

Revision Date : August 29,2022

| View / Facing | Green Facing | External Facing |
|---|---------------|-----------------|
| Type | B | |
| Accommodation | 3 BHK + 2 T | |
| | | |
| Total Area (Incl. of common area) (in Sqft) | 1404 | 1404 |
| Rera Carpet Area (In Sqft) | 828 | 828 |
| Balcony Area (In Sqft) | 166 | 166 |
| BSP (Rate / Sqft)12th floor to 22nd floor | ₹ 7,800 | ₹ 7,500 |
| | | |
| BSP (In Rs.) 12th floor to 22nd floor | ₹ 1,09,51,200 | ₹ 1,05,30,000 |
| Independent Car Parking | ₹ 2,50,000 | ₹ 2,50,000 |
| Club development Charges | ₹ 1,00,000 | ₹ 1,00,000 |
| IFMS Deposit | ₹ 30,000 | ₹ 30,000 |
| External Electrification Charges | ₹ 65,000 | ₹ 65,000 |
| Fire Fighting Charges | ₹ 65,000 | ₹ 65,000 |
| Power Backup Charges | ₹ 60,000 | ₹ 60,000 |
| Total Cost (In Rs.) | ₹ 1,15,21,200 | ₹ 1,11,00,000 |
| | | |
| Preferential Location / Floor Premium Charges (Psft) | | |
| Corner Unit | | ₹ 200 |
| Ground Floor to 2nd Floor | | ₹ 250 |
| 3rd Floor to 5th Floor | | ₹ 200 |
| 6th Floor to 8th Floor | | ₹ 150 |
| 9th Floor to 11th Floor | | ₹ 100 |
| | | |
| Construction Linked Plan (Tower - 7) | | |
| Milestones | Percentage | |
| At the time of Booking | 10% | |
| Within 30 days of Booking | 10% | |
| Within 90 days of Booking | 10% | |
| On Completion of 1st floor slab | 7.5% | |
| On Completion of 6th floor slab | 7.5% | |
| On Completion of 12th floor Slab | 7.5% | |
| On Completion of 18th floor Slab | 7.5% | |
| On Completion of 22nd floor Slab | 7.5% | |
| On Completion of Brickwork | 7.5% | |
| On Completion of Internal plaster | 5% | |
| On Completion of Flooring | 5% | |
| On Completion of External plaster | 5% | |
| On Completion of External Paint | 5% | |
| On offer of Possession | 5% | |
| Total | 100% | |
| | | |
| Note : | | |
| A) Company will pay the Lease Rent to NOIDA @2.5% per annum of the land premium of the property on annual basis or one time lease rent as per prevailing NOIDA authority norms. The company shall proportionately recover the lease rent from the applicant on the basis of actual payment made by the company to NOIDA at the time of offer of possession. Charges of one time lease rent may vary between Rs. 250/- Psft to Rs. 300/- Psft. | | |
| B) 12 Months advance maintenance charges @ Rs. 4.75 per Sq Ft / Per month of carpet area is payable at possession. Connection Charges as IGL / LPG / Dual Meter to be paid at the time of offer of possession. Power Backup : 2 KVA for 2 BHK apartments , and 3 KVA for 3 BHK apartments. | | |
| C) GST , Stamp Duty , Registration fees and legal charges and any other govt. charges due is payable extra as per govt. norms. TDS 1% Shall be applicable on total sale price exceeding Rs. 50 Lacs as per government norms. | | |
| D) Prices can be revised at the sole discretion of the Company & without notice. Any additional facility that may be provided shall be charged extra , please read the detailed terms and conditions in the application form. | | |
| E) Cheques / DD to be made in favour of " Wondrous Buildmart Private Limited". | | |