

Code-VII

Price List

w.e.f. 19th May, 2011

Plot Area		Floor	Built Up Area	BSP
(Sq mts)	(Sq Yds)		(Sq Ft)	(in Lacs)
210	251.16	Ground (with Basement)	1323 + (1168*)	89.00
		First	1394	68.00
		Second	1394	74.00

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 1168* 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 North / East, 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.