



Sector 110, Mohali, Punjab

3 BHK HOME (3B+3W+Store/Puja Room)

Super Area = 1600 Sq.Ft, Built-up Area = 1350 Sq.Ft, Carpet Area = 1060 Sq.Ft

4 BHK HOME (4B+3W+Store/Puja Room)

Super Area = 1650 Sq.Ft, Built-up Area = 1400 Sq.Ft, Carpet Area = 1100 Sq.Ft

S.NO.	Specifications	RAW	FINISHED	FURNISHED
1	Main Wooden Door with Keyless Entry, All Wooden Doors & Frames.	YES	YES	YES
2	UPVC Windows with Toughened Glass, Mesh.	YES	YES	YES
3	Complete Flooring with Vitrified Tiles, Anti Skid Tiles in Washrooms, Kitchen & Balconies, Wooden Flooring/Finish Tiles in Master Bedroom.	YES	YES	YES
4	Basic Electric Fittings, Switches, Provision / Points For Fans, Exhaust Fans, DTH/CABLE, Telephone, Intercom & Internet Etc. (Provisioning & Wires Only).	YES	YES	YES
5	Modular Kitchen with "R.O, Chimney, Geyser, HOB, Microwave.	Space Only	YES	YES
6	Branded CP & Sanitary Fittings including Looking Mirror, One Geyser each in all washrooms, Wet Point in One Balcony For "Washing Machine.	Points Only	YES	YES
7	Upto Full-Height Wooden Cupboards in All Bedrooms.	Space Only	YES	YES
8	False Ceiling With Basic Lighting	NO	YES	YES
9	OBD Paint Work, Textured Paint/Wallpaper in Master Bedroom & Living Area on One wall each.	NO	YES	YES
10	LPG Gas Line Fitting, 1.5 Ton Split AC in each Bedroom & Living Area 4/5 Units in 3 & 4 bhk Respectively.	NO	Provisioning Only	YES
11	One Wooden Bed in each room, 1Dining Table with 6 Chairs, 6 Seats Sofa with Drawing Table, 4/5 LED TV Panels, Wall Claddings, 4 Fans Etc.	NO	NO	YES
12	Solar Power Backup Installation with Reverse Meter - 2kva Each Home.	YES	YES	YES
13	MS/SS Railing With Toughened Glass in all Balconies	YES	YES	YES
14	Club Membership.	Included	Included	Included
15	External Development Charges (EDC) & Internal Development Charges (IDC).	Included	Included	Included
16	One Open Car Parking	Included	Included	Included
17	Interest Free Maintenance Security (I.F.M.S) @ Rs.25,000 each Home.	Included	Included	Included

PRICE LIST 3 & 4 BHK HOMES

FLOOR	3BHK (BSP) RAW	3BHK (BSP) FINISHED	3BHK (BSP) FURNISHED	FLOOR	4BHK (BSP) RAW	4BHK (BSP) FINISHED	4BHK (BSP) FURNISHED
2nd With 50% Roof Right	Rs.41 Lacs	Rs.46 Lacs	Rs.52 Lacs	2nd With 50% Roof Right	Rs.43 Lacs	Rs.49 Lacs	Rs.56 Lacs
1st	Rs.39 Lacs	Rs.44 Lacs	Rs.50 Lacs	1st	Rs.41 Lacs	Rs.47 Lacs	Rs.54 Lacs
G.F	Rs.42 Lacs	Rs.47 Lacs	Rs.53 Lacs	G.F	Rs.44 Lacs	Rs.50 Lacs	Rs.57 Lacs
Complete	Rs.1.22Cr	Rs.1.37Cr	Rs.1.55Cr	Complete	Rs.1.28Cr	Rs.1.46Cr	Rs.1.67Cr



PAYMENT PLANS

PLAN A: 100% Down Payment Plan (D.P.P)
(4.5%-9% Discount on 100% Payment- On Self Funding Only)

S.No.	Installments Schedule of Booked Home	Payment Percentage (%)
1	Booking Amount (Agreement)	10%
2	Within 15 days of Booking	90%
3	At the time of offer of possession	+ Other Applicable Charges (If any)

Plan B: 50% Now: 50% On Possession
(This Plan is Available Only Through Builder Funding-@ No Extra Cost / No Discount)

S.No.	Installments Schedule of Booked Home	Payment Percentage (%)
1	Booking Amount (Agreement)	10%
2	Within 15 days of Booking	40%
3	At the time of offer of possession	50% + Other Applicable Charges (If any)

PLAN C: Construction Linked Installments Payment Plan- (C.L.P)
(CLP Available Through Bank Loan / Through Self-Funding)

S.No.	Installments of Booked Home	Payment Percentage (%)
1	Booking Amount (Agreement)	10%
2	Within 30 days of Booking	10%
3	On Completion of DPC	10%
4	On Casting of Ground Floor Roof Slab	10%
5	On Casting of 1 st Floor Roof Slab	10%
6	On Casting of 2 nd Floor Roof Slab	10%
7	On Installation of Doors & Window Frames	10%
8	On Commencement of Flooring	10%
9	On Commencement of Paint Work	10%
10	At the time of offer of possession	10% + Other Applicable Charges (If any)

Please Note:

1. Bank Draft / Cheque to be issued in favor of "Kishkindha Builders & Developers" payable at Par.
2. One Car Parking Space will be provided Per Home.
3. Down Payment Discount Shall be Calculated on Possession Period (Possession within, 4-6 Months 4.5% & 7-12 Months 9% Respectively).
4. Preferential Location Charges (PLC) Such as "Corner Unit" shall be chargeable @ 2.5% Extra, "Green Facing" PLC @ 2.5% Extra, "Dual" PLC @ 4% + GST Extra on Basic Sale Price (BSP).
5. Loan Subject to approval from Bank and company shall not be responsible or liable thereto in any manner. Nor even approval of loan shall be the responsibility of the company.
6. 3 Years Maintenance Charges @ Rs.1 Per Sq.Ft. on Super Area & Meter Installation or any other applicable Charges would be extra & shall be collected before offer of possession.
7. Transfer Charges will be charged @ Rs.1 Lac + GST from 1st Transfer Onwards (Not applicable incase of Direct Registry from the Builder).
8. 12% P.A Interest + GST will be charged on all delayed payments, please refer standard Buyer's agreement.
9. GST, Registration charges, Stamp Duty & other applicable statutory levies / taxes / charges etc. as per Government Norms. Shall be payable on actual by the intending Allottee(s) at the time of offer of possession or before as per developer's call.
10. Prices, Terms & Conditions stated herein are merely indicative with a view to acquaint the applicant and are not exhaustive, for detailed Terms & Conditions please refer standard Buyer's agreement and incase of any contradiction, the terms & conditions as mentioned in the Buyer Agreement shall be effective.
11. Prices are escalation free & subject to change without any prior notice. Booking at the sole discretion of the company. Prices applicable on the date of booking shall be applicable.
12. All Mentioned Areas are Approximate.
*Terms & conditions Apply.

Signature of Applicant 1

Signature of Applicant 2

Signature of Applicant 3