

unihomes 2

BLOCKS - G & H

Sector - 117, Noida



Price list. Payment plan. (w.e.f. 01/12/2014)

Basic Consideration Price (BCP) for 2 BR Apartment	Rs. 4795/- per sq. ft.
Basic Consideration Price (BCP) for 3 BR Apartment	Rs. 4645/- per sq. ft.
Preferential Location Charges (PLC) for Ground Floor	Rs. 75/- per sq. ft.
Preferential Location Charges (PLC) for 1st Floor	Rs. 50/- per sq. ft.
Preferential Location Charges (PLC) for 2nd Floor	Rs. 40/- per sq. ft.
Preferential Location Charges (PLC) for Landscape Facing	Rs. 50/- per sq. ft.
Covered Car Parking Charges*	Rs. 4,00,000/- each
Surface Car Parking Charges*	Rs. 3,00,000/- each

Apart from the Basic Consideration Price and PLC following amounts are payable by the Allottee(s) at per sq. ft. of the Super Area of the Apartment:

Lease Rent	Rs. 95/- per sq.ft.
Internal Infrastructure Development Charges (IIDC)	Rs. 100/- per sq.ft.
Interest Free Maintenance Security Deposit (IFMSD)	Rs. 50/- per sq.ft.
Electric Sub-station Charges [#]	Rs. 40/- per sq.ft.

In addition, Electric Connection charges and Charges on account of External Electrification Work as demanded by Competent Authority, are payable extra.

* Car Parking allotment will be done on first come first serve basis at the time of possession.

- Common Maintenance Charges for a period of 2 years (Two years) to be determined at the time of offer of possession on the basis of super area of apartment.
- Company would pay Rs. 5/- per sq. ft. of the Super Area per month for any delay attributable to the inability of the Company subject to Force Majeure, on the handing over of the Apartment beyond the period as stipulated in the Terms & Conditions of Allotment. Similarly, the allottee(s) would also be liable to pay holding charges @ Rs. 5/- per sq. ft. of Super Area per month if the allottee(s) fails to take possession within 30 days from the date of issuance of the final notice of possession.
- Terrace area shall be charged at 50% of BCP.
- Registration charges, as applicable for required documents shall be payable extra by the allottee(s).
- Service Tax, as and when applicable, shall be payable extra by the allottee(s).

Note: The above Prices / Payment Plans are subject to revision / withdrawal at any time without notice and at the sole discretion of the Company.

Down payment plan

Rebate @ 10% on Basic Consideration Price

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration / allotment	85% of BCP + 100% of Lease Rent + 100% of PLC + 100% of Parking Charges + 100% of IIDC
On final notice of possession	5% of BCP + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges & other charges as applicable

Flexi payment plan

Rebate @ 4% of Basic Consideration Price

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration / allotment	40% of BCP
On casting of ground floor roof [#]	5% of BCP + 100% of Lease Rent + 100% of PLC + 100% of Parking Charges + 100% of IIDC
On casting of second floor roof	7.5% of BCP
On casting of sixth floor roof	7.5% of BCP
On casting of top floor roof	7.5% of BCP
On completion of masonry work within apartment	7.5% of BCP
On completion of internal plaster within apartment	5% of BCP
On completion of flooring within apartment	5% of BCP
On final notice of possession	5% of BCP + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges & other charges as applicable

Construction linked installment plan - for tower G2 only

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration / allotment	10% of BCP + 50% of PLC
Within 90 days of registration / allotment	10% of BCP + 50% of PLC
On commencement of construction [#]	10% of BCP + 50% Parking Charges
On casting of first floor roof	10% of BCP + 50% Parking Charges
On casting of fourth floor roof	10% of BCP + 100% of Lease Rent
On casting of seventh floor roof	10% of BCP + 100% of IIDC
On casting of tenth floor roof	5% of BCP
On casting of top floor roof	5% of BCP
On completion of masonry work within apartment	5% of BCP
On completion of internal plaster within apartment	5% of BCP
On completion of flooring within apartment	5% of BCP
On final notice of possession	5% of BCP + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges & other charges as applicable

Construction linked installment plan - for towers 'G1, H1 & H2' only

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration / allotment	10% of BCP + 50% of PLC
Within 90 days of registration / allotment	10% of BCP + 50% of PLC
On completion of foundation [#]	10% of BCP + 50% Parking Charges
On casting of first floor roof	10% of BCP + 50% Parking Charges
On casting of fourth floor roof	10% of BCP + 100% of Lease Rent
On casting of seventh floor roof	10% of BCP + 100% of IIDC
On casting of tenth floor roof	5% of BCP
On casting of top floor roof	5% of BCP
On completion of masonry work within apartment	5% of BCP
On completion of internal plaster within apartment	5% of BCP
On completion of flooring within apartment	5% of BCP
On final notice of possession	5% of BCP + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges & other charges as applicable

BCP – Basic Consideration Price

IFMSD – Interest Free Maintenance Security Deposit

PLC – Preferential Location Charges

IIDC – Internal Infrastructure Development Charges

Other charges include Electric Connection Charges, Fire Fighting Charges, Centralized Communication Charges, and Common Maintenance Charges etc.

This installment and the subsequent installments(s) in the above Installment Plan shall become payable on demand irrespective of the serial order in which they are listed above.
