



Unit No.	Type	RERA Carpet Area #	Balcony *	Share of Wall Area	Share of common Area	Total Area	Price Including Covered Parking**	IFMS	Advance Maintenance (12 months advance)	GST	Total
TC - 0001	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,10,65,600.00	₹ 25,000.00	₹ 53,640.00	₹ 5,62,935.20	₹ 1,17,07,175.20
TC - 0002	2 BHK + 2 T + S	872.10	204.52	110.12	332.27	1,519.00	₹ 98,04,800.00	₹ 25,000.00	₹ 45,570.00	₹ 4,98,442.60	₹ 1,03,73,812.60
TC - 0003	2 BHK + 2 T + S	872.10	204.52	110.12	332.27	1,519.00	₹ 1,05,03,540.00	₹ 25,000.00	₹ 45,570.00	₹ 5,33,379.60	₹ 1,11,07,489.60
TC - 0004	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,88,080.00	₹ 25,000.00	₹ 53,640.00	₹ 6,04,059.20	₹ 1,25,70,779.20
TC - 0101	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,10,29,840.00	₹ 25,000.00	₹ 53,640.00	₹ 5,61,147.20	₹ 1,16,69,627.20
TC - 0102	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,74,420.00	₹ 25,000.00	₹ 45,570.00	₹ 4,96,923.60	₹ 1,03,41,913.60
TC - 0103	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,73,160.00	₹ 25,000.00	₹ 45,570.00	₹ 5,31,860.60	₹ 1,10,75,590.60
TC - 0104	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,52,320.00	₹ 25,000.00	₹ 53,640.00	₹ 6,02,271.20	₹ 1,25,33,231.20
TC - 0201	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,10,29,840.00	₹ 25,000.00	₹ 53,640.00	₹ 5,61,147.20	₹ 1,16,69,627.20
TC - 0202	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,74,420.00	₹ 25,000.00	₹ 45,570.00	₹ 4,96,923.60	₹ 1,03,41,913.60
TC - 0203	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,73,160.00	₹ 25,000.00	₹ 45,570.00	₹ 5,31,860.60	₹ 1,10,75,590.60
TC - 0204	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,52,320.00	₹ 25,000.00	₹ 53,640.00	₹ 6,02,271.20	₹ 1,25,33,231.20
TC - 0301	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,10,29,840.00	₹ 25,000.00	₹ 53,640.00	₹ 5,61,147.20	₹ 1,16,69,627.20
TC - 0302	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,74,420.00	₹ 25,000.00	₹ 45,570.00	₹ 4,96,923.60	₹ 1,03,41,913.60
TC - 0303	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,73,160.00	₹ 25,000.00	₹ 45,570.00	₹ 5,31,860.60	₹ 1,10,75,590.60
TC - 0304	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,52,320.00	₹ 25,000.00	₹ 53,640.00	₹ 6,02,271.20	₹ 1,25,33,231.20
TC - 0401	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,94,080.00	₹ 25,000.00	₹ 53,640.00	₹ 5,59,359.20	₹ 1,16,32,079.20
TC - 0402	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,44,040.00	₹ 25,000.00	₹ 45,570.00	₹ 4,95,404.60	₹ 1,03,10,014.60
TC - 0403	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,42,780.00	₹ 25,000.00	₹ 45,570.00	₹ 5,30,341.60	₹ 1,10,43,691.60
TC - 0404	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,16,560.00	₹ 25,000.00	₹ 53,640.00	₹ 6,00,483.20	₹ 1,24,95,683.20
TC - 0501	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,94,080.00	₹ 25,000.00	₹ 53,640.00	₹ 5,59,359.20	₹ 1,16,32,079.20
TC - 0502	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,44,040.00	₹ 25,000.00	₹ 45,570.00	₹ 4,95,404.60	₹ 1,03,10,014.60
TC - 0503	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,42,780.00	₹ 25,000.00	₹ 45,570.00	₹ 5,30,341.60	₹ 1,10,43,691.60
TC - 0504	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,16,560.00	₹ 25,000.00	₹ 53,640.00	₹ 6,00,483.20	₹ 1,24,95,683.20
TC - 0601	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,94,080.00	₹ 25,000.00	₹ 53,640.00	₹ 5,59,359.20	₹ 1,16,32,079.20
TC - 0602	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,44,040.00	₹ 25,000.00	₹ 45,570.00	₹ 4,95,404.60	₹ 1,03,10,014.60
TC - 0603	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,42,780.00	₹ 25,000.00	₹ 45,570.00	₹ 5,30,341.60	₹ 1,10,43,691.60
TC - 0604	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,16,560.00	₹ 25,000.00	₹ 53,640.00	₹ 6,00,483.20	₹ 1,24,95,683.20
TC - 0701	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,94,080.00	₹ 25,000.00	₹ 53,640.00	₹ 5,59,359.20	₹ 1,16,32,079.20
TC - 0702	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,44,040.00	₹ 25,000.00	₹ 45,570.00	₹ 4,95,404.60	₹ 1,03,10,014.60
TC - 0703	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,42,780.00	₹ 25,000.00	₹ 45,570.00	₹ 5,30,341.60	₹ 1,10,43,691.60
TC - 0704	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,18,16,560.00	₹ 25,000.00	₹ 53,640.00	₹ 6,00,483.20	₹ 1,24,95,683.20
TC - 0801	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,58,320.00	₹ 25,000.00	₹ 53,640.00	₹ 5,57,571.20	₹ 1,15,94,531.20
TC - 0802	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,13,660.00	₹ 25,000.00	₹ 45,570.00	₹ 4,93,885.60	₹ 1,02,78,115.60
TC - 0803	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,12,400.00	₹ 25,000.00	₹ 45,570.00	₹ 5,28,822.60	₹ 1,10,11,792.60
TC - 0804	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,80,800.00	₹ 25,000.00	₹ 53,640.00	₹ 5,98,695.20	₹ 1,24,58,135.20
TC - 0901	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,58,320.00	₹ 25,000.00	₹ 53,640.00	₹ 5,57,571.20	₹ 1,15,94,531.20
TC - 0902	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,13,660.00	₹ 25,000.00	₹ 45,570.00	₹ 4,93,885.60	₹ 1,02,78,115.60
TC - 0903	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,12,400.00	₹ 25,000.00	₹ 45,570.00	₹ 5,28,822.60	₹ 1,10,11,792.60
TC - 0904	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,80,800.00	₹ 25,000.00	₹ 53,640.00	₹ 5,98,695.20	₹ 1,24,58,135.20
TC - 1001	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,58,320.00	₹ 25,000.00	₹ 53,640.00	₹ 5,57,571.20	₹ 1,15,94,531.20
TC - 1002	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 97,13,660.00	₹ 25,000.00	₹ 45,570.00	₹ 4,93,885.60	₹ 1,02,78,115.60
TC - 1003	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,04,12,400.00	₹ 25,000.00	₹ 45,570.00	₹ 5,28,822.60	₹ 1,10,11,792.60
TC - 1004	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,80,800.00	₹ 25,000.00	₹ 53,640.00	₹ 5,98,695.20	₹ 1,24,58,135.20
TC - 1101	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,22,560.00	₹ 25,000.00	₹ 53,640.00	₹ 5,55,783.20	₹ 1,15,56,983.20
TC - 1102	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 96,83,280.00	₹ 25,000.00	₹ 45,570.00	₹ 4,92,366.60	₹ 1,02,46,216.60
TC - 1103	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,03,82,020.00	₹ 25,000.00	₹ 45,570.00	₹ 5,27,303.60	₹ 1,09,79,893.60
TC - 1104	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,45,040.00	₹ 25,000.00	₹ 53,640.00	₹ 5,96,907.20	₹ 1,24,20,587.20
TC - 1201	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,22,560.00	₹ 25,000.00	₹ 53,640.00	₹ 5,55,783.20	₹ 1,15,56,983.20
TC - 1202	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 96,83,280.00	₹ 25,000.00	₹ 45,570.00	₹ 4,92,366.60	₹ 1,02,46,216.60
TC - 1203	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,03,82,020.00	₹ 25,000.00	₹ 45,570.00	₹ 5,27,303.60	₹ 1,09,79,893.60
TC - 1204	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,45,040.00	₹ 25,000.00	₹ 53,640.00	₹ 5,96,907.20	₹ 1,24,20,587.20
TC - 12A01	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,09,22,560.00	₹ 25,000.00	₹ 53,640.00	₹ 5,55,783.20	₹ 1,15,56,983.20
TC - 12A02	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 96,83,280.00	₹ 25,000.00	₹ 45,570.00	₹ 4,92,366.60	₹ 1,02,46,216.60
TC - 12A03	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 1,03,82,020.00	₹ 25,000.00	₹ 45,570.00	₹ 5,27,303.60	₹ 1,09,79,893.60
TC - 12A04	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,17,45,040.00	₹ 25,000.00	₹ 53,640.00	₹ 5,96,907.20	₹ 1,24,20,587.20
TC - 1401	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,04,93,440.00	₹ 25,000.00	₹ 53,640.00	₹ 5,34,327.20	₹ 1,11,06,407.20
TC - 1402	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 93,18,720.00	₹ 25,000.00	₹ 45,570.00	₹ 4,74,138.60	₹ 98,63,428.60
TC - 1403	2 BHK + 2 T + S	869.84	204.52	110.12	334.53	1,519.00	₹ 98,50,370.00	₹ 25,000.00	₹ 45,570.00	₹ 5,00,721.10	₹ 1,04,21,661.10
TC - 1404	3 BHK + 3 T	995.24	270.07	131.32	391.37	1,788.00	₹ 1,11,19,240.00	₹ 25,000.00	₹ 53,640.00	₹ 5,65,617.20	₹ 1,17,63,497.20

1 SQ MTR = 10.764 SQ FT

.... ContdP.T.O.

Car Parking (increase in Basic Price)				
1	** Cost of the unit with additional Car Parking would be extra (please check with marketing)	Type	Independent	Twin Type
		Open	₹ 1,50,000.00	₹ 2,62,500.00
		Basement	₹ 2,50,000.00	₹ 4,37,500.00

Payment Plan			
Construction Linked Payment Plan		Down Payment Plan	
At the time of Booking	5.00%	At the time of Booking	5.00%
Within 30 days of Allotment	10.00%	Within 30 days of Booking	10.00%
Within 60 days of Allotment	10.00%	Within 60 days of Booking	79.00%
Within 90 days of Allotment	10.00%	Down Payment Discount	6.00%
Within 120 days of Allotment	7.50%		
Within 150 days of Allotment or On Completion of 5th Floor Roof Slab whichever is later	7.50%		
On Completion of 11th Floor Roof Slab	7.50%		
On Completion of Structure	7.50%		
On Commencement of Plaster	10.00%		
On Commencement of Electrical work	10.00%		
On Commencement of Flooring	10.00%		
On Offer of Possession	5.00%		

Note:	
A.	GST / Any Other Taxes / Cess payable extra (as and when due) and to be borne by purchaser / allottee on the prevailing rates / terms prevailing on installment due date.
B.	Payment to be made after deduction of applicable TDS, presently applicable on a Property having value more than 50 Lakh.
C.	As per provisions of RERA the undivided share in the common area would be transferred to the association of the allottees and not to the individual allottee. Therefore the area difference between the carpet and the super area would not be registered to the customer.
D.	Any additional facility that may be provided shall be charged extra. Please refer terms of Agreement to Sell.
E.	Booking/allotment is subject to clearance of Booking amount and terms/conditions contained in Application Form/Agreement to Sell. Kindly read the terms and conditions mentioned in Application.
F.	Prior to actual date of Booking prices can be revised at the sole discretion of the Company & without notice
G.	Construction stages can be called for payment in any sequence depending on the work herein above undertaken by the Promoter / Developer irrespective of the sequence mentioned.
H.	Please check the actual unit availability with marketing office before making the booking.
I.	Please read the detailed terms & conditions in the Application Form / Agreement to Sell
J.	Cost of Stamp Duty, Registration Charges and other related charges / cost are extra as per prevailing Govt. rules/norms/policy/rates at the time of Registry and to be borne by Purchaser / Allottee.
K.	Drawings are conceptual and illustrative, Area and dimensions may change within the permissible limits and will be adjusted before execution of Sale Deed as per the Terms mentioned in Agreement to Sell.
L.	** 1 (one) Covered Car Parking is attached with each Unit subject to availability and will be allotted on first come first serve basis. Please confirm with Marketing at the time of Booking.
M.	** Cost of Unit is inclusive of Club Membership, Pre Paid Meter Connection, 3 KVA power backup in each 2 BHK & 2BHK + Study unit; 5 KVA power backup in all 3BHK and above units. In case if additional Power backup is required same can be purchased on additional payment of ₹ 20,000/- + applicable GST per KVA subject to availability.
N.	Terraces if attached to a unit would be charged extra @ ₹ 1,200/- per sqft respectively and would be Mandatory. Please confirm with Marketing at the time of booking.
O.	# Rera Carpet Area includes area between the inner face of the outer wall of the unit
P.	* Balcony area includes external walls of the balcony
Q.	Total Area includes carpet area plus balcony area, external wall area of the unit, proportionate common area of the complex
R.	Cheque/Draft to be drawn in favor of Eldeco Housing & Industries Limited , payable at Lucknow, No outstation cheques will be accepted