

PRICE LIST | PAYMENT PLAN

HRERA NO. 22 of 2018 Dated 02/02/2018



MARINE SQUARE
SECTOR-102, GURGAON

Ref: MS/102/170918

FLOOR	BSP (in ₹ per sq. ft. of super area)
Ground Floor (Retail)	As Applicable
First Floor (Retail)	As Applicable
Second Floor (Retail)	As Applicable
Second Floor (Food Court)	As Applicable
Lower Ground Floor (Retail)	As Applicable

ADDITIONAL CHARGES

EDC/IDC	₹ 550/- per sq. ft.
RIGHT TO USE CAR PARK (CP)	₹ 2,97,000/- per bay
ELECTRIFICATION CHARGES (EC)	₹ 150/- per sq. ft.
INTEREST FREE MAINTENANCE SECURITY (IFMS)	₹ 100/- per sq. ft.
CONTINGENCY/ SINKING FUND DEPOSIT	₹ 10/- per sq. ft.
BOCW WELFARE CESS	As applicable

PREFERENTIAL LOCATION CHARGES*

TYPE	GROUND FLOOR	FIRST FLOOR
75 MT ROAD FACING	10% of BSP	7% of BSP
CORNER	7% of BSP	5% of BSP
BOULEVARD/ ATRIUM FACING	5% of BSP	3% of BSP

*Max. cumulative PLC for GF and FF shall be 20% and 12.5% respectively.

PAYMENT PLAN

FLEXI ASSURED RETURN PLAN#	
At the time of Booking	10% of BSP
Within 60 Days of Booking	40% of BSP
On commencement of Ground Floor Roof Slab	5% of BSP
On commencement of 1st Floor Roof Slab	5% of BSP
On commencement of 2nd Floor Roof Slab	5% of BSP
On Commencement of Top Floor Roof Slab	5% of BSP
On Commencement of Internal Plaster	5% of BSP
On commencement of External Plaster	5% of BSP
On commencement of Flooring	5% of BSP
On Offer of Possession	15% of BSP+100% of (EDC/ IDC+PLC+CP+EC+IFMS) + Registration & Other Charges as applicable

*Assured return only on 50% of BSP

ASSURED POSSESSION LINKED PLAN*	
At the time of Booking	10% of BSP
Within 60 Days of Booking	40% of BSP
Within 12 months of booking	25% of BSP
On Offer of Possession	25% of BSP + 100% of (EDC / IDC + PLC + CP + EC + IFMS) + Registration & Other Charges as applicable

*Assured Return on 50% of BSP & 25% of BSP as per schedule

CONSTRUCTION LINKED PAYMENT PLAN	
At the time of booking	10% of BSP
Within 60 days of booking	10% of BSP
On Start of Excavation	10% of BSP
On Commencement of Basement Roof Slab	7.5% of BSP
On Commencement of Ground Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
On Commencement of 1st Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
On Commencement of 2nd Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
On Commencement of 3rd Floor Roof Slab	7.5% of BSP + 25% EDC & IDC
On Commencement of Top Floor Slab	7.5% of BSP
On Commencement of Internal Plaster	5% of BSP + 50% of PLC
On Commencement of External Plaster	5% of BSP + 50% of PLC
On Commencement of Flooring	5% of BSP
On Offer of Possession	10% of BSP + 100% of (CP + EC + IFMS) + Registration & Other Charges as applicable

NOTE

- BSP refers to Basic Sale Price.
- GST, VAT and other taxes extra as applicable.
- EDC / IDC & PLC (if any), payable extra as applicable.
- No Assured on GST, VAT and other taxes.
- Amount payable additional at the time of offer of possession shall interalia include – Registration Charges , Stamp duty, Electrical Equipment Cost, Fire Fighting Charges, Maintenance Security, Contingency / Sinking Fund Deposit, and other charges.
- Maintenance charges shall be payable extra in advance on the basis of Super Area of the unit as determined by the company at the time of offer of possession.
- Payment plan / scheme subject to change / revision / availability / withdrawal at any time at the sole discretion of the company.
- Cheque / DD in favor of "JMS Buildtech Pvt Ltd Marine Square RERA Collection A/c " payable at Gurgaon.
- 1 sq. meter = 10.764 Sq. Feet



JMS Buildtech Pvt. Ltd.

PLOT NUMBER 10, THIRD FLOOR, SECTOR 44, GURGAON, HARYANA - 122002

Call: 8010000777 | Website: www.jmsbuildtech.com