

Payment Plan

Jaypee The Orchards Payment Plan :

A. Construction Linked Plan*

| S.No | Payment Due | Percentage (%) | Other Charges |
|------|---|------------------------------------|---|
| 1 | On Booking | As Applicable** | |
| 2 | On or Before 2 months from the date of Application | 20% of BSP (less Booking Amount**) | |
| 3 | On or Before 4 months from the date of Application | 10% of BSP | |
| 4 | On commencement of excavation | 10% of BSP | Car Parking |
| 5 | On laying of upper basement slab | 5% of BSP | |
| 6 | On laying of 4th floor roof slab | 5% of BSP | IDC |
| 7 | On laying of 8th floor roof slab | 5% of BSP | |
| 8 | On laying of 12th floor roof slab | 5% of BSP | EDC |
| 9 | On laying of 16th floor roof slab | 5% of BSP | |
| 10 | On laying of 18th floor roof slab | 5% of BSP | ESSC |
| 11 | On laying of 20th floor roof slab | 5% of BSP | |
| 12 | On laying of 22nd floor roof slab | 5% of BSP | |
| 13 | On laying of 24th floor roof slab | 5% of BSP | |
| 14 | On laying of top floor roof slab | 5% of BSP | |
| 15 | On completion of internal plaster & flooring within the apartment | 5% of BSP | |
| 16 | On offer of Possession | 5% of BSP | Social club membership + Maintenance advance + IFMD + One time lease rent |
| | Total | 100% | |
| | | | |

**Booking amount:

2 BHK (Type A) - Rs. 3.0 Lacs

3 bhk+1 W (Type A) - Rs. 4.5 Lacs

3 bhk+2 W + family (Type A) - Rs. 5.0 Lacs

4 BHK+2 W (type 1 & 1A) (Type B) - Rs. 6.0 Lacs

4 BHK+ 2 W (type 2) (Type B) - Rs. 6.5 Lacs

Penthouse (Type A) - Rs. 8.5 Lacs

Penthouse (Type - 1 & 2) (Type B) - Rs. 10.6 Lacs

Cheques should be drawn in favor of 'Jaypee Infratech Limited'.

Notes:

1. Installments under S. No. 4 - 16 may run concurrently with those under S. No. 1 - 3 based on the physical progress of Work at site.

2. The demand letter for Installments at S. No. 4 to 16 shall be sent in advance providing for payment period of up to 15 days.

B. Down Payment Plan

| S.No | Payment Due | Percentage (%) | Other Charges |
|------|---|-----------------------------------|--|
| 1 | On Booking | As Applicable* | |
| 2 | On or before 1 month from date of Application | 95% of BSP (less Booking Amount*) | IDC + EDC+ Car park + Electric substation charges |
| 3 | On offer of possession | 5% of BSP | Social Club Charges + IFMD + Maintenance Advance + One time lease rent |
| | TOTAL | 100% | |

Note: Down payment discount upto 15% on BSP based on the stage of construction

C. Partial Down Payment Plan

| S.No | Payment Due | Percentage (%) | Other Charges |
|------|---|-----------------------------------|--|
| 1 | On Booking | As Applicable* | |
| 2 | On or before 1 month from date of Application | 55% of BSP (less Booking Amount*) | IDC + Car park + ESSC + EDC |
| 3 | On laying of upper basement slab | 20% | |
| 4 | On laying of 6th floor roof slab | 20% | |
| 5 | On offer of possession | 5% of BSP | On offer of possession Social Club Charges + IFMD + Maintenance advance + Lease Rent |
| | TOTAL | 100% | |

Note: Partial Down payment discount upto 11% on BSP based on the stage of construction

D. Subvention Payment Plan (for 2 years)

Price List

Jaypee The Orchards Price List :

BSP @ Rs. 4,905/ - psf
@ Rs. 4,930/ - psf (for 5th - 10th floor)
@ Rs. 4,960/ - psf (for 11th - 18th floor)
@ Rs. 5,000/ - psf (for 19th floor & above)
BSP (for Penthouse) @ Rs. 5,100

Inaugural Discount @ Rs. 250/ - psf

(Additional Service Tax, as applicable)

Other Applicable Charges:

| S.No | Payment Head | Charges / Rate |
|------|--|--|
| 1 | Internal Development Charges | Rs. 75.00 psf |
| 2 | External Development Charges | Rs. 75.00 psf |
| 3 | Electric Sub Station Charges | Rs. 40.00. psf |
| 4 | Social Club Membership | Rs. 1.00 Lac |
| | Car Parking | One reserved basement car parking space compulsory with any apartment. |
| | Underground Car Parking | |
| | 1. Car park @ Rs 2.00 Lacs | |
| | 2. Subsequent car park @ Rs. 3.00 Lacs | |
| 6 | One Time Lease Rent | Rs. 50.00 psf |

Notes:

| | |
|----|--|
| 1 | The Basic Prices are for the indicated Super area and do not include any of the additional charges mentioned above. |
| 2 | Maintenance charges as per maintenance agreement shall be payable by the allottee separately. a. The Interest Free Maintenance deposit @ Rs. 100.00 per sq. ft. of super area shall be payable extra before handing over possession of the premises to the allottee. b. Maintenance charges for the first year shall be payable in advance at the time of offer of possession @ Rs. 1.50 psf per month. |
| 3 | Areas are indicative only. |
| 4 | All Plans and layouts are subject to change at the sole discretion of the Company or Statutory Authorities. |
| 5 | Exact super area of Apartment shall be calculated at the time of handing over possession of property as constructed. Increased / decreased area shall be charged proportionately as per the allotment terms. |
| 6 | The super area means the covered area of the demised premises inclusive of the area under the periphery walls, area under columns and walls within the demised premises, half of the area of the wall common with the other premises adjoining the demised premises, cupboards, plumbing/ electric shafts of the demised premises, total area of the balconies and terraces, and proportionate share of the common areas like common lobbies, lifts, common service shafts, staircases, machine room, mumty, electric sub station and other services and other common areas etc. |
| 7 | The other terms and conditions shall be as per the Application Form, Standard Terms and Conditions and the Allotment Letter of the Company. |
| 8 | The prices are subject to revision / withdrawal at any time without notice at the sole discretion of the Company. |
| 9 | Government Taxes as applicable from time to time shall be payable by the allottee in addition to the sale price as stated above. |
| 10 | Administrative Charges for transfer of allotment would be @ Rs.50 per sq ft & transfer would be allowed only after 30% of the payment has been received from the allottee (subject to change, as per the company policy). |