

### **Kunar's Expression**

Partho Kunar, VP (Marketing), Alliance Nirmaan Ltd, explains, "Unlike most of the towns and cities in India, infrastructure is not a botheration. There is no dearth of electricity or water. Moreover, electricity rates are the lowest in the state and you can get water by digging not even five feet." To further consolidate its position on power, the government has planned 10 power projects at a cost of Rs 800 crore.

Connectivity is good as the town is situated on the Delhi-Nainital Highway (NH 74) and Khatema-Panipat Highway (NH 87). Four-laning of road from Bareilly to Moradabad is under way. The Pantnagar airport in the vicinity is a big plus. The airport is being renovated to enable Boeings and ATRs to land from next year. The government is also working on improving the infrastructure and connectivity especially around the industrial belts.

Literacy rate at Uttaranchal is very high. This bodes well for industrial growth because educated workforce is an important requirement for industries to prosper. Government policies have been economy-friendly marked by fewer technical snags and less bureaucratic hassles. Economic factors apart, there is a demographic factor that has contributed to the demand for real estate: the presence of a strong Punjabi community, many of who live abroad. These NRIs have shown a lot of interest in the upcoming high-end real estate products.

**Source :** [\*\*Indian real Estate Forum \(10/8/2007\)\*\*](#)