

PRICE LIST

Basic Sale Price (BSP)	Rs. 4800/- Per Sq. Ft.
Preferential Location Charges (PLC) 1st, 2nd & 3rd Floor	Rs. 150 Per Sq. Ft.
4th, 5th, 6th & 7th Floor	Rs. 100 Per Sq. Ft.
8th, 9th, 10th, 11th & 12th Floor	Rs. 75 Per Sq. Ft.
Landscape / Club Facing	Rs. 100 Per Sq. Ft.
Lease Rent	Rs. 57 Per Sq. Ft. Rs.
Car Parking (covered)	2,95,000 Per Bay
ESC (Electric Sub-Station Charges)	Rs. 50 Per Sq. Ft.
FFEC (Fire Fighting Equipment Charges)	Rs. 50 Per Sq. Ft.
Power Backup Installation Charges	Rs. 20,000/- Per KVA
Club Member Ship	Rs. 1,50,000/-
IFMS	Rs. 50 Per Sq. Ft.

1. *One Covered Car Parking Along with an apartment is mandatory.
2. **3 KVA (Mandatory) Power Back up for 3BHK and 4 KVA (Mandatory) Power Back up for (3BHK + Study & 4 BHK).
3. Interest Free maintenance Security (IFMS) deposit @ Rs 50/- psf shall be payable by the Allottee at the time of offer of possession.
4. The BSP is exclusive of applicable taxes, cess, VAT, WCT, Service Tax on the sale/ purchase, Allotment, Buyer Agreement or in relation to the Project or any component thereof which shall be paid by the Applicant/Allottee in the manner set forth.
5. Stamp Duty, Registration Charges, miscellaneous expenses etc., shall be payable by the Allottee on offer of possession.
6. The milestone/ instalment plan / development linked stages can be called for payment and become payable on demand in any order irrespective of the sequence.
7. All cheques/drafts to be made in favour of **“Lotus Arena A/C –PISL ”** payable at New Delhi/ Noida.

PAYMENT SCHEDULE

DOWN PAYMENT PLAN

At the time of Booking	10% of BSP
Within 60 days from Allotment	85% of BSP + Car Parking + PLC (if any) + FFEC + ESC + Lease Rent + PBIC
On offer of Possession	5% of BSP + Club Membership + IFMS + Other charges (if any)

CONSTRUCTION LINKED PAYMENT PLAN

On Booking	10% of BSP
Within 45 days from Allotment	10% of BSP
Commencement of Construction	10% of BSP
Completion of Ground Floor Roof Slab	10% of BSP + Lease Rent (As applicable)
Completion of 6th Floor Roof Slab	10% of BSP + 50% of Car Parking
Completion of 12th Floor Roof Slab	7.5% of BSP + 50% of Car Parking
Completion of 18th Floor Roof Slab	7.5% of BSP + Floor PLC
Completion of 24th Floor Roof Slab	7.5% of BSP + Landscape PLC
Completion of Top Floor Roof Slab	7.5% of BSP + ESC
Completion of Brick work	5% of BSP + FFEC
Completion of Electrical <u>Conduiting</u>	5% of BSP + Power Back-up Installation Charges
Completion of Plumbing Work	5% of BSP + Club Membership
On offer of Possession	5% of BSP + IFMS + other charges (if any)

- Notes:
- All Cheques/Drafts to be made in favour of “_____” payable at New Delhi/ Noida.
- The GST at an applicable rate shall be payable along with each installment or as and when demanded by the Company as per government rules and regulations.
- The above installment plan shall become payable on demand irrespective of the order in which they are listed.
- The Applicant(s) shall be solely liable and responsible to deduct and deposit the TDS as per Section 194 (1A) of the Income Tax Act and to comply with other provisions of the Act in this regard.
- In addition to above, the Allottee shall also pay Individual Electricity Connection/Meter Charges, Water Connection Charges, Sewerage Connection Charges, any kind of Govt. Charges, Levies, Taxes including any kind of development charges, Taxes, GST, VAT, WCT, Cess etc. as may be applicable, levied, imposed from time to time, and any other charges, if any which may be applicable and payable, in addition to the BSP, in terms of the Application Form / Buyer Agreement.
- The applicable Stamp Duty, Registration Charges and other charges shall be payable by the Applicant(s) on offer of possession of the said Unit.
- *FFEC-Fire Fighting Equipment Charges; ESC- Electric Sub-Station Charges; IFMS-Interest Free Maintenance Security; BSP-Basic Sale Price; PLC – Preferential Location Charges; PBIC- Power Back-up Installation charges.