

unihomes *Superb*

by **unitech**

SECTOR - 117, NOIDA



Price list. Payment plan. (w.e.f. 10/09/2013)

Basic Consideration Price (BCP) for 1 BR & 2 BR Apartment	Rs. 4845/- per sq.ft.
Basic Consideration Price (BCP) for 3 BR Apartment	Rs. 4695/- per sq.ft.
Preferential Location Charges (PLC) for 1st Floor	Rs. 120/- per sq. ft.
Preferential Location Charges (PLC) for 2nd Floor	Rs. 100/- per sq. ft.
Preferential Location Charges (PLC) for 3rd Floor	Rs. 80/- per sq. ft.
Preferential Location Charges (PLC) for Landscape Facing	Rs. 100/- per sq. ft.
Covered Car Parking Charges*	Rs. 4,00,000/- each

Apart from the Basic Consideration Price and PLC, following amounts are payable by the Allottee(s):

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. 50/- per sq. ft.
Club Membership Charges	Rs. 1,00,000/-

In addition, Electric connection charges and charges on account of External electrification work as demanded by competent authority, are payable extra.

* One covered car parking for each apartment is mandatory. Additional car parking will be available on first-cum-first serve basis at an extra cost.

- Terrace area shall be charged at 50% of Basic Consideration Price (BCP).
- 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.
- Service taxes and any other levies as applicable from time to time shall be payable extra.
- Company would pay charges @ 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 offer of possession.
- Registration charges, as applicable for required documents 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 @ 14% on Basic Consideration Price

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration of application	85% of BCP + 100% of Lease Rent + 100% of PLC + 100% of Car Parking Charges + 50% of CMC + 100% of IIDC
On offer of possession	5% of BCP + 50% of CMC + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges and other charges as applicable

Flexi payment plan

Rebate @ 5% of Basic Consideration Price*

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration of application	40% of BCP + 100% of Lease Rent + 100% of PLC + 100% of Car Parking Charges + 50% of CMC + 100% of IIDC
On completion of foundation [#]	10% of BCP
On casting of fourth floor roof	10% of BCP
On casting of tenth floor roof	5% of BCP
On casting of seventeenth floor roof	5% of BCP
On casting of top floor roof	5% of BCP
On completion of masonry work within the apartment	5% of BCP
On completion of flooring within the apartment (except polishing & grinding)	5% of BCP
On offer of possession	5% of BCP + 50% of CMC + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges and other charges as applicable

Construction linked installment plan

At the time of registration of application for allotment	10% of BCP
Within 45 days of registration of application	10% of BCP
Within 90 days of registration of application	10% of BCP
On commencement of construction [#]	10% of BCP + 100% of Lease Rent
On completion of foundation	5% of BCP+ 100% of IIDC + 50% of CMC
On casting of first floor roof	5% of BCP + 100% of PLC
On casting of fourth floor roof	5% of BCP + 50% of Car Parking Charges
On casting of seventh floor roof	5% of BCP + 50% of Car Parking Charges
On casting of tenth floor roof	5% of BCP
On casting of fourteenth floor roof	5% of BCP
On casting of seventeenth floor roof	5% of BCP
On casting of twentieth floor roof	2.5% of BCP
On casting of top floor roof	2.5% of BCP
On completion of masonry work within the apartment	5% of BCP
On completion of internal plaster within the apartment	5% of BCP
On completion of flooring within the apartment (except polishing & grinding)	5% of BCP
On offer of possession	5% of BCP + 50% of CMC + 100% of IFMSD + 100% of Electric Sub-station Charges + Sub lease deed charges and other charges as applicable

BCP – Basic Consideration Price

PLC – Preferential Location Charges

IIDC – Internal Infrastructure Development Charges

CMC – Club Membership Charges

IFMSD – Interest Free Maintenance Security Deposit

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

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