

Towers Y13,14,G5,B3
RERA NUMBER-UPRERAPRJ972907
2/3 BHK Apartments Gr. Noida (W) Sec-2

Super Area (Sq.ft.)	835		1060		1350		1425		1435		1560	
Built Up Area (Sq.ft.)	690	683	870	862	1084	1129	1139	1247	1255	1247	1255	1255
Carpet Area (Sq.ft.)	532		665		790		842		853		924	

Tower Numbers

Floor	Y13,14 Location -02	Y13,14 Location -01	Y13,14 Location -04	Y13,14 Location -03	G5, Location 01&06	G5, Location 2,5	G5, Location 3,4	B3,Location 01,03	B3,Location 02,04
Description	2 BHK+2T	2 BHK+2T	2 BHK + Study+2T	2 BHK + Study+2T	3BHK +2T	3BHK +2T	3BHK +2T	3BHK +3T	3BHK +3T
Top floor	3,214,750	3,256,500	3,975,000	4,028,000	5,130,000	5,343,750	5,381,250	5,928,000	6,006,000
6th & Above	3,298,250	3,340,000	4,081,000	4,134,000	5,265,000	5,486,250	5,524,750	6,084,000	6,162,000
1st to 5th	3,381,750	3,423,500	4,187,000	4,240,000	5,400,000	5,628,750	5,668,250	6,240,000	6,318,000

OTHER CHARGES

Open Parking	FOC	Upgradation to Covered Parking	Rs 250000
Lease Rent (One Time)	FOC	Upgradation to Single bay double Parking	Rs 350000
Community membership charges (one time)	FOC	Meter Installation Charges	Rs 25000
1 KVA power back up	FOC	Additional Power Back up Per KVA	Rs 25000
Main Electric Load	FOC(As per Govt Norms)	IFMS on super Area	Rs 25 PSF

SPECIAL 20-20 PAYMENT PLAN

	Total Value
On application of booking	10%
With in 60 days of booking & Signing of BBA	10%
On Completion of 5th Floor Slab	20%
On Completion of Top Floor	20%
On Applying OC/CC	20%
On Offer of Possession	20% ((IFMS+Other Charges)

Notes :

- GST as applicable
- Payment to be made in favor of "Ajay Enterprises Pvt. Ltd. – Eros Sampoonam I – Collection A/C" Payable at Delhi/ New Delhi/ Noida.
- Tower G5 is stillt + 15 : Y13,Y14 and B3 are Stillt+14 storey respectively.
- All above area are in approx and are rounded off above .5 rounding off to higher value & below .5 rounding off to lower value
- Govt. charges like stamp duty, sub-lease charges, legal miscellaneous expenses and any other charges are extra.
- Monthly maintenance/ power backup/ monthly community/ pool charges etc. will be decided at the time of possession.
- Booking is subject to detailed terms and conditions as given in agreement to sell/flat buyer's agreement.
- Separate maintenance agreement will be signed by the maintenance agency. Building insurance,Sinking fund & Maintenance Charges shall be payable of six months in advance.
- IGL.& FFTH, charges Extra
- TDS @ 1% Shall be applicable on Total Sale price Exceeding Rs 50 lacs as per Income Tax Act Section 194-1A.
- Possession Date as per RERA is on or before 31st Dec 2023**
- UPRERA Number
- (1 Sq. Mtr. = 10.76391 Sq. Ft.)