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GBP/AS/01-B

ATHENS

— A CITY WITHIN THE CITY —

(w.e.f. 01.11.2017)

CONSTRUCTION LINKED PAYMENT PLAN		
1.	At the time of booking	10% of BSP + GST
2.	Within 45 days of booking	10% of BSP + GST
3.	On start of construction	10% of BSP + GST
4.	On start of ground floor roof slab	10% of BSP + GST
5.	On start of 2nd floor roof slab	10% of BSP + 50% of PLC + GST
6.	On start of 5th floor roof slab	10% of BSP + 50% of PLC + GST
7.	On start of 8th floor roof slab	10% of BSP + 50 % of FPC + GST
8.	On start of brick work	10% of BSP + 50 % of FPC + GST
9.	On start of plaster work	10% of BSP + GST
10.	On start of flooring	5% of BSP + All other optional charges + GST
11.	On offer of possession	5% of BSP+ Add charges + GST + IFMS + Registration charges + other cost (If Any)

Note :-

- All payments must be made by cheques/pay order/demand draft only to be issued in favour of **"Gupta Builders & Promoters Pvt. Ltd."** payable at par.
- The rate of the unit shall be firm. There would be no escalation in the rate of BSP of unit, once it is booked and payment is realized by the company.
- One open car parking free of cost will be provided to every flat. ***
- "Other charges applicable are as follows: (a) Club Membership @ 50,000/-, (b) Power Backup Installation cost @ 45000/- for 3 KVA (c) Preferential Location Charges (PLC) for corner @ 1,50,000/- & for Park Facing 1,50,000/-, (D) Interest Free Maintenance security @ 25000/-.**OPTIONAL FACILITIES:- Covered Car Parking @ 75000/- and Additional Car Parking @ 2,00,000/- (If Available)"
- All applicable Government charges, taxes, cesses like EDC, IDC, city development charges & other taxes / levies etc. at present or in future and any enhancement therefor shall be borne and payable extra by the applicant / allottee on proportionate basis.
- All building plans, layouts, specifications are subject to change/modification or revision as decided by the company/architect or any other competent authority.
- The area of unit being booked is PBRERA Carpet Area (Super-Built-Up Area including covered Area/Built-Up-Area plus proportionate share of service and common areas). The terms and condition of sale stated herein are only indicative and are subject to detailed terms and conditions in the application form and in the allotment letter/agreement.**
- Price mentioned above is subject to change without any prior notice, at sole discretion of the company. Price prevailing on the date of acceptance of booking by the company shall be applicable. The applicant should check prevailing price of the Unit with the company before booking.
- *Possession of the towers shall be offered within 36 months from the date of agreement and after receiving 100% payment by the allottee subject to force majeure terms and other conditions to be more fully described in the allotment letter/ agreement.
- If not delivered in prescribed time than company will pay a penalty @ Rs.10/ Sq. ft. (per month)**
- Registration expenses, stamp duty, legal charges, court fee, documentation charges etc. shall be payable extra by the allottee as applicable at the time of registration of title deeds.



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- 3 **One open car parking free of cost will be provide to every flat. ***
- 4 **"Other charges applicable are as follows: (a) Club Membership @ 50,000/-, (b) Power Backup installation cost@ 75000/- for 5 KVA (c) Preferential Location Charges (PLC) for corner @ 1,50,000/- & for Park Facing 1,50,000/-, (D) Interest Free Maintenance security @ 25000/-.**OPTIONAL FACILITIES:- Covered Car Parking @ 75000/- and additional Car Parking @ 2,00,000/- (If Available)"
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