

**The Gateway - Andheri**

3 BHK Price Sheet - Unit No. 1

Unit Details	Floor	2	3	4	5	6	7	8	9	10	11	12	14	15	16
	Unit No.	201	301	401	501	601	701	801	901	1001	1101	1201	1401	1501	1601
Configuration		3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK	3 BHK
Carpet Area		1090	1090	1090	1090	1090	1090	1090	1090	1090	1090	1090	1090	1090	1090
Saleable Area		1800	1800	1800	1800	1800	1800	1800	1800	1800	1800	1800	1800	1800	1800

Consideration Value	Base Rate	15500	15500	15500	15500	15500	15500	15500	15500	15500	15500	15500	15500	15500	15500
	Floor Rise @ 100 p sq. ft.	100	200	300	400	500	600	700	800	900	1000	1100	1200	1300	1400
	Total Rate	15600	15700	15800	15900	16000	16100	16200	16300	16400	16500	16600	16700	16800	16900
	<b>Consideration Value (A) (Inclusive of Car Park)</b>	<b>28,880,000</b>	<b>29,060,000</b>	<b>29,240,000</b>	<b>29,420,000</b>	<b>29,600,000</b>	<b>29,780,000</b>	<b>29,960,000</b>	<b>30,140,000</b>	<b>30,320,000</b>	<b>30,500,000</b>	<b>30,680,000</b>	<b>30,860,000</b>	<b>31,040,000</b>	<b>31,220,000</b>

Taxes (B)*	Service Tax (@ 4.5% of Consideration Value)	1,299,600	1,307,700	1,315,800	1,323,900	1,332,000	1,340,100	1,348,200	1,356,300	1,364,400	1,372,500	1,380,600	1,388,700	1,396,800	1,404,900
	MVAT(@ 1% of Consideration Value)	288,800	290,600	292,400	294,200	296,000	297,800	299,600	301,400	303,200	305,000	306,800	308,600	310,400	312,200
	Stamp Duty (@ 5% of Consideration Value)	1,444,000	1,453,000	1,462,000	1,471,000	1,480,000	1,489,000	1,498,000	1,507,000	1,516,000	1,525,000	1,534,000	1,543,000	1,552,000	1,561,000
	Registration	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000
	<b>Total Taxes (B)</b>	<b>3,062,400</b>	<b>3,081,300</b>	<b>3,100,200</b>	<b>3,119,100</b>	<b>3,138,000</b>	<b>3,156,900</b>	<b>3,175,800</b>	<b>3,194,700</b>	<b>3,213,600</b>	<b>3,232,500</b>	<b>3,251,400</b>	<b>3,270,300</b>	<b>3,289,200</b>	<b>3,308,100</b>

Other Charges (C)	Corpus Fund @ 100 on Carpet Area	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000	109,000
	Share Money	350	350	350	350	350	350	350	350	350	350	350	350	350	350
	24 Months Society Maintenance @ 9.90 p.m. on carpet area	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984	258,984
	Infrastructure & Development Charges @ 165 on carpet area	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850	179,850
	Club House Charges	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000	200,000
	Society Formation & Legal Charges	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
	Electricity, Piped Gas & Water Connection @ 49.5*Carpet area	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955	53,955
	Service Tax @ 15% on Maintenance, Infra, Club House, Society & Legal	103325	103325	103325	103325	103325	103325	103325	103325	103325	103325	103325	103325	103325	103325
	Service Tax @ 4.5% on Electricity, Pipe Gas & Water Connection	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428	2,428
	<b>Total Other Charges (C)</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>	<b>957,892</b>

Total Cost	A+B+C	32,900,292	33,099,192	33,298,092	33,496,992	33,695,892	33,894,792	34,093,692	34,292,592	34,491,492	34,690,392	34,889,292	35,088,192	35,287,092	35,485,992
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Booking Amount Payable (Within 30 days)															
Percentage Due		5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%
Total Amount Payable		1,444,000	1,453,000	1,462,000	1,471,000	1,480,000	1,489,000	1,498,000	1,507,000	1,516,000	1,525,000	1,534,000	1,543,000	1,552,000	1,561,000
1% TDS		14,440	14,530	14,620	14,710	14,800	14,890	14,980	15,070	15,160	15,250	15,340	15,430	15,520	15,610
Amount payable less TDS		1,429,560	1,438,470	1,447,380	1,456,290	1,465,200	1,474,110	1,483,020	1,491,930	1,500,840	1,509,750	1,518,660	1,527,570	1,536,480	1,545,390
Service Tax payable @ 4.5%		64,330	64,731	65,132	65,533	65,934	66,335	66,736	67,137	67,538	67,939	68,340	68,741	69,142	69,543