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Current Market study & Rentals

Current Rental Scenario in Delhi, Gurgaon & Noida

Rentals have shot up everywhere in and around Delhi & NCR in last 6- 8 months. Surprisingly, none of the segment be it retail, Residential or Commercial is intact. Delhi being at Central Location still claims the highest rentals in NCR.

Delhi has limited options and new developments are expected to take little more time but the demand is growing everyday. Therefore, short supply is pushing up rentals.

Gurgaon following the trend, those commercial area's which are in proximity to Airport and National Highway has witnessed instant hike soon after new highway express got operational and work started for Airport upgrade and Metro.

These developments have given Gurgaon an edge over other satellite cities thus it has been conducive in rental upsurge also. A comparative study suggests around 50-80% hike in rental values in last 8-10 months.

Noida has more of Industrial plots suited for IT / ITES services and rental are also quite competitive compared to Delhi & Gurgaon. Metro work has already commenced and DND Fly already a boon for Noida – South Delhi commuters. Therefore Noida has attracted many renowned Software / Call centers and BPO's in recent times.

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Delhi – NCR Commercial Rentals overview

DELHI	Type of Facility	Rent p.s.f. per month (INR)
Central Delhi (Connaught Place)	Grade A	225 to 250
	Grade B	175 to 225
Nehru Place	Grade A	200 to 250
	Grade B	150 to 200
Saket	Grade A	180 to 225
Jasola	Grade A	150 to 200
Okhla Estate	Industrial	80 to 90
Mohan Co-op	Industrial	60 to 65
Bhikaji Cama Place	Grade A	180 to 225
	Grade B	150 to 175
Gurgaon	Type of Facility	Rent p.s.f. per month (INR)
Skyscrapers	Grade A	100 to 130
Udyog Vihar	Industrial plots	45 to 75
Institutional Area	Institutional plots	40 to 60

Places like Saket and Jasola in Delhi, Sohna Road in Gurgaon are being developed as new commercial hubs, within a span of 6 – 12 months and several beautiful creatures / structures will be ready.

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NOIDA	Rent p.s.f. per month (INR)
Sec – 1, 2, 16	45 to 55
Sec – 57, 58, 59, 60, 62	22 to 25
Sec – 63, 64, 65	18 to 22

The stand alone buildings in Noida are mainly offered as bare-shell, where the tenant does its own Air-conditioning and install its own power backup along with other interior works. It all depends on negotiations among both the parties. It is not a thumb rule but quite common. In some case the landlord does the Air-conditioning and provides the power backup also. In that case the rent goes up.

In Film City, buildings on institutional plots attract the highest rentals in Noida.

Rates depend on several factors, like condition of building, floor, furnishing, location and accessibility and Negotiation. Above suggested range of rentals are for unfurnished options excluding Ground Floor. Rates are different for furnished options and vary on the basis of kind of furnishing.

NOIDA	Rent p.s.f. per month (INR)
Centrally AC IT Park in Noida Sec 62	50 - 55
Commercial near Sec – 63 Noida	80 - 85

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Retail Rental Study

There has been constant upward push in rates for last 1 year. Limited options in high-end retail streets and foray of international brand in India has surged up the demand for development of new retail hubs, several new projects being worked out to accommodate the new players but everyone keen on high-end retail streets to mark their presence in the fast growing economy and don't mind paying even higher prices for the sake for image building.

Thanks for spending your valuable time in viewing this information.

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If you have any valuable suggestions, we will be pleased to know about them. You can write directly to

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