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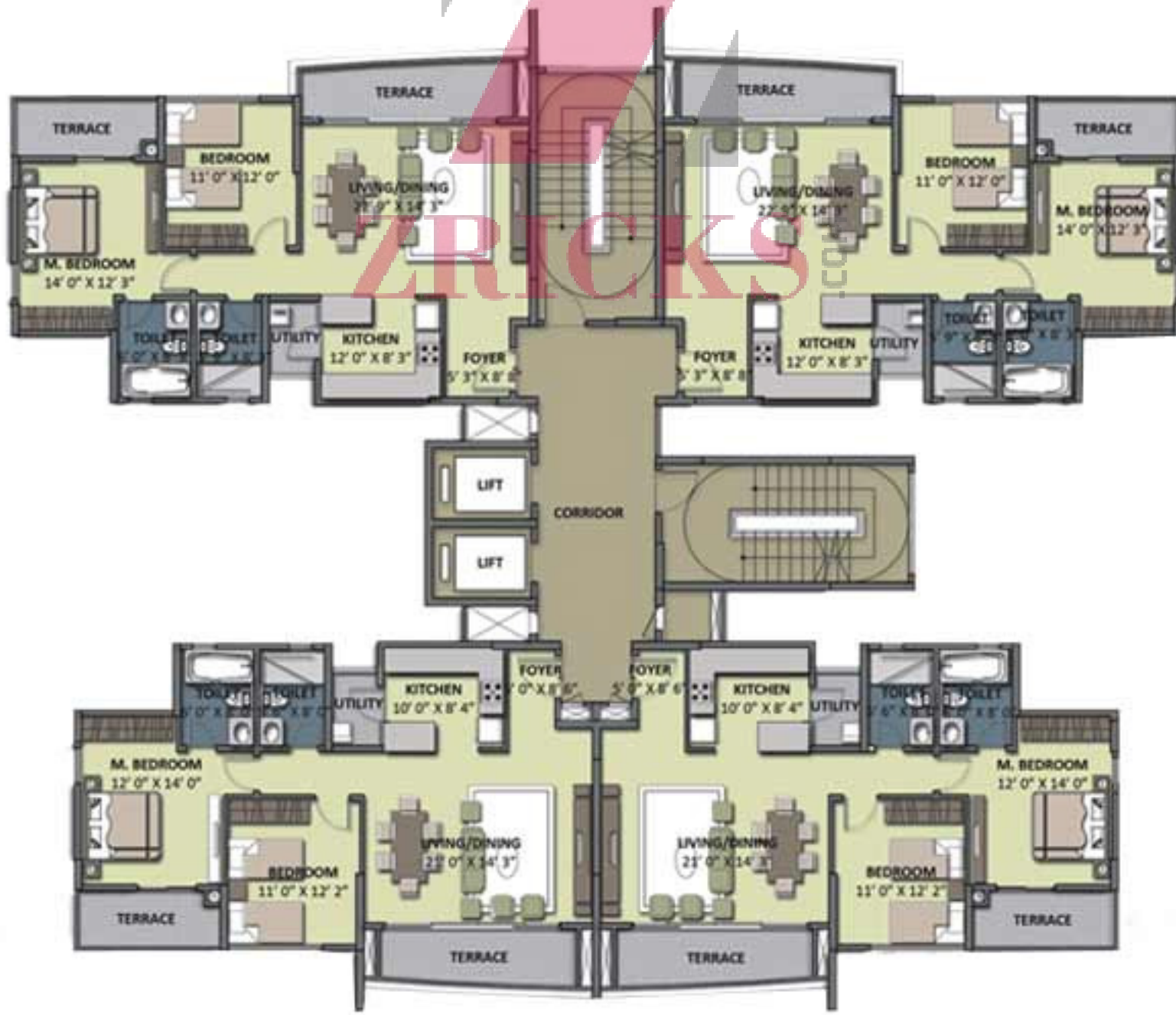




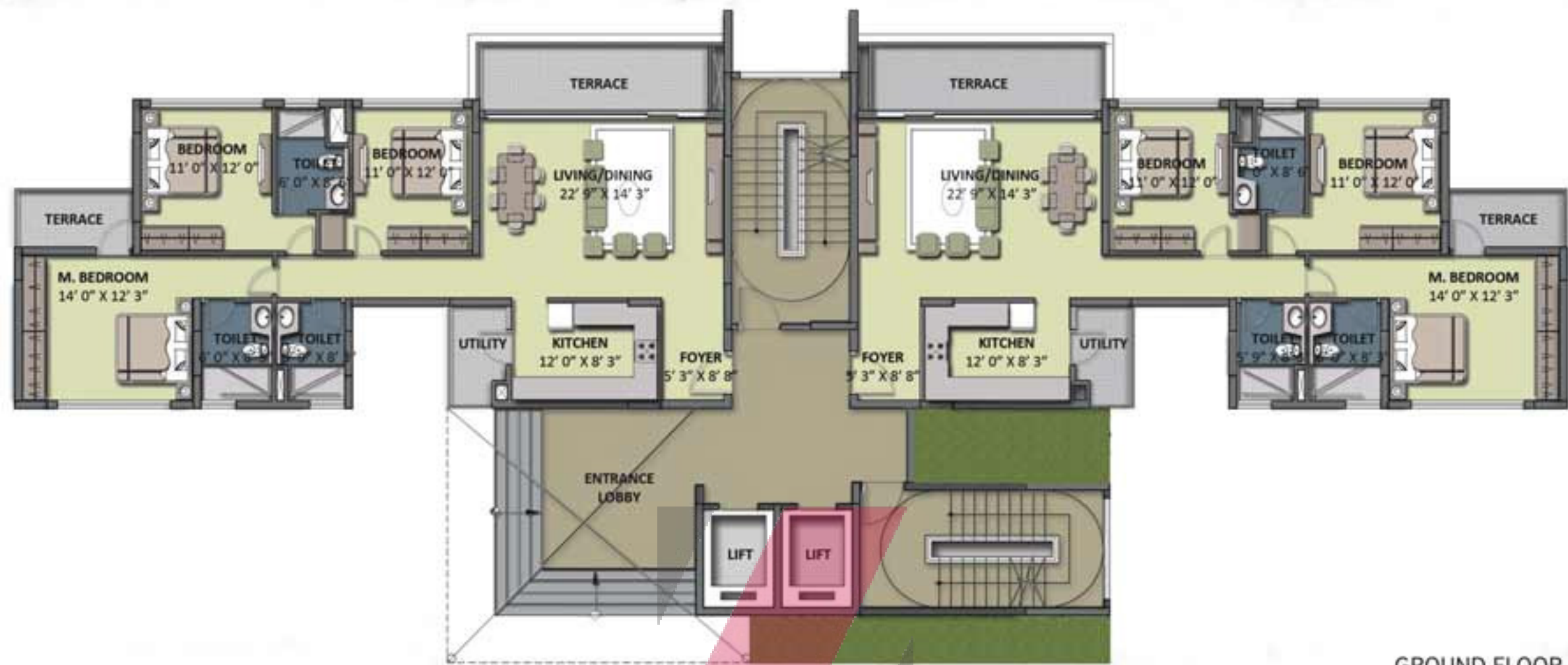
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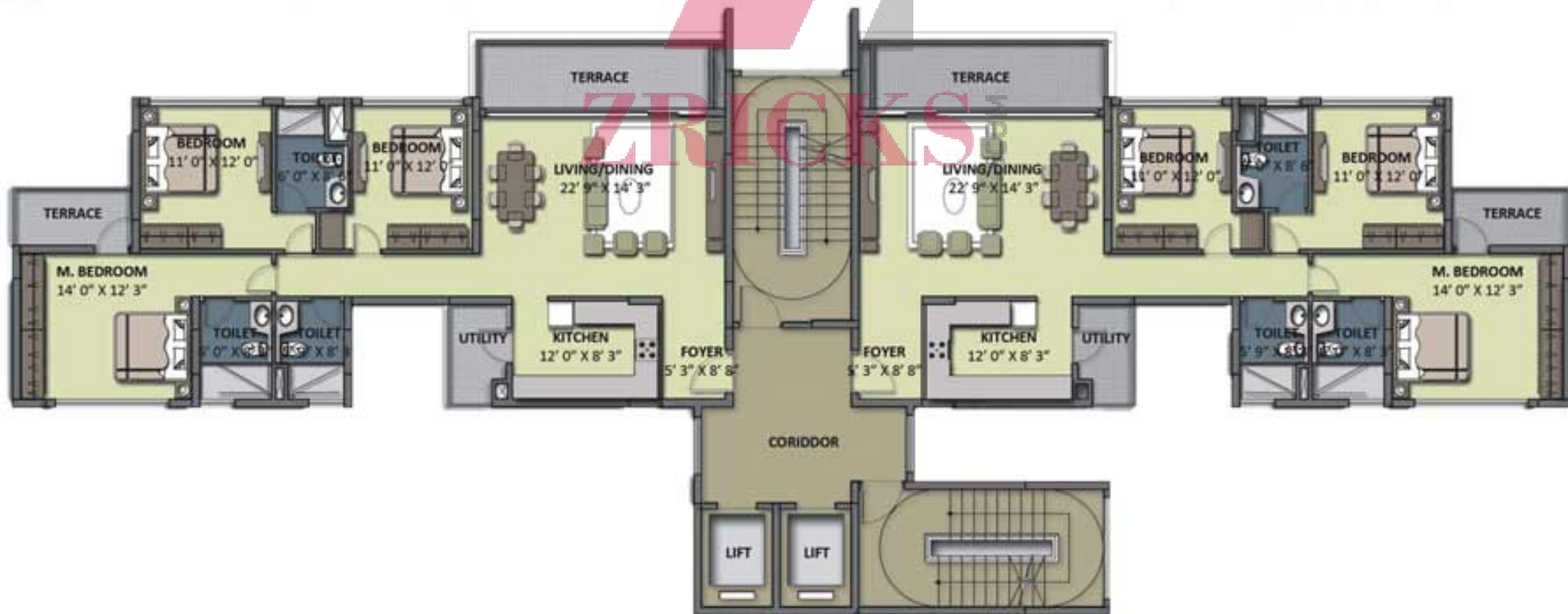
GROUND FLOOR



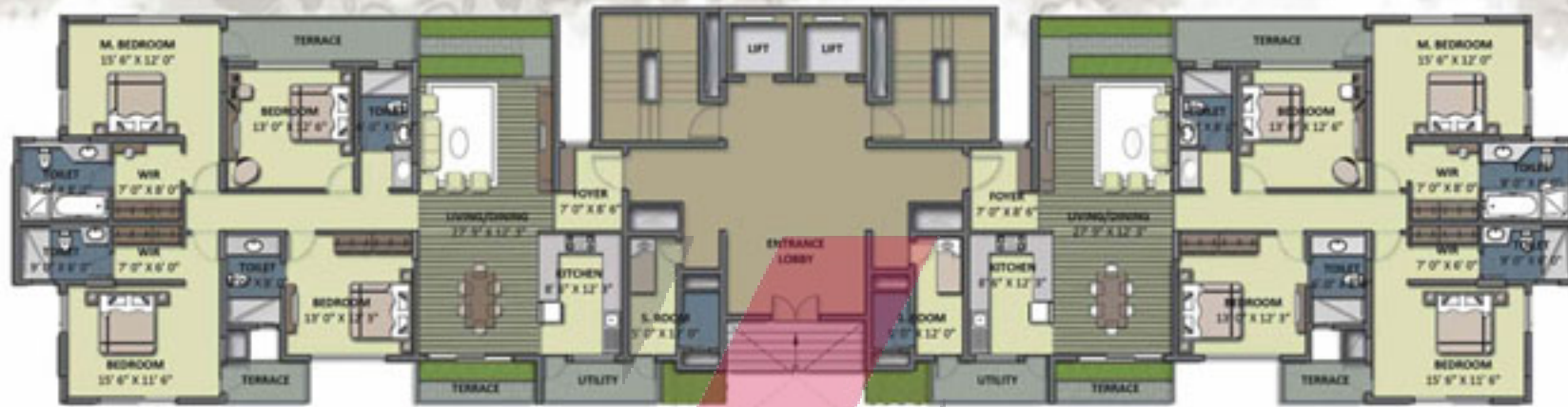
TYPICAL FLOOR



GROUND FLOOR



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specification

Flooring/ Skirting Matt finished stain and abrasion resistant vitreous tiles / polished vitrified tiles.

Wall Finish Acrylic Emulsion on plaster.

Ceiling Oil bound distemper on plaster.

Lighting Standard makes and brands.

Flooring/ Skirting Matt finished stain and abrasion resistant vitreous tiles / polished vitrified tiles.

Wall Finish Acrylic Emulsion on plaster.

Ceiling Oil Bound Distemper on Plaster.

Flooring Matt Finished / Anti-Skid ceramic tiles.

Wall Finish Glazed/Matt finished Ceramic Wall tiles up to DADO level (approx. 2100 mm).
Oil Bound Distemper on plastered surfaces above DADO level.

Ceiling Finish Oil Bound Distemper on Plaster.

Vanity Counter Indian Stone / Indian Marble.

Sanitary Ware Wash basin and European water closet (EWC) of standard makes & brands.

C.P. Fittings & Basin mixer, shower mixer / diverter with bath spout and overhead shower.

Accessories Health Faucet along with necessary angle valves etc. of standard makes and brands.

All toilet floors provided with suitable and adequate water proofing treatment.
Provision for Installation.

Modular Kitchen	Standard makes and brands.
Flooring/Skirting	Matt finished ceramic tiles.
Wall Finish	2' high Ceramic Tiles dado above counter. Oil Bound Distemper over Plaster in remaining area.
Ceiling	Oil Bound Distemper on Plaster.
Counter	Polished Indian Granite or Marble.
Fixtures and Fittings	Stainless Steel Sink and mixer of standard makes and brands Provision for installation of Geysers.
Flooring	Matt finished/anti-skid Ceramic Tiles.
Wall Finish	Exterior grade paint on plaster.
Ceiling Finish	Exterior grade paint on plaster.
Handrail and Parapets	Combination of parapet walls and M.S. Handrails as per the functional and elevation requirements.
External Wall Finish	External grade Anti-Fungal / Anti algal paint from reputed makes & brands.
Flooring	Matt finished ceramic tiles.
Wall Finish	Whitewash / Oil Bound Distemper on plaster.
Ceiling Finish	Whitewash / Oil Bound Distemper on plaster.
Flooring	Matt finished Ceramic Tiles

Wall Finish Dado of glazed / matt finished Ceramic Wall Tiles. (Whitewash / Oil Bound Distemper on plastered surfaces above dado level for remaining areas.

Ceiling Finish Whitewash / Oil Bound Distemper on plaster.

Sanitary Ware Wash basin and Indian water closet (IWC / Orissa pan) of standard makes.

C.P. Fittings & Accessories Bib cock, Pillar Cock, Ablution tap along with necessary angle valves etc. of standard makes and brands.

Flooring Polished Indian Stone/Indian Marble on Treads, Risers and Landings

Railing Painted M.S. Handrails and balustrades

Wall Finish Oil Bound Distemper on Plaster

Flooring Polished Indian Stone/Indian Marble Wall Finish Whitewash / oil bound distemper on plaster Ceiling Finish Whitewash / oil bound distemper on plaster

Main Entrance Door Polished Hardwood frame with Polished flush Door Shutters Internal Door Painted Hardwood frame with painted Flush Doors Hardware Locks, Handles and Knobs (Mortise & Cylindrical Locks) from reputed makes and brands. High quality Steel / Brass Hardware. Windows & External Glazing Powder Coated Aluminum Frame or UPVC frame Windows with clear glass.

External Wall Finish External grade anti-fungal / anti-algal paint from reputed makes and brands

Fixtures and Fittings IS Compliant Modular Switches / Sockets, Distribution Boxes and Circuit breakers from standard makes and brands.

Wiring IS Compliant Copper wiring in Concealed conduits. Adequate provision for light points, fan points, receptacles and power in all rooms.

Points Electrical points for Exhaust Fans in Kitchen & Toilets Electrical points for Air-conditioners provided in appropriate locations in Bedrooms and Living Room.

IS Compliant CPVC water supply pipes with standard valves and accessories IS Compliant PVC waste pipes and traps.

PRICE LIST

Basic Sale Price (BSP)	As Applicable
External Development Charges (EDC) + Infrastructure Development Charges (IDC)	Rs. 382/- per sq. ft.
PLC (Preferential Location Charges)	
- Ground Floor	Rs. 150/- per sq. ft.
- 1st Floor	Rs. 100/- per sq. ft.
- 2nd & 3rd Floor	Rs. 75/- per sq. ft. each
- Landscape/ Green/ Club/ Sector Road facing	Rs. 500/- per sq. ft.
- Rear /Corner	Rs. 250/- per sq. ft.
IFMS	Rs. 50/- per sq. ft.
Car parking Charges (Covered)	1(One) Car Parking Free of Cost
Club Membership Charges	Rs. 1,75,000/- per apt. (mandatory)
Power Backup Charges	Rs. 35,000/- per KVA

CONSTRUCTION LINKED PAYMENT PLAN (INSTALLMENT PLAN)

On Application of Booking	:	10% of BSP
Within 45 days of Booking or Allotment	:	10% of BSP
Within 90 days of Booking or Allotment	:	10% of BSP + 50% of (EDC+IDC)
On Start of casting of Basement	:	7.5% of BSP + 50% of (EDC+IDC)
On Start of casting of Ground Floor Slab	:	7.5% of BSP + 50% of PLC(s)
On Start of casting of Third Floor Slab	:	7.5% of BSP + 50% of PLC(s)
On Start of casting of Sixth Floor Slab	:	7.5% of BSP
On Start of casting of Ninth Floor Slab	:	7.5% of BSP
On Start of casting of Twelfth Floor Slab	:	7.5% of BSP + Club Membership Charges
On Completion of Super Structure	:	7.5% of BSP
On Completion of Brick Work	:	7.5% of BSP
On Start of Flooring Work	:	5% of BSP
At the time of offer of Possession	:	5% of BSP + IFMS + Registration Charges + Stamp Duty + Admin Charges + Power Backup Charges + Taxes, etc.

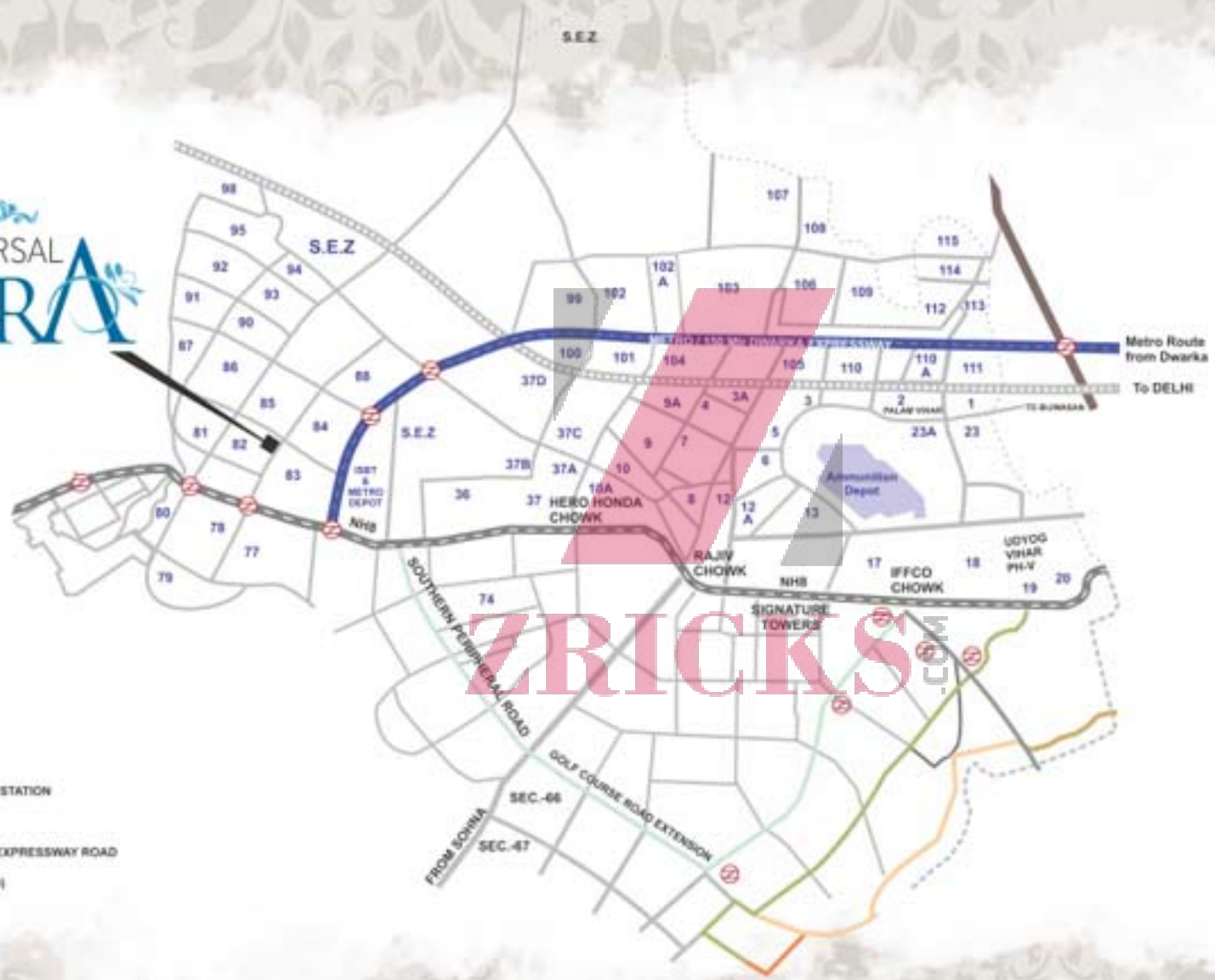
DOWN PAYMENT PLAN (with 7% Rebate on 65% of BSP)

Booking Amount	:	30% of BSP
Within 60 Days of Booking	:	65% of BSP + PLC(s) + EDC + IDC
On offer of Possession	:	5% of BSP + IFMS + Power Backup + Club Membership Charges + Registration Charges + Stamp Duty + Admin Charges + Taxes, etc.



Site Plan

Location Map
not to scale



- PROPOSED / EXISTING METRO STATION
- FUTURE LINKS
- METRO / 150 METER DWARKA EXPRESSWAY ROAD
- DELHI - JAIPUR HIGHWAY (NH-8)
- RAILWAY LINE

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