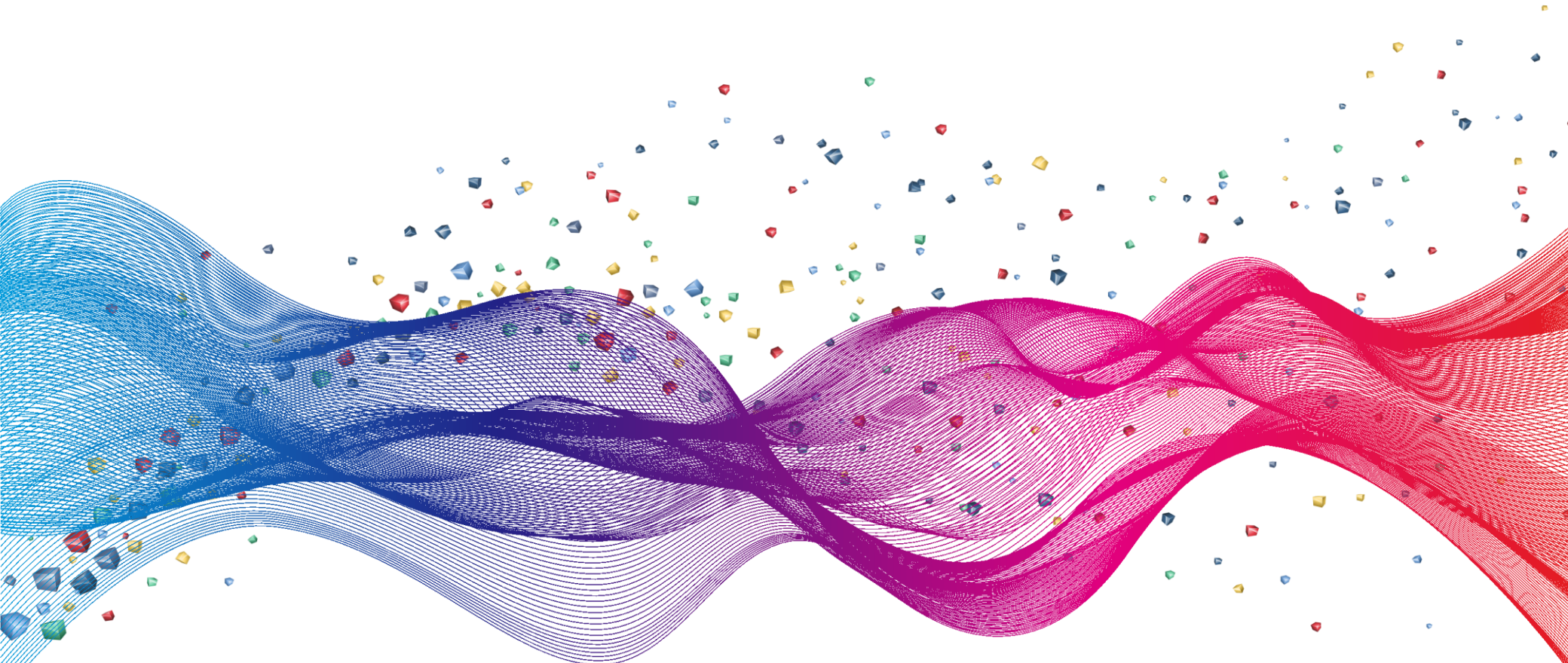




Independent Non-brokerage  
Realty Research Company

Strategic Partner : **dmg** information



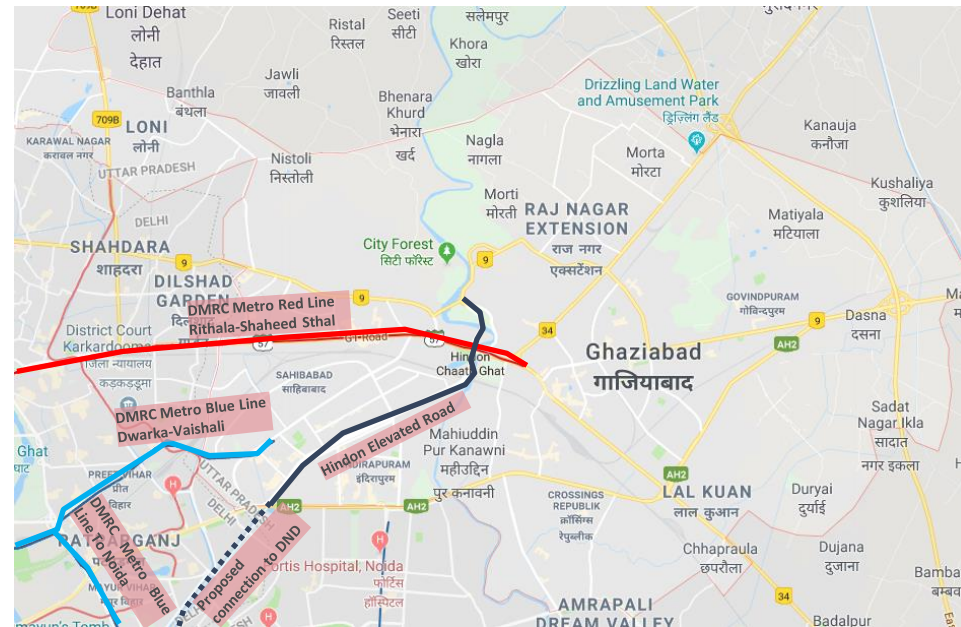
# GHAZIABAD

## RESIDENTIAL REAL ESTATE MARKET

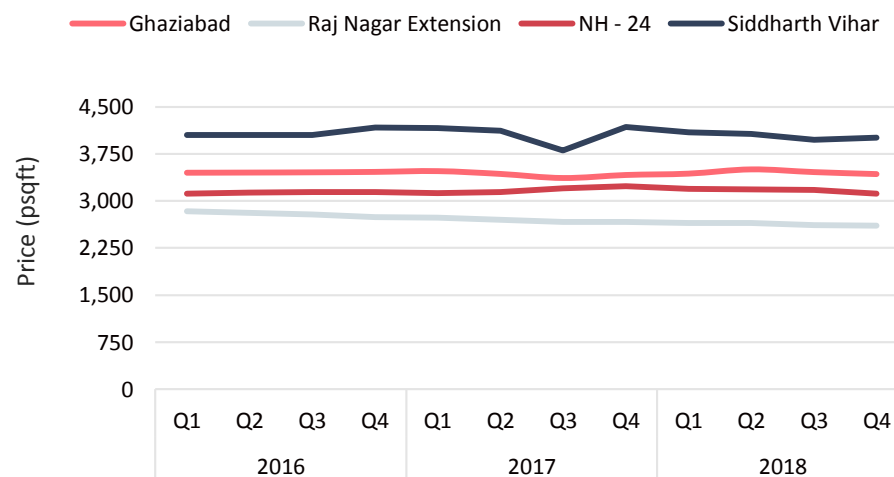
# Ghaziabad – Residential Real Estate Market



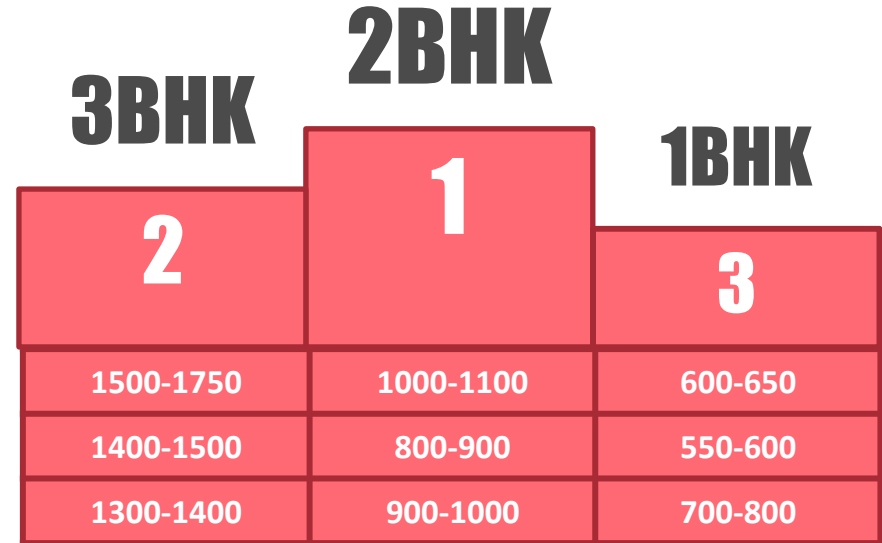
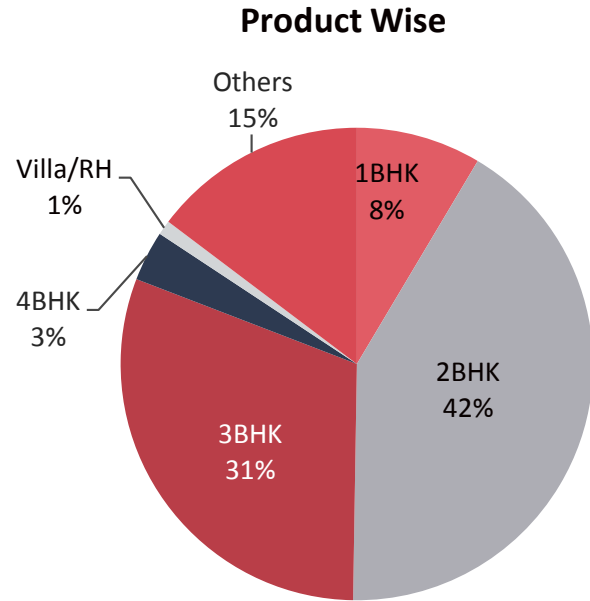
- ✓ Demand in Ghaziabad has seen a drastic improvement with a 25% growth in CAGR for the last two years and a decline of 16% in unsold inventory.
- ✓ The average prices in Ghaziabad, have remained stagnant in the last four years, ranging between Rs.3350-3450.
- ✓ The newly inaugurated Hindon Elevated Road is bound to boost Ghaziabad's connectivity to NCR as it connects to NH 24 or Delhi-Meerut Highway completely bypassing the Raj Nagar extension reducing travel time from Delhi to Meerut.
- ✓ A proposal to extend the Hindon Elevated road to DND flyover into Noida will further boost connectivity and ease of transit from Ghaziabad to Noida and Greater Noida.
- ✓ Raj Nagar Extension, NH-24 and Siddharth Vihar have been the most preferred locations among the buyers in last 12 months.



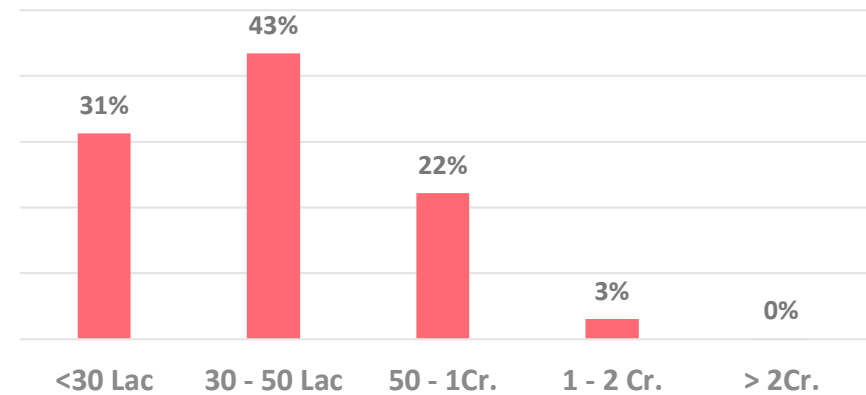
Ghaziabad Connectivity Map



# Product Typology



- ✓ Based on the last 12 months' sales, 2BHK flats are the most preferred product type among buyers, followed by 3BHKs and 1BHKs.
- ✓ Buyers mostly picked up units between 1000-1100 sq.ft. (2BHK), 1500-1750 sq. ft. (3 BHK) and 600-650 sq.ft. (1 BHK).
- ✓ Cost range of Rs.30 Lacs to 50 Lacs has the maximum demand followed by units prices less than Rs. 30 lacs.

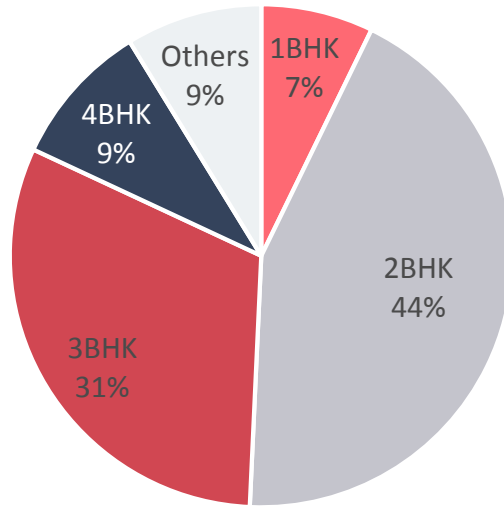


Cost range wise percentage share of Sales

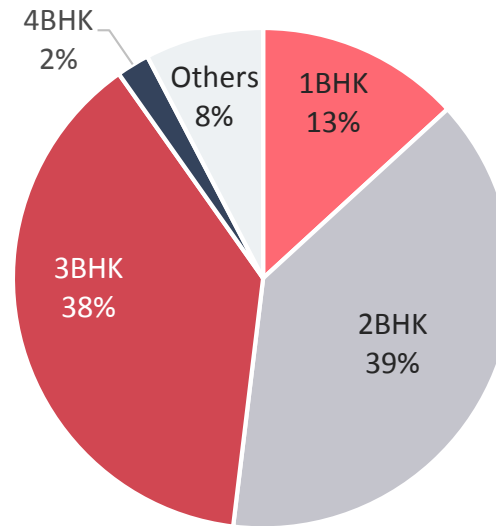
# New Launches in the city



### New Launch Supply



### Sales in New Launch



- ✓ Siddharth Vihar is the top gainer in terms of maximum new launches in the last 12 months followed by Raj Nagar Ext and Indirapuram.
- ✓ Maximum new launches are in the cost range of 50 Lacs to 1 Crore
- ✓ Amongst the new launches, 2 BHK is the most preferred product as can be seen by sales and supply distribution closely followed by 3BHK units.

# About Us

**Liases Foras:**  
The pioneer in scientific  
research in real estate

Founded in 1998, Liases Foras is a non-brokerage research centric firm that offers data and advisory services. Our works on industry and scientific prognosis of the local market is highly regarded. We have an organized and structured data source on real estate and property trends in India, which is updated on quarterly basis by primary market survey.

With a team of MBAs, urban planners, architects, chartered accountants and statisticians, Liases Foras' forte lies in the field of valuation, risk assessment, future forecasting & price behaviour and best use studies. Our clientele includes leading mortgage companies such as HDFC Ltd, Axis Bank, among others, real estate funds, developers, government bodies and leading international research organisations. We are also research partner for CNBC Awaaz real estate awards from 2012 onwards.

# Segments, Services and Key Clients

