

**ANTRIKSH INDIA  
CENTRAL AVENUE**

**Price List & Payment Plan:**

Basic Sale Price (TSP)	Rs. 18000/- Per Sq. Ft.
<b><u>Preferential Location Charges</u></b>	
Floor PLC 1st Floor	Rs.300/- per sq. ft.
Floor PLC 2nd Floor	Rs.250/- per sq. ft.
Floor PLC 3rd Floor	Rs.150/- per sq. ft.
Corner PLC	Rs.150/- per sq. ft.
Landscape facing PLC	Rs.400/- per sq. ft.
External development charges (EDC)	Rs. 400/- per sq. ft.
Infrastructure Development Charges (IDC)	Rs. 150/- per sq. ft.
External Electrical charges (EEC)	As per actual
<b><u>Car Parking:-</u></b>	
Covered Car Parking	Rs. 4,00,000/- per parking
Club Membership Charges	Rs. 1,50,000/-
Power Backup	Rs. 25,000/- per KVA
Fire Fighting Charges (FFC)	Rs. 50/- per sq. ft.
IFMSD (Interest Free Maintenance Security)	Rs. 25/- per sq. ft.

- Government/Statutory charges include External Development Charges, Infrastructure Development Charges, Infrastructure Augmentation Charges or any other charges payable to the Govt. These Charges have been estimated according to the existing rates and are payable separately from the Basic Price. In case of any revision in the same or if any other levy/charge is introduced, the same shall be recovered from the allottee(s) as per terms in application form for provisional allotment.
- The company would pay to the Allottee(s) Rs.10/- per sq. ft. per month of Super Area for any delay in offering possession of the Apartment beyond the period as stipulated in the agreement to sell. Similarly, the Allottee(s) would also be liable to pay holding charges @ Rs.10/- per sq. ft. per month of Super Area if the Allottee(s) fails to take possession of the Apartment within 30 days from the date of issuance of the notice of possession.
- The Maintenance Charges on the basis of Super Area of the Apartment as determined by the Company at the time of offer of possession of the Apartment shall be payable in advance for a period of two years along the notice of possession.
- GST as per government, Stamp Duty, Registration Charges and miscellaneous expenses shall be payable by the allottee at the time of offer of possession.
- Any Government duty, tax etc. imposed/ charged on us, the same will be charged from the buyers on pro- rata basis.
- Water, Sewer Charges as per Government norms.
- Cheque/Draft will be in favour of “Antriksh India Projects Pvt. Ltd.”

## Payment Schedule

### Construction linked Payment Plan:

At the time of Registration of application for allotment	10% Of TSP
Within 30 days of registration / allotment	10% Of TSP
On Foundation	5% Of TSP
On casting of Lower basement	5% Of TSP
On completion of Ground Floor Roof	5% Of TSP
On completion of second floor roof	5% Of TSP
On completion of forth floor roof	5% Of TSP
On completion of sixth floor roof	5% Of TSP
On completion of eight floor roof	5% Of TSP
On completion of tenth floor roof	5% Of TSP
On completion of twelfth floor roof	5% Of TSP
On completion of fourteenth floor roof	5% Of TSP
On completion of Seventeenth floor roof	5% of TSP
On completion of top floor roof	5% of TSP
On completion of finishing work	10% of TSP
On Offer Of Possession	10% of TSP +EEC + IFMSD+ Stamp duty & Registration Charges+ other govt. charges as applicable.

### Possession Linked Payment Plan (50:50)

At the time of Registration of application for allotment	10% of TSP
Within 60 days of registration / allotment	40% of TSP
On Applying of Occupancy Certificate	25% of TSP
On Receiving of Occupancy Certificate	25% of TSP + EEC + IFMSD + Stamp duty & Registration Charges+ other government charges as applicable.

## Cost Sheet

Unit	Size	BSP@ 18000 Sqft	EDC @ 400 Sqft	IDC @ 150 Sqft	Covered Car Parking	Club	Power Backup Per KVA	FFC @ 50 Sqft	IFMSD @ 25 Sqft	Total Cost
3	2075	37350000	830000	311250	400000	150000	25000	103750	51875	39221875
3+	2365	42570000	946000	354750	400000	150000	25000	118250	59125	44623125
3+S	2375	42750000	950000	356250	400000	150000	25000	118750	59375	44809375
4+Utility	3250	58500000	1300000	487500	400000	150000	25000	162500	81250	61106250
Penthouse	6500	117000000	2600000	975000	400000	150000	25000	325000	162500	121637500

Note: PLC, Electrical Charges, GST, Stamp Duty, Registration Charges & other Government Charges, if applicable will be extra as per Govt. norms.

## Home Loan Available from SBI, UNION BANK & HDFC