

## LEELA RESIDENCES - PRICE SHEET and PAYMENT SCHEDULE

	Area in SFT							
<b>Tower</b>	A							
<b>Configuration</b>								
<b>Apartment Type</b>	2 Bedroom							
<b>Base Rate Per SFT</b>	12500							
<b>Carpet Area as per RERA</b>	1069.8							
<b>Sit-out/Balcony/Deck, Utility &amp; External Walls of apartment</b>	196.23							
<b>Proportionate common area</b>	538.05							
<b>Total Super Built Up /Saleable Area</b>	1804.08							
	Amount in Rs.							
<b>Level</b>	<b>8-9</b>	<b>10-11</b>	<b>12-13</b>	<b>14-15</b>	<b>16-17</b>	<b>18-19</b>	<b>20-21</b>	<b>22-23</b>
Cost of Apartment (Carpet Area)	1,33,72,500	1,33,72,500	1,33,72,500	1,33,72,500	1,33,72,500	1,33,72,500	1,33,72,500	1,33,72,500
Cost of exclusive Sit-out/Balcony/Deck, Utility & External Walls of apartment	24,52,875	24,52,875	24,52,875	24,52,875	24,52,875	24,52,875	24,52,875	24,52,875
Prportionate Cost of Common Area	67,25,625	67,25,625	67,25,625	67,25,625	67,25,625	67,25,625	67,25,625	67,25,625
Floor Rise Charges Rs.100 per sft for every 2 floors	-	1,80,408	3,60,816	5,41,224	7,21,632	9,02,040	10,82,448	12,62,856
Reserved Car Park Charges	4,50,000	4,50,000	4,50,000	4,50,000	4,50,000	4,50,000	4,50,000	4,50,000
<b>Sale Value (A)</b>	<b>2,30,01,000</b>	<b>2,31,81,408</b>	<b>2,33,61,816</b>	<b>2,35,42,224</b>	<b>2,37,22,632</b>	<b>2,39,03,040</b>	<b>2,40,83,448</b>	<b>2,42,63,856</b>
BESCOM/BWSSB/Back up Generator Charges @ Rs. 200 per sft	3,60,816	3,60,816	3,60,816	3,60,816	3,60,816	3,60,816	3,60,816	3,60,816
City Infrastructure Charges @ Rs. 100 per sft	1,80,408	1,80,408	1,80,408	1,80,408	1,80,408	1,80,408	1,80,408	1,80,408
Boffi Kitchen	8,50,000	8,50,000	8,50,000	8,50,000	8,50,000	8,50,000	8,50,000	8,50,000
Club Membership Fee	5,00,000	5,00,000	5,00,000	5,00,000	5,00,000	5,00,000	5,00,000	5,00,000
Advance Maintenance Charges @ Rs. 8 per sft per month for 2 year	3,46,383	3,46,383	3,46,383	3,46,383	3,46,383	3,46,383	3,46,383	3,46,383
Sinking Fund @ Rs. 8 per sft per month for 1 year	1,73,192	1,73,192	1,73,192	1,73,192	1,73,192	1,73,192	1,73,192	1,73,192
<b>Other Charges ("B")</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>	<b>24,10,799</b>
<b>GST @ 18% on Construction Value &amp; other Charges except Sinking Fund (C)</b>	<b>30,79,562</b>	<b>31,01,212</b>	<b>31,22,862</b>	<b>31,44,512</b>	<b>31,66,162</b>	<b>31,87,812</b>	<b>32,09,462</b>	<b>32,31,113</b>
<b>Total Amount payable by Customer ("A+B+C")</b>	<b>2,84,91,361</b>	<b>2,86,93,419</b>	<b>2,88,95,477</b>	<b>2,90,97,535</b>	<b>2,92,99,593</b>	<b>2,95,01,651</b>	<b>2,97,03,710</b>	<b>2,99,05,768</b>
<b>Payment Schedule including GST</b>								
Booking Amount	10,00,000	10,00,000	10,00,000	10,00,000	10,00,000	10,00,000	10,00,000	10,00,000
10% of sale value less booking amount if any payable within 30 days of booking date	13,00,100	13,18,141	13,36,182	13,54,222	13,72,263	13,90,304	14,08,345	14,26,386
10% within 15 days of execution of agreement for sale	23,00,100	23,18,141	23,36,182	23,54,222	23,72,263	23,90,304	24,08,345	24,26,386
6% On Commencement of Excavation	13,80,060	13,90,884	14,01,709	14,12,533	14,23,358	14,34,182	14,45,007	14,55,831
7.33% On Completion of Foundation	16,85,973	16,99,197	17,12,421	17,25,645	17,38,869	17,52,093	17,65,317	17,78,541
5.67% on Completion of Ground Floor Slab	15,38,905	15,50,975	15,63,046	15,75,116	15,87,186	15,99,257	16,11,327	16,23,398
6% on Completion of Fourth Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
6% on Completion of Seventh Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
6% on Completion of Tenth Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
6% on Completion of Thirteenth Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
6% on Completion of Sixteenth Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
6% on Completion of Nineteenth Floor Slab	16,28,471	16,41,244	16,54,017	16,66,789	16,79,562	16,92,335	17,05,108	17,17,881
5% on Completion of Twenty Second Floor Slab	13,57,059	13,67,703	13,78,347	13,88,991	13,99,635	14,10,279	14,20,923	14,31,568
7.50% on Fixing of False Ceiling	20,35,589	20,51,555	20,67,521	20,83,487	20,99,453	21,15,419	21,31,385	21,47,351
7.50% on Laying of Flooring	20,35,589	20,51,555	20,67,521	20,83,487	20,99,453	21,15,419	21,31,385	21,47,351
5% on Possession	13,57,059	13,67,703	13,78,347	13,88,991	13,99,635	14,10,279	14,20,923	14,31,568
Other Charges Payable on possession	27,30,103	27,30,103	27,30,103	27,30,103	27,30,103	27,30,103	27,30,103	27,30,103
<b>Total Amount payable</b>	<b>2,84,91,361</b>	<b>2,86,93,419</b>	<b>2,88,95,477</b>	<b>2,90,97,535</b>	<b>2,92,99,593</b>	<b>2,95,01,651</b>	<b>2,97,03,710</b>	<b>2,99,05,768</b>
<b>Note :</b>								
1. Applicable Stamp duty on Agreement to Sell to be borne by the purchaser and is payable before execution of the agreement.								
2. Stamp Duty, Registration Charges & Legal Fees are additional and payable at the time of Registration of Sale Deed.								
3. The present applicable rate of GST is 18%.								
4. All payments to be made favouring "BHARTIYA CITY DEVELOPERS PVT LTD" payable at Bangalore.								
5. Pricing subject to change without any prior notice.								
6. Errors and Omissions are exempted (E & O.E)								
7. As per Sec 194 - IA of the Income Tax Act, w.e.f 1st June 2013, 1% TDS is to be deducted from every installment paid towards the purchase of immovable property that is above 50 lakhs. The TDS payment challan & Form 16B are to be submitted to the Bhartiya City.								
8. 1 Sq.Mtrs = 10.764 Sq.ft								