

Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

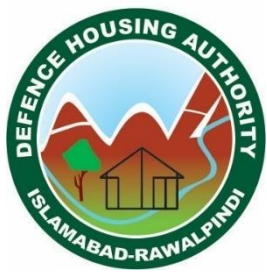
DHA – PHASE I (RESIDENTIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | MIN-MAX (1000 YDS) | MIN-MAX (500 YDS) | MIN-MAX (250-300 YDS) | MIN-MAX (200 YDS) | MIN-MAX (400 YDS) | MIN-MAX (800 YDS) | INC / DEC |
|-----------|-----------------------|----------------------|--------------------------|----------------------|----------------------|----------------------|--------------|
| A | - | 30.0 - 35.0 M | - | - | - | - | - |
| B | - | 32.0 - 40.0 M | - | - | - | - | |
| C | - | 32.0 - 45.0 M | - | - | - | - | |
| D | - | 28.0 - 40.0 M | - | - | - | - | |
| E | - | 30.0 - 35.0 M | 25.0 - 26.0 M | - | - | - | |
| F | 65.0 - 70.0 M | 32.0 - 40.0 M | 24.0 - 28.0 M | - | - | - | |
| B-Orchard | - | 28.0 - 35.0 M | - | - | - | - | |
| C-Orchard | - | 28.0 - 35.0 M | - | - | - | - | |
| A-1 | - | - | - | 14.0 - 16.0 M | 22.0 – 27.0 M | 55.0 – 60.0 M | |
| B-1 | - | - | - | 16.0 - 18.0 M | 24.0 - 30.0 M | 60.0– 65.0 M | |
| Houses | 140 – 150 M | 70.0 – 110.0 M | 50.0 – 55.0 M | 40.0 – 45.0M | 55.0 – 65.0M | 90 – 110.0M | |



Price Valuation Benchmarking

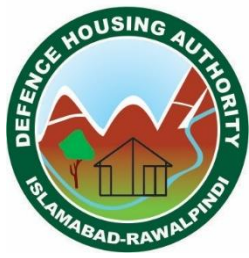
DHA PROPERTY EXCHANGE

DHA – PHASE II (RESIDENTIAL PLOTS)



16 – 31 December 2023

| SECTOR | MIN-MAX (1000 YDS) | MIN-MAX (500 YDS) | MIN-MAX (250 YDS) | MIN-MAX (125 YDS) | INCREASE / DECREASE |
|--------|-----------------------|----------------------|----------------------|----------------------|------------------------|
| A | - | 35.0 – 45.0 M | 25.0 – 28.0 M | - | - |
| B | - | 30.0 – 45.0 M | 25.0 – 28.0 M | - | |
| C | - | 40.0 – 50.0 M | 26.0 – 30.0 M | - | |
| D | - | 30.0 – 45.0 M | 26.0 – 28.0 M | - | |
| E | 120.0 – 140.0 M | 40.0 – 60.0 M | 30.0 – 32.0 M | - | |
| F | - | 40.0 – 50.0 M | 28.0 – 32.0 M | - | |
| G | - | 40.0 – 50.0 M | 28.0 – 30.0 M | - | |
| H | 70.0 – 120.0 M | 35.0 – 47.5 M | 25.0 – 28.0 M | - | |
| J | - | 35.0 – 40.0 M | 25.0 – 28.0 M | 13.0 – 16.0 M | |
| Houses | 150.0 – 180.0 M | 90.0 – 120.0 M | 50.0 – 55.0 M | 32.0 – 35.0 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

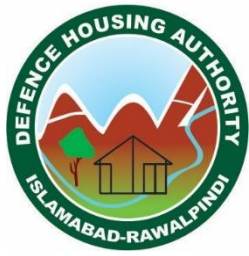
DHA – PHASE III (RESIDENTIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | MIN-MAX (1000 YDS) | MIN-MAX (500 YDS) | MIN-MAX (250 YDS) | MIN-MAX (200 YDS) | MIN-MAX (133 YDS) | MIN-MAX (125 YDS) | INCREASE / DECREASE |
|--------------------------------------|-----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|------------------------|
| A & B (Ex Serene City) | - | 23.0 – 35.0 M | 14.0 –17.0 M | 11.5 – 12.0 M | 8.5 – 9.5 M | 7.5 – 8.0 M | - |
| K (Sectors A,B,C Ex New Pindi) | 38.0 – 40.0 M | 18.0 – 19.0 M | 12.5 – 13.0 M | 8.5 – 9.0 M | - | 5.5 – 6.0 M | |
| D (Ex New Pindi) | - | 11.5 – 12.5 M | 7.5 – 8.0 M | 5.0 – 5.5 M | - | 4.0 – 4.5 M | |
| E (Ex New Pindi) | - | 11.5 – 12.5 M | 7.5 – 8.0 M | 5.0 – 5.5 M | - | 4.0 – 4.5 M | |
| House | - | 60.0 – 65.0M | 40.0 - 45.0 M | 32.0 – 35.0 M | 20.0 – 22.0 M | 18.0 – 19.0 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE III



(SVC BENEFITS RESIDENTIAL PLOTS)

16 – 31 December 2023

(Rs in Mn)

| SECTOR | MIN-MAX (500 YDS) | MIN-MAX (250 YDS) | MIN-MAX (200 YDS) | MIN-MAX (125 YDS) | INCREASE / DECREASE |
|--------|----------------------|----------------------|----------------------|----------------------|------------------------|
| D | 15.0 – 18.0 M | - | - | - | - |
| E | 13.0 – 17.0 M | - | - | - | |
| F | 14.0 – 18.0 M | - | - | - | |
| G | 13.0 – 13.5 M | 8.5 – 9.5 M | 7.0 – 7.5 M | 5.0 – 5.5 M | |
| H | 11.5 – 12.5 M | - | - | - | |
| J | 11.5 – 12.5 M | - | - | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE IV (RESIDENTIAL PLOTS)

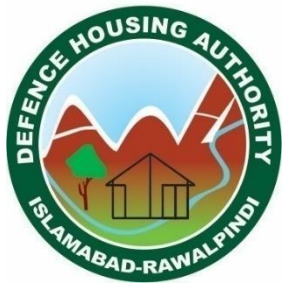


16 – 31 December 2023

(Rs in Mn)

1 KANAL (ALLOTMENT LETTER) (ALL DUES CLEAR)

| SECTOR | MIN - MAX (1 Kanal) | MIN - MAX (10 Marla) | INCREASE / DECREASE |
|----------------|------------------------|-------------------------|------------------------|
| Overseas Block | 32.0 – 33.0 M | - | |
| A | 23.0 – 26.0 M | 17.0 – 19.0 M | |
| B | 21.5 – 23.0 M | 16.0 – 17.0 M | |
| C | 23.0 – 28.0 M | 17.0 – 18.5 M | |
| D | 11.0 – 11.5 M | - | |
| E | 9.5 – 10.0 M | - | |
| F | 9.0 – 9.5 M | - | |
| G | 8.5 – 9.0 M | - | |
| H | 8.5 – 9.0 M | - | |
| J | 7.8 – 8.0 M | - | |
| K | 7.8 – 8.0 M | - | |
| L | 7.8 – 8.0 M | - | |
| M | 7.8 – 8.0 M | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA IV (RIVER VIEW SOUTH)

RESIDENTIAL PLOTS



16 – 31 December 2023

(Rs in Mn)

| SIZE / PAYMENT PLAN | 5 MARLA | 7 MARLA | 10 MARLA | 1 KANAL | INCREASE / DECREASE |
|------------------------|---------|---------|----------|---------|------------------------|
| LUMP SUM | 5.0 M | 7.0 M | 9.5 M | 16.0 M | - |
| 1 Year | 5.5 M | 7.7 M | 10.45 M | 17.6 M | |
| 2 Years | 6.0 M | 8.4 M | 11.4 M | 19.2 M | |
| 3 Years | 6.5 M | 9.1 M | 12.35 M | 20.8 M | |
| 4 Years | 7.0 M | 9.8 M | 13.3 M | 22.4 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE V (RESIDENTIAL PLOTS)



16 – 31 December 2023

| SECTOR | MIN - MAX (1000 YDS) | MIN - MAX (500 YDS) | MIN - MAX (250 YDS) | MIN - MAX (200 YDS) | MIN - MAX (125 YDS) | INCREASE / DECREASE |
|--------|-------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|
| A | - | 28.0 - 35.0 M | - | - | - | - |
| B | - | 28.0 - 35.0 M | 23.0 – 25.0 M | - | - | |
| C | - | 26.0 - 38.0 M | 21.0 – 25.0 M | - | - | |
| D | - | 25.0 - 30.0 M | 18.5 – 21.0 M | - | - | |
| F | - | 25.0 - 32.0 M | 19.5 – 22.0 M | 13.5 – 14.0 M | 9.5 – 11.5 M | |
| F-1 | - | 16.0 – 17.5 M ↓ | 12.5 – 14.0 M ↓ | - | - | |
| G | - | 24.0 - 28.0 M | - | - | - | |
| H | - | 24.0 - 28.0 M | 17.5 – 18.0 M | - | - | |
| J | - | - | 18.5 – 21.0 M | - | - | |
| K | 63.0 – 67.0 M | 30.0 – 32.5 M | - | - | - | |
| Houses | - | 70.0 - 75.0 M | 40.0 – 45.0 M | - | 20.0 – 21.0 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE VI (RESIDENTIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

1 KANAL (ALL DUES CLEAR) BALLOTTED

| SECTOR | MIN (500 YDS) | MAX (500 YDS) | INCREASE / DECREASE |
|------------|------------------|------------------|------------------------|
| A | 15.0 M | 15.5 M | |
| A – 1 | 13.0 M | 13.5 M | |
| River View | 13.5 M | 14.0 M | |
| B – 3 | 10.0 M | 10.5 M | |
| C – 1 | 9.0 M | 9.5 M | |
| C – 2 | 9.0 M | 9.5 M | |
| C – 3 | 8.0 M | 8.5 M | |
| C – 3 Ext | 8.0 M | 8.5 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE IV (RESIDENTIAL PLOTS)

16 – 31 December 2023



(Rs in Mn)

1 KANAL (ALLOTMENT CERTIFICATE)

| SECTOR | MIN - MAX (1 Kanal) | MIN - MAX (10 Marla) | INCREASE / DECREASE |
|--------|------------------------|-------------------------|------------------------|
| D | 10.0 – 10.5 M | - | |
| E | 9.0 – 9.5 M | - | |
| F | 8.5 – 9.0 M | - | |
| G | 7.5 – 8.0 M | - | |
| H | 7.5 – 8.0 M | - | |
| J | 6.0 – 6.5 M | - | |
| K | 6.0 – 6.5 M | - | |
| L | 6.0 – 6.5 M | - | |
| M | 6.0 – 6.5 M | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

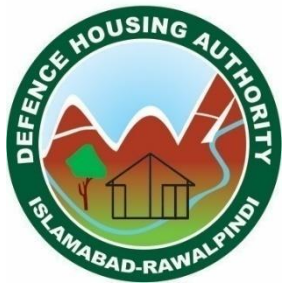


DHA – PHASE VI (EX PH- II EXT) RESIDENTIAL PLOTS

16 – 31 December 2023

(Rs in Mn)

| 1 KANAL (CERTIFICATE) | | | |
|-----------------------|------------------|------------------|------------------------|
| SECTOR | MIN (500 YDS) | MAX (500 YDS) | INCREASE / DECREASE |
| A | 6.0 M | 6.2 M | - |
| B | 5.8 M | 6.0 M | |
| C | 5.5 M | 5.7 M | |
| D | 5.2 M | 5.4 M | |
| E | 5.2 M | 5.4 M | |
| F | 5.2 M | 5.4 M | |
| G | 4.8 M | 5.0 M | |
| H | 4.8 M | 5.0 M | |
| J | 4.8 M | 5.0 M | |
| K | 4.8 M | 5.0 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE VI (EX PH- II EXT) RESIDENTIAL PLOTS



16 – 31 December 2023

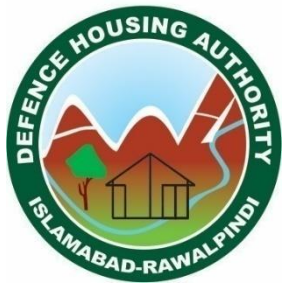
(Rs in Mn)

1 KANAL (CERTIFICATE)

| SECTOR | MIN (500 YDS) | MAX (500 YDS) | INCREASE / DECREASE |
|--------|------------------|------------------|------------------------|
| L | 4.2 M | 4.4 M | - |
| M | 4.2 M | 4.4 M | |
| N | 4.2 M | 4.4 M | |
| P | 3.8 M | 4.0 M | |
| Q | 3.8 M | 4.0 M | |
| R | 3.8 M | 4.0 M | |
| S | 3.8 M | 4.0 M | |
| T | 3.8 M | 4.0 M | |

NOTE: RS 600,000 DEVELOPMENT CHARGES ON CERTIFIACATE FROM 1 - 6180

NOTE: RS 14,65,000 DEVELOPMENT CHARGES ON CERTIFIACATE FROM 6181 - ONWARDS



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

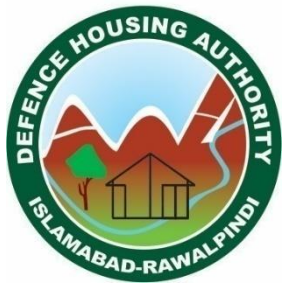
DHA VALLEY RESIDENTIAL PLOTS



16 – 31 December 2023

(Rs in Mn)

| SECTOR | 5 MARLA RES(NON BALLOT) (MIN-MAX) | 5 MARLA RES(BALLOTTED) (MIN-MAX) | 8 MARLA RES(NON BALLOT) (MIN-MAX) | 8 MARLA RES(BALLOTTED) (MIN-MAX) | INCREASE / DECREASE |
|------------|---|--|---|--|------------------------|
| Sunflower | 1.1 – 1.3 M | - | 1.4 – 1.8 M | - | |
| Magnolia | 1.1 – 1.3 M | 2.0 - 2.6 M | 1.4 – 1.8 M | 2.8 – 3.0 M | |
| Bogenvelia | 1.1 – 1.3 M | 2.0 - 2.6 M | 1.4 – 1.8 M | 2.8 – 3.0 M | |
| Tulip | 1.1 – 1.3 M | 2.0 - 2.2 M | 1.4 – 1.8 M | 2.2 - 2.4 M | |
| Rose | 1.1 – 1.3 M | 2.2 - 2.8 M | 1.4 – 1.8 M | 3.0 – 3.5 M | |
| Bluebell | 1.4 – 1.5 M | 2.2 - 3.5 M | 2.0 – 2.1 M | 3.5 – 4.0 M | |
| Oleander | 1.4 – 1.5 M | 2.2 – 3.0 M | 2.0 – 2.1 M | 3.2 – 3.6 M | |
| Daffodil | 1.4 – 1.5 M | 2.0 - 2.8 M | 2.0 – 2.1 M | 3.0 – 3.5 M | |
| Lily | 1.4 – 1.5 M | 2.2 - 3.0 M | 2.0 – 2.1 M | 3.2 – 3.6 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

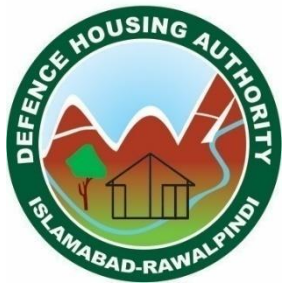
DHA VALLEY RESIDENTIAL PLOTS



(Rs in Mn)

16 – 31 December 2023

| SECTOR | 5 MARLA RES (MIN) | 5 MARLA RES (MAX) | 8 MARLA RES (MIN) | 8 MARLA RES (MAX) | INCREASE / DECREASE |
|-----------|-------------------------|-------------------------|-------------------------|-------------------------|------------------------|
| Jasmine | 1.1 M | 1.3 M | 1.4 M | 1.6 M | - |
| Daisy | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Eglentine | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Snowdrop | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Marigold | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Gloxinia | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Zinnia | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Levender | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Lotus | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |
| Iris | 1.1 M | 1.3 M | 1.4 M | 1.6 M | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA HOMES & DEFENCE VILLAS



16 – 31 December 2023

(Rs in Mn)

| SECTOR | 11 MARLA (MIN-MAX) | 5 MARLA (MIN-MAX) | 8 MARLA (MIN-MAX) | INCREASE / DECREASE |
|------------------|-----------------------|----------------------|----------------------|------------------------|
| LILY | - | 6.5 – 7.5 M | 13.0 – 16.0 M | |
| OLEANDAR | - | 6.0 – 6.5 M | 12.0 – 14.0 M | - |
| SECTOR F (VILLA) | 29.0 – 37.0 M | - | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE I (COMMERCIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | 5.33 MARLA MIN - MAX | 8 MARLA MIN - MAX | INCREASE / DECREASE |
|--------|-------------------------|----------------------|------------------------|
| F | 60.0 - 70.0 M | 80.0 – 110.0 M | - |
| B1 | - | 90.0 – 130.0 M | - |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE II (COMMERCIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | MIN - MAX (3.5 Marla) | MIN - MAX (4 Marla) | MIN - MAX (5 Marla) | MIN - MAX (5.3 Marla) | MIN - MAX (5.5 Marla) | MIN - MAX (8 Marla) | INCREASE / DECREASE |
|--------|--------------------------|------------------------|------------------------|--------------------------|--------------------------|------------------------|------------------------|
| A | - | 60.0 – 65.0 M | - | - | - | 130 – 135 M | - |
| B | - | - | - | - | - | - | |
| C | - | - | - | - | - | - | |
| D | - | 35.0 – 55.0 M | - | - | - | 78.0 – 82.0 M | |
| E | - | - | 100 – 150 M | - | - | - | |
| F | - | - | - | - | - | - | |
| G | - | - | - | 75.0 – 80.0 M | - | - | |
| H | - | - | 35.0 – 40.0 M | - | 40.0 – 45.0 M | - | |
| J | 30.0 – 32.5 M | 40.0 – 45.0 M | - | - | - | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA – PHASE III (COMMERCIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | MIN-MAX (0.96 MARLA) | MIN-MAX (2.67 MARLA) | MIN-MAX (5.33 MARLA) | MIN-MAX (7.11 MARLA) | MIN-MAX (10.67 MARLA) | INCREASE / DECREASE |
|--------|-------------------------|-------------------------|-------------------------|-------------------------|--------------------------|------------------------|
| A | 7.5 – 8.0 M | - | - | - | - | - |
| B | - | 13.0 – 15.0 M | 38.0 – 40.0 M | 48.0 – 52.5 M | 62.0 – 65.0 M | - |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE



DHA – PHASE IV (COMMERCIAL PLOTS)

16 – 31 December 2023

(Rs in Mn)

| SECTOR | 4 MARLA (MIN - MAX) | 8 MARLA (MIN - MAX) | INCREASE / DECREASE |
|--------|--------------------------|--------------------------|------------------------|
| A | 30.0 – 32.0 M | - | |
| B | 28.0 – 31.0 M | 52.0 – 55.0 M ↑ | - |
| C | 28.0 – 31.0 M | - | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

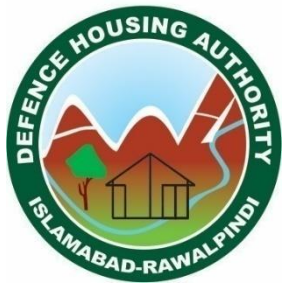
DHA – PHASE V (COMMERCIAL PLOTS)

16 – 31 December 2023



(Rs in Mn)

| SECTOR | 4 MARLA MIN - MAX | 5.33 MARLA MIN - MAX | 6 MARLA MIN – MAX | 8 MARLA MIN - MAX | INCREASE / DECREASE |
|--------------|----------------------|-------------------------|----------------------|----------------------|------------------------|
| A | 35.0 – 38.0 M | - | 45.0 – 50.0 M | - | |
| B | 25.0 – 27.0 M | - | - | - | |
| C | 26.0 – 32.0 M | - | - | - | |
| Central Comm | 58.0 – 60.0 M | - | 85.0 – 95.0 M | - | |
| D | 29.0 – 30.0 M | - | 35.0 – 40.0 M | 75.0 – 85.0 M | |
| F | 29.0 – 30.0 M | 37.0 – 40.0 M | - | 75.0 – 85.0 M | |
| G & H | 29.0 – 35.0 M | - | - | 75.0 – 100.0 M | |
| Shop A Shop | 2.1 – 2.2 M | | | | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

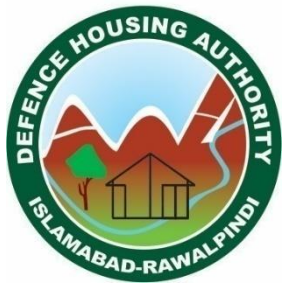
DHA VALLEY (COMMERCIAL PLOTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | 4 MARLA - COMM (NON BALLOT) (MIN-MAX) | 4 MARLA - COMM (BALLOTTED) (MIN-MAX) | 8 MARLA - COMM (NON BALLOT) (MIN-MAX) | 8 MARLA - COMM (BALLOTTED) (MIN-MAX) | INCREASE / DECREASE |
|------------|---|--|---|--|------------------------|
| Sunflower | 6.5 – 7.0 M | - | 9.0 – 9.5 M | - | - |
| Magnolia | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.0 – 15.5 M | |
| Bogenvella | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.0 – 15.5 M | |
| Tulip | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.0 – 15.5 M | |
| Rose | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.0 – 15.5 M | |
| Bluebell | 6.5 – 7.0 M | 8.0 – 9.0 M | 9.0 – 9.5 M | 17.0 – 17.5 M | |
| Oleander | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.5 - 16.0 M | |
| Daffodil | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.5 - 16.0 M | |
| Lily | 6.5 – 7.0 M | 7.5 - 8.0 M | 9.0 – 9.5 M | 15.5 - 16.0 M | |
| Jasmine | 6.5 – 7.0 M | - | 9.0 – 9.5 M | - | |
| Shops | 0.8 – 0.9 | | | | |



Price Valuation Benchmarking

DHA PROPERTY EXCHANGE

DHA PHASE – I, II & V (APARTMENTS)



16 – 31 December 2023

(Rs in Mn)

| SECTOR | 1 Bed (584 Sqft) | 2 Bed (1500 – 1700 Sqft) | 3 Bed (2084 – 3000 Sqft) | 4 Bed (2226 - 3545 Sqft) | INCREASE / DECREASE |
|-----------------------------|---------------------|-----------------------------|-----------------------------|-----------------------------|------------------------|
| DHA – I ,SECTOR - F | - | 16.0 – 18.0 M | 25.0 – 26.0 M | - | |
| DHA – I, Avenue Mall | 8.0 – 8.5 M | 21.0 – 22.0 M | 25.0 – 26.0 M | 28.0 – 30.0 M | |
| DHA- II ASKARI TOWER - 1 | - | - | 33.0 - 35.0 M | 37.0 – 40.0 M | - |
| DHA- II ASKARI TOWER - 2 | - | - | 32.0 - 35.0 M | 36.0 – 38.0 M | |
| DHA- V ASKARI TOWER - 3 | - | - | 26.0 – 28.0 M | 35.0 – 36.0 M | |