

**GOVERNMENT OF INDIA**

**MINISTRY OF RAILWAYS**

**LOK SABHA**

**UNSTARRED QUESTION NO. 938**

**TO BE ANSWERED ON 08.02.2023**

**COMMERCIAL USE OF RAILWAY LAND**

**†938. SHRI RAMDAS C. TADAS:**

**SHRI NARENDRA KUMAR:**

**Will the Minister of RAILWAYS be pleased to state:**

- (a) whether the Railways has prepared/ is in the process of formulating a master plan for the commercial use of the additional land throughout the country;**
- (b) if so, the details of the additional land identified by the Railways in the country including Wardha and Amravati railway stations of Maharashtra along with the price thereof;**
- (c) the time by which this process is likely to be completed; and**
- (d) the details of the funds likely to be earned by the Government therefrom?**

**ANSWER**

**MINISTER OF RAILWAYS, COMMUNICATIONS AND  
ELECTRONICS & INFORMATION TECHNOLOGY**

**(SHRI ASHWINI VAISHNAW)**

**(a) to (d) : Identification of surplus railway land for commercial use is a continuous process. A total of 1278.72 Hectare(approximately) railway land has been identified and entrusted to Rail Land Development Authority(RLDA) for commercial development including 1.01 Hectare in the vicinity of Amravati Railway Station. Besides, a plot measuring 0.1255 Hectare has been identified for Multi Functional Complex in Wardha. Commercial development of Railway Land is undertaken by RLDA through open competitive bidding process. Valuation of the individual sites varies and is worked out using various valuation methods applying due diligence by the consultants appointed for individual site.**

**The commercial development of Railway land at this scale is complex in nature and requires detailed techno-economic feasibility studies and various statutory clearances from urban-local bodies etc. which affects the valuation and completion time.**

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