

<u>NIRALA ESTATE - III, Tower No. 29-30</u>					
<u>GH-04, Tech Zone -IV, GNIDA WEST</u>					
Price List from T-29To T-30 <u>w.e.f: 16-Aug-21</u>					
Type	Cost as per payment plan	Super	Built-up	Carpet area	Description
	CLP & 20:20	Area (Sq. zft.)	Area (Sq. ft.)	Area (Sq. ft.)	
Type 1	4577000	995	796.45	592.78	2BHK+ 2 Toilet
Type 2	5512500	1225	942.66	734.01	3 BHK+ 2 Toilet
Type 3	5715000	1270	987.9	752.2	3 BHK + 2 Toilet

Launching Discount	
1225 SqFt	100/- Sqft

ABOVE RATE INCLUDES:-

- One Covered Car Parking
- Fire Fighting Charges
- EEC
- Club Membership
- Power Backup (1KVA)

PRIME LOCATION CHARGES :-

- :- Main Park facing: - Rs 200/ sqft
:- Lease Rent :- Rs 35/ sqft

Floor PLC	Rs./Sq.ft
24	-100
23	-50
22	0
21	10
20	20
19	30
18	40
17	50
16	60
15	70
14	80
12	90
11	100
10	110
9	120
8	130
7	140
6	150
5	160
4	170
3	180
2	190
1	200

Payment Plan

<u>Payment Schedule</u>	CLP	20:20
At the time of Booking	10%	10%
Within 30 Days From Booking	10%	10%
On casting of 3rd Floor Roof	10%	
On casting of 6th Floor Roof	10%	20%
On casting of 9th Floor Roof	10%	
On casting of 12th Floor Roof	10%	20%
On casting of 16 th Floor Roof	10%	
On casting of 20th Floor Roof	10%	20%
On casting of 23th Floor Roof	10%	
On Completion of Structure	5%	10%
On Offer of Possession	5%	10%
Total	100%	100%

Note:

1. Additional Power Backup at Rs 30000/- KVA
2. IFMS will be charged at the rate of Rs. 35/- per Sq.ft on carpet area and will be payable at the time of possession.
3. Maintenance Charges will be charged for 1 year in advance at the rate of Rs. 4.20/- per Sq.ft. on carpet area and added in the total cost of the unit but the same will be payable at the time of offer of possession.
4. Price List and Payment Plan can be changed without any prior notice at Sole Discretion of the Company
5. There will be no escalation for the booked Apartments
6. The Area of the Residential unit is tentative and may vary
7. All Payment are to be made in favour of **"NIRALA INFRATECH PVT. LTD. COLLECTION ACCOUNT FOR NIRALA ESTATE III"** through A/C payee Cheque/Payorder/Demand Draft only payable at Noida/Delhi.
8. GST shall be payable extra.