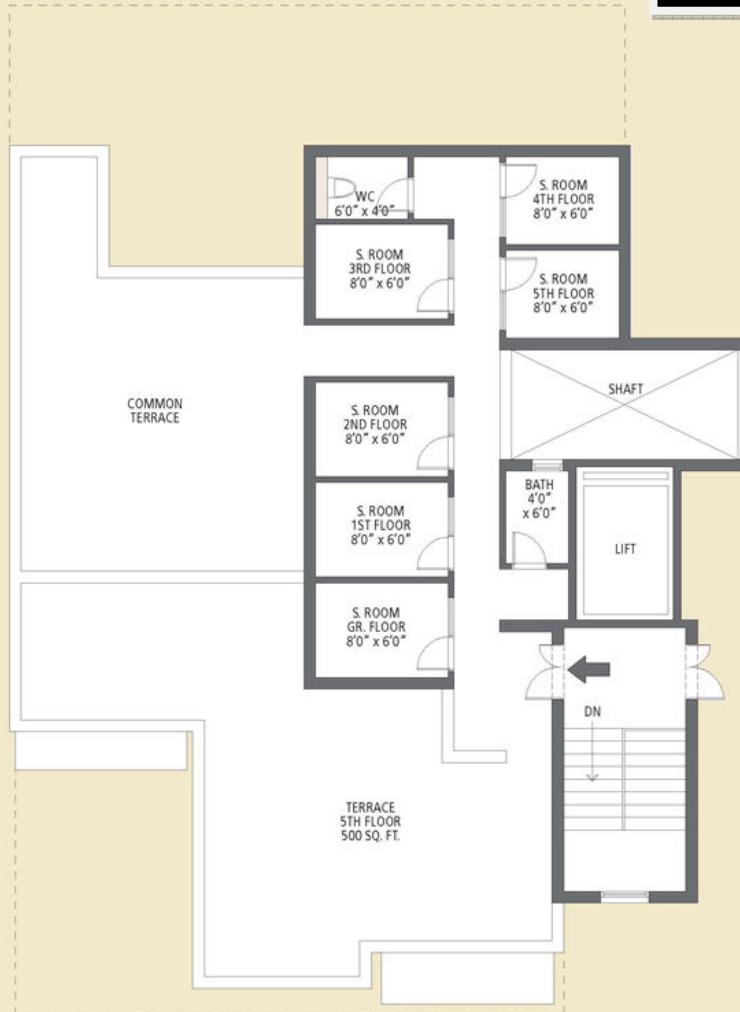




Type B - Terrace Floor Plan

Seperate S. Room for all floors with a common Terrace

Call Us !!
Harry : 9810 897 897
Mishu : 9871 133 440
Sarab : 9958 034 343
Manish: 9871 177 884
Surjit : 9650 588 334



1 sq. mtr. = 1.196 sq. yds. & 1 sq. mtr. = 10.76 sq. ft. In the interest of maintaining high standards, all floor plans, layout plans, areas, dimensions and specifications are indicative and are subject to change as decided by the company or by any competent authority. Soft furnishing, cupboards, furniture and gadgets are not part of the offering.

Channel Partners for Sales

Cost Break Up Emerald Premier Floors Ground Floor 4BHK Apartment Size 1975sq.ft

| PRICES | INR |
|---|-------------------|
| Area (sq.ft.) | 1975 |
| Floor | 4BHK Ground Floor |
| BSP | 4000 |
| Inaugural Discount | 251 |
| Effective BSP | 3749 |
| Total BSP | 7404275 |
| EDC | 474000 |
| IDC | 59250 |
| Sale Price | 7937525 |
| Car Parking (Covered/Stilt) | 250000 |
| Club Membership | 75000 |
| PLC Select | Ground Floor |
| 600 | 1185000 |
| TOTAL COST (CONSTRUCTION LINKED) | 9,447,525 |
| Down Payment Rebate in % | 12% |
| Down Payment Discount | 979177 |
| TOTAL COST (DOWN PAYMENT) | 8,468,348 |
| Booking Amount | 500,000 |

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Payment Plan Emerald Premier Floors Ground Floor 4BHK Apartment Size 1975sq.ft

| Months | In% | Installments to be Paid | In% | INR |
|--|-----|---|-----|---------|
| On Booking | | Booking Amount | | 500000 |
| Within 45 days of booking | 20 | of Sale Price less Booking Amount | | 1087505 |
| Within 90 days of booking | 10 | of Sale Price | | 793753 |
| On start of construction | 5 | of Sale Price | | 396876 |
| On completion of Ground floor roof slab | 5 | of Sale Price + Cost of Parking Slot | 50 | 521876 |
| On completion of 1st floor roof slab | 5 | of Sale Price + Cost of Parking Slot | 50 | 521876 |
| On completion of 2nd floor roof slab | 7.5 | of Sale Price + PLC if applicable | 50 | 1187814 |
| On completion of 3rd floor roof slab | 7.5 | of Sale Price + PLC if applicable | 50 | 1187814 |
| On completion of Top floor roof slab | 7.5 | of Sale Price + Club Membership | 50 | 632814 |
| On completion of Plumbing & Wall Conducting | 7.5 | of Sale Price + Club Membership | 50 | 632814 |
| On completion of external plaster | 10 | of Sale Price | | 793753 |
| On completion of Internal Flooring and wall painting | 10 | of Sale Price | | 793753 |
| On intimation for possession | 5 | of Sale Price | | 396876 |
| | 100 | TOTAL COST(Excluding Stamp Duty & any other charges) | | 9447525 |

Down payment Plan Emerald Premier Floors Ground Floor 4BHK Apartment Size 1975sq.ft

| Description | In% | Installments to be Paid | INR |
|------------------------------|-----|--|---------|
| On Booking | | Booking Amount | 500000 |
| Within 45 days of Booking | 95 | of Sale Price less Booking Amount + 95% PLC if applicable + Cost of Parking Slot(s) less Down Payment Rebate | 7437221 |
| On Intimation for Possession | 5 | of Sale Price & PLC + Club Membership | 531126 |
| | 100 | TOTAL COST (Excluding Stamp Duty & any other charges) | 8468348 |

Notes :

- In the above stated Sale Price, External Development Charges (EDC) and Infrastructure Development Charges (IDC) are pro-rated per unit as applicable to this Group Housing site.
- In case of any upward revision in future by the Govt. agencies, the same would be recovered on pro-rata basis from the Applicant/Allottee.
- Interest Free Maintenance Security (IFMS) - As applicable.
- Stamp Duty/registration charges shall be payable along with the last installment based on prevailing rates.
- One (Covered/Stilt) Car Parking bays for per apartment is mandatory.
- Prices subject to revision at the sole discretion of the company.
- PLC's as applicable- Corner - Rs. 75/- per sq. ft., Green Facing - Rs. 200/- per sq. ft., Pent House - Rs. 200/- per sq. ft., Pool Facing - Rs. 50/- per sq. ft..
- Sale Price = (Basic Price + EDC + IDC) x Area of the Apartment.
- Club Membership: Rs. 75,000/- (mandatory).
- Stamp Duty /registration charges shall be payable along with the last installment based on prevailing rates