

SOBHA
CITY
gurgaon
Tower A & B
Pricing & Payment Schedule

Unit Particulars	
Type of Apartment	a
SBA in sft (S)	1,380.63
Classification	Premium

Basic Sale Value	
Rate in ` / sft (R)	8,355
Basic Sale Value in ` (BSV = S x R)	11,535,164
Service Tax in ` (ST)	484,477
Swachh Bharat Cess in ` (SBC)	17,303
Basic Sale Value with Service Tax & Swachh Bharat Cess in ` (A = BSV+ST+SBC)	12,036,943

Other Charges	
External & Infrastructure Development Charges (EDC & IDC) in `	383,815
Clubhouse Charges incl ST and SBC in `	286,250
Service Charges incl ST and SBC in `	171,750
Maintenance Deposit in `	276,126
Total Other Charges in ` (B)	1,117,941
Total Sale Value excluding Registration & Stamp Duty in ` (C = A+B)	13,154,884

Payment Schedule	
Booking Amount in `	500,000
Payable within 30 Days from Booking Date in `	15% of A
Payable within 90 Days from Booking Date in `	15% of A
100% of EDC & IDC Charges Payable within 120 days from booking date in `	
On Completion of Foundation Works in `	8%
On Completion of Basement Roof Slab in `	8%
On Completion of First Floor Roof Slab in `	8%
On Completion of Fifth Floor Roof Slab in `	9%
On Completion of Ninth Floor Roof Slab in `	9%
On Completion of Thirteenth Floor Roof Slab in `	9%
On Completion of Terrace Roof Slab in `	9%
On Completion of Internal Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc., in `	5%
On Hand Over - 5 % of Basic Sale Value (A) & Other Charges (B) excluding EDC & IDC in `	5%

1. External Development Charges & Infrastructure Development Charges are pro-rated per Unit as applicable. Any revision would be charged on pro-rata basis from the customers.
2. Service Tax, Swachh Bharat Cess and Service Charges are as per the prevailing rates and subject to change.
3. VAT is yet to be ascertained and will be payable by the Customers as when determined the Company and requested.
4. Electricity, Water, Sewerage and other Infrastructure Charges are yet to be ascertained and will be payable by the Customers at the time of Handover.
5. Registration and Stamp duty charges are payable by the Customers at the time of possession.
6. Demand note for payment will be on the basis of completion of the milestone attributed to the particular Tower / Wing in the project in which above apartment is located. Check the Construction status for payment dues.
7. Any other statutory charges which may be imposed by the authorities from time to time will also be payable by the customers at actual.
8. Basic Sale Value is inclusive of One Car Parking Space.
9. SBA is subject to change.