

### Central Park - III: The Room - Price List

Type	1 BHK Suite	2 BHK Suite
Size	77.76 sq. mtr.	110.37 sq. mtr.
	837 sq.ft.	1188 sq.ft.
Booking Amount	Rs. 3.60 Lakhs	Rs. 4.50 Lakhs
Down Payment Plan		
Size	BSP	
77.76 sq. mtr. (837 sq.ft.)	43,10,000/-	
110.37 sq. mtr. (1188 sq.ft.)	61,20,000/-	
Construction Linked Payment Plan		
Size	BSP	
77.76 sq. mtr. (837 sq.ft.)	49,00,000/-	
110.37 sq. mtr. (1188 sq.ft.)	69,50,000/-	
Flexi Payment Plan (35:30:35)		
Size	BSP	
77.76 sq. mtr. (837 sq.ft.)	52,70,000/-	
110.37 sq. mtr. (1188 sq.ft.)	74,80,000/-	
Possession Linked Payment Plan (35:65)		
Size	BSP	
77.76 sq. mtr. (837 sq.ft.)	54,50,000/-	
110.37 sq. mtr. (1188 sq.ft.)	77,30,000/-	
Subvention Payment Plan (15:80:5)		
Size	BSP	
77.76 sq. mtr. (837 sq.ft.)	56,50,000/-	
110.37 sq. mtr. (1188 sq.ft.)	80,20,000/-	

\* 1 sq mtr - 10.764 sq ft  
Prices subject to change

### Central Park - III: The Room - Price List

#### Other Charges

EDC/IDC	As applicable
PLC	As applicable
IFMS	Rs.50/- per Sq.ft.
Car Parking (Optional)	Rs.300000/- Each
Club Membership (Optional)	Rs.350000/-
Power Backup	@ Rs.25000/- per KW (Mandatory 3 KW)
Electricity Connection Charges	As per Actual

\* 1 sq mtr - 10.764 sq ft  
Prices subject to change

## Payment Plans - The Room

### Down Payment Plan

Particulars	Amount (Rs.) / In Percentage (%)
Booking Amount	Rs. 3.60 Lacs OR Rs. 4.50 Lacs
Within 60 Days of Booking	95% of BSP Less Booking Amount + 100% EDC/IDC + 100% PLC + 100% Car Parking
Offer of Possession	5% of BSP + IFMS + Club Membership + Other Charges

### Construction Linked Payment Plan

Particulars	Amount (Rs.) / In Percentage (%)
Booking Amount	Rs. 3.60 Lacs OR Rs. 4.50 Lacs
Within 90 days of Booking	25% of BSP Less Booking Amount
On Start of Excavation	7.50% of BSP + 25% EDC/IDC
On Start of Lower Basement roof slab	7.50% of BSP + 25% EDC/IDC
On Start of 1st Floor roof slab	5% of BSP + 25% EDC/IDC
On Start of 3rd Floor roof slab	5% of BSP + 25% EDC/IDC
On Start of 5th Floor roof slab	5% of BSP + 50% PLC
On Start of 7th Floor roof slab	5% of BSP + 50% PLC
On Start of 9th Floor roof slab	5% of BSP + 50% Car Parking
On Start of 11th Floor roof slab	5% of BSP + 50% Car Parking
On Start of 13th Floor roof slab	5% of BSP
On completion of super Structure	5% of BSP
On Completion of Flooring	7.50% of BSP
On Completion of Services	7.50% of BSP
At the time of offer of possession	5% of BSP + IFMS + Club Membership + Other Charges

### Possession Linked Payment Plan (35:65)

Particulars	Amount (Rs.) / In Percentage (%)
Booking Amount	Rs. 3.60 Lacs OR Rs. 4.50 Lacs
Within 90 days of Booking	35% of BSP Less Booking Amount + 100% EDC/IDC + 100% PLC + 100% Car Parking
On Offer of Possession	65% of BSP + IFMS + Club Membership + Other Charges

### Payment Plans - The Room

#### Subvention Payment Plan (15:80:5)

Particulars	Amount (Rs.) / In Percentage (%)
Booking Amount	Rs. 3.60 Lacs OR Rs. 4.50 Lacs
Within 90 Days of Booking	15% of BSP Less Booking Amount
Bank Subvention	80% of BSP + 100% EDC/IDC + 100% PLC + 100% Car Parking
On Offer of Possession	5% of BSP + IFMS + Club Membership + Other Charges

#### Flexi Payment Plan (35:30:35)

Particulars	Amount (Rs.) / In Percentage (%)
Booking Amount	Rs. 3.60 Lacs OR Rs. 4.50 Lacs
Within 90 Days of Booking	35% of BSP Less Booking Amount + 100% EDC/IDC
On Completion of Superstructure	30% of BSP + 100% PLC + 100% Car Parking
On Offer of Possession	35% of BSP + IFMS + Club Membership + Other Charges

#### Note :-

1. All Taxes extra as applicable
2. BSP Refers to Basic Sales Price
3. PLC Refers to Preferential Location Charges
4. Development Charges (EDC + IDC) will be charged on pro-rated per unit as applicable to this Township. In case of any revision, the same would be recovered on pro-rata basis from the Applicant/Allottee.
5. Bank Subvention - No Pre EMI Till possession.\*
6. Charges other than BSP payable at the time of offer of Possession shall interalia include Interest Free Maintenance Security, Power Backup, Electricity Connection Charges, Water Connection Charges, Club Membership, Stamp Duty, Registration Charges and all other Charges (if any)
7. Cheques/ Bank Drafts to be issued in favour of "St. Patricks Realty Pvt. Ltd." payable at Gurgaon. Outstaion cheques will not be accepted
8. Prices subject to revision at the sole discretion of the company

\* T&C Apply

## Price List - Lake Front Towers at Flower Valley, South of Gurgaon

S.No	Area (Sq.ft)	Type	Down Payment Plan	Construction Linked Plan	Flexi Payment Plan (35:30:35)	Possession Linked Plan (35:65)	Subvention Plan (15:80:05)
1	1590	3 BHK	6412470	7286970	7846650	8109000	8407920
Inaugural Discount			318000	318000	318000	318000	318000
<b>Net BSP</b>			<b>6094470</b>	<b>6968970</b>	<b>7528650</b>	<b>7791000</b>	<b>8089920</b>
S.No	Area (Sq.ft)	Type	Down Payment Plan	Construction Linked Plan	Flexi Payment Plan (35:30:35)	Possession Linked Plan (35:65)	Subvention Plan (15:80:05)
2	2407	4 BHK	9707431	11031281	11878545	12275700	12728216
Inaugural Discount			481400	481400	481400	481400	481400
<b>Net BSP</b>			<b>9226031</b>	<b>10549881</b>	<b>11397145</b>	<b>11794300</b>	<b>12246816</b>

Note :-

1. All Taxes payable extra as applicable.
2. Club Membership - Rs 350000/- (Optional)
3. Car Parking - Rs 300000/- (Optional)
4. EDC/IDC Extra as applicable
5. PLC Extra as per actual (if any)
6. Charges other than BSP payable at the time of offer of Possession shall interalia include Interest Free Maintenance Security(IFMS) Power Backup Installation Charges (PBIC), Electricity Connection Charges (ECC) , Club Membership (CL), Stamp Duty (SD), Registration Charges (RC) and all other Charges (if any).

\* T&C Apply