

PROPOSED COST STRUCTURE SHEET

4 BHK A & C WING

Flat No			Date :	
	Project Name : THE RIVER			RERA Carpet Area (Sqft.) 2,690
	Name:			Balcony+Utility (Sqft.) 507
	Mob.No. :			Saleable Area (Sqft.) 4,476
	Product Config. : 4 BHK			Parking Area 200
				Planter & Service Slab 133
				Saleable Area (Sqft.) (A) 4,809
				Rate Per Sqft. (B) 7,499

Sr.No.	Description		Type	Amount
1	Basic Cost of Flat (A* B)		4 BHK	3,60,62,691
2	Floor Rise @ Rs. 75/- Sq ft. from 5 th Floor			-
3	Infrastructure & Amenities Charges	200	RS.200/SQFT	9,61,800
4	MSEB & Water Utilities			1,25,000
5	Legal Documentation			25,000
	Total (A) -			3,71,74,491

	Other Govt. Taxes on Agreement Value	RATE	RR RATE	AMOUNT
1	GST	5%		-
2	Stamp Duty	6%		-
3	Registration Charges (AS ACTUAL)		1% OR 30000 LESSER ONE	30,000
	Total (B) -			30,000

Grand Total (A+B) -

3,72,04,491

	Other Maintenance Charges		AMOUNT
1	One Time Maintenance Deposit	200	WILL DECIDE AT THE TIME OF POSSESSION.
2	Adhoc Maintenance for 18 Months	36	

No	Particulars		Payment	Cummulative
1	Booking & Agreement Amount		25%	25%
2	Plinth		20%	45%
3	1st Slab		4%	49%
4	4th Slab		3%	52%
5	7th Slab		3%	55%
6	10th Slab		3%	58%
7	13th Slab		3%	61%
8	16th Slab		3%	64%
9	19th Slab		3%	67%
10	22nd Slab		3%	70%
11	at Brick work @ respective floor		9%	79%
12	at Internal Gypsum @ respective floor		9%	88%
13	at Floring @ respective floor		10%	98%
14	Possession		2%	100%

NOTE

1 Above mentioned rate is for raw flat only.

2 Inclusions in the above rate -

Brick work and internal plaster
 External parts railing and windows
 Water proffing
 External plumbing
 Supply from Main to DB box
 Plumbing inlet provided in duct

3 Exclusions in the above rate-

Flooring, DADO and Kitchen Otta
 Wall Gypsum
 Electrical work (Wiring and Switch points)
 Internal colouring
 Bathroom fixtures, CP and Sanitary Ware
 Doors