

ARKADE NEST						
Mr. Prasad Roham						
Flat Details						
Tower						Alder
Configuration						2 BHK
RERA Carpet Area						745
Flat No						1002
Car Park						1
Agreement Value					A	₹ 1,61,50,000
TAXES						
Stamp Duty (6%)						₹ 9,69,000
Registration						₹ 30,000
GST (5%)						₹ 8,07,500
Total Taxes					B	₹ 18,06,500
TOTAL COST					(A + B)	₹ 1,79,56,500
POSSESSION CHARGES						
Other Charges						₹ 1,15,600
Maintenance Charges						₹ 2,00,000
Development Charges						₹ 3,72,500
GST on Other charges						₹ 1,23,858
Total					C	₹ 8,11,958
No	Particulars	%	Flat Cost	Less TDS	Chq Amt	GST
1	Earnest Money (EMI)		5,00,000	5,000	4,95,000	25,000
2	Booking Amount (Inclusive of Earnest Money) <i>DISK APR</i>	10.00%	11,15,000	11,150	11,03,850	55,750
3	Upon Completion of Excavation <i>APRIL 37</i>	15.00%	24,22,500	24,225	23,98,275	1,21,125
4	Upon Completion Plinth of the said Building / Wing	15.00%	24,22,500	24,225	23,98,275	1,21,125
5	Upon Completion of 1st Podium (1st Slab)	5.00%	8,07,500	8,075	7,99,425	40,375
6	Upon Completion 3rd Podium (3rd Slab)	5.00%	8,07,500	8,075	7,99,425	40,375
7	Upon Completion of 5th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
8	Upon Completion of 7th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
9	Upon Completion of 9th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
10	Upon Completion of 11th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
11	Upon Completion of 13th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
12	Upon Completion of 15th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
13	Upon Completion of 18th Slab	2.50%	4,03,750	4,038	3,99,713	20,188
14	Upon Completion of Top Slab	2.50%	4,03,750	4,038	3,99,713	20,188
15	On completion of Brickwork of the said flat	5.00%	8,07,500	8,075	7,99,425	40,375
16	On completion of flooring of the said flat	5.00%	8,07,500	8,075	7,99,425	40,375
17	On Completion Of Staircase & lobby upto said floor	5.00%	8,07,500	8,075	7,99,425	40,375
18	On completion of Lift & water Pumps	5.00%	8,07,500	8,075	7,99,425	40,375
19	On completion of Ground Floor lobby & pavers.	5.00%	8,07,500	8,075	7,99,425	40,375
20	Upon receipt of Occupation Certificate and offering possession	5.00%	8,07,500	8,075	7,99,425	40,375
		100.00%	1,61,50,000	1,61,500	1,59,88,500	8,07,500

0.25
0.55
1.21
1.21
32,000/-



TERMS & CONDITION

- All cheques / Pay orders to be drawn favoring "Arkade Developers Ltd. Arkade Nest Collection Account" payable at Mumbai
- TDS deduction and payment shall be responsibility/liability of Purchaser/s and in any given circumstances, any delay in TDS payments, penalites shall be borne by Purchaser/s.
- All Levies / Taxes like GST or any other taxes are subject to change as per government rules and regulations. Charges Payable at the time registration is Rs 15,000/- Approx.
- Time is the essence of this booking at special rate and all due payments are to be paid as per timelines agreed upon at the time of booking. The price given is after taking in to consideration the current GST regime and rules and regulations. Since the input tax benefit is not available to the developer, we would not be required to pass any additional benefit under the antiprofiterring provision under Section 171 of CGST Act 2017.
- All terms Conditions are mentioned in Booking form and shall be applicable upto registration.
- Parking Allotted is Big Surface at P3 level
- Building Protection Money of Rs.74500/- (Refundable in a Year) to be paid at the time of Possession

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