस्टेंट उद्योग और मुंबई मंट्रोपॉलिटर क्षेत्र की संपूर्ण अर्थायकारका के लिए सकारात्मक संकेत बताया है जिसमें राज्य में रियल एस्टेट प्रीवियम में 50 फीसदी करीती करने की घोषणा की गई है। क्रेजाई एनसीएवआई ने अनुपान लगाया है कि इस करना 10 लाख करोड़ समये की मार्थिक परिविधियां हरू होगी। रियल एस्टेट उद्योग का मर्बध्ययमधा पर कई युवा प्रभाव होता है, क्योंकि 250 से मधिक संबंधित उगौग प्रत्यक्ष या अप्रत्यक्ष सथ से इस क्षेत्र पर निर्शत हैं।

केवाई एमसीएसआई का यह भी अनुवान है कि प्रीमियम में करीती से 2021 की पहली तिमारी में नए रियल एस्टेर प्रोलेक्ट्स शुरू कारे में बदद मिलेपी और इसकी दा कोविड से पहले के स्ता (2020 की प्रका निगाती) के लगभा बहुबर बाती 100 फीलदी होगी। केटाई एमलेएकआई की रिसर्प के अनुसार एक जिस्त एस्टेट परियोजना में प्रीमितम एवं विकिन अनुमतिनों का दार्थ लगना 30 कीसदी होता है और सरकार के इस कदम से क्षेत्र के घर खरीदारी के लिए कीमर्ने अधिक किफायती मरेगी।

केवाई एनसीएचआई की रिनर्श के मुताबिक मुंबई मेट्रोपॉलिटन क्षेत्र में 2020 की तीसरी निमादी में पांच लाख करोड़ रुपये से अधिक का निपान एएटेट की बिकी और रनिसटी देखने मिली है। बीती तिमारी इकाइयों की बिकी के हिलाब से भी 2019 की इसी तिवाही की तुलना में 50 वृद्धि देखी गई जो मुंबई मेट्रोपॉलिटन क्षेत्र में रेसिटेशियल प्रीपर्धी की बाग में बदोरनी दिखाती है।

केडाई एमरीएकशाई के अध्यक्ष दोएक पोरादिया ने कहा कि महाराष्ट्र सरकार हारा राज्य में रिवल एसदेर होषियम में 50 फीलदी करौती करने का फैबाला ऐतिहासिक है जो न केवल जियल एसटेट क्षेत्र, मल्कि राज्य की अर्थायवस्था को भी पुनर्नीपित करने में मदरमार होता। कोविड के बाद के दौर में अलग-अलग उद्योग दोबात खड़े होने की व्यक्तिश कर सी है। रिवल एस्टेट प्रीमियम घटाने से प्राहकों के लिए न केवल च्हा की कीएत किफायती बनेगी, बल्कि डेवलपर्त के लिए विकिन परियोजना विकसित करना रांचव हो सकेगा जो मरकार के इस कटम के बड़े महत्त्व को दर्शाता है। हमें इस कटब से कई गुना प्रचान पड़ने की उम्मीट है और क्रमारा अनुसान है कि लगका 250 संबंधित उद्योगों को इससे लाभ होगा वानी मुंबई मेट्टोपॉलिटन क्षेत्र में संयुर्ण आर्थिक गतिविधियों को पुनर्गोवित करने में मदद मिलेगी।

Reduced realty premiums to generate Rs 10 lakh crore economic activity in Mumbai: CREDAI MCHI

The developers' body estimates that the premium reduction will help residential real estate new launches make a comeback in the first quarter of 2021, to almost 100% of Pre-COVID level a year ago.

Kallash Babar · ET Bureau · Updated: January 28, 2021, 19:05-IST





















MIJMBAI: The government of Maharashtra decision to reduce real estate premiums by 50% is expected to generate economic activity worth Rs 10 lakh crores in the Mumbal Metropolitan Region (MMR), said the realty developers' body CREDAI MCH

This is primarily owing to the significant multiplier effect of the real estate industry on the economy, with over 250 allied

industries directly or indirectly dependent on the sector.





रिअल इस्टेट क्षेत्रात १० लाख कोटींच्या उलाढालीची शक्यता

भ्रतनकृत्व विर्णेत रेजनको सेन्द्री मतानगर प्रदेशकोल रिजार इस्टेट वर्धम अर्थन त्याचा अवशंकुत २५० जीव वर्तारांच्य कामकादुन १० त्यस कोटी राज्यंची addit seeper étres assertes algre ब्रेस्ट्र्य एक्केट्डअवस्य मध्यवपुर स्वक भरणवार आग असे

बेल्क क्षेत्र स्ट्रिट्संत अनेक विकास माप्रकानको पात्र गांवा जावने ग्रह रोण्यस मध्य होपार असे. चेरोपपूर्वीच्या 👊 तिमाडोच्या कुल्पेत 🗤 टक्क्योह

हारेट प्रीविकासको ५० तको प्राप्त । सामानांचे विश्वी व सेंटरी प्रान्याचे विश्व अपने होते. रेजन्य विन्तारीत विक्री इसलेजन कृतिहासमा कुलनेत २०१९ मानाकेल



प्रांताच प्रदूषित विकास प्रारंत क्षेत्र कार्यात । अधिक बाद जीएकली शीली, क्षेत्रपत

क्षेत्रेय काळार जारीर करण्यार आसेल्य सर्वकात्र स्पृत्रे देशातील सर्व भावतार राप प्राप्ते होते. अनेक शहर आपल्य मुख सब्बे स्थलांतरित झालामुळे ब्रोधकाम राम्य प्राप्ते होते. अवनाधिक प्रविक्रियेतर बीच्या माडिने रिजान इनरेट क्षेत्रकी de vales feitur angrede fracé servoe fraché de meé

merer assessed stresses and add. क्रे.चर्च व्यक्तीव्य अवस्था संसोध कर्मार, प्रकटकार एक्ट्रम खन्त्रमध्ये प्रेतिका व कृपे होते. यात्र, ग्रीम्यवस्तीय क्रापत क्राल्यने प्रत्योदी पतवडणाना दशत रोल्क्चचे शक्ता आहे. सर्वेदरणनुष्ठाः, अवर्ताक प्रक्रिया मुख प्रारम्पावन २०२०

एलसेएवआपये आनक्ष येगक नेतरिय क्षत्रे प्रीत्का कर्य केल्यने प्रतासकारी गरे अधिक परवाद्याचे होतील अर्थन unique prairie (ivacuration)) resent शोतील, असे स्रोतार प्रमाम आपनातील एक्टम अर्थिक उत्तादातीन १५० हर आंध्र उद्योगीय चलन विशेल, असे मत प्राप्त केले आहे

economic activity worth Rs 10 lakh crore in MMR, real estate industry body Credai MCHI has said.

launches make a comeback in Ot of 2005, to almost 100% of nev-Covid level 405, 2000b. Premiums and approvals attribute to approximately 30% of project cost, according to CREDAI MCHI research.

The move is also expected to make housing more affordable for homely

MMR witnessed over Rs 5 lakh crore worth of real estate being sold and registered in the quart ending 2020, according to CREDALMCHI research.

The last quarter also witnessed a growth of more than 50% in terms of number of units sold as compared to the corresponding quarter of 2001, signifying the increase in demand for res properties in MMR.



CREDAI-MCHI NEWS MCH



Maha realty boost: Construction premiums are slashed by 50%

Developers who avail the concession will have to pay stamp duty for consumers

HT Correspondent

MINNEY To a region decision that will give a lifty to the real entate cortor, the Mahamahtra cateur on Wetnestuy passed a proposal to slock construction poemiums by 50% under the new DCPR rule 2034 for all ongoing and new projects till December 3L 2023. The decemb will also benefit boundaryers, as developers who avail the con-cession will have to pay the strong duty on behalf of the con-

Owing to the consuminariar duced lockdown and liquidity crunch, the construction activresent, the construction activity saw a discript in the state with vory; New new projects coming up. Subsequently, the state appointed a committee led by MIPC. chairman. Deepak Parkli, which recommended studing the construction pre-means.

The municipalities sharge this prevalum on finar space index or FSI, a tool that delines the estant of construction that the estima of construction than is permissible on a pint in in the ratio of the total built-up arm to the total piot area. Premiums and inter-consister a large par-tion of the project costs. This severely reduces the attany of the builder to reduce the costs which ultimately impact the

schick ultimately impact the homeburer.

A solitor schon development department (tilts) official solit.

"According to the revised scheme, development will have to pay premions based on the ready reckner (BII) rates of 2015 or 2020, whichever is defended to the control of the ZHIF or ZHZIL whichever is higher. All real exate; paramisms and charges are colculated on the basis of HII rates. Develop-ers who age for the 50% reduc-tion is precisions will also hause to see the entire stance duty when they call flast to buyers. Braiders will have an give an undertaking to the local bodies that they will gay the entire samp dury and not there are storing duty from homelogyers. The others added.



In September 2020, stamp duty on properties in Maharashtra was lowered from 5% to 2%

stafty sector that was sloggish. In September, the government towered stamp oury from the existing 5% to 3% till December 11. 2010, and pegged it at 1% from Jopanery 1 till Merch 31, 2021. After the reduction in

2021. After the reduction in stamp day charges, there are a jump in peoperty sales in Mum-hui and other major critics. The proposal was discussed in the possious colount, but was passined back after cannot manpassined back after cancert man-isters from the Congrain raised, some issues with the proposal saffing it two builder-friends. Leader of Opposition Deventus Faturits tree-retrieved the devi-sion and saffi it was draifed for the benefit of a few big builders and will lead to the windfall gain to-some of the players from the indissity.

But Jessier and Bandu lexic

The indicatry.

Tall leader and flands a triple inter Arbitals Strelar questioned the government and assent if the decision would made between affordable for people. The gaven section of expose to developerating the a position to developerating the appoint to the construction activity, but will this benefit common mane? Will between the form become affordable, "what dsem twomer affordable," asked Sheler in a stancesem.

Shirtar harther solded the deci-sion to make the developer pay the storp duty for the honors is

busiders and bring in a condibuilders and bring in a constitute to make builders pay the stamp duty to find the people. We will specified you if you make builders pay stamp duty other roising the rose of flow. Stellar sold.

The sector welcomed the decision as they believe that it would give a boost to the construction action; Natarqua Huranould site president, Natarqua Huranould and president. National

anandani, president, National Real Fatate Development Counut (NAREDCO), said. This store vill go a long voy in expe-dring the project completion and the industry will witness new launches in the mirlest. This reduction is committee. This reduction in premiums will also help in quick turn-ansand of projects and uplitting

Deepuk Goradia, president, Maharasihtra Chambers of Heuning Industry (MCHI-CHERLE) and managing director. Desti Banita Private Limited, said the decision served as a high most in the roulty sector. "We welcome this historic decision and are confined to the confined to t dent that shis move will expe-dite the consume recovery of Maharashtra with more than 250 allied todget tes, which will generate jobs," said Goradie.

Offer for builders: Pay premiums on or before December 31, get 50% off

Buyers won't need to pay stamp duty for these homes



O values on the premiums of construction of all trouving projects till. December 11. It also stipulated that those history projects that available of the concessor will have to pay full stamp duty on behalf of the customers, content (Addiso Thackeray, fac distract that the decision will reduce

continuition cost, which will eventually make the houses chasper.

duly popular for on sale transactions by three percentage points between September 1 and December 21, 2020, and by two percentage points between January 1 and March 21, 2021. The tated decision is based in the recommendations of an expert panel needed by YEPC chairman Biogola Parolin, in the panel report submitted on june 14, Amelin had recommended that all premiums, cesses and levin for the construction sector be haved by Milper cent.

The handsh confession that project that the promisms, cooled and leave, so sum for 30 per cent. of the total cost of a housing project. The confessions also studied the charges applicable in Celha Hyderstood and Bengalury, and concluded that these charges were significantly higher in Mumba. They were of the slew-that investment in the real estate sector should be made. attractive to increase the assistability of affordable housing to the average home buyer

and the National Boal State Development Council (NARECCC)—were in Nation of the situation and sold first the stoediless in the solder and freeze on Spotting had bed to debte in property.

Reduced realty premiums to generate Rs 10 lakh crore economic activity in Mumbai: CREDAI MCHI



CREDAI-MCHI NEWS MCH



रिअल इस्टेट क्षेत्रात १० लाख कोटींच्या उलाढालीची शक्यता

इंग्टेंट प्रीविवयमध्ये ६० टक्के बन्धन इराम्याव निर्णय पंजानको ग्रेपर्य मारासा plante from pile min offe महबर अवसंपुर १५० मीह श्रातेनश्रह मानवाद्य १० ताल कोटी राजांची अविषेक्ष अस्ताहाल शेरकर आधानकन्द अदिक क्रेडर्ड व्सरोत्पाजनगढ सम्मानून माना भरम्बर भारत असे

dres die affrecht solen Female सरकात्राची को उस जेवरे एक होमबस महर होगहर अले. फोरे-कावीच्या भ्येत्रस्य पद्धारि विभाग इस्टेट संघ प्रार्थता पर्वत ५ लाख कोटीहर अधिक क् मानवर्गनी विक्री य नीएची प्रान्ताचे रिपूर अपने होते. रेजन्य विन्यतीत विन्नी प्रमोत वृतिद्वाच्या तुलवेत २०१९ सालातील



या निरातीच्या मुलवेत ५० टक्क्वाहर after the afterest stoll, scott

कोरोच काळा प्रश्नोत करण्यात आनेल्या स्वीकारक स्मृत्रो देखातील सर्व व्यवदार राम प्राप्ते होते. अनेक मनुर अवसन्ध मृद्ध चावी स्वानांतरित प्रशन्तामुखे बांचकाम राज्य प्राले होते. असलांक प्रक्रिकेनंतर चीम्बा क्लीने विज्ञान इस्टेट खेळाने वेर फरता तिरोधर अखेरफोर विकासे मानवन विकोधी नेत प्रानी.

प्रापक त्या प्राप्तसम्बद्धारी ३० टक्क लेका के प्राप्त कार को स्वीतकार कर है। अन्तर्गास प्रांतरण गुण प्रान्तर्गात १०३० । यह श्वान केले अबहे

राहण्या अस्तरको सोराप्या उसने उसे. जनवैतपाअको अस्तर केर्या केर्योक्स क्षेत्रहाँ एस्पीएनआराध्या संशोधनतुमार, वांनी प्रीवितन क्षाती केल्याने सारकांसाटी प्रकारपान्य एक्टम स्वयंत्राने प्रीराम व । भी अधिक परवाद्यारी जीतील अपि being pare frankalend wente क्षर्य होते. यहत्र, देविनावारकेच बच्चत्र, होतील, असे म्हणत व्यवस्थानकरील प्रान्तने पृत्योत्ते पायदायाना दातः गृषुण अधिक उत्प्रदासीन १५० हुन अधिक अक्षेत्रके प्रानंत विकेश असे



मुंबईत घरखरेदीचा उत्साह वाढला

गेल्या वर्षीच्या तुलनेत घरविक्रीत ३३% वाढ

पुंच्यं : पुराने म्लानेना

बोर्ग क्या प्रचान नजीवा जाएना रेटा अवस्थित राज्यात पूर्ववा ब्रोफ राजाते आहेत. रान्य सरकाने पुर्वक शुल्कार क्षणा केरणाने

स्बी पुंच्ये, राज्य सुंबर्ड, राज्य त्यांनी, प्रवित्त प्राप्तां पर्व लाखी, रात्रे, राज्या, प्रतरक्ष १३ वर्ग विभागांत प्रवास अपूर पाओई भववंत रोटकेंड करते. del upro dea पंचाय क्रिको स्ट्रि रेल्य करेक्टरेस

sa एके अधिक परिश्वी झाल्याने केटां एमकेरप्रधान व संध्वतां गेंड्रेजराव चीवक आगारामा योगमात आहे आहे.

पाल पंचा है देखातील प्राचीन पहार है प्रोचर्ड गाउँट अगुर फेरो पाच वर्षे हेथे गंडीचे मात्र आते होते. यात्र, उत्तर ब्राहकोते

तेरे पूजा को त्रेव पुल्तात केती आहे. के गेल्या क्रिक्टीन एक्स बीर तकार १७० बोटी रक्षांची पर्राविकी काली, रेलक तीन वर्षाचित बरावरी पाविक गर्गक्रीरण पुर्नात हो छिडी

बुनार शाहे. नेने निक्री melena strick street from the sixth to may रणे होते.

exemple of sorte sidikati sopa this residence that there ६५ बोटी समान्त्री पर्यक्री क्षाति, श्रीवेद्योग रेतन्त्र स्टेन क्रातेशक प्रतिकृत प्रदासके

पर दक्षे बारक बाते. ऐसील पारंची सामग्री बिन्नव केन बोकों १० ताला रूपने होती. पार्ट आणि परित्र एकाम्बर्गकरो वर्गा प्रति । वर्गा व हामक्रमें इस दक्षेत्र ए ५८ दक्षेत्र शह इसली. निकेल परंची परागरी फिरन्ड एक बोटी ६० त्त्राच रूपने होती.

महामुंबईत घरखरेदीत वाढ

पंदा जानेवारीत ३३ टब्के अधिक विक्री

Premium reduction to generate Rs 10 lakh crore worth of economic activity: CREDAI-MCHI

By Satish Nendgeonkar / Updated: Jan 28, 2021, 15:51 IST















The 50 per cent cut in real estate premiums will generate economic activity worth Rs 10 lakh crore in the Mumbai Metropolitan Region (MMR) with the reduction resulting in a multiplier effect on 250 plus allied industries directly or indirectly aligned to real eatate sector, leading industry body CREDAI MCHI said on Thursday.

CREDAI MCHI, which represents over 1,800

developers in MMR, also estimates that the premium reduction will help residential real estate new launches make a comeback in Q1 of 2021, to almost 100 per cent of Pre-COVID level (Q1, 2020). Premiums and approvals account for approximately 30 per cent of project cost, according to CREDAI MCHI research, with the move also bound to make housing more affordable for homebuyers in the region.

MMR witnessed over Rs 5 lakh crore worth of real estate being sold and registered in the quarter ending 2020, according to CREDAI MCHI research. The last quarter also witnessed a growth of more than 50 per cent in terms of number of units sold as compared to the corresponding quarter of 2019, signifying the increase in demand for residential properties in MMR.

COVID-19 has been an unprecedented black swan event, which brought the global economy to a standard, leading to a dramatic loss of human life worldwide and presenting widespread socio-economio implications. The pandemic's rapid and adverse impact has hampered apacts for most sectors, including real estate. However, things have started to return to no



The indian real estate sector remains one of the most affected industries in the country due to the surfaces of novel Coronavirus. The pandemic's ornet dealt a significant blow to the industry, especially when it was already realing under the impact of skuggish growth and muted demand. However, as the economy gradually returns on its feet, the Indian Real Estate sector is seemingly coming back on track. The sector provides the perhiplatform for an uptick in macro-economic fortunes, especially on the back of shifting home buying trends a platform for an uptick in macro decisive policy amendments.

Amid the changing scenario, here is what we expect to see this year.

Residential real estate resurrection

The outburst of the COVID-19 gandemic has made people realise the importance of owning a bone. Given the uncertain times and the overall dynamic environment, the year 2020 was a neal eye-opener for several hometoyers (including the fence-sistess). While other investment arouts have failured, real extact has not only provided individuals with enhanced monetary value but also safety and enrotional worth. The consumers are new kenner to thou a flows instead of monting see, which is being perseived as a huge change in the home buying trends. This has eventually combinated to the increase in the sales volume.

The Maharashtra Government has consistently walked the talk on supporting the real estate eco-system in the region. The gov the transactions accommend no accommend has detected as a consistency water the tax on supporting the real estate eco-opcomin in the region introduced several furnisformative initiations, which have proved to be alsolable game changings for the sector. The stemp duty rate cst. back in August 2000, set a nationwide example on how this move can getwense demand and lead to increased property registrations and sales. In fact, between September and Discensive 2019, a total of 8.44.536 registrations generated a minimizer of the 92.54 cross. During the axer period in 2020, the registrations give the 11.56/2024, and the revenue exercise was fixed or some Regular open rate cuts have also exercised access to the lowest between lean rates. Similarly the recent premium rate cut access Mahansilitza has also proved to be a decivire move in sustaining the demand.

The first budget of the decade has raised the vision of an Atmanifohar Bharat with huge impetus and spending on infrastructure - key to creation of jobs and reviving the economy in the post cavid era. The 1 year extension to Rs 15 lacs tax deduction on homebuyers's loan for affordable housing units along with tax incentive for affordable housing developers is welcome by the realty industry. The tax simplification on dividend income to REITs and INVITS will help mobilise new resources for new projects.

-- Deepak Goradia, VC & MD, Dosti Realty; president, CREDA MCHI



CREDAI-MCHI NEWS



MMR SEES 33% GROWTH IN **HOME SALES IN JAN: REPORT**



Navi Mumbai real estate

shows signs of recovery

गतवर्षीच्या तुलनेत मिळाला दिलामा

गृहखरेदीत झाली ३३ टक्क्यांनी वाढ

the self affects their recognition of the state of the st



प्रदेशातील परे व किनती

क मारिको : तर तकत प्रदान प्रतानी भीताची अपनी प्रतान पुरत पर उनका प्रदान परिक्

मंग्रेवर २०२० हे जानेवारी २०२१

· MAT jut vare vio

a via sat i si can our al · HONG prove to a success wid

 अर्थ : २५ तथा सद संदे क प्राथमा : क प्रथम तहा कोती क प्राथमा । प्रथम प्रथम कोती

Dupak Goradia, provident, CREDAL MCHI

While the E.BFs decision to maintain the status que on repo ratis was expected and understandable, the move to provide liquidity to NBECs through TLTRO will provide additional access to housing finance for developins, which is bound to provide them with added stability and much remited liquidity. We hope this will enable for officials har rede implementation which will ensure a more recordined financial correption



On the back of the stamp duty rate cut announced by the Maharashtra government, MMR's real estate sector witnessed an improvement in homebuyers' sentiments and housing registrations. This not only led to higher sales for developers, but also increased revenue for the state government, especially in December, 2020, determined the report. The rate marginally increased to 3 per cent in January. However, the enhanced sentiments carried forward to January, 2021, as the month witnessed better sales than September, October and December, 2020.

Key findings of the MMR Property Tracker:

 Central Business District (CBD) Mumbai, one of the most expensive housing markets in India which has been struggling since almost half a decade, witnessed renewed enthusiasm with 48 per cent year-over-year growth in the units sold in January, 2021, with an average ticket size of Rs 1.6 crore.

રાજ્ય સરકાર દ્વારા લેવાયેલા પ્રોત્સાહક પગલાના પરિણામે બઇ મહાનગર ક્ષેત્રમાં રિયલ ટેટના વેચાણમાં ઉછાળો

સી ગારદેડીએ ગાદ એમસીએ ચસાઈ [GOSHE ૨૦૨૧ દ્વારા કરાવેલા કરાવેલા મુંબઇ રિજન એક અભ્યાસ મુજબ મેટ્રોપોલિટન (એમએપઆર)માં જાન્યુઆરીમાં વૈચાયેલી મિલકતોનું સરેરાશ મૂલ્ય દદ વાખ રૂપિયા હતું. અહેવાલ મુજબ આ મુલ્લ ગયા વર્ષની સરખામણીએ ૧૪ ટકા વયુ હતું. मासिक અહેવાલમાં એમએમઆરમાં જાન્યુઆરી મહિનામાં થયેલા સ્હેલાંક રીયલ એસ્ટેટના સોદાનું વિશ્લેષણ કરાયું છે. અહેવાલમાં સમગ્ર વિસ્તારને આઠ મુખ્ય ભાગોમાં લોચી દેવાયો છેઃ સીબીડી મુંબઈ, મધ્ય



એમએમઆર પ્રોપર્ટી ટ્રેકરના મુખ્ય મુદા

વર્ષથી રિયલ એસ્ટેટ મંદ પાયું હતું. અહીં પ્રોપર્ટીની કિંમત સૌથી મોંઘી છે. જા-પુઆરીમાં અહીં કરી ખરીદીનો ઉત્સાહ જોવા મળ્યો હતો અને ગયા વર્ષની સરખામણીએ

-સીબીડી મુંબઈમાં છેલ્લા પાંચ 😗 ૮૮ ટકા વેચણા વધુ થયું હતું. અહીં સરેસક સોદો રૂદ ૧.૬ કરોડનો

-મધ્ય મુંબઈમાં સપ્ટેમ્બર, ૨૦૨૦થી ડિસેમ્બર, ૨૦૨૦ (અનુસંધાન ૯મે ધાને)

(અનુસંધાન ૯મે પાને) મિલકતના સરેરાશ મૂલ્યમાં ગયા વર્ષની સરખામણીએ ૧૪ ટેકાનો વધારો થયો

THE SUBHINDS	
To also having that he helps with the MERE when his habital respons to her pay. The was response which is descined process across as the fallow process."	to MME and the independent date the
Budget has raised raised the vision of an Atmanir bhar Bharut: CREDAI MCHI president	
Topul Sanda position (NESA WISE-Tip, for helps) of its broak has asserted come of an interestical filteral militage export and a Life and artifulgible commits in the pro-CEME Plans.	profession infrastructure in the securities of
The I per consider a T. I has an delicate an insulation from the distribution being cuts along with an insulate to all delicates being all the efficiency of persons in provide regard to complete the Tenning for the Tenning.	relation of conformal for the code, below.
The last amplified the of the last and the STC and STCT and Major and the in the recover to the project.	
To have feen an additional active specific incomes a support feet in each distribution on the section of	





Dutlook

THE NEWS SCROLL

6 FEBRUARY 2021 Last Updated at 6:34 PM | SOURCE: PTI

Housing sales in Mumbai Metropolitan Region rises 33 pc in Jan











Mumbai, Feb 26 (PTI) Housing sales in Mumbai Metropolitan Region (MMR) rose 33 per cent year-on-year to 28,366 units during January this year, mainly on the back of reduction in stamp duty by the Maharashtra government, according to a report by CREDAI-MCHI and CRE Matrix.

In January 2020, 21,339 units were sold in the MMR.

In value terms, housing sales rose by more than 50 per cent to Rs 18,339 crore in January from Rs 12,451 crore in the same month last year.

Realtors" body CREDAI MCHI, in association with its knowledge partner CRE Matrix, jointly released a research report 'MMR Property Tracker''.

The monthly report, which has traced the quantum of MMR residential real estate transactions in January, has analysed the region by dividing it into 8 key housing markets in the region: CBD Mumbai, Central Mumbai, Central Suburbs, Western Suburbs, Eastern Suburbs, Thane, Raigad and Palghar.

CREDAI MCHI President Deepak Goradia said: "The past few months have re-laid the foundation of the Real Estate sector not just in MMR but the entire state of Maharashtra, largely owing to the progressive and decisive measures taken by the state government to galvanize the sector in the post pandemic era."

The MMR region witnessing an overall year-on-year growth of 33 per cent in housing sales in January.

वर्षभरात एमएमआर क्षेत्रातील

केडाई-सीआरई मेटिक अहवालाबील नियार्थ

मंबई : मंबईसह महानगर परिक्षेत्रात मागील वर्षाच्या नुसर्वत ३३ टक्के खढ दिस्ब मसीएचआय विद्वानेट २०२१ आल. वसुक्रेविकालकांचे विक्रो मध्ये मुंबईतील सेंट्रल बिहानेन दिनिट्रक्ट ही सर्वात महागडी गृह बाजारपेट असान्याचे दिसन आले असून मामील वर्षाच्या वाद दिवृत आशी आहे.

शुल्काचे दर कमें केल्लामुळे एमएमआर क्षेत्रातील रियल आन्वाचे केदाई-सीआरई इस्टेट थेजन गृहसरेटीदरांच है। मेट्रिक अध्यासम् स्टब्ट् या खाँची करण्यकते आणि है से व मेट्रिक अहायाना स्वर करण्यात आने आहे. केहाई क्रिक्ट करण्यात है कर है कि वाहत्त्वने पर्वचने महसूत्वत 🖻

बाद झाली आहे. स्टेम्प हपुरी कामसीमुखे आसलाचे सक्ट केले आहे. कोरी-सक्ताध्यत सप्टेंबर, ऑक्टोर आणि दिसेंबर आणि आता. सर्वसायानांचा स्वतःची यालकी आसतेल्या वेद्यवरीत गर्मची विक्री अधिक झली आहे. भार्मचे महत्त्व जाणगल्याने रियल इस्टेट सुजनेत या क्षेत्रान ४८ ठकके मध्य मुंबईत सप्टेंबर ते हिसेंबर दरम्यान २ शतार १७३ कोटी, जनेवारित १ जनार ६९ कोटी - गोगाडीच खंबी स्पष्ट केले अहे.



अधिक गृहविको प्रानी होती. क्षेत्रतं एमकेएचअव अध्यक्ष वेषक गोर्वाडच यंत्री खडाचा प्रविक्रीसको राज्य सरकारच्या उपावयोजना प्रमुख कारण

विक्रीमृत्य असल्याचे दिवृत

भाते होते. का टाण्यात जानेवारो

२०२० च्या तुल्येन ३० टक्क

बाजापोठेत अनुकृत खोरचे होत असल्याचेही

१०,१७२ घराची विक्री

१७२ धर्मची रेकोर्ड क्रेक विक्री झाल्याचे डियुन आले आहे. फेब्रूचरी २०२० मध्ये मुंबईरील फरीबी लिसी ५९२७ अम्बन्याची नीट बलम्बात आनी होती. वर्षपत्त परंचव विक्रीत बाद प्रान्याचे दिस्न आते. ओ, फेब्रुवरी महिन्दार आहफोरण्य गुलनेर अधिक गृहविक्रीची बंद फरण्यत आने आहे. गृंब्द्रं बतानस पश्चित्रत माचेल बाती

नीतचे आणि मुद्रीक रिध्यमाकडे जानेवरी महिन्यत १० हजार ४१२ धरांच्य विक्रोची नीट करण्यात आली होती. विक्रीवर २०२० काने परांची विक्री १० ताला ५८१ झाली होती. तर बार्च महिन्यत सुद्रांक शुरुवाच्या सकारोच लेक्ट्रच महिना असरको पुना एवळ विक्रमी बीद होण्याची शामात तत्यांकपूर पाविण्यात येत आहे.

Tue, 02 Mar-21; Lokmat - Mumbai; Size ; 26 sq.cm.; Circulation:125066;

फेब्रुवारीत झाली दुप्पट घर खरेदी

गतवर्षी ५,९२७ तर यंदा १०,९७२ घरांची विक्री







Home Sales In Mumbai Region Jump 33% In January

ed on February 2s 2821, 4 pt Pt

0000

Home sales in the Mumbai region surged in January as the stamp duty cut and low rates continue to drive demand in India's most expensive housing market.

Sales jumped 33% over a year earlier, according to a tracker by developers' lobby Credai-MCHL Average value of property sold also rose 14% to its 66 lakh.

The past few months have relaid the foundation of the real estate sector, not just in the Mumbal Metropolitan Region but entire Maharashtra, largely owing to measures taken by the state to boost domand during the pundemic, Deepok Goradia, president at Credai MCHI, said, "Flomebuyers have also fully comprehended the importance of owning a house. We expect this strong tide to continue till March and hope to sustain this momentum."

नवभारत घरों की बिक्री में 33% की वृद्धि

क्रेडाई - सीआरआर मैट्रिक्स की साझा रिपोर्ट में खुलासा

2021 total

without Mad also sorted and a

एनएन अर जीवर्ड देवर के प्रमुख निवर्त

MMR witnesses 33% y-o-y growth in housing sales in Jan 21: CREDAI- CRE Matrix Report



research report MMR Property Thesion' of CNECAL BICHS Stand 2021 have in Mantals. The marithly report, which has brained the quantum of MMX residence had sold in terms times in Among these simplest the region by shiring it into 8 key housing markets in the region; CSO Marrise, Central Municipa, Central Solvates, Marison Balcatio, Eastern Estudies, Thomas, Region and

represented in honebuyers sentments and housing republishes. This not only led to higher sales for developers but door removed revenue for the State Covernment, expended, in December 2023, Although the rate was warpinally increased to 7% at January, the extravery personal present present in January 2021 on the month whosevery tester many than Explanation

Buying a house under ₹45 lakh? You can avail extra ₹1.5 lakh tax exemption on home loans



Budget 2021: The tax exemption on affordable housing has been extended for a year. Ramesh Pathania/Mint.

2 min read : Updated: 02 Feb 2021, 04:42 PM IST

 If you are planning a home under affordable housing scheme of ₹45 lakh, you can get additional deduction for the interest paid on the affordable housing up to \$1.5 lakh under Section 80EEA of the Income

एमएमआर रीजन में वेस्टर्न सबर्ब प्रॉपर्टी में 30 पर्सेंट की ग्रोथ



प्राप्त करावे के स्वाप्त के स्वाप्त के स्वाप्त कर अवस्था कर के स्वाप्त कर अवस्था कर के स्वाप्त कर अवस्था कर अवस्था

शीकमत न्यूज नेटवर्क संबर्ष: स्टेप वर्दी करी केरन्यगर्धे पुरुषोद्दीया सक्तेता करत, मालमता नोदारीचे वाक्तेले प्रमाण, साक्तेली रोजगर निर्मिती, कर शंकालन चामुळे selmen seamman offered agent अहे. या कारणारे आविकामधित पुनरप्रवित्तित सरण्यासकी स्टेप स्पूर्त सब्दर्शीया करतावधी १३ महिन्दांनी । दावा करण्यात आता आहे. क्रेडाई आवष्ट्रम ३५ मार्च २०२२ पर्वत करणवार वास, अभी विनेती करण्यत अवती

केराई एमसीएएआपने सरकारत वाबाबराचे निवेदन सादर केले असून, sief system ubsolbs foun प्रकेट क्षेत्र कारात आहे. साचीचा movie filtre, effere digeneral

nyakdar avası destroyer septic system. परिनिक्तीपुढी राज्यकान्य शिकाली करण्या अला अहेत. क्यी करम्बात आकेला स्ट्रेप क्यूटीया scened melitio or heer are ਜ਼ੀਕਰਜ਼ਨੇ ਦੀ ਵਿਰਕੀ ਸ਼ੀਮਨੀ ਕੋਟਰੀ ब्राजी से केंप पूर्व कावल गर्दील, अस синтесной знав shriften misse ammupaner रेज्य ६ महिन्दांसमे विकारी प्रोपर्ट नोवर्ग झाली आहे. गुरुशरेवीवरांचा पराशोधीकडे कल बाद लागला आहे. हे पहला सरकाने स्टेड ड्यूटीवरील स्थातीय स्थातनी पूर्वेत १२ महिन्दांसरी सहस्रत





📗 वास्त् परिचय 🗬

संकृतकोत्र सुविधानातेले सर



REDEVE

સ્ટેમ્પ-ડ્યુટીમાં આપેલી રાહત એક વર્ષ સુધી લંબાવો

કેડાઇએ પહેલી એપ્રિકારી સાલુ શનારા આવ્યા ફાઇનેન્શિયલ ઘર માટે એ આપવામાં આવે એવી કરી રજૂઆત

स्टॅम्प ड्युटीवरील सवलत वाढवा

क्रेडाई-एमसीएचआयची राज्य सरकारकडे मागणी

मुंबई, दि. २४ (प्रतिनिधी) - कोरोना काळात राज्यातील रिअल इस्टेट क्षेत्राला जबर फटका बसला पातृन सुटका व्हावी पासाठी राज्य सरकारने स्टॅम्प ड्युटीवर सबलत देण्याचा निर्णय घेतला होता. ही सक्तत आजखीन १२ महिन्यांनी वाढवून ३१ मार्च २०२२ पर्यंत करावी, अही मागनी क्रेडाई एमसीएनआयतर्फे करण्यात आली आहे. यामुळे स्टॅम्य हयुटी कमी केल्यामुळे गृहखरेदीचा वाढलेला कल, प्रॉपर्टी नींदणीचे वाढलेले प्रमाण, वाढलेली रोजगारनिर्मिती आणि राज्यासाठी झालेले कर संकलन यावर भर देत यामुळे या उद्योगावर सकारात्मक परिणाम झाला आहे. त्यामुळे महाराष्ट्राच्या अर्थव्यवस्था पुनरुज्जीवित करण्यास मदत होईल, अशी अपेक्षा व्यक्त केली आहे.

या मागणीसाठी संस्थेच्या वतीने राज्याचे महस्तमंत्री बाव्यसाहेब थोरात यांची भेट घेतली, या भेटीत केलेल्या सादरीकरणात वरील मागणी करण्यात आली आहे. या मागणीबद्दल क्रेडाई एमसीएचआपचे अध्यक्ष दीपक गोराडिया म्हणाले, 'सध्याच्या महामारीच्या काळात अर्थव्यवस्थेला उपारी देण्यासाठी रिअल इस्टेट क्षेत्राला आधाडीवर ठेवण्यात राज्य सरकारने महत्त्वाची भूमिका बजावली आहे. महस्तमंत्री बाळासाहेब थोरात यांच्या निर्णय घेण्याच्या पद्धतीचे आणि दूरदृष्टीचे आम्ही कौतुक करतो. त्यांच्या या दृष्टिकोनामुळे गेल्या सहा महिन्यांमध्ये विक्रमी प्रॉपर्टी नोंदणी झाली आहे आणि गृहखरेदीदारांचा घरखरेदीकडे कल बाढ़ू लागला आहे. हे पाहता महाराष्ट्र सरकारने स्टॅम्प डब्रुटीवरील सवलतीचा कालावधी पुढील १२ महिन्यांसाठी वाढवावा जेणेकरून सध्याचा वेग कायम राहील. त्याचप्रमाणे या उद्योगाशी संलग्न असलेल्या २५० टक्के पुरक क्षेत्रांचा विचार करता ही गृंतवणुकीचे सकारात्मक चक्र सुरू राहील, परिणामी, अधिक रोजगारीनर्मिती होईल आणि

आणखी वर्षभरासाठी हवी मुद्रांक शुल्क सूट

प्राप्तकोचा का पेण प्राप्त इताने अवीत रिअप्टी क्षेत्रात्ममुद्धा पूचा उच्चे प्राप्तकार महत्व इतानी. मृहस्कोदीया कारतीन्त्र कान्य नदाका संस्कृत ही सकानत अवानकी कृता कर्षावकीन प्राप्तकारी.

in jump gride purchag allow breaks, speline drawns organise represent spreading described particles of polisk profins † Sa ravoč or zah uti. Bertant scomper, skrousesky: Sk ti utir. ez notza zah:

Discounts also needed along with stamp duty cuts in Maharashtra

स्टॅम्प ड्युटीची सवलत १२ महिन्योंसाठी वाढवावी

केडाई एमसीएचआयची महाराष्ट्र सरकारला विनंती

न्त्र प्रत्यक्रमेत्र १३ मोतन्त्रनी सह क्ष्मर्थ, अने विशेष का केव्हों प्रकीतन तमने महाराष्ट्रमें काबूत की बाताबीप चीता We see wrote union that both salt side right will known by right for प्रशासन करा, सारकत शेरपंचे पहारेचे इकार, ब्रह्मांगति राजानीमेंडे अनि चानाचे gribit ar more was er be miree प्रशासका प्रीत्या प्रस्त अवस्थानी प्रस्त स्कृत भागका असी असी.

medicilabo, sono shipato from pilit drave floating trette creat falor insert up no हाते. कर्ते क्षेत्रई क्लोक्ट उत्तर कर्तन ओ. कन करेन्द्र अरुगापुरे क्रोफ और एकन पृथ्वीचेत्र चन्द्रम औरंट day'nak salem officebak keef onderwant or timorel large sales में बारता आंत्रक रॉम प्रश्लेख



सामानो प्राप्तका रेग्स ६ स्टेन codicesará som des delor पाको, जन बोर्गराच साम्य प्राृचेस्तुरे धर्मसार्थेत्व बावारी रेपावारी रिजन इमेर बेसान आपरीयर रेपावार सम प्राथमे पाल्याचे कृषक जनवारे आहे. यः कृष्येकृतेन गर्यतः । चील्या रेक्स्ये जेली सेल्य प्रायं आहे और एम्ब्रोनेयांच unaidab serve serve uit resi and used useus and salt

THE TIMES OF INDIA

This 25 Mar 21, Times Of Hole - Municipal Side - 31 square; Companion MMCNM: Page - 8

Extend stamp duty rebate of 2% by a year"

मुद्रांक शुल्क कपातीस १ वर्षाची मदतवाढ द्या!

क्रेडाईचे महसूल मंत्र्यांना साकडे मुंबई : पुढारी ब्रुगरोबा

रान्यातील मुझंक सुरूब सक्तातीस एक क्यंची एतलबाद दा, असी पारची बांशबाग featuring ked contrast शंपटके महसूत यंत्री बाजवारेव चेयत which both and, weapon pathy balled मुर्चक शुरकारील सकतांची मृता ३१ मार्थल संस्थार आहे. यह त्या एक वर्णनी बाद बकर ही सवाना ३१ वर्ण २०२२फीर तथा करावी, असी माराची शंपाली फेली असे.

क्रेस्ट एसप्रेएकसभे क्षेत्रक चेराविय म्हणाने की, गर्देश रावर्त करी केल्यामुळे पूर फोरीको करा बादला अते. पातमता चेंदर्शने सकतेते प्रचानते बाहते अहे, त्याकृते रोजवार्गर्विकेतन बाद होतान रियत आहे. महत्त्वाची पर मानावे पर विशेषकृते राज्यस्य कर संकलका यह हाली अपूर परमूल कारण आहे. विशेषक बांचकर इक्षेपकर विशेषपुरी सकारणक चीरका झाला आहे. गुंबई गहा राज ओसामा रान्यातील रिअल प्रश्टेट केवाला निजानेली उनमें बाका देवन्याच्यां प्राच्यात्व मदर्शियो गात्र असान्याचे संपानेने स्पष्ट केते अहे. संबद्धेने विशेषण महितीनुसर, कोरोकपुत्रे राजरिक अस्ति संस्थान पर कोटी बरावायांको आर्थिक अधिकारेचे वासकार आहे. अला पीरिंपतीर सावको या समेरीयांना प्रोत्सातन रेग्यासारी मुर्टन you worke upward under-ल रेल्य यह महिन्यंत्रमचेत्र विक्रमे मातरक रोल्पे डोईन, अस राव संपर्दरी from sank





एमएमआर क्षेत्रात नॅनो घरांना मागणी

चालू वर्षातील २ महिन्यांत या वर्गातील २०,७३६ कोर्टीच्या घरांची विक्री

पुंची : पुराने बुलकेस

परंपक विसरी करत पुंचीर street son more exhalt or saled surround agent shell devent facts facts morest क्षेत्रों अस्ति कीवाई क्षेत्रक क्षेत्रे steam when about the आहे अहे. शर्मण अहबार अहाँप बिमारी were exercises whoselve at six toeffox first she sales sales? १०१७ चतुर अगर्त आसर्गारचा अञ्चलहा हो सब पुरे आत्याचे य अवकारत स्मृद केले असे.

मुक्तीरतीय क्षेत्रको लक्षण त्यान भार भार केलियान पर्यंत विकास बरणात अस्ते असे. गोबीची गुंबी, गाना



संबं, कर उसके, चंद्रम उपको, पूर्व stern, ark, owns safe were and now rappe or respons severa weren som sek broke per reprint grains transcain dront कर्तात बाडी क्लीकपुर स्वीएक्ट किंवा त्याहर तरहन आबाराची धेर सर्वरिक धेर conputer écardon pous l'arapates coit, sonne sous fault poisses क्टोब्ड क्रिक्ट केरफ अपना ही को थे. १/१.५ फोलब्फे आकारको अवस्थान अञ्चारकृत पुरे असरे असे, सम्बरणाने क प्रत्येक करनी किया अंदाने २४ ततक ent files report shall safety asterorist tells repit said, to selt streets पर्याच्या कियती या सुबारे ३० साम्बान्या आराम्या आराम्याचे प्राप्ते आहे. ता चानक जिल्ह्याति १/१.५ केल्पेस अवसारची विक्री प्रातेशक परंची रक्षेत्रती पाला शक्ता विक्रीमा १४ तके आधान्याचे अस्थानात महत्ते असे. हो बाह ३०३० पद मुलीन अधिक असे.

विभी प्रानी अधान्यने अन्यास्त्र पूरे seit set, whet-leged text पाने अंदर्भ २०,०३६ मोटी रापांची to profette sit feelt most assorate अवसारक संदूर बाल्यत आहे आहे.

नक्कान करा व्य कृति tala and see over seasons

used finit safes used soit, fines संबंध क्रोसरों केब्रुवर्ग २०२१ कर्न ४ बीएर्वकोसा योज्य अकाराची ६८४ मो fast and sop and form total भोरी प्राची अवस्थाने समाते. विशेष प्रकार हो वर्ग परे परित्य कुंचीन निकार word solve.

महिलांसाटी राजमाता जिजाऊ गृहस्वामिनी योजना आणि मुद्रांक शुल्क कपात

अंद्रीय पुरुष

मितिया विकास विकास कारण स्थानी 'व स्वया विकास क्षाप्त्राचीको केरले आक्षेत्र कारण स्थापन विकास क्षाप्त्राचीको केरले केरले प्राथमा स्थापन कारण स्थापने केरले स्थापन अनेकान े और स्कृति स्वीतन तिरुक्ति के के manufacturações sobre ses our maise brava करता जोडते, जा पुरस्कारमा करने कीर काणे पित्र हैं हो। सरकार में देशों के सब मीतव में क मीतकेना राक्ता जीता जा जा फासकेंबुंट सुनी एक दश्तर मीति सरकार सामृत कर्ती तीत, " असे हैं बाताने,

तापुत्त कर्ता उद्यूष्ट, "अपने प्रकारण विभीवत् आत्मार्था जाते व व्या निर्मासुत्त कर्ताच्या प्रकारण विभीवत् आत्मार्था जाते व व्याप्त विभीत्, प्रकारण अपने प्रकारण व्याप्त प्रकार प्रकारण व्याप्त कर्ताच्या विभीवत् व व्यापीत वर्तामा विभीवत् अस्तरी व्याप्तमार्था विभीवत् व व्यापीत वरणाव्य वरणा labor, udistrigible office flood-office officer

व्यक्तिकृतिकारी में एक रात्रण नेत करें. तिका क्षेत्रण करावादी चामावादिकार पुराणांकि कर्म क्षेत्रण बीचार व्यक्ति सेत्रण दिकार क्षेत्रपेकारी एक एका कारण प्रकारत करें, प्रकृति अभोतेत्रकेन ए रेन्ट्रेस्ट्र ब्यूनी सामक बार स्तंतः अधिवाधिक मीताः चन्नाचीक त्रेका प्रका कता ज्ञालापुटे अपि प्राकृतिकार प्रमुख निर्मत देश ज्ञालापुटे अपित प्राकृतिकार प्रमुख निर्मत देश ध्वो जनसङ्खे राज्ये स्तिनेत्व गराज आंत स

sides in spire repolar de units vides क्षिण्डा । १. सार्वाच्या प्राप्तृतीय तीत्र अपिता परिवार स्वीत्र अस्पर्वे अस्प्रयोग्ध सार्वाच्या अस्पर्वे अस्परिते अस्पर्वे अस्पर्वे अस्पर्वे अस्पर्वे अस्पर्वे अस्पर्वे अस्पर्वे अस्परिते अस्य अस्परिते अस्परिते अस्परिते अस्परिते अस्परिते अस्परिते अस्परिते

mail: semble ans anno, andres water installa Decrepting area supposed in the official हुए किनीक प्रकार बंधून बका होते. एवा विकारी केरे मार्टे, गीन काम के विकार अनुसारी को मेहेन का उद्योगन सामान केरिया जिल्हें होता का होते होता का उद्योगन सामान केरिया जिल्हें होता प्रकार होते. पामा परिचय सेट्ड पिक्टीमार्टे पास आम प्रकार में संकार प्रकार हो हात्. अविद्रापनी राज्ये कारणावती रिकास्त्रपारी कि इस्तरपार अद्योगी की अर्थित के कारण पेटीरे कारण करें। प्राथमिक कारणील केंद्रेणी प्रोपनी क्याना कुळाग आक्रमील करें। अर्थित कारणी कारणारी अर्थांकरी प्राप्त men wit, and went winner by 610. alread near more waters up a great terবিচারিক মারা লেকা, মারানার্চারি চাল্ড মালনার চাল্ড বিচা নাই, বালালর বাসুনারাকা বা চারাচার বিচা বাচালা এই, মালনার বাস্কারকার বা চারাচার বালুলা হিবা কাবারি বিভাগারিক আর্থানি তা প্রবিদ কুনার মুক্তা এই একাই, স্বাক্তর্নী বাহিনারার এই কাব बुद्धित पुरस्क वर्षी प्रशास स्थापन स्थापन स्थापन स्थापन प्रशासन प्रित्यक विच्या अन्य

वित्रका करण आहे. स्थानका स विशेषकार कृति शुक्त करी प्राणे, केर स्थानकों से स्थान सेनी- से

e e soburación has Soburación M

बरेलाया रहकोचेच्य शिर्मायल अधिक स्वकरी

water, meanly rains wanted on each Sho Rating 4th yang 4februrah 4th Person रः, गुर्वात पुरस्य सम्बद्धा वेन्क्रम्म निर्मत सेवार आहे. या विश्वोतकृति स्टीपनाम स्थापित कारणाया विश्वापत safte connect that right frame politic applications obtain

draw staffing area direct restrictions

- c. c selbed constitute of an end note or account. हुएं से प्रान्ताओं है। यह पान हुन्त में बंधानात हुएंस प्रान्ताओं है। यह पाने क्षेत्रमें मोना कारण देन्तीन तरीत हुन्द में पान स्वान हुन्द में पान स्वान हुन्द में पान स्वान हुन्द में पान स्वान स्वान
- क्रमान रहिन, समुधे प्रतासन क्षोतिये प्रतान क्षाप्त तरिक क्षेत्री विक्षी अस्तान पुत्र रहिन, रे संग्रामी

Treatments self-

- सारकार केंद्र के साथ मासूर गाउँव तेर्थत.
- ५. रहुण्यः अर्थन्यस्य कृतराज्यकः वार्थं स्टार्थतेतः ६. ज्याराज्यस्य देशकः अति हेत्र अति वी, ज्याराहा त्वकृतः कारणार्थं व प्रात्य प

व्यवस राजनां का प्रोक्तारे का ना स्थान का पहुंच के मात्राकारे का रिपोर्ड के बीच कोण आहे। पूराओं चीनाम सिंगर आहेत तक अपनीय में पूजारी के कार्य पूजारे पूजार १९ ४००, कोरी प्राच्या सामानां भी किसी पूजारी गर्दे सामाने विश्वी प्राचेतार कार्याची रहान विभाग ए... कोर्ट करने देखें, अन्योध्यक्ताते ११, ६५० कोर्ट करने कर वेतर्वेक्ताते १५,५०, कोर्ट करने हिन्देक १०,००वे १६,००, कोर्ट करने हाज्या स्वतान प्रत्यकर्ता है जिले हर व्यवकार अवस्था स्वतान देखील ब्रह्म सुरक्ष सुरक्ष marring freis facil tire soil it from th

MMR रिजन में बढ़ी 2BHK घरों की बिक्री

 बार, मुंबई फिलो कुछ साले में देखों मिली है। जनकी फरबी 2021 प्रमाधकर रोजन में बंदे पतें को सिक्षी में . में 4 बोरनके क्षेत्री के प्रवादे क्षरिक पतें पृद्धि हुई हैं (विशेषका से और साई केएपीर भी बिक्री देखें गई है। खान कर का नह धालर के मकाने की विक्रों में लेखें मे हमार हुआ है। केवर एमपेएसआई- प्रश्नी ने 1665 करेड़ रूपने खार्ग किए obace of their free is aren. रिवर्त 4 क्यों में हुई कुल बिक्री में लालग श्री प्रतिशत पर 2 और वाई चेर्नांक क्षेत्र प्रतिशत पर 2 और वाई चेर्नांक क्षेत्र के थे, जिनमी औसत श्रीयत ६६ लाख शरपे थे।

नावरी-पत्रजी 2021 में थी हम क्षेत्री के अंतर्शन आने वाते कुल 20,7% बरोड रुपये 60 प्रतिकात है। रिकेट में जनवरी 2017 में तेवर अब तक रिचन इस्टेट में होने जाते खरेरदर्व का विक्लेगन किया गय। रिपार्न में एकामध्या रेजन के 3 प्रमुख शार्तमा वर्षेट को जापिल निज्य गया. निवार्षे मुंबां, मध्य मुंबां, मध्य उपकर, परंपने रानार, पूर्व रानगा, छन्दे, तराब और फुलका क्षेत्र को स्वधित्व विद्या गया था। गच्य गृंद्धे में ऐतिसायिक रूप से अधिकांत

कि मध्य मुंध्ये में विके 154 वरों के लिए जो पूरे एकरमधार में सबसे बड़ी रहित रही।

मध्य उपनाते में बिजी थे एक आबार के पर का बोलवान जो रा। दूधरे तरक पूर्व उपनाते में विश्वे रांक्वयें को कीमा के पारते मे 2-3 बीएवर्ड क्षेत्री का मानो अधिक प्रचल देखने को चिन्त, यहं की पर औरत बीमत 17

बोमन के पर रोकारर किए गए, जो कि इस - करोड़ रुपये थें। संपूर्व परिचयो प्रचलारो अबंध में हुई बुरत संपतियें भी बिक्षी का भी हुई बीएचंड तक के पटें भी क्षेत्री सकते अधिक गर्वकरिय जी, विश्वका योगस्य 2020 को जुल बिक्री में 84 फीसदी से अधिक रहा। दाने में दो बीटनके ओदी के अर्थेद 22 प्रतिपत पर बीके। एकाई में निरातको पर्ने भी क्षेत्रों में लगभग ८० प्रतिशत विश्वी स्ट्रीरचे और पन चेरपंडे क्षेत्र में हुई, बता प्रति था औरत क्षेत्रत ५७ साक्ष्य प्रचये तरी । पानवर में अधिकांत विक्री पर और से बेलबंद अवसर के सेटे विकों को आकार वाले को की केमी में को को केमी में टेक्स किये।

क्रेडाई को राज्य सरकार से अनुरोध

12 माह और बढ़ाएं स्टैंप ड्यूटी छूट

spel, sering it soon it after than this thermal is such story lead

party dispressing part. क तमाहर का का बात कर है कि कर और सूत्री गुल्म को बेट तमें कर कर का का कर में की के दिका गर्मी कर में नहीं अपनी विक्री के जिल्होंकों को कामाहर

250 उद्योगों की भी बढ़ेगी बिकी





महानगर परिक्षेत्रात वाढतेय टू बीएचके घरांची मागुणी 🐖



मुंबई महानगरात २ बीएचके घरांना ग्राहकांची अधिक पसंती

किंमत सरासरी ५५ लाख : कोरोना काळातही खरेदीकडे कल

वर्धनाम गुरु रातक क्षेत्र वर्धनाम गुरु रातक क्षेत्रगुराहुंब्धे कर्मानामान रातक क्षेत्रगुराहुंब्धे स्थानामान रातक क्ष्मेर होव्या स्थान क्ष्मान रातका क्षारी गाउँ, क्षेत्र राजवित्रकाम गुक्तान क्षमान एवं व्यावित्रकाम गुक्तान

बुलेट ट्रेक्नंतर बागणी वातणारः

with the websit seven female our partitions was ent florest a drawn scott firms must be one well and, compand a drawn scott or orde-welledd and/orderly any scott most flore as may set, as comment a self or drawn and a seek flore as सेवार व्यक्तिकार प्रशासन जाति ।

क्रिक्ट क्रिक क्रिक्ट क्रिक क्रिक क्रिक्ट क्रिक क्

हुआ (१) क्षेत्रे रूपाची उत्तरका कार्ता गांव उत्तररात ५ क्षेत्रके प्रांत प्रकृति व्हेंकि पार्टी दुर्विदी गांचे क्ष्मति विभा १३ and out on.

द्वारां नामां काळा शाना इन् वादें राज्यां होते. वृत्रें जारावालके र आणि वृ विरादके कांग काळाती जीवा पात कांदी राज्यें होता र पीत कुमार्थकेच र जीवाले कांद्रें कांद्र प्रधारां वाद्येंके पात कांद्रें कांद्र प्रधारां वाद्येंके पात कांद्रें कांद्र प्रधारां वाद्येंके पात कांद्र कांद्र प्रधारां कांद्रिक पात किंद्र कींद्र प्रधारां कांद्र कांद्र कांद्र प्रधारां कांद्र कींद्र कांद्र कांद्र कींद्र कांद्र कांद्र कांद्र कांद्र कींद्र कांद्र कांद्र कांद्र कांद्र कांद्र कांद्र कांद्र कांद्र कींद्र कांद्र कींद्र कांद्र कांद्र

उपनगरांत छोट्या घरांना मागणी

सीआरई मॅट्रिक्स-क्रेडाईचे सर्वेक्षण; शहरात मोठ्या घरांचा शोध

थ. टा. प्रतिनिधी

पूर्व : क्लेब संबद्धत विकास अवलेल्य विविध सरलाडीमुळे स्वर्तन अर्थत्व सम्ब चंत्रले काचे बार. क्षमध्ये शहरी भावत मोत्रय कर राजनांकरं भाग फॉटर मध्ये बातस्याचे एका सर्वेशाचन गानेर बाते बारे. सेवार्ड मेरिका च गरिते विश्लेषण करणान्य ग्रेरवेश्य स्तकार्यने क्रेक्स-एमकेएकसम् य ब्रीपबरण व्यवसायिकीच्या संघरनेते हे सबैहार केले.

वीकार मोधली व्यक्तिकारम्बरम्य चार्याच आवाव सर्वेशमात्र पत्तव आहे. त्यामचे मुंबोबी प्रमुखको तीन बरात विभागवी

कारवान जानी जाते. त्यामध्ये मुख्य सहर (दक्षिण मुंब्द्रे), रूप्य मुंब्द्रे व उपनगर योज सम्बंधन आहे. सहरी पार्चन मोज़ा। फाउंटस व पर्वचे मोडी भारती हाहें, ज बनोत स्थान सर्वटम रेखील मानवी आहे. प्रीम् एकुण खोटेरोल मृत्याच विचर फेल्सम पत्रा १५ रक्के हिस्स १ फिन्न १.५ बीएचंडेच अते. त्याचनेत्री ३ किंग ४ बील्बक फॉटच दिसा तमल ४३ रक्ते इत्तर आहे. मध्य मृंबांच रिकार केल्बाम सर्वधिक मुल्यांची परे ३, ३.५, ४ फेल्बंस तंत्रीतील खटेत. क बार्गन त्यांच्य स्थातीय विस्त राजात ४४ राज्ये आहे. मात्र त्याचरेजी रपनगरतील रिक्तो वा दोनो धार्पण्य fing air averag t, t.A. t.

66 'मृतंब सुन्धातेल बजारेचा मृंद्देवेल पर कोदीकर बोरदार सकारात्मक भीश्रम रोत आहे. सर्वय रोवीनील परंची मागरी जारलेती क्षारे, एकुन मुंद्रीय विकार केल्पम अग्रामी e at a abreate ar circleton पर्राचीच प्रक्रांतरी अधिक अहे. पर त्यकारी मुझंब शुल्ब कपतीय भी सम मोतक पर खोडीचरारी प्रान्त आहे. हे नक्की,"

- प्रोत्तर चित्रकृत kud-codeurs

१५ चेटकंट वंधी विक्री प्रवर्धित बते. य विकेशन परीच्य खोरीक हिस्सा ५८ टक्काक्रेया पर्वत आहे.

Home Sales Likely to Surge Further on Record-low Loan Rates, Other Sops

Lenders have cut home loan rates to grab more customers before end of the fiscal

स्टॅम्प ड्युटी, गृहकर्ज व्याजब्र आणि घरखरेबी



mint

Tue, 23 Mar-21; Mint - Dehi; Sice : 272 sq.on.; Disolation 21050; Page : 4

Premature termination of contracts amid WFH hits office leasing outlook







PARTNERS MCHII



QUARTERLY TIEUPS





CREDAI-MCHI & CRE MATRIX RESEARCH REPORT

E-BIZNET WITH ASIAN PAINTS





8TH CREDAI-MCHI BIZNET 2021 POWERED BY





OUR PARTNERS















CREDAI MCHI KNOWLEDGE SERIES POWERED BY





CREDAI-MCHI WOMEN'S WING VIRTUAL WORKSHOP ON 'SHAKTI WITHIN'

CREATIVE PARTNER

CREDAI-MCHI WOMEN'S WING EDUCATION SCHOLARSHIP









UPCOMING EVENT



2nd Edition of Virtual Property Expo



CREDAI-MCHI held its first edition of Virtual Property Expo in December 2020 which saw massive success with over 200 projects displayed from the MMR, Pune, Palghar and Goa region. Owing to this success and widespread reach through the digital medium, CREDAI-MCHI is hosting its 2nd edition from 5th May to 15th May 2021. In the upcoming edition, we aim to enhance the user experience by adding features like a dedicated call centre, Book Your Site Visit and more to ease the home buying process for potential buyers. By being a part of this Expo, you'd also be a part of driving ahead the purpose of revival of Real Estate and collectively help developers reach their target audience.

Attached herewith is the presentation for your reference. Do reach out to us in case of any queries. https://mchi.net/pdf/CREDAIMCHI_VIRTUALPROPERTYEXPO_2.0_5TO15MAY20.pdf





EDITORIAL TEAM



Deepak Goradia President



Pritam Chivukula Secretary



Dr. Adv. Harshul Savla Editor



Vishal Jain **SUVIDHA Lifespaces** (M Realty)



TD Joseph Head Event & IPs



Satish Kumar **Head Secretariat**



Bhagyashree Khedkar PR & Event Team



Harish Gupta Secretariat Team



Charmi Patel Event Team



Reena Norhona Women's Wing



Address: Maker Bhavan – II, 4th Floor, 18, V. Thackersey Marg, New Marine Lines, Mumbai - 400020 Contact: +91 22 4212 1411

www.mchi.net