Circular no. **822(H)** Date: 22-06.2020

Sub.: Revised Guideline rates for Electrical works - Lumpsum

The guideline rates for electrical work for bungalows and apartments shall be as follows:

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| Sl. No. | Description | Rate in Rs. | Units |
| 1. | 3 /4 BHK villa /townhousePipe laying during RCC works Chiseling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 5,500/-10,000/-9,500/-25,000/- | Per villa/ townhouse  |
| 2. | 2 BHK Villa Pipe laying during RCC works Chiseling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 2,500/-6,000/-5,500/-14,000/- | Per villa  |
| 3. | Single bedroom FlatPipe laying during RCC works Chiseling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 2,000/-6,000/-4,500/-12,500/- | per flat |
| 4. | 2 bedroom FlatPipe laying during RCC works Chiselling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 2,000/-6,500/- 5,000/-13,500/- | per flat |
| 5. | 3 bedroom Flat (upto 1,500 sft)Pipe laying during RCC works Chiselling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 2,500/ -7,000/-6,500/-16,000/- | per flat |
| 6. | 3 bedroom Flat (1,501 to 1,800 sft)Pipe laying during RCC works Chiselling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 3,000/ -7,750/-6,750/-17,500/- | per flat |
| 7. | 3/4 bedroom Flat (1,801 to 2,200 sft)Pipe laying during RCC works Chiselling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Total turnkey work (a+b+c) | 3,500/ -8,250/-7,250/-19,000/- | per flat |
| 8. | Electrical panel room turnkey work | 10,000/- | Per panel room |
| 9. | Cable laying from panel room to each flat – 6/10 sq mm cable | 600/- | Per flat |
| 10. | Wiring & fittings in common areas, corridors and stilt floor  | 600/-  | per flat |
| 11. | Installation of cable trays – 12 to 24”wide along the ceiling | 35/- | Per rft |
| 12. | Additional charges for electrical work where false ceiling is being provided. Drawing room, dining room, bedroom – each to be considered as one room.  | 500/- | Per room |
| 13. | Fitting of tube lights, wall lights, fans, lamps, etc., for luxury/ model flats / villas | Rs. 1,800/-Rs. 1,500/- | For 3 BHKFor 2 BHK |
| 14. | Charges for fittings like tube lights, wall lights, hanging lights, ceiling lights, fans, false ceiling lights & rope lighting. Amount may be paid as job work for small works at these rates | Rs. 30/-Rs. 45/-Rs. 80/-Rs. 25/-Rs. 30/- | Per tube lightPer light fittingPer fanFor rope light per meterPer false ceiling light |
| 15. | Clubhouse. Calculate on built-up area. Exclude parking & terrace floors.Pipe laying during RCC works Chiselling, laying pipes, fixing metal boxes, etc., in walls Wiring, final fittings like switches, DB, etc.,Area with false ceiling, including fitting & fixturesTotal turnkey work (a+b+c+d)LS for electric power connection / generator back-upLS for RO plant, connection of pumps to OHT | Rs. 1.50/-Rs. 2.50/-Rs. 1.50/-Rs. 2.50/-Rs. 8.00/-Rs. 6,000/-Rs. 6,000/- | Per sftPer sftPer sftPer sftPer sft |
| 16, | Miscellaneous works1. Power connection for lifts – turnkey including earth pits
2. For additional stops
 | Rs. 5,000/-Rs. 500/-  | Per lift upto 6 stopsPer stop |
| 17 | For villa projects amount can be paid for connection of generator to feeder boxes including fixing DB, AMF panel, etc.  | Rs. 250/-  | per villa |
| 18 | Site office of standard design with 3 rooms, pantry & bathroom At time of civil workAT time of finishing works**Total** | Rs. 3,000/-Rs. 4,500/-**Rs. 7,500** |  |
| 19 | Street lights fixing – 6mtrs to 9 mtrs telescopic poles – installation of light + wiring upto to control room | Rs. 1,000/- | Per pole |

Notes:

1. Project Managers are advised to pay an advance of Rs. 2,000/- per flat to contractors upon starting the work. The total advance can’t exceed Rs. 10,000/-.
2. Revised rates applicable only for new projects i.e., SOVIII, MGA, GHT, MPL, GMR and other new projects. Not applicable to old projects like Vista, SOV, NE, AGH, KNM, Serene etc.

Managing Director