

w.e.f. : 1st February, 2020

BBD TIMES SQUARE

Basic Sale Price : Rs. 6500 per sq. ft. on Saleable Area

Accommodation	Carpet Area		Bal. Area		Saleable Area*		Basic Sale Price (in Rs.)**	Extra Charges (in Rs.)#						Total Cost (in Rs.)	
	sq. mt.	sq. ft.	sq. mt.	sq. ft.	sq. mt.	sq. ft.		EEC	EDC	FFC	FTTP	Power Back up ##	Club Membership		Car Parking
Air Conditioned Space	40.15	432	3.65	39.27	61.03	657	42,70,500	19,710	19,710	42,705	10,000	1,50,000	1,00,000	3,00,000	49,12,625
	39.13	421	3.65	39.27	59.47	640	41,60,000	19,200	19,200	41,600	10,000	1,50,000	1,00,000	3,00,000	48,00,000
	38.57	415	3.65	39.27	58.62	631	41,01,500	18,930	18,930	41,015	10,000	1,50,000	1,00,000	3,00,000	47,40,375
	36.34	391	3.65	39.27	55.23	594	38,61,000	17,820	17,820	38,610	10,000	1,50,000	1,00,000	3,00,000	44,95,250

* The area mentioned has been rounded off to the nearest whole number.

** Preferential Location / Floor Charges / Extra Charges and GST shall be extra.

Power backup charges for 5KVA (Rs. 30,000 per KVA).

#The Extra Charges mentioned above are tentative & may vary as per actual cost incurred or due to change of policy / other charges levied by Govt / Nodal Agency which shall be borne by the buyer at applicable rate from time to time.

Preferential Location/ Floor Charges (PLC)	
Preferential Charges	Percentage of BSP
Shaheed Path	7.5%
National Highway	7.5%
High Court	5.0%
S1 Floor	5.0%
S2, S3 & S4 Floor	3.0%

Other Charges	
Payment Due	Charges
MRMC	It shall be borne by the applicant (s) as applicable rate/actual cost at the time of possession or as and when demanded by the company.
LSMD	Rs. 100/- per sq. ft.

Construction Linked Payment Plan

At The Time of Booking	Rs. 2,00,000/-
Within 30 Days of Booking	10% Less Booking Amount
Within 60 Days of Booking	10%
Within 90 Days of Booking	7.5%
Within 120 Days of Booking	7.5%
Within 150 Days of Booking	7.5%
On Start of Brick Work	7.5%
On Start of Internal Plaster	7.5%
On Start of Fixing of Door / Window	7.5%
On Start of Flooring of Common Areas	7.5%
On Installation of Lift	7.5%
On Installation of Genset	7.5%
On Installation of Fire Fighting System	7.5%
On Offer of Possession	5%+PLC+Floor Charges+Extra Charges+Other Charges+Stamp Duty+Registration & Misc. Charges

Terms and Conditions

- ◆ Price list as on date of booking shall be applicable, price mentioned herein can be revised at the sole discretion of the promoter /developer without any prior notice.
- ◆ Booking in subject to clearance of booking amount and terms and conditions contained in the application form/Agreement to Sale.
- ◆ Construction stages may be called for payment in any sequence depending on the work undertaken by the developer/ promoter irrespective of sequence mentioned herein above.
- ◆ Cheques/Bank Drafts to be issued in favour of 'VIRAJ CONSTRUCTIONS PVT LTD' payable at Lucknow. (Only at par cheque will be accepted).
- ◆ Electricity Installation Charges, Maintenance Charges, Meter Connection Charges and other charges are extra and shall be collected before the possession.
- ◆ GST, VAT & other Government levies are extra as applicable.
- ◆ Registration, Stamp Duty and miscellaneous charges shall be payable at the time of Offer of Possession, as per the prevailing rates and norms.
- ◆ The terms and conditions of sale stated herein are indicative and are subject to detailed terms & conditions in the Agreement to sale are subject to change at the sole discretion of the company.
- ◆ Timely payments of the installments are the essence of the Booking.
- ◆ The Extra Charges mentioned above are tentative & may vary as per actual cost incurred or due to change of policy / other charges levied by Govt. / Nodal Agency which shall be borne by the buyer at applicable rate from time to time.
- ◆ Registered Agreement to Sale will be executed after receiving of 10% amount of BSP of the Unit.
- ◆ If possession is offered earlier, then 100% payment will be payable within in 30 days on offer of possession.
- ◆ **RTGS DETAILS FOR BBD TIMES SQUARE:-**
ACCOUNT NAME : VIRAJ CONSTRUCTIONS PVT. LTD., ACCOUNT NO. : 7177002100001219, IFSC CODE : PUNB0717700, BANK NAME : PUNJAB NATIONAL BANK,
BRANCH NAME : ASHOK MARG, BRANCH ADDRESS : 10, ASHOK MARG, LUCKNOW.

Signature of the Applicant