

Annexure – I

Market value of Land and Lease rentals

Sl. No.	Property Type	Usage	Market Value per Acre in ` 2010 (base value)	Market Value per Acre in ` 2015 by applying 15.82% WPI on 2010 base value	Market Value per hectare in ` 2015 by applying 15.82% WPI on 2010 base value	Lease rent per hectare @ 6% in `(column no.6 * 6%)
1	2	3	4	5	6	7
1	Willingdon Island					
	Ware Housing	Non SEZ	12000000	13898400	34329048	2059743
	Commercial area	Non SEZ	15000000	17373000	42911310	2574679
	Special residence	Non SEZ	11250000	13029750	32183483	1931009
	Land with water frontage	Non SEZ	18000000	20847600	51493572	3089614
	Hospitality	Non SEZ		18963000	46838610	2810317
2	Vallarpadam					
	Ware Housing	Non SEZ	16800000	19457760	48060667	2883641
		SEZ	19320000	22376424	55269767	3316185
	Commercial area	Non SEZ	21000000	24322200	60075834	3604550
		SEZ	24150000	27970530	69087209	4145233
	Land with water frontage	Non SEZ	25200000	29186640	72091001	4325459
		SEZ	28980000	33564636	82904651	4974279
3	Puthuvypin					
	Ware Housing	Non SEZ	11600000	13435120	33184746	1991084
		SEZ	13340000	15450388	38162458	2289747
	Commercial area	Non SEZ	14500000	16793900	41480933	2488856
		SEZ	16675000	19312985	47703073	2862184
	Land with water frontage	Non SEZ	17400000	20152680	49777120	2986628
		SEZ	20010000	23175582	57243688	3434621
4	Fort Kochi					
	Commercial area	Non SEZ	16000000	18531200	45772064	2746324
	Hospitality	Non SEZ		20227200	49961184	2997671
	Land with water frontage	Non SEZ	19200000	22237440	54926477	3295588
	Special Residence	Non SEZ	12800000	14824960	36617651	2197060
5	Bolgatty					
	Commercial area	Non SEZ	21000000	24322200	60075834	3604550
	Hospitality	Non SEZ		26548200	65574054	3934443
	Ware Housing	Non SEZ	16800000	19457760	48060667	2883641
6	GIDA Adjacent / Pachalam					
	Hospitality	Non SEZ		29076600	71819202	4309152
	Commercial area	Non SEZ	23000000	26638600	65797342	3947841
7	Thevara ferry					
	Commercial area	Non SEZ	18000000	20847600	51493572	3089614
	Land with water frontage	Non SEZ	23400000	27101880	66941644	4016499
8	Thevara CSL					
	Ware housing	Non SEZ	14400000	16678080	41194858	2471692