

Code-2

Low Rise Independent Floors

Price List

(W.e.f. 9th AUG 2011)

Plot Area		Floor	Built Up Area	Basic Sale Price
(Sq mts)	(Sq Yds)		(Sq Ft)	(In Lakhs)
250	299	Ground (with Basement)	1556 + (1411*)	128.00*
		First	1576	95.00
		Second	1576	100.00

Payment Plans

A. Down Payment Plan

Sr No	Particulars	Installments
1	At the time of booking	10% + ST
2	Within 45 days from the date of booking (with 12 % rebate on down payment amount)	85% + ST + 100% of EDC/IDC
3	On Offer of possession	5% + ST + IFMSD + Stamp Duty + Registration Charges

B. Construction Linked Interest Free Installment Plan

Sr No	Particulars	Installments
1	On Booking	10% + ST
2	Within 45 days from date of allotment	10% + ST
3	Within 90 days from date of allotment	10% + ST + 25% of EDC/IDC
4	On Commencement Of Construction	10% + ST + 25% of EDC/IDC
5	On Commencement Of Basement's roof Slab	10% + ST + 25% of EDC/IDC
6	On Commencement Of First floor roof Slab	10% + ST + 25% of EDC/IDC
7	On Commencement Of Second Floor roof Slab	10% + ST
8	On Completion of brick work & internal Plastering	10% + ST
9	On Completion of internal electrical work & services	10% + ST
10	On Completion of Internal Finishing	5 % + ST
11	At the time of offer of possession	5 % + ST + IFMSD + Stamp Duty + Registration Charges

Note:

- Ground floor unit is being offered with basement of an approximate area of 1411* sq ft. Sale price of ground floor is inclusive of basement cost.
- EDC /IDC shall be charged at Rs 200/- per sq ft and are in addition to above mentioned Sale Prices.
- Service Tax shall be applicable on Sale price @ 2.575%, and on PLC @ 10.3%. EDC/IDC will have no service charges. (as per the rates notified by the government). Service tax shall be payable along with respective installment and is mandatory.
- In the event the government / competent authority enhances external development charges, infrastructure development charges, service tax or any other charges payable in relation to the project, the price shall be revised accordingly.
- Air conditioners, Modular kitchens and wardrobes are inclusive of above mentioned Sale Prices
- Power back-up installation charges are inclusive in Sale Price, Maintenance / operational cost shall be charged extra with monthly maintenance charges
- Preferred location charges (PLC) shall be charged on units facing or adjoining the park, commercial/ shopping centre parks or green belt, corner or two side open units and units abutting or facing 18 mt wide roads or above. Charges are as follows:
 - Single PLC 3%
 - Double PLC 4%
 - Triple PLC 5%
- Cheques/Bank Drafts to be issued in favour of "ANSAL PHALAK INFRASTRUCTURE PRIVATE LIMITED" payable at New Delhi only. Outstation cheques shall not be accepted
- The Stamp Duty, Registration fee, miscellaneous charges, Interest Free Maintenance Security Deposit (IFMSD) & other charges (if applicable) shall be paid at the time of offer of possession.