

GOVERNMENT OF PAKISTAN
REVENUE DIVISION
FEDERAL BOARD OF REVENUE

Islamabad, the 2nd August, 2016.

**NOTIFICATION
(Income Tax)**

S.R.O. 672(I)/2016.- In exercise of the powers conferred by sub-section 4 of section 68 of the Income Tax Ordinance, 2001 (XLIX of 2001), the Federal Board of Revenue is pleased to notify the value of immovable properties in column No.4 in respect of areas specified in column No.2.

(2) This notification shall come into force with effect from 31st July, 2016.

ISLAMABAD

VALUATION OF IMMOVABLE PROPERTIES (RESIDENTIAL)

S. No.	Sector / Location	Size in Square Yard	Valuation Rate per Square Yard (in Rs.)
(1)	(2)	(3)	(4)
1	D-12	500	32,300
2	E-7	500	56,625
		1000	57,150
		2000	57,150
3	E-11	500	26,000
4	E-12	500	17,800
5	F-6	500	48,550
		1000	48,550
		2000	48,550
6	F-7	500	48,550
		1000	48,550
		2000	48,550
7	F-8	500	48,550
		1000	48,550
		2000	48,550
8	F-10	500	42,050
		1000	42,050
		2000	42,050
9	F-11	500	42,050
		1000	42,050
		2000	42,050
10	G-6	500	41,350

		1000	41,350
		2000	41,350
11	G-7	500	38,100
		1000	38,100
12	G-8	500	38,100
13	G-9	500	38,100
14	G-10	500	38,100
		1000	38,100
15	G-11	500	38,100
		1000	38,100
16	I-8	500	38,100
17	I-9	200	16,000
18	I-10	200	16,000
19	I-11	200	16,000
20	I-12	200	15,000
21	I-14	200	15,000
22	I-15	200	15,000
23	I-16	200	15,000
24	B-17, C-15, C-16, D-13, D-17, B-17, D-17, G-13, G-14, G-15, G-16, F-14, F-15, F-16, F-17		As per District Collector's Rates

VALUATION OF IMMOVABLE PROPERTIES (Flats/Apartments)

S.No	Sector/Location	Nature	Valuation Rate per Square foot (in Rs.)
1	I-8	Flat	3,708
2	Tower F-10/F-11	Flat	4,930

VALUATION OF IMMOVABLE PROPERTIES (COMMERCIAL)

S.No.	Sector / Location	Nature	Valuation Rate per Square yard (in Rs.)
1	Blue Area Jinnah Avenue	Shop	123,750
	Mezzanine	Flat / Offices	49,500
	1 st Floor	Flat	49,500
	2 nd Floor	Flat	39,600
		Blind Basement	24,750
2	Blue Area	Shop	108,900
	Fazal-e-Haq Road		108,900
	Mezzanine	Flat / Offices	39,600
	1 st Floor	Flat	39,600
		Blind Basement	19,800
3	Super Market F-6	Shop G-Floor	123,750
		Small Shop Back Side	108,900
		Basement	49,500

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		Blind Basement	24,750
4	Jinnah Super Market F-7	Shop G-Floor	123,750
		Mini Shop Back Side	108,900
		Basement	49,500
		Blind Basement	16,500
5	Class-III shopping Centre F-7/F-6	Ground Shop	59,400
		Back Side Shop	34,650
		Basement	39,600
		Blind Basement	13,200
6	Markaz F-8	Ground Shop	113,850
		Back Side Shop	99,000
	1 st Floor	Flat / Offices	34,650
		Blind Basement	13,200
7	Class-III shopping Centre F-8	Ground Shop	59,400
		Back Side Shop	49,500
		Basement	34,650
		Blind Basement	13,200
	1 st Floor	Flat / Offices	29,700
8	Markaz F-10	Ground Shop	118,800
		Back Side Shop	103,950
		Basement	49,500
		Blind Basement	16,500
	1 st Floor	Flat / Offices	39,600
9	Markaz F-11	Ground Shop	118,800
		Back Side Shop	103,950
		Basement	49,500
		Blind Basement	16,500
	1 st Floor	Flat / Offices	39,600
10	Class-III shopping Centre F-10/F-11	Ground Shop	59,400
		Back Side Shop	49,500
		Basement	34,650
		Blind Basement	16,500

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	1 st Floor	Flat / Offices	29,700
11	Markaz G-5 Diplomatic Enclave	Ground Shop	74,250
		Back Side Shop	64,350
		Basement	39,600
	1 st Floor	Flat / Offices	49,500
12	Markaz G-6 Melody Market	Ground Shop	79,200
		Back Side Shop	69,300
		Basement	34,650
		Blind Basement	16,500
	1 st Floor	Flat / Offices	34,650
13	Aabpara Market	Ground Shop	89,100
		Back Side Shop	79,200
		Basement	39,600
		Blind Basement	16,500
	1 st Floor	Flat / Offices	34,650
14	I & T Centre G-6	Ground Shop	59,400
		Back Side Shop	49,500
		Basement	24,750
		Blind Basement	16,500
	1 st Floor	Flat / Offices	
15	Markaz G-7 Sitara Market		24,750
		Ground Shop	69,300
		Back Side Shop	59,400
		Basement	29,700
		Blind Basement	16,500
16	I & T Centre G-7	1 st Floor	29,700
		Ground Shop	69,300
		Back Side Shop	49,500
		Basement	29,700
		Blind Basement	8,250
17	Class-III shopping Centre G-7	1 st Floor	24,750
		Flat / Offices	
		Ground Shop	49,500
		Basement	24,750
		Blind Basement	8,250

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	1 st Floor	Flat / Offices	19,800
18	Markaz G-8	Ground Shop	74,250
		Back Side Shop	64,350
		Basement	39,600
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
19	I & T Centre G-8	Ground Shop	69,300
		Back Side Shop	59,400
		Basement	34,650
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
20	Class-III shopping Centre G-8	Ground Shop	49,500
		Basement	24,750
		Blind Basement	13,200
	1 st Floor	Flat / Offices	19,800
21	Markaz G-9	Ground Shop	74,250
		Back Side Shop	64,350
		Basement	39,600
		Blind Basement	13,200
	1 st Floor	Flat / Offices	29,700
22	I & T Centre G-9	Ground Shop	69,300
		Back Side Shop	49,500
		Basement	39,600
		Blind Basement	13,200
	1 st Floor	Flat / Offices	29,700
23	Class-III shopping Centre G-9	Ground Shop	54,450
		Basement	29,700
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
24	Markaz G-10	Ground Shop	74,250
		Back Side Shop	59,400
		Basement	34,650
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
25	I & T Centre G-10	Ground Shop	59,400

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		Back Side Shop	49,500
		Basement	34,650
		Blind Basement	13,200
	1 st Floor	Flat / Offices	29,700
26	Class-III shopping Centre G-10	Ground Shop	37,950
		Basement	29,700
		Blind Basement	8,250
	1 st Floor	Flat / Offices	24,750
27	Markaz G-11	Ground Shop	69,300
		Back Side Shop	54,450
		Basement	34,650
		Blind Basement	16,500
	1 st Floor	Flat / Offices	29,700
28	I & T Centre G-11	Ground Shop	59,400
		Back Side Shop	49,500
		Basement	34,650
		Blind Basement	13,200
	1 st Floor	Flat / Offices	29,700
29	Class-III shopping Centre G-11	Ground Shop	54,450
		Basement	29,700
		Blind Basement	8,250
	1 st Floor	Flat / Offices	24,750
30	Diplomatic Enclave G-4	Ground Shop	99,000
		Back Side Shop	89,100
		Basement	49,500
		Blind Basement	16,500
	1 st Floor	Flat / Offices	39,600
31	Class-III shopping Centre I-8	Ground Shop	59,400
		Back Side Shop	59,400
		Basement	34,650
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
32	Markaz I-8	Ground Shop	118,800
		Back Side Shop	103,950
		Basement	49,500

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		Blind Basement	13,200
	1 st Floor	Flat / Offices	32,300
33	Class-III shopping Centre I-9	Ground Shop	49,500
		Back Side Shop	44,550
		Basement	19,800
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
34	Markaz I-9	Ground Shop	69,300
		Back Side Shop	59,400
		Basement	34,650
		Blind Basement	8,250
	1 st Floor	Flat / Offices	24,750
35	Class-III shopping Centre I-10	Ground Shop	49,500
		Back Side Shop	44,550
		Basement	29,700
		Blind Basement	8,250
	1 st Floor	Flat / Offices	29,700
36	Markaz I-10	Ground Shop	69,300
		Back Side Shop	59,400
		Basement	34,650
		Blind Basement	13,200
	1 st Floor	Flat / Offices	24,750
37	B-17, C-15, C-16, D-13, D-17, B-17, D-17, G-13, G-14, G-15, G-16, F-14, F-15, F-16, F-17	---	As per District Collector's Rates

**VALUATION OF IMMOVABLE PROPERTIES
(INDUSTRIAL AREA)**

S.No.	Sector / Location	Nature	Valuation Rate per Kanal (in Rs.)
1	I-9	INDUSTRIAL	1,000,000
2	I-10	INDUSTRIAL	1,000,000
3	Kahuta Triangle	INDUSTRIAL	1,000,000

**VALUATION OF IMMOVABLE PROPERTIES
(AGRO / POULTRY / VEGETABLE FARM)**

S.No.	Sector / Location	Nature	Valuation Rate per
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			Kanal
1	Chak Shahzad	Farm	1,500,000
2	Tarlai	Farm	1,000,000
3	Sihala	Farm	1,000,000

**VALUATION OF IMMOVABLE PROPERTIES
(FRUIT & VEGETABLE MARKET)**

S.No.	Sector / Location	Nature	Valuation Rate per Square yard (in Rs.)
1	I-11	Ground Shop	38,000
		Back Side Shop	57,600
		Blind Basement	12,800
	1 st Floor	Flat / Offices	28,800
	2 nd Floor	Flat / Offices	24,000

VALUATION OF RESIDENTIAL PROPERTIES, BAHRIA ENCLAVE

S. No.	Sector / Location	Size in square yard	Value in Rs.
1	Sectors A, B & C Bahria Enclave	500	8,000,000
2	-do-	272	5,000,000
3	Sectors C1, F, G	500	7,000,000
4	-do-	272	4,500,000
5	Sector H, G, L, M	500	6,500,000
6	-do-	272	4,000,000

VALUATION OF COMMERCIAL PROPERTIES, BAHRIA ENCLAVE

S. No.	Sector / Location	Size in square yard	Value in Rs.
1	Civic Zone	500	12,500,000

[F.No.4(114)IT-Budget/2016]



**(Qazi Hifzur Rehman)
Secretary (IT-Budget)**