

GREEN PARK

Price List and Payment Plan for Group Housing Project

ORCHID HEIGHTS

Brief: Orchid Heights will consist of total of 6 towers having 13 floors each. There will be total 44 2BHK, 26 3BHK and 4 Pent Houses on each tower. The vicinity will be having central park with kids pool in the centre. Parking facility will be at basement and stilt level.

PRICE LIST – (w.e.f - 16/10/2012)

BASIC SALE PRICE (B.S.P) : Rs. 2500/- per sq ft.

<u>TYPE</u>	<u>Super Area</u>	<u>Basic Sale Price</u>
2 BHK (G+11 floor)	1325 sq ft	33,12,500/-
3 BHK (G+13 floor)	1625 sq ft	40,62,500/-
PENTHOUSE(12+13 floor)	2200 sq ft	55,00,000/-

PREFERENTIAL LOCATION CHARGE (PLC)

1. 1st Floor - 3% of BSP
2. 2nd Floor - 2% of BSP
3. 3rd Floor - 1% of BSP

ADDITIONAL COST

1.	Basement Car Parking Allotment Charge	Rs. 1,00,000/-
2.	Stilt Car Parking Allotment Charge	Rs. 1,25,000/-
3.	Clubhouse Membership	Rs. 25,000/-
4.	Interest Free Maintenance Security (I.F.M.S)	Rs. 50/- per sq ft (super area)
5.	Electric Charges and Power Backup in common areas	Rs. 50,000/-

PAYMENT PLAN

DOWN PAYMENT PLAN

<u>S. No</u>	<u>INSTALLMENT NO.</u>	<u>PERCENT DUE</u>	<u>Other Charges</u>
1	At the time of booking	5% of BSP +S.T.	
2	Less booking amount within 30 days from booking	90% of BSP +S.T.	
3	On offer of possession	5% of BSP +S.T.	IFMS + Membership Charges + EDC

Note: Down Payment Discount – 10% on 90% of the value of BSP.

INSTALLMENT PAYMENT PLAN

<u>S. No</u>	<u>INSTALLMENT NO.</u>	<u>PERCENT DUE</u>
1	At the time of booking	2 lakhs on 2 BHK 3 lakhs on 3 BHK 4 lakhs on Pent House
2	Less booking amount within 30 days from booking	15% less Booking amount
3	On start of foundation of building	7.5% of BSP +S.T.
4	On start of stilt floor roof slab	7.5% of BSP +S.T.
5	On start of first floor roof slab	7.5% of BSP +S.T.
6	On start of second floor roof slab	7.5% of BSP +S.T.
7	On start of third floor roof slab	7.5% of BSP +S.T.
8	On start of fourth floor roof slab	7.5% of BSP +S.T.
9	On start of sixth floor roof slab	5% of BSP +S.T.
10	On start of eight floor roof slab	5% of BSP +S.T.
11	On start of tenth floor roof slab	5% of BSP +S.T.
12	On start of thirteen floor roof slab	5% of BSP +S.T.
13	On completion of masonry work	5% of BSP +S.T.
14	On completion of internal plaster /plumbing/wiring works	5% of BSP +S.T.
15	On completion of flooring tiles/ doors/windows	5% of BSP +S.T.
16	On offer of possession	5% of BSP +S.T.

Note:

- Lump sum maintenance deposit, Club Membership & EDC charges, Parking etc. shall be charged at the time of possession
- Price prevailing as on the date of Booking and acceptance by the firm shall be final.
- Possession of units shall be given as per the terms of allotment after receiving of final payment along with other charges and execution of sale deed
- Stamp duty, Registration and other related charges/cost has to be borne by the Buyer/Allottee.
- Any additional facility that may be provided shall be charged extra
- Please read the detailed terms and conditions given in the application form
- Service Tax @3.09 will be charged on Basic Sale Price as applicable.

Booking Amount Details

Type	Booking Amount (In Rs.)
2 BHK	2,00,000 /-
3 BHK	3,00,000 /-
Pent House	4,00,000 /-

Note: Booking Amount cheques will be drawn in favour of “M/s OMEGA DEVELOPER AND BUILDERS ” payable at Lucknow.

FOR DETAIL & BOOKING PLEASE CALL

SHREE ASSOCIATES

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