

W.e.f: -- 20th January 2011

Price List & Payment Plan

GH - Sultanpur Road (Lucknow) - Omaxe Residency

Basic Sale Price: Rs. 2000/- per sq. ft.

S.No	SALEABLE SUPER AREA (SQ.FT.) APPROX. (TENTATIVE)	ACCOMMODATION	BASIC SALE PRICE (IN RS)			
			PRICE PER FT.	SQ.	DOWN PAYMENT REBATE (11%)	INSTALLMENT PLAN
					PLAN - A	PLAN - B
1	APARTMENT 1150 SQ FT	2 B/R including Master Bedroom + kitchen + Drawing + Dining + Balcony	2000		2,047,000	2,300,000
2	APARTMENT 1250 SQ FT	2 B/R including Master Bedroom + Study Room + kitchen + Drawing + Dining + Balcony	2000		2,225,000	2,500,000
3	APARTMENT 1450 SQ FT	3 B/R including Master Bedroom + kitchen + Drawing + Dining + Balcony + Entrance Lobby	2000		2,581,000	2,900,000
* 1 sq Mtr = 10.764 sq ft						

PREFERENTIAL LOCATION CHARGES

	First Floor: Rs. 3 % of BSP	Second Floor: 2% of BSP	Third Floor: 1 % of BSP
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Central Park / Club Facing : Rs. 40 /- per sq ft

ADDITIONAL COST (ONE TIME PAYMENT)

1	CAR PARKING (any one mandatory)	
	COVERED CAR PARKING	Rs 1,25,000/- each
	OPEN CAR PARKING	Rs 75,000/- each
2	INTEREST FREE MAINTENANCE SECURITY	Rs 25/- per sq.ft
3	EXTERNAL ELECTRIFICATION COST & FIRE FIGHTING EQUIPMENT COST (EEC & F.F.E.C.)	Rs 25/- per sq.ft
4	POWER BACKUP INSTALLATION COST (Min 3 KVA)	Rs. 15,000 /- per KVA
5	CLUB	Rs. 40,000 /-
	OTHER COSTS	
1	EXTERNAL DEVELOPMENT CHARGES (EDC) (Subject to revision)	Rs. 50 /- Per sq ft

PAYMENT PLAN (Omaxe Residency)

PLAN A:-		DOWN PAYMENT
AT THE TIME OF BOOKING		15% of BSP
WITHIN 45 DAYS OF BOOKING		80% OF BSP + 50% ADDITIONAL COST + 100% OF PREFERENCIAL LOCATION CHARGES (PLC)(If any)+100% of EDC
	ON OFFER OF POSSESSION	5% OF BSP + 50% ADDITIONAL COST+OTHER COST (IF ANY)+ STAMP DUTY, REGISTRATION & OTHER CHARGES (IF ANY)

PLAN B:-		INSTALLMENT PAYMENT
INTEREST FREE CONSTRUCTION LINKED INSTALLMENT PLAN		
AT THE TIME OF BOOKING		15 % of BSP
WITHIN 45 DAYS OF FROM THE DATE OF BOOKING		10 % of BSP
WITHIN 90 DAYS OF FROM THE DATE OF BOOKING		10 % of BSP +50% of PLC [if any]
WITHIN	135 DAYS OF FROM THE DATE OF BOOKING	10 % of BSP
ON CASTING OF FOURTH FLOOR ROOF		10 OF BSP+50% OF ADDITIONAL COST+ 50% OF EDC
ON CASTING OF SIXTH FLOOR ROOF		10 % of BSP
ON CASTING OF EIGHTH FLOOR ROOF		10 % of BSP + 50 % of PLC [if any]
ON COMPLETION OF INTERNAL PLASTER		10 % of BSP
ON START OF FLOORING		10% OF BSP+50% OF ADDITIONAL COST+ 50% OF EDC
ON OFFER OF POSSESSION		5% OF BSP+OTHER COST (IF ANY)+ STAMP DUTY, REGISTRATION & OTHER CHARGES (IF ANY)

TERMS & CONDITIONS

1	Price prevailing as on the date of Booking and acceptance by the Company shall be final and shall be escalation free.
2	Price indicated above are subject to revision at the discretion of the company.
3	Stamp duty , Registration and other related charges / cost are extra and shall be payable along with the last installment.
4	Other cost including Service Tax, CESS etc. as Indicated In the Allotment Letter/ Buyer Agreement shall be payable additionally by the Allottee.
5	Offer of Possession will be made within a tentative period of 30 (THIRTY) Months from start of construction subject to force Majeure circumstances as per terms of Buyer Agreement / Allotment letter.
6	Payments to be made through Cheque / DD payable at Allahabad, in favour of "OMAXE Ltd."