

**EMENOX LA-SOLARA**

Plot No GH-04 B, Sector 16, Greater Noida (W), U.P.

w.e.f. 20.12.2017		Price List						Valid upto 31.01.18	
Sl. No.	Block	Type	Floor	Carpet Area* (Sq. Mtr)	Carpet Area* (Sq. Ft.)	Total Area** (Sq. Mtr.)	Total Area** (Sq. Ft.)	Basic Sales Price (Rs.)	(@ Rs. 3350/- per sqft)
1	B	2 Bedroom+Drawing /Dining + Kitchen + 2 Toilets +Balconies	Stilt + 21 Floors	53.24	573.08	94.76	1020		<b>₹3,417,000</b>
2	C	2 Bedroom+Drawing /Dining + Kitchen + 2 Toilets +Balconies	Stilt + 21 Floors	58.16	626.03	106.37	1145		<b>₹3,835,750</b>
3	B	3 Bedroom + Drawing /Dining + Kitchen + 3 Toilets + Balconies	Stilt + 21 Floors	72.26	777.81	126.81	1365		<b>₹4,572,750</b>

**EXTRA CHARGES (Payable As per Payment Plan)**

Floor PLC (At Total Area) : 22nd - Rs. 107.60 /- per mtr (Rs. 10/- per sq ft). Rs. 10/- per sq ft per floor will increase from 21st to 1st Floor

Centre Green/Club & Pool Facing (At Total Area) : Rs. 807/- per sq mtr (Rs. 75/- per sqft) Units 1, 2, 3, & 4

Corner (At Total Area) : Rs. 538/- per sq mtr (Rs. 50/- psft) Units 1, 4, 5 & 8

One Covered Parking	Rs. 325000/- for Lower Basement Car Parking
Club Membership	Rs. 100000/- Per Apartment
Lease Rent	Rs. 915/- per sq mtr (Rs. 85/- per sqft)
Fire Fighting Charges	Rs. 269/- per sq mtr (Rs. 25/- per sq ft)
Electric Meter Installation Charges (1 KVA Free Min. Required 3 KVA)	Rs. 25000/- Per KVA
Power Backup (1 KVA Free, Additional Load Extra Charges per kva)	Rs. 25000/- Per KVA
Interest Free Maintenance Security (IFMS) (at Total Area)	Rs. 269.10/- per sq mtr (Rs. 25/- per sq ft.) payable at the time of offer of Fit Out

(I). Construction Link Payment Plan		(II). Subvention Plan From Reliance Capital @ 5% Booking Amount			
At the Time of Booking		Tower B (Till 31st December 2018)			
	10%	Milestone	Total Demand	Customer Contribution	RHFL Contribution
Within 45 Days from the date of Booking	10%	At the Time of Booking	5%	5%	
On Starting of Excavation Work	15%	On Starting of Excavation of Block	30%		30%
On Starting of Foundation of Block/Rafting	10%	On Starting of 9th Floor Roof Slab of Block	20%		20%
On Starting of Casting of Ground Floor Roof Slab of Block	5%	On Starting of Top Floor Roof Slab of Block	10%		10%
On Starting of Casting of 3rd Floor Roof Slab of Block	5%	On Starting of Flooring Work of Block	15%	5%	10%
On Starting of Casting of 6th Floor Roof Slab of Block	5%	On offer of Possession	20%	10%	10%
On Starting of Casting of 9th Floor Roof Slab of Block	5%	At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	100%	20%	80%
On Starting of Casting of 12th Floor Roof Slab of Block	5%	<b>Subvention Plan From Reliance Capital @ 10% (5% Booking + 5% at Flooring) Tower C (Till 31st August 2018)</b>			
On Starting of Casting of 16th Floor Roof Slab of Block	5%	Milestone	Total Demand	Customer Contribution	RHFL Contribution
On Starting of Casting of 20th Floor Roof Slab of Block	5%	At the Time of Booking	5%	5%	
On Starting of Brick Work of Block	5%	On Starting of Top Floor Roof Slab of Block	60%		60%
On Starting of Plaster Work of Block	5%	On Starting of Flooring Work of Block	15%	5%	10%
On Starting of Flooring Work of Block	5%	On offer of Possession	20%	10%	10%
At the Time of Offer of Fit Out	5%	At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	100%	20%	80%
<b>Total</b>	<b>100%</b>				
At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	Actual				

(III). Subvention Plan from Indiabulls Finance @ 5% Booking Amt				(IV). Subvention Plan from Indiabulls Finance @ 5% Booking Amt			
Tower B (Till 31st December 2018)				Tower A (Till 30th June 2020)			
Milestone	Demand	Customer Contribution	Indiabulls Contribution	Milestone	Demand	Customer Contribution	Indiabulls Contribution
At the Time of Booking	5%	5%		At the Time of Booking	5%	5%	
On Starting of Excavation of Block	30%		30%	On Starting of Foundation/ Raft Casting of Block	25%		25%
On Starting of 9th Floor Roof Slab of Block	20%		20%	On Starting of 8th Floor Roof Slab of Block	25%		25%
On Starting of Top Floor Roof Slab of Block	10%		10%	On Starting of Top Floor (22nd) Roof Slab of Block	20%		20%
On Starting of Flooring Work of Block	25%	5%	20%	On Starting of Plaster Work of Block	15%	5%	10%
On offer of Possession	10%	10%	80%	On offer of Possession	10%	10%	80%
At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	Actual	20%		At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	Actual	20%	80%

Subvention Plan From Indiabulls Finance @ 10% (5% Booking+5% at Flooring) Tower C (Till 31st August 2018)			
Milestone	Demand	Customer Contribution	Indiabulls Contribution
At the Time of Booking	5%	5%	
On Starting of Top Floor Roof Slab of Block	60%		60%
On Starting of Flooring Work of Block	25%	5%	20%
On offer of Possession	10%	10%	80%
At the Time of Offer of Fit Out IFMS @ Rs. 25/- psft.	Actual	20%	80%

Payment Plan SBI Tower A				
Sl. No.	Stage	Demand	Customer	Bank
1	At Booking	10.0%	10.0%	0.0%
2	At Starting of Foundation	25.0%	0.0%	25.0%
3	At Starting of 3rd Floor Roof Slab	7.5%	0.0%	7.5%
4	At Starting of 7th Floor Roof Slab	7.5%	0.0%	7.5%
5	At Starting of 13th Floor Roof Slab	15.0%	5.0%	10.0%
6	At Top Floor/22nd Floor Roof Slab	10.0%	0.0%	10.0%
7	At Starting of Flooring Work in the Block	12.5%	2.5%	10.0%
8	At Offer of Possession	12.5%	2.5%	10.0%
		<b>100.0%</b>	<b>20.0%</b>	<b>80.0%</b>

**G.S.T. As Applicable Extra at Actual**

**Price List & Payment Plan can be changed without notice**

Subvention offered till 31st August 2018 for Tower C, 31st December 2018 for Tower B & 30th June 2020 for Tower A

**Payments to be made /Cheques in favour of " BELGRAVIA PROJECTS PVT. LTD - LA SOLARA "**

\* Carpet Area (as per RERA Guidelines) : mean the net usable floor area of an apartments, excluding the area covered by the external walls, area under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment.

\*\* Total Area (as per RERA Guidelines) : Means the covered area of the said apartment including the entire area enclosed by its periphery walls including area under walls, columns, balconies and lifts etc. and half the area of common walls with other premises /apartments which form integral part of said apartment and common areas shall mean all such parts/areas in the entire said project which the Allottee(s) shall use by sharing with other occupants of the said project including entrance lobby, electrical shafts, fire shafts, plumbing shafts and services ledges on all floors, common corridors, and passages, staircases, staircase shaft, mummies, services area including but not limited to the machine rooms, security /fire control rooms, maintenance offices/ stores etc, if provided.

\*\*\* 1 sq. mtr. = 10.7639 sq.ft.  
 RERA Regn No. Phase - I (TOWER B & C)- UPRERAPRJ2733  
 Phase - II (TOWER A & D)- UPRERAPRJ4460