			PRICE ESTIMATE AS ON	24-Jan-24	
UNIT DETAILS	**Typology- Residence**		3 BHK	**OCEANA-A**	
	Unit		No.	2102	
	Floor		No.	21	Area In Sqmt
	Carpet Area		sq.ft.	1209.34	112.35
	Balcony Area		sq.ft.	204.84	19.03
	Dry Balcony Area		sq.ft.	33.69	3.13
	Total Usable Carpet Area(RERA Carpet Area+ Balcony + Dry Balcony)		sq.ft.	1447.87	134.51
	No. of car parks*		nos	2	
	Parking Charges(Inclusive in Agreement Value)		Rs.	10,00,000	
	Agreement Value		Rs.	5,79,14,800	
Amount Payable Prior to Registration	**Stamp Duty*# (Approx 6%)**		Rs.	34,75,000	
	Registration charges and processing fee*		Rs.	30,000	
	Subtotal 1: Stamp duty & Registration Fee		Rs.	35,05,000	
GST	**Subtotal 2: GST on Consideration Value* (Approx 5%)**		Rs.	28,95,740	
Possession Charges At the time of possession	**Document Handling Charges (DHC)**		Rs.	12,500	
	For share money, application, entrance fee of the Society		Rs.	25,000	
	Towards the proportionate share of the sinking fund of the Society		Rs.	3,91,670	
	Electricity Meter Deposit and Charges		Rs.	25,000	
	Legal Charges		Rs.	25,000	
	GST as Applicable		Rs.	84,001	
	Subtotal 3: Total Possession Charges		Rs.	5,50,671	
Maintainence to be paid at the time of possession	**Advance provisional contribution for maintenance for 2 years @25/-sqft**		Rs.	8,68,722	
	GST as Applicable		Rs.	1,56,370	
	Subtotal 4 : Maintainence Charges		Rs.	10,25,092	
UPC	**Unit Proprietary Cost (UPC)- Total Subtotal (1+2+3+4)**		Rs.	**6,59,03,803**	

Disclaimer
1. All amounts are stated in Indian Rupees (INR).
2. Property Tax deposit will be as per actuals (based on the property tax assessment) & to be paid by the Purchaser.
3. All government taxes/ levies, as may be applicable, shall be borne saparetely by the Purchaser. Subject to actuals and exemption from authorities.
4. The Promoter reserves the right to alter/change above mentioned additional expenses and Payment Schedule.
5. Payment shall be subject to applicable TDS
*Stamp duty to be borne by Purchaser and payable on Agreement Value or Ready Reckoner Rate whichever is higher. Registration Fees shall be payable by the Purchaser.