

ATL COST BREAK UP- RERA NO PRM/KA/RERA/1251/446/PR/020822/005125

		TOWER A, B & C			
Type		3 BHK	3 BHK	4 BHK	4 BHK
Costing	Base Rate INR*	9999	9999	9999	9999
Size of Apt (SBU)	SFT	1666	1690	2371	2428
Floor					
Floor Rise (from 1st Floor onwards)	Rs. 20 per Floor	0	0	0	0
Premium Location Charges (Tower/Podium/club/Open Area Facing)	Rs 100/200 PSF	0	0	0	0
Door Facing charges (North/East)	Rs. 25 PSF	0	0	0	0
Total Base Cost		16,658,334	16,898,310	23,707,629	24,277,572
Car Park Reservation Charges (All covered- 3L-S/6L- D)	Covered 3.0 L	600,000	600,000	600,000	600,000
Infra Dev Cost (Club,Water Mgt,Solar,EV infra,Bescom,Power back-up)	@500 PSF	833,000	845,000	1,185,500	1,214,000
Advance Maintenance (1Yr from date of OC)	48	79,968	81,120	113,808	116,544
GST@5%					
Total cost		18,171,302	18,424,430	25,606,937	26,208,116
Reg cost***		At Actuals	At Actuals	At Actuals	At Actuals
Milestones	% of payment	Amount	Amount	Amount	Amount
Booking Amount		300,000	300,000	300,000	300,000
On Signing of the Agreement to sale (5 days of booking)	10	1,517,130	1,542,443	2,260,694	2,320,812
Within 5 Days of signing of the Agreement to Sale	10	1,817,130	1,842,443	2,560,694	2,620,812
Commencement of Foundation (Excavation) work for the Tower	12	2,180,556	2,210,932	3,072,832	3,144,974
Commencement of 1st Floor Slab	12	2,180,556	2,210,932	3,072,832	3,144,974
Commencement of 7th floor Slab	12	2,180,556	2,210,932	3,072,832	3,144,974
Commencement of 14th floor slab	12	2,180,556	2,210,932	3,072,832	3,144,974
Commencement of Final Slab	12	2,180,556	2,210,932	3,072,832	3,144,974
Commencement of finishing work for the tower	12	2,180,556	2,210,932	3,072,832	3,144,974
Intimation to Possession	8	1,453,704	1,473,954	2,048,555	2,096,649
<b>Total</b>		<b>18,171,302</b>	<b>18,424,430</b>	<b>25,606,937</b>	<b>26,208,116</b>
Current Due %	100%				

\* No GST has been charged as the project is ready for possession with OC.

\*\*\*\* Minimum Self payment - 10/15/25% at the time of signing of the agreement as per bank chosen.

\*\*\*\*\* Cost of Registration @ 6.65 of total cost (including agreement franking of 0.50%) has not been considered above and it would be as per actuals.

\*\*\*\*\* Corpus deposit of Rs. 50 payable to the Association has not been considered above.

\*\*\*\*\* Pls consider Rs.. 60-80 K of extra cost for GAIL, BESCOM Deposit, Tax, Khata Extraction and Reg Facilitation fee not considered in above cost.

E&OE