

Eldeco Mansionz at Estate One, Ludhiana

PRICE LIST W.E.F. 24-10-2011

Villa	Module	Plot Area in sqyd. (approx.)	Built up in sqft. (approx.)	Basic Price (in INR)	Accommodation
	A	295	1885	7543970	DD / 2 BR / Kitchen / Study / Sitting lounge / Utility Court / Dress / 2 Toilets / Lawn / Verandah / Terraces
	B	295	2190	7835250	DD / 3 BR / Kitchen / Study / Sitting lounge / Utility Court / Dress / 3 Toilets / Lawn / Verandah / Terraces
	C	295	2460	8213250	DD / 4 BR / Kitchen / Study / Sitting lounge / Utility Court / 2 Dress / 4 Toilets / Lawn / Verandah / Terraces
	D	295	2900	8829250	DD / 5 BR / Study / Sitting lounge / Utility Court / Puja-Store room / 2 Dress / 5 Toilets / Lawn / Verandah / Terraces
	E	295	3180	9221250	DD / 6 BR / Kitchen / Study / Sitting lounge / Utility Court / Puja Store room / 4 Dress / 6 Toilets / Lawn / Verandah / Terraces

Extra Charges

1. Interest Free Maintenance Security (IFMS) and Maintenance Charges will be intimated later. 12 month's maintenance charges shall be payable in advance.

2. External Development Charges (EDC) to be charged proportionately @Rs. 1050/- per sq. yard (approx.). Any other development charges, if applicable in future, will be charged extra

3. Power Back-up installation charges @ Rs. 18000/kva. Proposed back up 5 KVA and unit running cost extra

4. Preferential Location Charges*

Plot	% of Basic Price
Adjoining / Facing Park / Green	10%
Corner	10%
Facing 18 mtr. & wider road	8%

*In case a plot has more than one applicable PLC, the total of all applicable PLCs as indicated above will be charged

5. Utility connection charges e.g. Water, Electricity connection, and Sewage etc. shall be borne by allottee.

6. Miscellaneous value - addition charges viz. Rain Water Harvesting System, Intercom etc., if provided, would be charged extra.

Payment Plan

Instalment Plan					Down Payment Plan				
Unit No.	49-56	90-103	57-61	62-76	Unit No.	49-56	90-103	57-61	62-76
	104-107	141-144	77-89	118-125		104-107	141-144	77-89	118-125
	137-140		108-117			137-140		108-117	
			126-136					126-136	
At the time of Booking	5%	5%	5%	5%	At the time of Booking	5%	5%	5%	5%
Within 30 days of Booking	12.50%	12.50%	12.50%	12.50%	Within 45 days Booking				
	12.50%	12.50%	12.50%	12.50%		93.5%	92%	89.5%	87%
Balance 70% in equal monthly instalments starting from 90 days of Booking	3	6	12	18	Rebate	1.5%	3.0%	5.5%	8%

Note :

A. Prices at which unit will be booked will remain firm

B. The areas mentioned above are tentative and may vary and the same shall be adjusted at the rate prevalent on the date of booking.

C. Prices can be revised at the sole discretion of the Company & without prior notice.

D. Any additional facility that may be provided shall be charged extra.

E. Variations in the final layout can be effected without any claim from the allottee.

F. Booking/allotment is subject to terms/conditions contained in application form

G. Registration charges extra.

* Service Tax Extra @ 2.575%