

REAR ID - PS2100034733

Use  
9

R10 SECTOR- Universe Cost Sheet

| Sr No | Particulars               | 2 BHK (Area 629) |
|-------|---------------------------|------------------|
| A     | Carpet Area (SQ MT)       | 51.64            |
| B     | Terrace Area (SQ MT)      | 4.87             |
| C     | Net Agreement Value       | 5,013,720        |
| D     | Stamp Duty @ 3.5%         | 175,223          |
| E     | Registration Charges      | 30,550           |
| F     | GST Applicable            | 170,688          |
| G     | Total Govt. Taxes (D+E+F) | 476,461          |
| H     | Total Package (C+G)       | 5,470,058        |

  

| Sr No | Milestone                    | Payment Schedule % | Payment Schedule in Amount |
|-------|------------------------------|--------------------|----------------------------|
|       |                              |                    |                            |
| 1     | Immediate Application Money  | 9.9%               | 521,181                    |
| 2     | Govt. Taxes                  | Stamp Duty + Reg   | 205,652                    |
| 3     | Within 3 days from Agreement | 10.1%              | 511,720                    |
| 4     | Completion of Excavation     | 5%                 | 253,223                    |
| 5     | Completion of Foundation     | 5%                 | 253,223                    |
| 6     | Completion of Plinth         | 5%                 | 253,223                    |
| 7     | Completion of 1st slab       | 5%                 | 253,223                    |
| 8     | Completion of 3rd slab       | 5%                 | 253,223                    |
| 9     | Completion of 6th slab       | 5%                 | 253,223                    |
| 10    | Completion of 9th slab       | 5%                 | 253,223                    |
| 11    | Completion of 12th slab      | 8%                 | 421,157                    |
| 12    | Completion of 15th slab      | 8%                 | 421,157                    |
| 13    | Completion of 18th slab      | 8%                 | 421,157                    |
| 14    | Completion of 21st slab      | 8%                 | 421,157                    |
| 15    | Completion of flooring       | 8%                 | 421,157                    |
| 16    | Completion of Possession     | 5%                 | 253,223                    |
|       | TOTAL                        | 100%               | 5,470,058                  |

1) Additional Charges

- (a) Advance Maintenance deposit for Township Level General Amenities Rs. 3000/-PSQ MTS on Total Carpet Area, payable at possession.
  - (b) 24 months advance maintenance charges @ Rs. 50/- PSQ MTS per month on the Total carpet area for the maintenance of purchaser's common amenities for sector of Township and Township Level General Amenities, payable at possession with applicable GST.
  - (c) Above cost is for Non Amenity Facing units from 1st to 4th floor only
  - (d) Preferred Location Charges (PLC) will be applicable for Amenity Facing units and Floor Rise applicable from 5th floor onwards.
- 2) Tentative booking will be accepted only with Application Form and 9% application money. Other Terms & conditions applicable as per Application Form.
- 3) Stamp duty & Registration payment to be paid within 7 days from the date of application
- 4) Govt. Taxes to be paid by the buyer as per prevailing rates
- 5) Stamp Duty & Registration will be charged at actuals as per Government Norms.
- 6) Rates are subject to change without prior notice
- 7) Above mentioned cost is based on tentative area, the exact area & agreement cost will be reconfirmed at the time of agreement.
- 8) This is purely conceptual & not a legal offering & the company reserves the right to add, delete or alter any details in its endeavor to make improvements as & when required
- 9) Cancellation charges will be applicable on realization of Token or Booking Amount. Application Money is non-refundable.
- 10) Offers are for limited period & subject to management approvals.

Photo Copy Verified  
 For State Bank of India  
 Branch Manager  
 Karanjia Branch  
 SS No. K-1430

UNIT NO.: LRRI0C 0406 SECTOR: R10 BUILDING: C

PLACE: \_\_\_\_\_ BOOKING DATE:    /   /   

1st Applicant's Name: Nikhil Mehta Sign: [Signature]

2nd Applicant's Name: Bekha M. Mehta Sign: [Signature]

Sales RM's Name: Apika Bhatnagar Sign: [Signature]

52,64,458/-