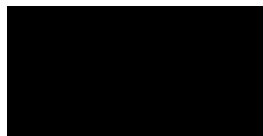


Roach Cicada

Group Cost Sheet



Detail	3 BHK	3.5 BHK	4 BHK
Area Range (sft)			
Minimum Saleable area (sft)	2,164	2,397	2,954
Basic Rate (INR)	13,200	13,200	13,200
Floor Rise Loading @Rs. 25 per flr	-	-	-
Direction Loading East / North	-	-	-
Total Rate (INR)	13,200	13,200	13,200
Basic Price	2,85,64,800	3,16,40,400	3,89,92,800
Club House	3,00,000	3,00,000	3,00,000
Amenities	3,00,000	3,00,000	3,00,000
DG Charges	1,25,000	1,25,000	1,25,000
BESCOM	4,50,000	4,50,000	4,50,000
Car Park 1	3,50,000	3,50,000	3,50,000
Car Park 2			
Sub total	3,00,89,800	3,31,65,400	4,05,17,800
GST (5%)	15,04,490	16,58,270	20,25,890
Total	3,15,94,290	3,48,23,670	4,25,43,690
Maintenance @ Rs. 6/- psft. + GST	1,83,853	2,03,649	2,50,972
Corpus fund (No GST)	1,00,000	1,00,000	1,00,000
Grand total	3,18,78,143	3,51,27,319	4,28,94,662

Payment Schedule :

On Booking on (A)	9.90%
Within 30 days @ Exec of Sell Agreeemer	
Within 45 days from the date of booking	10.10%
On completion of Foundation	10.00%
On Initial Plinth level work	10.00%
On Completion of First Floor Slab	10.00%
On Completion of Third Floor Slab	10.00%
On Completion of Fifth Floor Slab	10.00%
On Completion of Seventh Floor Slab	5.00%
On Completion of Nineth Floor Slab	5.00%
On Completion of Terrace Floor Slab	5.00%
On Completion of Internal Plastering	5.00%
On Completion of Tiling	5.00%
On or before Registration	5.00%

Note :

Taxes at current rates.

E-Stamp Paper amount should be paid at the time of Sale Deed

Stamp Duty & Registration Cost will be extra as applicable on the Date of Registration and is borne by the Purchaser

Legal charges 50,000 has to payed by the purchaser at the time of Registration

Premium facing charges & floor charges are applicable based on location and facing

Final Cost sheet will be shared by CRM and Accounts Team

The above cost does not include Katha Transfer charges

According to current indications, the BWSSB connection in locality is dependent on the government and the Apartment Association. As we are unable to currently asses the time frame by which the connection will be made available to the project, we have decided not to collect charges towards BWSSB Connection.

According to current indications, the BWSSB connection in locality is dependent on the government and the Apartment Association. As we are unable to currently asses the time frame by which the connection will be made available to the project, we have decided not to collect charges towards BWSSB Connection.

Betterment Charges are not collected and will be payable by the purchaser if applicable.

GST on above rates in case its applicable and at the prevailing rates

Apartment Name will consists of : Tower + Floor + Unit No.

This Cost Sheet is not a legal offering & does not confirm availability.

These Prices are valid for limited Period

All rates specified are subject to change.