

From

Additional Chief Secretary to Govt. Haryana,  
Town & Country Planning Department,  
Chandigarh

To

Director,  
Town & Country Planning,  
Haryana, Chandigarh

**Memo No.EDC-92/07/01/2025-2TCP      Date: 14.01.2026**

**Subject:      Revision of EDC Rates.**

This is in continuation of the earlier instructions issued vide memo No. 8/2/2016-2TCP dated 11.02.2016 and No. EDC-92/7/26/2024-2TCP dated 31.12.2024.

As per decision taken in the meeting of Council of Ministers held on 28.12.2024, the EDC rates shall increase by 10% every year w.e.f 01<sup>st</sup> January of the year.

In pursuance to the above decision, the EDC rates are revised w.e.f. 01<sup>st</sup> January, 2026 by 10% increase in the rates of the previous year i.e. 2025.

The EDC rates to be made effective from 01.01.2026 is enclosed as Annexure-I.

**-Sd-**

**(A.K Singh, IAS)**

**Additional Chief Secretary to Govt.,Haryana  
Town & Country Planning Department.**

**Endst. No.EDC-92/92/074/01/2025-2TCP**

**Date: 14.01.2026**

A copy is forwarded to Secretary Council of Ministers, Haryana with reference to UO. No. 9/184/2024-2Cabinet dated 28.12.2024 for information please.

**(A.K Singh, IAS)**

**Additional Chief Secretary to Govt.,Haryana  
Town & Country Planning Department.**

**ANNEXURE-I**

**EDC rate for different uses in various Urban Estates of Haryana calculated as per decision taken by the Council of Ministers  
in its meeting held on 28.12.2024**

Rates in Lacs per Gross acre

Sr. No.	Urban Estate	EDC								
		Index	Rate for Plotted Residential Colony as on 01.01.2015	Rate as per Indexation Policy w.e.f. 01.01.2026						
				Plotted	Group Housing Policy for 400 PPA	Group Housing Policy for 300 PPA	Commercial user with 1.5 FAR	Commercial user with 1.75 FAR	Industrial use with 1.25 FAR	Industrial use-IT with the 2.5 FAR
<u>Hyper Potential Zone</u>										
1	Gurgaon	1	104.0963	137.408	549.632	412.224	549.632	641.695	229.471	458.943
<u>High-I Potential Zone</u>										
1	Faridabad	0.9	103.1283	123.667	494.669	371.002	494.669	577.526	206.524	413.048
2	Sohna	0.9	95.18	123.667	494.669	371.002	494.669	577.526	206.524	413.048
3	Gawal Pahari	0.9	104.0963	123.667	494.669	371.002	494.669	577.526	206.524	413.048
<u>High-II Potential Zone</u>										
1	Sonepat-Kundli	0.7	72.0071	96.186	384.742	288.557	384.742	449.187	160.630	321.260
2	Panipat	0.7	85.668	96.186	384.742	288.557	384.742	449.187	160.630	321.260
<u>Medium Potential Zone</u>										
1	Ambala	0.6	79.7753	82.445	329.779	247.334	329.779	385.017	137.683	275.366
2	Karnal	0.6	59.3505	82.445	329.779	247.334	329.779	385.017	137.683	275.366
3	Kurukshetra	0.6	89.5521	82.445	329.779	247.334	329.779	385.017	137.683	275.366
4	Bahadurgarh	0.6	79.7753	82.445	329.779	247.334	329.779	385.017	137.683	275.366
5	Hisar	0.6	95.1786	82.445	329.779	247.334	329.779	385.017	137.683	275.366
6	Rohtak	0.6	87.4588	82.445	329.779	247.334	329.779	385.017	137.683	275.366

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				Plotted	Group Housing Policy for 400 PPA	Group Housing Policy for 300 PPA	Commercial user with 1.5 FAR	Commercial user with 1.75 FAR	Industrial use with 1.25 FAR	Industrial use-IT with the 2.5 FAR
7	Rewari	0.6	79.7874	82.445	329.779	247.334	329.779	385.017	137.683	275.366
8	Bawal	0.6	79.78	82.445	329.779	247.334	329.779	385.017	137.683	275.366
9	Palwal	0.6	69.1757	82.445	329.779	247.334	329.779	385.017	137.683	275.366
10	Jagadhari/Y. Nagar	0.6	75.2499	82.445	329.779	247.334	329.779	385.017	137.683	275.366
11	Dharuhera	0.6	88.6446	82.445	329.779	247.334	329.779	385.017	137.683	275.366
12	Prithla	0.6	79.7874	82.445	329.779	247.334	329.779	385.017	137.683	275.366
13	Ganaur	0.6	79.78	82.445	329.779	247.334	329.779	385.017	137.683	275.366
14	Hodal	0.6	No Licence granted	82.445	329.779	247.334	329.779	385.017	137.683	275.366
15	Mangar Bahu	0.6	No Licence granted	82.445	329.779	247.334	329.779	385.017	137.683	275.366
<b>Low-I Potential Zone</b>										
1	Bhiwani	0.5	92.4319	68.704	274.816	206.112	274.816	320.848	114.736	229.471
2	Fatehabad	0.5	111.8524	68.704	274.816	206.112	274.816	320.848	114.736	229.471
3	Jind	0.5	104.8707	68.704	274.816	206.112	274.816	320.848	114.736	229.471

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				Plotted	Group Housing Policy for 400 PPA	Group Housing Policy for 300 PPA	Commercial user with 1.5 FAR	Commercial user with 1.75 FAR	Industrial use with 1.25 FAR	Industrial use-IT with the 2.5 FAR
4	Kaithal	0.5	94.9487	68.704	274.816	206.112	274.816	320.848	114.736	229.471
5	Mahendergarh	0.5	92.4319	68.704	274.816	206.112	274.816	320.848	114.736	229.471
6	Narnaul	0.5	92.4319	68.704	274.816	206.112	274.816	320.848	114.736	229.471
7	Sirsa	0.5	86.0068	68.704	274.816	206.112	274.816	320.848	114.736	229.471
8	Jhajjar	0.5	92.4319	68.704	274.816	206.112	274.816	320.848	114.736	229.471
Low-II Potential Zone										
1	Hathin	0.4	No Licence granted	54.963	219.853	164.890	219.853	256.678	91.789	183.577
2	Mewat	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
3	Nuh	0.4	No Licence granted	54.963	219.853	164.890	219.853	256.678	91.789	183.577
4	Taoru	0.4	No Licence granted	54.963	219.853	164.890	219.853	256.678	91.789	183.577
5	Naraingarh	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
6	Taraori	0.4	75.3346	54.963	219.853	164.890	219.853	256.678	91.789	183.577
7	Gharuanda	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
8	Indri	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
9	Assandh	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
10	Shahbad	0.4	74.052	54.963	219.853	164.890	219.853	256.678	91.789	183.577
11	Hansi	0.4	94.1864	54.963	219.853	164.890	219.853	256.678	91.789	183.577

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				Plotted	Group Housing Policy for 400 PPA	Group Housing Policy for 300 PPA	Commercial user with 1.5 FAR	Commercial user with 1.75 FAR	Industrial use with 1.25 FAR	Industrial use-IT with the 2.5 FAR
12	Agroha	0.4	79.0493	54.963	219.853	164.890	219.853	256.678	91.789	183.577
13	Narwana	0.4	75.625	54.963	219.853	164.890	219.853	256.678	91.789	183.577
14	Dadri	0.4	97.4413	54.963	219.853	164.890	219.853	256.678	91.789	183.577
15	Ratia	0.4	92.4319	54.963	219.853	164.890	219.853	256.678	91.789	183.577
16	Tohana	0.4	75.7339	54.963	219.853	164.890	219.853	256.678	91.789	183.577

EDC CHARGES IN PANCHKULA DISTRICT			
Category of uses	Rates of EDC fixed vide Memo No. 1026-B/2021/3402 dated 11.02.2021	Rates of EDC w.e.f 01.01.2025	Rates of EDC w.e.f 01.01.2026
Residential Plotted	29.70	35.64	39.204
Residential Group Housing Colony	95.70	114.84	126.324
Commercial	66.00	79.2	87.120
Industrial Colony/industrial/Warehouses for Agro Produces/Warehouses other than agriculture produces/Godown/Cold Store	13.62	16.344	17.978
Banquet Hall	9.28	11.136	12.250
Petrol Pump/CNG/PNG	29.70	35.64	39.204
Hospital & Hotels	14.85	17.82	19.602
Institutional	7.43	8.916	9.808
Recreational	4.95	5.94	6.534