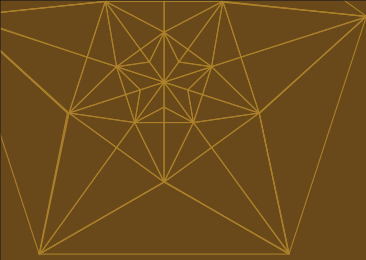


SPIRA

SUITES

SPIRA SUITES PRICE LIST & PAYMENT PLAN
19th to 43rd Floor



Price List

w.e.f. 15th August, 2016

Spira Suites Super Area: 560 sq. ft. (52 sq.mt.) [approx]

Booking Amount : 10% of BSP

19 th to 43 rd Floor	CLP	PLP	DPP
Basic Sale Price Per Sq. Ft.	Rs. 14,500/-	Rs. 14,500/-	Rs. 12,325/-
Basic Sale Price Per Sq. Mt.	Rs. 1,56,078/-	Rs. 1,56,078/-	Rs. 1,32,666/-

PLC	Rs./sq. ft.	Rs./sq. mt.
River Front Facing (Unit No. 1 to 13)	Rs. 300/-	Rs. 3229/-
19th - 22nd	Nil	Nil
23th - 26th	Rs. 250/-	Rs. 2691/-
27th - 31st	Rs. 300 /-	Rs. 3229/-
32th - 36th	Rs. 350 /-	Rs. 3767.4/-
37th - 40th	Rs. 400/-	Rs. 4305.6/-
41st - 43rd	Rs. 600/-	Rs. 6458.4/-

ADDITIONAL CHARGES

Lease Rent	Rs. 550/sq.ft. (5920/sq.mt.)
Interest-Free Maintenance Security Deposit	Rs. 100/s.ft. (1076/sq.mt.)
Capital Replenishment Fund	Rs. 150/sq.ft. (1615/sq.mt.)
Elec. Installation Charges	Rs. 20,000/- per kw
Power Backup Charges	Rs. 20,000/- per kw
Club Membership Charges	Rs. 2,00,000/-

BASEMENT CAR PARKING CHARGES: RS. 5,00,000/- PER SLOT

Payment Plans

DOWN PAYMENT PLAN

Booking Amount	10% of BSP
Within 30 days from Booking	85% + (LR+ CRF+PLC)
On Offer of Possession	05% +(IFMS +CM+CP+ Other Charges)

CONSTRUCTION LINKED PAYMENT PLAN

Booking Amount	10% of BSP
Within 60 days from Booking	10% of Basic Cost
Within 90 days from Booking	10% of Basic Cost
Within 120 days from Booking	10% of Basic Cost
On Start of 60th Floor Slab	10% of Basic Cost
On Start of 65th Floor Slab	10% of Basic Cost
On Start of 70th Floor Slab	10% of Basic Cost
On Start of 75th Floor Slab	10% of Basic Cost
On structure completion	10% of Basic Cost
On Offer of Possession	10% of Basic Cost + Other Charges

POSSESSION LINKED PLAN

Booking Amount	40% of Total Cost
On structure completion	30% of Total Cost
On Offer of Possession	30% of Total Cost + Other Charges

L.R. = Lease Rent | C.P. = Covered Car Parking | C.M. = Club Membership

P.L.C. = Preferential Location Charges | I.F.M.S. = Interest Free Maintenance Security

C.R.F. = Capital Replacement Fund



TERMS AND CONDITIONS:

- 1) Cheques/Bank Drafts to be issued in favour of 'Supertech Realtors Pvt. Ltd.' payable at New Delhi/Noida. Out station cheques shall not be accepted.
- 2) Electricity Installation Charges, Maintenance Charges, Meter Connection Charges and other charges are extra and shall be collected before the possession.
- 3) Service tax, VAT & other government levies are extra, as applicable.
- 4) Registration, Stamp Duty and misc. charges shall be payable at the time of Offer of Possession.
- 5) Super Area includes the covered area plus the proportionate area under Common Corridor, Passages, Staircases, Munties, Projections, Water Tanks, Lift Wells, etc.
- 6) The terms and condition of sale stated herein are preliminary and are subject to detailed terms & conditions in the 'Agreement to Sell' / 'Flat Buyer's Agreement' and are subject to change at sole discretion of the company.
- 7) All building plans, layouts, specifications are subject to changes and modifications as decided by the company, architect or any other competent authority.
- 8) Timely payments of the installments is the essence of the Booking.
- 9) This Price List supercedes all previous price lists