

**HAPPY TRAILS PRICELIST
UPRERAPRJ15574**

Apartment Type	2BHK+S	2BHK+S	3BHK+S	3BHK+S	3BHK+S
Apartment Size(sqft)	1165	1165	1385	1385	1625
Apartment Carpet Area (sqft)	720	720	930	930	1010
Locational Understanding	External Green/Road Facing	Club/Internal Green Facing	External Green Facing	Club/Internal Green Facing	Club/Internal Green Facing
BSP (in psf)	3800	3900	3800	3900	4000
BSP (in INR)	4427000	4543500	5263000	5401500	6500000
1 Car Parking	250000	250000	250000	250000	250000
Electric Meter Charges	25000	25000	25000	25000	25000
Lease Rent @INR 50/- psf	58250	58250	69250	69250	81250
Power Backup	100000	100000	100000	100000	100000
TOTAL PRICE	48,60,250	49,76,750	57,07,250	58,45,750	69,56,250

CONSTRUCTION LINKED PAYMENT PLAN

STAGE	PAYMENT PERCENTAGE
On Booking	10%
On or within 30 Days of Booking	10%
On or within 90 Days of Booking	10%
On completion of 1st Floor roof slab	10%
On completion of 7th Floor roof slab	10%
On completion of 12th Floor roof slab	10%
On completion of 18th Floor roof slab	10%
On completion of 24th Floor roof slab	10%
On completion of Top Floor roof slab	10%
On completion of internal plaster & brickwork	5%
On offer of possession	5%

NOTES :

- GST shall be payable additional as applicable
- The Above Price List excludes Stamp duty, Registration charges and any other taxes. Registration will be done at the prevailing rates.
- Floor PLC shall be payable as applicable
- Cheque has to be drawn in favor of "**SHRIDHARA INFRATECH PVT LTD Collection A/c**".
- TDS 1% shall be applicable on Total Sale price exceeding INR 50,00,000 as per Income Tax Act Section 194-IA.
- Running maintenance charges shall be payable on possession
- Payment for IGL (Piped Natural Gas) will be payable on demand as applicable.
- IFMS @ Rs. 50,000 shall be charged additionally at possession