

PANCHTATVA COTTAGE PLOTS

PRICE LIST

w.e.f 01/03/2025

ACCOMODATION	AREA (Sq. Yd.)	AMOUNT (₹)
PLOT VARIANT 1	140	28,00,000/-
PLOT VARIANT 2	160	32,00,000/-
PLOT VARIANT 3	190	38,00,000/-
PLOT VARIANT 4	245	49,00,000/-
PLOT VARIANT 5	300	60,00,000/-

DOWN PAYMENT PLAN (10% FLAT DISCOUNT ON BSP)

AT THE TIME OF BOOKING	10% OF BSP
WITHIN 45 DAYS OF BOOKING	90% OF BSP
ON OFFER OF POSSESSION	100% OF ADDITIONAL COST

FLEXI PAYMENT PLAN (5% FLAT DISCOUNT ON BSP)

AT THE TIME OF BOOKING	10% OF BSP
WITHIN 45 DAYS OF BOOKING	50% OF BSP
WITHIN 180 DAYS OF BOOKING	30% OF BSP
WITHIN 365 DAYS OF BOOKING	10% OF BSP
ON OFFER OF POSSESSION	100% OF ADDITIONAL COST

DEVELOPMENT LINK PLAN

AT THE TIME OF BOOKING	10% OF BSP
WITHIN 45 DAYS OF BOOKING	10% OF BSP
ON START OF EXCAVATION	10% OF BSP
ON START OF RETAINING WALL WORK	10% OF BSP + 25% OF ADDITIONAL COST
ON START OF ROAD WORK	10% OF BSP
ON START OF PLUMBING & ELECTRICAL WORK	10% OF BSP + 25% OF ADDITIONAL COST
ON COMPLETION OF RETANING WALL WORK	10% OF BSP
ON COMPLETION OF ROAD WORK	10% OF BSP + 25% OF ADDITIONAL COST
ON COMPLETION OF ELECTRICAL & WATER WORK	10% OF BSP
ON OFFER OF POSSESSION	10% OF BSP + 25% OF ADDITIONAL COST

ADDITIONAL COST

INTEREST FREE MAINTENANCE CHARGES (IFMC/IFMS)	Rs. 30,000/-
EXTERNAL DEVELOPMENT CHARGES (EDC)	Rs. 1200/Sq. Yd.
POWER BACKUP (MINIMUM 2 KVA)	Rs. 20,000/KVA
CLUB (OPTIONAL)	Rs. 75,000/-
PREFERENTIAL LOCATION CHARGES	As Applicable

NOTE:

- There would be no escalation in the rate of BSP of Unit, once it is booked and payment is realized by the company.
- All applicable Government charges, Taxes, Ceases like EDC, IDC, City Development Charges, Service Tax, VAT, Labour Cess & other taxes, Cess, Levies etc. at present or in future and any enhancement there of shall be payable extra by the applicant/allottee on proportionate basis.
- All building plans, layouts, specifications are subject to change/ modification or revision as decided by the Company/Architect or any other competent authority.
- The area of the unit being booked is Super-Built-Up Area including Covered Area/Built-Up-Area plus proportionate share of service and common areas. The terms and condition of sale stated herein are only indicative and are subject to detailed terms and conditions in the Application Form and in the Allotment Letter/Agreement.
- Price mentioned above is subject to change without any prior notice, at sole discretion of the Company. Price prevailing on the date of acceptance of booking by the Company shall be applicable. The Applicant should check prevailing price of the Unit with the Company before booking.
- Possession of the Unit shall be offered within 12 - 24 months from the date of execution of Allotment Letter/Agreement by the Allottee or start of construction of the respective Building Block, whichever is later, subject to force majeure terms and other conditions to be more fully described in the Allotment Letter/ Agreement.
- Registration Expenses, Stamp Duty, Legal Charges, Court Fee, Documentation Charges etc. shall be payable extra by the Allottee as applicable at the time of registration of title deeds.
- No Verbal commitment of any kind apart from above terms will be entertained by the Company.



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PANCHTATVA
NARENDRA NAGAR