

Emerald Floors Premier

Type B Typical Floor 4BHK Apartment Size 1975sq.ft

Type B - Typical Floor Plan (1975 sq. ft.)

4 Bedroom, 4 Bathroom, Study, S. Room (on Terrace) and Elevator



Call Us !!

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



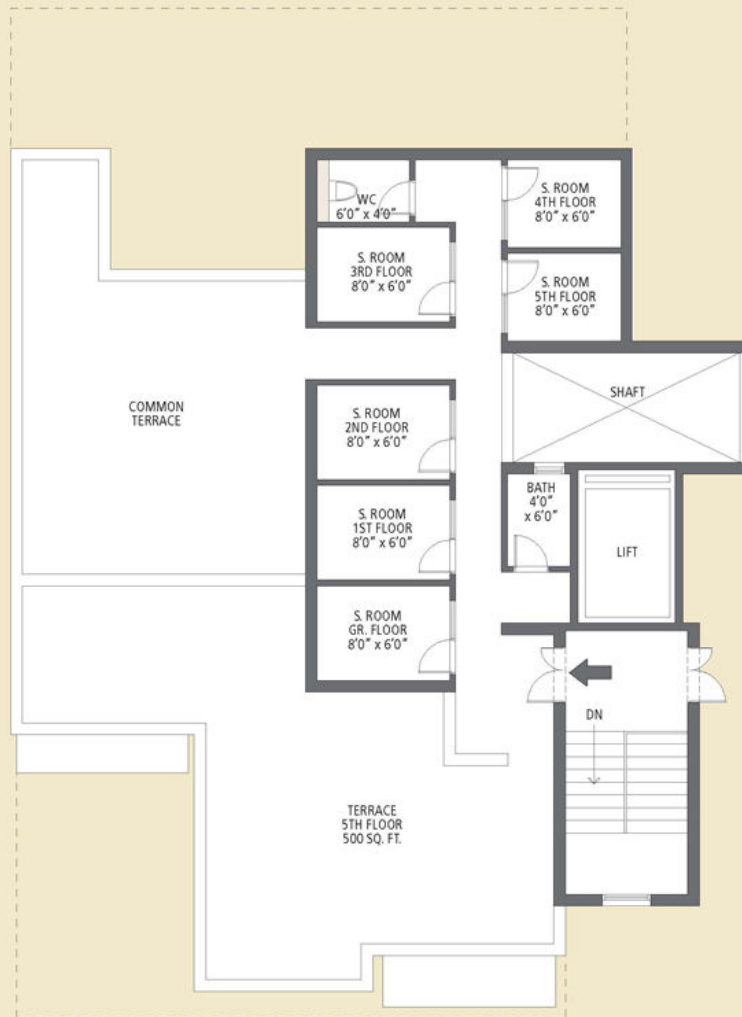
1 sq. mtr. = 1.196 sq. yds. & 1 sq. mtr. = 10.76 sq. ft. In the interest of maintaining high standards, all floor plans, layout plans, areas, dimensions and specifications are indicative and are subject to change as decided by the company or by any competent authority. Soft furnishing, cupboards, furniture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



Type B - Terrace Floor Plan

Separate S. Room for all floors with a common Terrace

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

PRICES	INR
Area (sq.ft.)	1975
Floor	4BHK Typical 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
TOTAL COST (CONSTRUCTION LINKED)	8,262,525
Down Payment Rebate in %	12%
Down Payment Discount	844087
TOTAL COST (DOWN PAYMENT)	7,418,438
Booking Amount	500,000

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Payment Plan Emerald Premier Floors Typical 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	595314
On completion of 3rd floor roof slab	7.5	of Sale Price + PLC if applicable	50	595314
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)		8262525

Down payment Plan Emerald Premier Floors Typical 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	6446561
On Intimation for Possession	5	of Sale Price & PLC + Club Membership	471876
	100	TOTAL COST (Excluding Stamp Duty & any other charges)	7418438

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