



<u>PAYMENT SCHEDULE</u>			
	Flat Cost + Carpark	<u>DETAILS</u>	Extra Charges
Sl.		On Application Money 5 Lacs + GST	
1	20%+GST	On Allotment [within 15 days of Application, Less Application Money] (Plus 50% of Legal fees)	
2	10% + GST	On Completion of Pilling	
4	10% + GST	On Completion of 3rd floor roof casting	
5	10% + GST	On Completion of 6th floor roof casting	
6	10% + GST	On Completion of 9th floor roof casting	50% + GST
7	10% + GST	On Completion of Internal Plaster of the said unit	
8	10% + GST	On Completion of Flooring	
9	10% + GST	On Finishing of the said unit	
10	10% + GST	On Possession(Plus 50% of Legal fees)	50% + GST
<i>Legal Fees Rs. 16/- per sq.ft. (Saraogi & Co.)</i>			
<u>Details of Mandatory Costs & Deposits</u>			
<u>Extra Charges</u>			
(i) Transformer Charges @ Rs. 70/- per sq.ft.***			
(ii) Generator Charges Rs. 20,000/- per KVA.***			
<u>Deposits</u>			
(i) Maintenance charges for 2 years @ Rs. 2.5/- per sq.ft.(per month), out of which one year will be chargeable and another one is deposit.			
(ii) Deposit for Municipal Taxes @ Rs. 15/- per square feet of Super Built-up Area, for one year			
(iii) Deposit for electric supply/ individual meter as per actuals payable to electricity supply authority			
(iv) Club Charges :- Rs. 1,25,000/- For 3BHK & Rs. 1,50,000/- For 4BHK.			
<u>Nomination Charges</u>			
(i) 2% of Total Sale Value with a Lock in Period of One Year from the date of allotment.			
<u>Cancellation Charges</u>			
(i) Before allotment Rs. 50,000/-.			
(ii) After allotment 2% of total sale value. Refund only on sale of the said flat			
<u>Car Parking Rates</u>			
(i) Open Car Parking Space = 5,00,000/-.			
(ii) Basement Car Parking Space = 5,50,000/-.			
(iii) Covered Car Parking Space = 6,50,000/-.			



<u>PLC Charges</u>
(i) Either South or Garden Rs. 50/- per sq.ft.
(ii) South + Garden Rs. 75/- per sq.ft.
(iii) Floor Escalation Rs. 20/- per.sq.ft (per floor) applicable from 2nd Floor onwards.
<u>Notes</u>
(i) GST & other taxes will be charges extra as per applicable rates on all payments
(ii) Payments received by cheques are subject to realisation.
(iii) Stamp Duty, Registration Charges, Incidental Expenses, Govt. Taxes and Levis, any other charges will be as applicable..
(iv) All Payments to be made in the name of "ARCH INFRA PROPERTIES PVT. LTD.ESCROW A/C"
(v) Out of of the total private terrace area 50% is chargeable.
(vi) Super Built-Up area is minus 25%
(vii) maintenance Charges will be Rs. 2.5/- per sq.ft. per month
(viii) Handover :-December 2018 plus 6 months grace period.
(ix) On delay in payment as per the schedule then an intrest rate of 18% p.a will be charged on the due amount.
(x) if the Developer delays in delivering the possession beyond the grace period, for reasons other than Force Majeure, then the developer shall become liable to pay to the Purchaser interest on the payments made by the Purchaser towards the Agreed Consideration for the period of delay at the then prevailing State Bank of India fixed deposit rate of interest. ***

