

Vinayak Amara Information Sheet

Pricing Details

Particulars	Amount
Base Rate -	INR 8700/- sq.ft. on Chargable Area
Floor Rise Charges (4th floor onwards)	INR 30/- sq.ft from 4th Floor Onwards
Right to Park - Basement/Podium	9,00,000/-
Right to Park - Ground Covered	10,00,000/-
Right to Park - Mechanical - 1set / 2 cars	13,00,000/-
EV Charging Point	1,00,000/-

Extra Charges

Particulars	Amount
Electricity Connection & Transformer	160/- Sq.ft
Generator Charges- (3 BHK-3 KVA, 4 BHK-4 KVA)	30,000/- Per KVA
Security Charges for Electric Meter	On Actual
Legal Charges	30/- Sq.ft
Club Development Charges	125/- Sq.ft
Association Formation Charges	10,000/-
Air Conditioning-VRV- (Only Outdoor Unit)	175/- Sq.ft

Deposits(Interest Free)

Particulars	Amount
Common Area Maintenance Deposit	48/- Sq.ft (4/- Sq.ft for 12 Months)
Sinking Fund	30/- Sq.ft
NKDA Tax Deposit	24/- Sq.ft (2/- Sq.ft for 12 Months)

Payment Schedule

Particulars	Amount
Application Money	Rs. 5,00,000/-
Before execution of the Agreement for sale (Booking Amount)	10% less Application Money + 50% Legal Charges
Within 15 days of Agreement	10%
On Completion of Piling of the respective Tower	10%
On Casting of Plinth Level of the respective Tower	10%
On Casting of 4th Floor of the respective Tower	8%
On Casting of 9th Floor of the respective Tower	8%
On Casting of 14th Floor of the respective Tower	8%
On Casting of 18th Floor of the respective Tower	8%
On Casting of 22th Floor of the respective Tower	8%
On Casting of Ultimate Roof of the respective Tower	8%
On Commencement of installation of Lift in respective Tower	7% + 100% of Extras and Deposits+ 50% of Legal Charges
On Offer of possession	5%

Notes

- 1) Cheque to be drawn in favour of " Kyal Developers Pvt. Ltd."
- 2) GST Extra as applicable.
- 3) TDS to be deducted under section 194-IA of the Income Tax Act 1961.
- 4) Lock-in period: 18 Months from the date of execution of Agreement.
- 5) Nomination Charges: 2% + GST of the total consideration.
- 6) Cancellation Charges before Agreement but after Booking : 50000 + GST.
- 7) Cancellation Charges After Execution of Agreement : 10% of the Total Consideration + GST.
- 8) GST/Tax may change as per government norms.

E & OE