



PAYMENT SCHEDULE

PRICES

Basic Price	As applicable
External Development Charges (EDC)	Rs. 360.20/- per sq ft.
Infrastructural Development Charges (IDC)	Rs. 27.59/- per sq ft.
Down Payment Rebate	(see note 2)
Parking - Covered	Rs. 300000/- each
Preferential Location Charges (PLC)	(see note 6)
Club Membership (Mandatory)	Rs. 50000/-

Down Payment Plan (with 12% rebate on 95% of Basic Price And PLC)

On Booking	Rs. 7.5 Lakhs / Rs. 10 Lakhs
Within 45 days from the date of execution of Booking	95% of Sale Price (see note 7) less Booking Amount + 100% of EDC & IDC & Cost of Parking Slot(s) + 100% Club membership charges less Down Payment Rebate
On Intimation of Possession	5% of Sale Price + IFMS (see note 3) + Stamp Duty & Registration Charges (see note 4) + Govt. levies and charges (if any)

Construction Linked Payment Plan

Linked Stages

On Booking
Within 30 days from the date of execution of Booking
With in 60 days of Booking
With in 120 days of Booking
On start of Excavation
On Completion of First Basement roof Slab
On Completion of Ground floor roof slab
On Completion of 3rd floor roof slab
On Completion of 6th floor roof slab
On Completion of 9th floor roof slab
On Completion of 12th floor roof slab
On Completion of Final roof slab
On Completion of Brick work
On Completion of External Plaster
On Completion of Internal tile flooring
On intimation of Possession

Payment

Rs. 7.5 Lakhs / Rs. 10 Lakhs
15% of Sale Price less Booking Amount + 50% of EDC & IDC
5% of Sale Price + 50% of EDC & IDC
5% of Sale Price
5% of Sale Price
7.5% of the Sale Price + 50% of Cost of Parking Slot
7.5% of the Sale Price
5% of the Sale Price + 50% of Cost of Parking Slot
5% of the Sale Price
5% of the Sale Price
5% of the Sale Price + 100% of Club Membership
7.5% of Sale Price
7.5% of Sale Price
7.5% of Sale Price
7.5% of Sale Price
5% of Sale Price + IFMS + Stamp Duty & Registration Charges + Govt. levies and charges (if any)

Note:

- External Development Charges (EDC) and Infrastructure Development Charges (IDC) are pro-rated per Unit as applicable to this Group Housing Colony. In case of any revision, the same would be recovered on pro-rata basis from the Applicant/Allottee.
- Down Payment Price shall be calculated taking 12% rebate on 95% of the Basic Price & PLC, which is subject to change without notice.
- Interest Free Maintenance Security (IFMS) – Rs. 50/- per sq. ft.
- Stamp Duty/Registration Charges shall be payable along with the last installment based on the then prevailing rates.
- 1 car parking bay for 3 bedroom unit and 2 car parking bay for Duplex/Penthouses are mandatory.
- PLC: Central Greens - Rs. 350/- per sq ft, Sports/Green Facing - Rs. 150/- per sq ft, Corner - Rs. 100/- per sq ft, First Floor - Rs. 150/- per sq ft, Second Floor - Rs.100/- per sq ft, Third Floor - Rs. 50/- per sq ft., Ground Floor - 15%, Penthouse - 10%.
- Sale Price = (Basic Price + PLC) x Area of the Apartment.
- Service tax as applicable would be payable by customer as per demand (Basic: 2.575%; PLC, Club membership & Other Charges: 10.3%)
- Prices subject to revision at the sole discretion of the Company.

Emaar MGF Land Limited

Sales Office: Emaar MGF Business Park, Mehrauli-Gurgaon Road, Sikandarpur Chowk, Sector 28, Gurgaon 122 002

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