



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE I (RESIDENTIAL PLOTS)

16 – 31 May 2022



(Rs in Mn)

SECTOR	MIN-MAX (500 YDS)	MIN-MAX (1000 YDS)	MIN-MAX (250-300 YDS)	MIN-MAX (200 YDS)	MIN-MAX (400 YDS)	MIN-MAX (800 YDS)	INCREASE / DECREASE
A	25.0 - 30.0 M	-	-	-	-	-	-
B	27.0 - 38.0 M	-	-	-	-	-	
C	28.0 - 40.0 M	-	-	-	-	-	
D	25.0 - 35.0 M	-	-	-	-	-	
E	25.0 - 30.0 M	-	18.0 - 20.0 M	-	-	-	
F	28.0 - 36.0 M	55.0 - 62.0 M	21.5 - 23.5 M	-	-	-	
B-Orchard	24.0 - 27.0 M	-	-	-	-	-	
C-Orchard	24.0 - 28.0 M	-	-	-	-	-	
A-1	-	-	-	12.0 - 16.0 M	22.0 – 27.0 M	40.0 – 45.0 M	
B-1	-	-	-	15.0 - 18.0 M	24.0 - 30.0 M	45.0– 50.0 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE II (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	MIN (500 YDS)	MAX (500 YDS)	MIN (250 YDS)	MAX (250 YDS)	MIN (125 YDS)	MAX (125 YDS)	INCREASE / DECREASE
A	30.0 M	45.0 M	21.0 M	26.0 M	-	-	
B	28.0 M	45.0 M	21.0 M	26.0 M	-	-	
C	32.0 M	47.0 M	23.0 M	26.0 M	-	-	
D	28.0 M	45.0 M	20.0 M	22.0 M	-	-	
E	35.0 M	55.0 M	26.0 M	30.0 M	-	-	
F	35.0 M	47.0 M	25.0 M	30.0 M	-	-	
G	32.0 M	50.0 M	23.0 M	28.0 M	-	-	
H	30.0 M	45.0 M	20.0 M	25.0 M	-	-	
J	30.0 M	38.0M	22.0 M	25.0 M	13.0 M	16.0 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE III (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	MIN-MAX (500 YDS)	MIN-MAX (250 YDS)	MIN-MAX (200 YDS)	MIN-MAX (133 YDS)	MIN-MAX (125 YDS)	INCREASE / DECREASE
A & B ( Ex Serene City)	21.0 – 35.0 M	14.0 –18.5 M	10.5 – 12.0 M	8.5 – 9.5 M	8.0 – 8.5 M	
A ( Ex New Pindi)	18.5 – 19.0 M	13.0 – 14.5M	10.0 – 10.5 M	-	6.5 – 7.0 M	
B ( Ex New Pindi)	17.5 – 18.0 M	12.5 – 13.0 M	8.5 – 9.0 M	-	6.0 – 6.5 M	
C ( Ex New Pindi)	17.5 – 18.0 M	12.5 – 13.0 M	8.5 – 9.0 M	-	6.0 – 6.5 M	-
D ( Ex New Pindi)	13.5 – 14.0 M	9.5 – 10.0 M	7.0 – 7.5 M	-	4.5 – 5.0 M	
E ( Ex New Pindi)	13.5 – 14.0 M	9.5 – 10.0 M	7.0 – 7.5 M	-	4.5 – 5.0 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE III



### (SVC BENEFITS RESIDENTIAL PLOTS)

16 – 31 May 2022

(Rs in Mn)

SECTOR	MIN-MAX (500 YDS)	MIN-MAX (250 YDS)	MIN-MAX (200 YDS)	MIN-MAX (125 YDS)	INCREASE / DECREASE
D	17.0 – 20.0 M	-	-	-	
E	16.0 – 20.0 M	-	-	-	
F	16.5 – 20.0 M	-	-	-	
G	15.5 – 17.0 M	11.0 – 11.5 M	8.5 – 9.0 M	6.4 – 6.6 M	
H	15.5 – 17.0 M	-	-	-	
J	15.0 – 16.5 M	-	-	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE IV (RESIDENTIAL PLOTS)

16 – 31 May 2022



(Rs in Mn)

#### 1 KANAL (ALLOTMENT LETTER ) (ALL DUES CLEAR)

SECTOR	MIN - MAX (1 Kanal)	MIN - MAX (10 Marla)	INCREASE / DECREASE
A	22.0 – 26.0 M	12.5 – 13.0 M	
B	19.0 – 25.0 M	12.5 – 13.0 M	
C	22.0 – 26.0 M	12.5 – 13.0 M	
D	14.5 – 15.0 M	-	
E	14.0 – 14.5 M	-	
F	13.5 – 14.0 M	-	
G	12.0 – 12.5 M	-	
H	11.5 – 12.0 M	-	
J	11.0 – 11.5 M	-	
K	11.0 – 11.5 M	-	
L	11.0 – 11.5 M	-	
M	11.0 – 11.5 M	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE V (RESIDENTIAL PLOTS)



16 – 31 May 2022

SECTOR	MIN - MAX (1000 YDS)	MIN - MAX (500 YDS)	MIN - MAX (250 YDS)	MIN - MAX (200 YDS)	MIN - MAX (125 YDS)	INCREASE / DECREASE
A	-	23.0 - 35.0 M	-	-	-	
B	-	23.0 - 33.0 M	23.0 – 25.0 M	-	-	
C	-	23.0 - 32.0 M	20.0 – 22.0 M	-	-	
D	-	23.0 - 27.0 M	20.0 – 22.0 M	-	-	
F	-	23.0 - 29.0 M	19.0 – 22.0 M	12.0 – 12.5 M	9.0 – 10.5 M	
F-1	-	20.0 - 22.0 M	14.0 – 16.0 M	-	-	
G	-	21.0 - 26.0 M	-	-	-	
H	-	21.0 - 26.0 M	16.0 – 18.0 M	-	-	
J	-	-	16.0 – 17.0 M	-	-	
K	58.0 – 60.0 M	26.0 - 28.0 M	-	-	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE VI (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

### 1 KANAL (ALL DUES CLEAR)

### BALLOTTED

SECTOR	MIN	MAX	INCREASE / DECREASE
A	19.5 M	21.5 M	-
B – 1	14.0 M	14.5 M	
B – 2	14.0 M	14.5 M	
B – 3	15.5 M	16.0 M	
C – 1	13.5 M	14.0 M	
C – 2	13.5 M	14.0 M	
C – 3	13.5 M	14.0 M	
C – 3 Ext	14.0 M	14.5 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE VI (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

**1 KANAL (ALL DUES CLEAR)**

**NON BALLOTTED**

SECTOR	MIN	MAX	INCREASE / DECREASE
A	12.0 M	12.5 M	-
B	11.5 M	11.8 M	
C	11.2 M	11.5 M	
D	11.0 M	11.2 M	
E	10.8 M	11.0 M	
F	10.5 M	10.8 M	
G	10.2 M	10.5 M	
H	10.2 M	10.5 M	
J	10.2 M	10.5 M	





# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE VI (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

### 1 KANAL (ALL DUES CLEAR)

SECTOR	MIN	MAX	INCREASE / DECREASE
K	10.0 M	10.2 M	-
L	10.0 M	10.2 M	
M	10.0 M	10.2 M	
N	10.0 M	10.2 M	
P	10.0 M	10.2 M	
Q	10.0 M	10.2 M	
R	10.0 M	10.2 M	
S	10.0 M	10.2 M	
T	10.0 M	10.2 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE IV (RESIDENTIAL PLOTS)

16 – 31 May 2022



(Rs in Mn)

#### 1 KANAL (ALLOTMENT CERTIFICATE)

SECTOR	MIN - MAX (1 Kanal)	MIN - MAX (10 Marla)	INCREASE / DECREASE
A	14.5 – 15.0 M	10.0 – 10.5 M	
B	14.5 – 15.0 M	10.0 – 10.5 M	
C	14.5 – 15.0 M	10.0 – 10.5 M	
D	14.5 – 15.0 M	-	
E	13.0 – 13.5 M	-	
F	12.5 – 13.0 M	-	
G	11.5 – 12.0 M	-	
H	10.5 – 11.0 M	-	
J	10.0 – 10.5 M	-	
K	10.0 – 10.5 M	-	
L	10.0 – 10.5 M	-	
M	10.0 – 10.5 M	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE II EXT (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

1 KANAL (CERTIFICATE)			
SECTOR	MIN	MAX	INCREASE / DECREASE
A	10.5 M	10.8 M	-
B	10.0 M	10.2 M	
C	9.8 M	10.0 M	
D	9.5 M	9.8 M	
E	9.0 M	9.2 M	
F	8.8 M	9.0 M	
G	8.6 M	8.8 M	
H	8.2 M	8.4 M	
J	8.0 M	8.2 M	
K	8.0 M	8.2 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE II EXT (RESIDENTIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

### 1 KANAL (CERTIFICATE)

SECTOR	MIN	MAX	INCREASE / DECREASE
L	7.4 M	7.6 M	-
M	7.4 M	7.6 M	
N	7.4 M	7.6 M	
P	7.2 M	7.4 M	
Q	7.2 M	7.4 M	
R	7.2 M	7.4 M	
S	7.2 M	7.4 M	
T	7.2 M	7.4 M	

NOTE: RS 600,000 DEVELOPMENT CHARGES ON CERTIFIACATE FROM 1 - 6180

NOTE: RS 14,65,000 DEVELOPMENT CHARGES ON CERTIFIACATE FROM 6181 - OWNWARDS



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA VALLEY RESIDENTIAL PLOTS



16 – 31 May 2022

(Rs in Mn)

SECTOR	5 MARLA RES (MIN)	5 MARLA RES (MAX)	8 MARLA RES (MIN)	8 MARLA RES (MAX)	INCREASE / DECREASE
Sunflower	2.5 M	3.0 M	3.2 M	4.0 M	
Magnolia	2.5 M	4.5 M (Balloted)	3.2 M	6.8 M (Balloted)	
Bogenvelia	2.5 M	4.5 M (Balloted)	3.2 M	6.6 M (Balloted)	
Tulip	2.5 M	3.0 M	3.2 M	4.0 M	
Rose	2.5 M	4.8 M (Balloted)	3.2 M	7.5 M (Balloted)	
Bluebell	2.6 M	5.5 M (Balloted)	3.5 M	8.0 M (Balloted)	
Oleander	2.6 M	5.0 M (Balloted)	3.5 M	7.5 M(Balloted)	
Daffodil	2.6 M	5.0 M (Balloted)	3.5 M	7.5 M(Balloted)	
Lily	2.6 M	5.0 M (Balloted)	3.5 M	7.5 M(Balloted)	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA VALLEY RESIDENTIAL PLOTS



16 – 31 May 2022

(Rs in Mn)

SECTOR	5 MARLA RES (MIN)	5 MARLA RES (MAX)	8 MARLA RES (MIN)	8 MARLA RES (MAX)	INCREASE / DECREASE
Jasmine	2.5 M	3.0 M	3.2 M	4.0 M	-
Daisy	2.5 M	3.0 M	3.2 M	4.0 M	
Eglentine	2.5 M	3.0 M	3.2 M	4.0 M	
Snowdrop	2.5 M	3.0 M	3.2 M	4.0 M	
Marigold	2.5 M	3.0 M	3.2 M	4.0 M	
Gloxinia	2.5 M	3.0 M	3.2 M	4.0 M	
Zinnia	2.5 M	3.0 M	3.2 M	4.0 M	
Levender	2.5 M	3.0 M	3.2 M	4.0 M	
Lotus	2.5 M	3.0 M	3.2 M	4.0 M	
Iris	2.5 M	3.0 M	3.2 M	4.0 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA HOMES & DEFENCE VILLAS



16 – 31 May 2022

(Rs in Mn)

SECTOR	11 MARLA (MIN-MAX)	5 MARLA (MIN-MAX)	8 MARLA (MIN-MAX)	INCREASE / DECREASE
LILY	-	6.5 – 7.5 M	12.0 – 13.0 M	
OLEANDAR	-	6.0 – 6.5 M	10.5 – 11.0 M	
SECTOR F (VILLA)	29.0 – 37.0 M	-	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE I (COMMERCIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	5.33 MARLA MIN - MAX	8 MARLA MIN - MAX	INCREASE / DECREASE
F	55.0 - 60.0 M	55.0 – 85.0 M	-
B1	-	80.0 – 130.0 M	





# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE II (COMMERCIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	MIN - MAX (3.5 Marla)	MIN - MAX (4 Marla)	MIN - MAX (5 Marla)	MIN - MAX (5.3 Marla)	MIN - MAX (5.5 Marla)	MIN - MAX (8 Marla)	INCREASE / DECREASE
A	-	55.0 – 60.0 M	-	-	-	120 – 130 M	-
B	-	-	-	-	-	-	
C	-	-	-	-	-	-	
D	-	35.0 – 65.0 M	-	-	-	-	
E	-	-	100 – 150 M	-	-	-	
F	-	-	-	-	-	-	
G	-	-	-	65.0 – 70.0 M	-	-	
H	-	-	30.0 – 32.5 M	-	32.0 – 35.0 M	-	
J	30.0 – 32.5 M	40.0 – 45.0 M	-	-	-	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE III (COMMERCIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	MIN-MAX (0.96 MARLA)	MIN-MAX (2.67 MARLA)	MIN-MAX (5.33 MARLA)	MIN-MAX (7.11 MARLA)	MIN-MAX (10.67 MARLA)	INCREASE / DECREASE
A	7.0 – 7.5 M	-	-	-	-	-
B	-	15.0 – 17.0 M	37.0 – 40.0 M	42.0 – 47.0 M	55.0 – 60.0 M	-



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE



### DHA – PHASE IV (COMMERCIAL PLOTS)

16 – 31 May 2022

(Rs in Mn)

SECTOR	4 MARLA ( MIN - MAX )	8 MARLA ( MIN - MAX )	INCREASE / DECREASE
A	32.5 – 37.5 M	-	
B	32.5 – 37.5 M	52.5 – 55.0 M	
C	32.5 – 37.5 M	-	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA – PHASE V (COMMERCIAL PLOTS)

16 – 31 May 2022



(Rs in Mn)

SECTOR	4 MARLA MIN - MAX	5.3 MARLA MIN - MAX	6 MARLA MIN – MAX	8 MARLA MIN - MAX	INCREASE/ DECREASE
A	35.0 – 38.0 M	-	45.0 – 50.0 M	-	
B	25.0 – 27.0 M	-	-	-	
C	26.0 – 30.0 M	-	-	-	
Central Comm	52.0 – 57.0 M	-	75.0 – 80.0 M	-	-
D	25.0 – 27.0 M	-	35.0 – 40.0 M	-	
F & F1	-	37.0 – 40.0 M	-	-	
G & H	29.0 – 32.0 M	-	-	62.0 – 65.0 M	



# Price Valuation Benchmarking

## DHA PROPERTY EXCHANGE

### DHA VALLEY (COMMERCIAL PLOTS)



16 – 31 May 2022

(Rs in Mn)

SECTOR	4 MARLA COM (MIN)	4 MARLA COM (MAX)	8 MARLA COM (MIN)	8 MARLA COM (MAX)	INCREASE / DECREASE
Sunflower	11.0 M	15.0 M	22.0 M	27.0 M	-
Magnolia	11.0 M	15.0 M	22.0 M	27.0 M	
Bogenvelia	11.0 M	15.0 M	22.0 M	27.0 M	
Tulip	11.0 M	15.0 M	22.0 M	27.0 M	
Rose	11.0 M	15.0 M	22.0 M	27.0 M	
Bluebell	N/A	N/A	N/A	N/A	
Oleander	11.0 M	15.0 M	22.0 M	27.0 M	
Daffodil	11.0 M	15.0 M	22.0 M	27.0 M	
Lily	11.0 M	15.0 M	22.0 M	27.0 M	
Jasmine	11.0 M	15.0 M	22.0 M	27.0 M	
Shops	2.0 – 2.3 M				