



**DETAIL OF DDJY**

SALEABLE AREA=	13.07 ACRES		
GROSS AREA=	21.42620 ACRES (13.07/61%)		
1	DENSITY (@18 PERSONS)	317.555 PPA	(6804 PERSONS)
2	PERMISSIBLE 1.607ACRES	1.629 ACRES	(6590.751 SQ.MTRS.)
3	PERMISSIBLE 2.1428 ACRES (10%)	2.1428 ACRES	(8671.525 SQ.MTRS.)

**TOTAL AREA DETAIL**

TOTAL APPLIED AREA OF SCHEME	118.15 ACRES OR	478135.328 SQ.MTS.
AREA FALLING IN SECTOR ROAD/GREEN BELT	8.45 ACRES OR	34195.883 SQ.MTS.
BALANCE AREA	109.70 ACRES OR	443939.445 SQ.MTS.
50% AREA OF SECTOR ROAD & GREEN BELT (PLANNED CONSIDERATION AREA)	4.225 ACRES OR	17097.941 SQ.MTS.
UNDETERMINED AREA	1.33 ACRES OR	5382.311 SQ.MTS.
NET PLANNED AREA	112.595 ACRES OR	455655.076 SQ.MTS.
PERMISSIBLE 40% INDUSTRIAL COMPONENT	45.038 ACRES OR	182262.03 SQ.MTS.
PROPOSED INDUSTRIAL COMPONENT (BLOCKA+B+C)	58.206 ACRES OR	235549.9934 SQ.MTS.
PERMISSIBLE 20% RESIDENTIAL COMPONENT	22.519 ACRES OR	91131.015 SQ.MTS.
PROPOSED RESIDENTIAL COMPONENT (PLOTS UNDER DDJY)	13.07 ACRES OR	52889.753 SQ.MTS.
PERMISSIBLE 5% COMMERCIAL COMPONENT	5.62975 ACRES OR	22782.754 SQ.MTS.
PROPOSED COMMERCIAL COMPONENT	0.8928 ACRES OR	3612.848 SQ.MTS.
TOTAL PROPOSED SALEABLE AREA	72.168 ACRES OR	64.1 %
ROADS/OPEN SPACE & PUBLIC BUILDING=	40.4272 ACRES OR	35.9 %

**DETAILS OF PLOTS**

BLOCK NAME	PLOT NOS.	TOTAL PLOTS	TOTAL AREA (SQ.MTRS.)
BLOCK A	1 TO 12 AND 12A TO 33	33	75630.087
BLOCK B	1 TO 12 AND 14 TO 29	28	36687.389
BLOCK C	1 TO 12 AND 14 TO 72	71	123232.517
TOTAL		132	OR 58.206 ACRES (51.70%)
BLOCK D	1 TO 378	378	52889.753
TOTAL		510	OR 128.505 ACRES (70.30%)

**MORTGAGE PLOTTING AREA DETAIL AGAINST EDC:**

PLOT NO.	WIDTH 1	WIDTH 2	DEPTH 1	DEPTH 2	SHAPE	AREA	TOTAL AREA (SQ.M)	TOTAL PLOTS
46 TO 49	15.5	32.25	RECTANGLE			499.875	1	1999.5
50	17.888	18.125	44.101	26.741	AS/PLAN	793.24	1	793.24
51	17.888	44.101	44.197	TRAPE		789.737	1	789.737
52	17.888	44.101	44.293	TRAPE		791.455	1	791.455
53	17.888	44.293	44.389	TRAPE		793.172	1	793.172
54	17.888	44.389	44.485	TRAPE		794.889	1	794.889
55 TO 58	15.5	32.25	RECTANGLE			499.875	4	1999.5
59	12.518	14.394	32.25	34.367	AS/PLAN	595.21	1	595.21
60	15.5	11.704	32.25	24.758	AS/PLAN	485.655	1	485.655
61 TO 63	15.5	32.25	RECTANGLE			499.875	3	1499.625
63 TO 67	18.742	51.937	39.56	AS/PLAN		973.403	5	4867.015
68	33.584	15.705	35.205	39.56	AS/PLAN	869.023	1	869.023
69	18.717	34.898	34.999	AS/PLAN		657.413	1	657.413
70	18.717	34.898	35.1	AS/PLAN		654.023	1	654.023
71	18.717	35.2	35.1	AS/PLAN		654.578	1	654.578
72	26.83	63.7	80.46	67.05	AS/PLAN	6398.298	1	6398.298
TOTAL PROVIDED MORTGAGE INDUSTRIAL PLOTTING AREA =						27	24184.4574	

**PROVIDED MORTGAGE RESIDENTIAL PLOTTING (DDJY) AREA DETAIL:**

PLOT NO.	WIDTH 1	WIDTH 2	DEPTH 1	DEPTH 2	SHAPE	AREA	TOTAL AREA (SQ.M)	TOTAL PLOTS
277	7.505	19.614	147.203	1		147.203	1	147.203
278 TO 293	7.47	19.614	146.517	16		2344.272	16	2344.272
302 TO 317	7.47	19.614	146.517	16		2344.272	16	2344.272
318	7.478	19.614	146.517	1		146.517	1	146.517
PROVIDED MORTGAGE RESIDENTIAL PLOTTING (DDJY) AREA =						4982.420		

**MORTGAGE PLOTTING AREA DETAIL AGAINST IDW:**

PLOT NO.	WIDTH 1	WIDTH 2	DEPTH 1	DEPTH 2	SHAPE	AREA	TOTAL AREA (SQ.M)	TOTAL PLOTS
25	35.601	75.32	RECTANGLE			2681.467	1	2681.467
26	35.601	75.32	RECTANGLE			2681.467	1	2681.467
27	37.24	53.41	RECTANGLE			1994.508	1	1994.508
28	38.08	23.8	51.41	TRAPE		1431.998	1	1431.998
29	26.153	50	RECTANGLE			1307.65	1	1307.65
30 TO 36	20	50	RECTANGLE			7000	7	7000
37	35.2	40.073	38.104	20.808	AS/PLAN	1046.56	1	1046.56
38	38.095	19.048	32.752	15.607	AS/PLAN	1084.4	1	1084.4
39	64.05	54.409	TRAPE			1185.39	1	1185.39
40	54.489	44.928	TRAPE			994.17	1	994.17
41	20	44.928	35.367	TRAPE		802.95	1	802.95
42	20	44.928	35.367	TRAPE		802.95	1	802.95
43	25.800	20.504	38.847	28.362	AS/PLAN	661.813	1	661.813
44	22.763	8.894	32.25	26.741	AS/PLAN	502.638	1	502.638
45	15.5	32.25	RECTANGLE			499.875	1	499.875
TOTAL PROVIDED MORTGAGE INDUSTRIAL PLOTTING AREA =						21	24066.616	

**PROVIDED MORTGAGE RESIDENTIAL PLOTTING (DDJY) AREA DETAIL:**

PLOT NO.	WIDTH 1	WIDTH 2	DEPTH 1	DEPTH 2	SHAPE	AREA	TOTAL AREA (SQ.M)	TOTAL PLOTS
216	7.478	19.614	146.517	1		146.517	1	146.517
217 TO 232	7.47	19.614	146.517	16		2344.272	16	2344.272
237 TO 253	7.47	19.614	146.517	17		2490.789	17	2490.789
PROVIDED MORTGAGE RESIDENTIAL PLOTTING (DDJY) AREA =						4981.573		

**TOTAL SALEABLE AREA OF COMPLETE SCHEME=** 292052.59 SQ.MTRS.  
**TOTAL MORTGAGE AREA (INDUSTRIAL+RESIDENTIAL)** 58515.227 SQ.MTRS.  
 OR 20.03%

**AREA STATEMENT OF DDJY PLOTTING (BLOCK-D)**

TOTAL AREA OF SCHEME	=	21.42624 ACRES
NET PLANNED PLOT AREA	OR	86708.779 SQ.MTRS.
		86708.779 SQ.MTRS.
		21.426 ACRES

**AREA UNDER RESIDENTIAL PLOTS**

PLOT NO.	WIDTH	DEPTH 1	DEPTH 2	AREA	TOTAL NOS.	TOTAL AREA
9 TO 21	7.65	16.905		129.223	13	1681.199 SQ.MTRS.
22 TO 32	7.578	16.905		128.106	10	1281.060 SQ.MTRS.
33	7.648	18.3		139.824	1	139.824 SQ.MTRS.
34 TO 39	7.57	18.3		138.531	6	831.186 SQ.MTRS.
40 TO 49	7.578	16.905		128.106	10	1281.060 SQ.MTRS.
50	7.672	16.905		129.895	1	129.895 SQ.MTRS.
51 TO 63	7.65	16.905		129.223	13	1681.199 SQ.MTRS.
64 TO 74	7.753	18.3		141.880	11	1560.680 SQ.MTRS.
75 TO 95	7.28	18.3		133.040	21	2751.840 SQ.MTRS.
96 TO 105	7.47	18.011		135.875	10	1358.750 SQ.MTRS.
106 TO 111	7.57	18.3		138.531	6	138.531 SQ.MTRS.
112	7.648	18.3		139.958	1	139.958 SQ.MTRS.
112A TO 123	7.753	18.3		141.880	11	1560.680 SQ.MTRS.
124 TO 136	7.65	18.3		137.700	13	1790.100 SQ.MTRS.
137	7.672	18.3		138.096	1	138.096 SQ.MTRS.
138	7.478	19.614		146.673	1	146.673 SQ.MTRS.
139 TO 158	7.47	19.614		146.517	20	2930.340 SQ.MTRS.
159 TO 179	7.28	18.3		133.040	21	2751.840 SQ.MTRS.
180	7.672	18.3		138.096	1	138.096 SQ.MTRS.
181 TO 193	7.65	18.3		137.700	13	1790.100 SQ.MTRS.
194	7.402	19.045		140.971	1	140.971 SQ.MTRS.
195 TO 215	7.43	19.045		141.504	21	2971.584 SQ.MTRS.
216	7.478	19.614		146.673	1	146.673 SQ.MTRS.
217 TO 232	7.47	19.614		146.517	16	2344.272 SQ.MTRS.
233 TO 236	6.465	19.614		128.805	4	507.220 SQ.MTRS.
237 TO 239	7.47	19.614		146.517	3	439.556 SQ.MTRS.
240	7.478	19.614		146.673	1	146.673 SQ.MTRS.
241 TO 275	7.43	19.045		141.504	35	2971.584 SQ.MTRS.
276	7.402	19.045		140.971	1	140.971 SQ.MTRS.
277	7.505	19.614		147.203	1	147.203 SQ.MTRS.
278 TO 293	7.47	19.614		146.517	16	2344.272 SQ.MTRS.
294 TO 301	6.465	19.614		128.805	8	1014.440 SQ.MTRS.
302 TO 317	7.47	19.614		146.517	16	2344.272 SQ.MTRS.
318	7.478	19.614		146.673	1	146.673 SQ.MTRS.
319	7.538	19.614		148.801	1	148.801 SQ.MTRS.
320 TO 340	7.35	19.614		144.163	21	3027.423 SQ.MTRS.
341 TO 360	7.644	19.614		149.929	20	2998.580 SQ.MTRS.
361 TO 378	7.45	19.28		143.658	18	2585.448 SQ.MTRS.
TOTAL				378		52889.753 SQ.MTRS.

**DENSITY CALCULATION**

NET PLANNED PERSONS 378 @ 18 PERSON/PLOT	=	6804 PERSONS
TOTAL PROPOSED PERSONS	6804 /	317.555 PPA

**AREA UNDER GREEN**

REQUIRED GREEN 7.5% OF	86708.779 SQ.MTRS.	=	6503.158 SQ.MTRS.
PROVIDED GREEN	6503.158 SQ.MTRS.	OR	7.5%

**ONE ORGANIZED GREEN SPACE PROVIDED (GSI)**

REQUIRED ONE ORGANIZED GREEN SPACE PROVIDED (GSI)	OR	2582.584 SQ.MTRS.	
PROVIDED GREEN SPACE	2582.584 SQ.MTRS.	OR	0.6382 ACRES

**PROPOSED COMMUNITY AREA**

S.NO.	WIDTH	DEPTH 1	DEPTH 2	AREA	TOTAL	
CO1	83.073	86	87.273	7280.227		
CO2	46.1	30.18		1391.298		
TOTAL PROPOSED COMMUNITY AREA =				8671.525 SQ.MTRS.	OR	10.0 %

**TOTAL PROPOSED RESIDENTIAL PLOTTING AREA =** 52889.753 SQ.MTRS.  
 OR 2.4288 ACRES

**AREA FOR STP (UNDERGROUND)**

PERMISSIBLE AREA FOR STP	OR	450.0 SQ.MTRS.	
PROVIDED AREA	450.0 SQ.MTRS.	OR	10.0 %

**AREA FOR UPT**

PERMISSIBLE AREA FOR UPT	OR	200.000 SQ.MTRS.	
PROVIDED AREA	200.000 SQ.MTRS.	OR	10.0 %

**TOTAL PROPOSED UG AREA =** 200.000 SQ.MTRS.  
 OR 0.492 ACRES

**DRAWING TITLE :** DEMARCATION PLAN FOR INDUSTRIAL PLOTTED COLONY ON LAND AREA MEASURING 118.15 ACRES FALLING IN SECTORS-M9,M10, M13 AND M14 OF MANESAR IN REVENUE ESTATE OF VILLAGE BANSHARIA AND BANSKUSHLA TEHSIL HARSURU DISTRICT GURUGRAM, HARYANA BEING DEVELOPED BY M/S WORLDWIDE RESORTS AND ENTERTAINMENT PVT. LTD.

LICENSE NO. : 136 OF 2022 DATED 08.09.2022

SCALE :- 1:1750

NORTH :-

ARCHITECT :-

DESIGN CREATIONS  
 Ar. AMANDEEP GUPTA  
 PLOT NO. 1875  
 SECTOR-52, GURGAON,  
 MOB. 9810325210  
 arshamandeep@gmail.com

ARCHITECT'S SIGNATURE :-

AR AMANDEEP GUPTA  
 (CA/2000/26845)  
 M/S DESIGN CREATIONS  
 1875, SEC-52, GURGAON  
 MOB. 9810325210

DEVELOPER'S SIGNATURE :-

For Worldwide Resorts And Entertainment Pvt. Ltd.  
 Authorized Signatory