



Price list cum Payment Plan

CLUSTER - 2

(For blocks H, J, K, L & M only)

Basic Sale Rate	:	Rs. 6000 per sq.ft.
		Other Charges
External Development & Infrastructure Development Charges	:	Rs. 321 per sq.ft.
Preferential Location Charges	:	
Ground Floor	:	Rs. 150 per sq.ft.
First Floor	:	Rs. 100 per sq.ft.
Second Floor	:	Rs. 75 per sq.ft.
Third Floor	:	Rs. 50 per sq.ft.
16 th – 20 th Floor	:	Rs. 50 per sq.ft.
21 st – 25 th Floor	:	Rs. 100 per sq.ft.
26 th – 30 th Floor	:	Rs. 150 per sq.ft.
31 st – 35 th Floor	:	Rs. 200 per sq.ft.
Green / Landscape Facing	:	COMPLEMENTARY
Covered Car Parking	:	Rs. 3, 00,000.00
		2 covered car parking mandatory for 3 BHK units in cluster 2
		3 covered car parking mandatory for 4BHK/Penthouse units in cluster 2
Membership - Club & Sky Lounge	:	Rs. 1,25,000.00
Interest Free Maintenance Security	:	Rs. 100 per sq.ft.

Payment Plan

→ Down Payment Plan (10% on 80% of Basic Sale Price)

On Booking	15% of Basic Sale Price (BSP)
Within 45 days of booking	72% of BSP + 100% EDC & IDC + PLC (if applicable) + Car Parking
On Offer of Possession	5% of BSP + IFMS + Club Membership + Stamp Duty & Registration Charges

→ Construction / Development Linked Plan

On booking	10% of Basic Sale Price (BSP)
Within 30 days of booking	100% EDC & IDC
On completion of excavation	7.5% of BSP
On completion of Ground Floor roof Slab	7.5% of BSP + 50% PLC (if applicable)
On completion of 3 rd floor roof slab	7.5% of BSP + 50% PLC (if applicable)
On completion of 6 th floor roof slab	7.5% of BSP
On completion of 9 th floor roof slab	5% of BSP + 50% Car Parking
On completion of 12 th floor roof slab	5% of BSP + 50% Car Parking
On completion of 15 th floor roof slab	5% of BSP
On completion of 18 th floor roof slab	5% of BSP
On completion of 21 st floor roof slab	5% of BSP
On completion of 24 th floor roof slab	5% of BSP
On completion of 27 th floor roof slab	5% of BSP
On completion of 30 th floor roof slab	5% of BSP
On completion of top floor roof slab	5% of BSP
On completion of external plaster	5% of BSP
On completion of internal plaster	5% of BSP + Club Membership Charges
On offer of Possession	5% of BSP + IFMS + Stamp Duty & Registration Charges

- EDC & IDC are pro-rated per unit as applicable to this project. In case of any upward revision in future by the govt. agencies, the same would be recovered on pro-rata basis from the applicants/allottee.
- Stamp duty / registration charges shall be payable along with the last installment based on then prevailing rates.
- Service Tax as applicable would be payable by customer as per demand.
- Prices & Payment plan are subject to revision at the sole discretion of the company.
- Cheque/DD in favor of "Golden Glow Estates Pvt. Ltd." (A subsidiary of Era Landmarks Ltd.) payable at Delhi / Gurgaon only.
- Installments can be called in any order depending upon stage of development/construction irrespective of the sequence in which they are mentioned above.