**ANURAG PROPERTY**

**9888-88-3886**

***THE RESORT – OMAXE NEW CHANDIGARH***

**PRICE LIST AND PAYMENT PLAN**

Basic Selling Price (On Super Area Basis) : Rs. 3390/- per sqft

Inaugural Discount : Rs. 300/- per sqft

Net Basic Selling Price : Rs. 3090/- per sqft

|  |  |  |  |
| --- | --- | --- | --- |
| **Additional Cost:** | | | |
|  | EEC & FFEC | - | Rs. 60/- per sqft |
|  | Club | - | Rs. 1,50,000/- for Single Club Membership and  Rs. 50,000/- additional for Multi Club Membership |
|  | Covered Car Parking | - | Rs. 2,00,000/- |
|  | Power Back up Installation Cost | - | Rs. 20,000/- per KVA\* |

|  |  |  |  |
| --- | --- | --- | --- |
| **Other Charges:** | | | |
|  | External Development Charges (EDC), Social Infra and Road Cess | - | Rs. 111/- per sqft |
|  | Interest Free Maintenance Security | - | Rs. 20/- per sqft |
|  | Preferential Location Charges (PLC) | - | Green Facing (Insideview facing )  + Floor PLC as applicable\*\* |

* Minimum Power Back up Requirement :

|  |  |  |
| --- | --- | --- |
| 1 BHK & 2 BHK | - | 2 KVA |
| 2+1 BHK | - | 3 KVA |
| 3 BHK | - | 4 KVA |

**\*\*Preferential Location Charges (PLC) :**

**Green Facing (Inside view facing) –**

GF - 5% of BSP

1st to 3rdFloor - 4% of BSP

4th to 12th Floor - 3% of BSP

13th to Top Floor - 2% of BSP

**Floor PLC:**

Floor PLC for T1, T3, T4, T6, T16, T17, T21 & T22 Towers (G+21):

Ground Floor - 5% of BSP

1st Floor - 4% of BSP

2nd Floor - 3% of BSP

3rd Floor - 2% of BSP

4th to 18thFloor - Nil

19th Floor - 2% of BSP

20th Floor - 3% of BSP

21st Floor - 4% of BSP

Floor PLC for T2, T5, T18, T19 & T20 Towers (G+24):

Ground Floor - 5% of BSP

1st Floor - 4% of BSP

2nd Floor - 3% of BSP

3rd Floor - 2% of BSP

4th to 21stFloor - Nil

22nd Floor - 2% of BSP

23rd Floor - 3% of BSP

24th Floor - 4% of BSP

**Service Tax Extra on above Prices as applicable**

**PAYMENT PLANS**

1. **LUMP SUM PAYMENT PLAN (10% discount on BSP)**

At the time of Booking (EOI) Rs. 1,00,000/-

Within 90th day of Booking/on Allotment 20% of BSP **Less Booking Amount**

Within 60th day of Allotment 95% of Discounted BSP less amount received

+ 100% of Additional Cost + 100% of EDC

+ 100% of PLC (If any)

On intimation for Possession 5% of Discounted BSP + 100% of IFMS+ Other Cost (if any)

**CONSTRUCTION LINKED PAYMENT PLAN**

At the time of Booking (EOI) Rs. 1,00,000/-

Within 90th day of Booking/on Allotment 10% of BSP **less Booking Amount**

On Start of Construction 5% of BSP

On casting of Basement Floor Roof Slab 5% of BSP

On casting of 1stFloor Roof Slab 5% of BSP + 25% of Additional Cost

On casting of 3rd Floor Roof Slab 5% of BSP + 50% of EDC

On casting of 6th Floor Roof Slab 5% of BSP + 25% of Additional Cost

On casting of 9th Floor Roof Slab 5% of BSP + 50% of EDC

On casting of 12th Floor Roof Slab 5% of BSP + 25% of Additional Cost

On casting of 15th Floor Roof Slab 5% of BSP + 50% of PLC (if any)

On casting of 17th Floor Roof Slab 5% of BSP + 25% of Additional Cost

On casting of Top Floor Roof Slab 5% of BSP + 50% of PLC (if any)

On Completion of Brick Work 8% of BSP

On Completion of Internal Electrical Conduiting 7% of BSP

On Completion of Internal Plaster 10% of BSP

On Completion of External Plaster 10% of BSP

On Intimation for Possession 5% of BSP + 100% of IFMS

+ Other cost (if any)

1. **COMBO PAYMENT PLAN (5% discount on BSP )**

At the time of Booking (EOI) Rs. 1,00,000/-

Within 90th day of Booking/on Allotment 20% of BSP **less booking amount**

Within 60th day of Allotment 50% of Discounted BSP less amount received

On casting of Basement Floor Roof Slab 10% of Discounted BSP

On casting of Ground Floor Roof Slab 5% of Discounted BSP + 25% of Additional Cost

On casting of 3rd Floor Roof Slab 2.5% of Discounted BSP + 50% of EDC

On casting of 6th Floor Roof Slab 2.5% of Discounted BSP + 25% of Additional Cost

On casting of 9th Floor Roof Slab 2.5% of Discounted BSP + 50% of EDC

On casting of 12th Floor Roof Slab 2.5% of Discounted BSP + 25% of Additional Cost

On casting of 15th Floor Roof Slab 2.5% of Discounted BSP + 50% of PLC (if any)

On casting of 18th Floor Roof Slab 2.5% of Discounted BSP + 25% of Additional Cost

On casting of Top Floor Roof Slab 2.5% of Discounted BSP + 50% of PLC (if any)

On Completion of Brick Work 5% of Discounted BSP

On Completion of Internal Electrical Conduiting 2.5% of Discounted BSP

On Completion of Internal Plaster 2.5% of Discounted BSP

On Completion of External Plaster 2.5% of Discounted BSP

On intimation for possession 5% of Discounted BSP + 100% of IFMS

+ Other Cost (if any)

***Note :***

* All payments must be made by Cheques/Pay Order/Demand Draft only to be issued in favour of **“Omaxe Chandigarh Extn.”**payable at Chandigarh/New Delhi.
* The rate per Sq. ft. of Basic Sale Price of the Unit shall be firm. There would be no escalation in the rate of BSP of Unit, once it is booked and payment is realized by the Company.
* All applicable Government Charges, Taxes, City Development Charges, Service Tax, VAT, LabourCess& other taxes, Cess, Levies etc. at present or in future and any enhancement thereof shall be payable extra by the applicant/ allottee on proportionate basis.
* All building plans, layouts, specifications are subject to change/modification or revision as decided by the Company/Architect or any other competent authority.
* The area of Unit being booked is Super-Built-Up Area including Covered Area/Built-Up-Area plus proportionate share of service and common areas. The terms and condition of sale stated herein are only indicative and are subject to detailed terms and conditions in the Application Form and in the Allotment Letter/ Agreement.
* Price mentioned above is subject to change without any prior notice, at sole discretion of the Company. Price prevailing on the date of acceptance of booking by the Company shall be applicable. The Applicant should check prevailing price of the Unit with the Company before booking.
* The terms and condition of sale stated herein are only indicative and are subject to detailed terms and conditions in the Application Form and in the Allotment Letter / Agreement.
* Registration Expenses, Stamp Duty, Legal Charges, Court Fee, Documentation Charges etc. shall be payable extra by the Allottee as applicable at the time of registration of title deeds.