

Payment Schedule and Terms & Conditions - Elements			
PAYMENT SCHEDULE			
Sl	Particulars	Flat	Ancillary
1	Application / Booking Money	10% + GST	
2	Within 15 days from Execution of Agreement	10% + GST	
3	On Completion of Pilling Work of respective Block	10% + GST	
4	On Completion of Basement of respective Block	7% + GST	
4	On Casting of 1st Floor Slab of respective Block	7% + GST	
5	On Casting of 5th Floor Slab of respective Block	7% + GST	
6	On Casting of 9th Floor Slab of respective Block	7% + GST	
7	On Casting of Roof Slab of respective Block	7% + GST	
8	On Commencement of Brick Work of respective Block	7% + GST	
9	On Commencement of flooring of respective Block	6% + GST	
10	On Commencement of lift installation of respective Block	6% + GST	
11	On Commencement of outside paint of respective Block	6% + GST	
13	On Possession of respective Block	10% + GST	100%
Car Parking			
Basement Rs.6,00,000 Basement B2B Rs.10,00,000 MLCP Rs.9,00,000 Covered Rs.7,00,000 Covered B2B/MLCP Rs.12,00,000			
Preferred Location Charges			
Rs.67.00 - A , E , I & P & Rs.200.00 - B , C , F , J , K , L & M			
Floor Escalation Charges Rs.33.00 from 2nd floor onwards			
Extra Development Charges Rs.267.00 per sqft			
ANCILLARY EXPENSES (mandatory charges)			
Maintenance Deposit (for one year in advance)		Rs.56.00 per Sq.ft.	
Sinking Fund		Rs.56.00 per Sq.ft.	
<u>GST and other taxes will be applicable as per Government Notification</u>			
Other Important Terms & Conditions			
Payment shall be made within due date or interest as per WB HIRA			
Nomination will be done after 12 months of Sale Agreement with nomination charges as applicable			
Cancellation Charges			
After Signing of Agreement 10% of the apartment cost will be deducted.			
<u>All Payments shall be in Cheque / DD favoring : MERLIN GANGES PROJECTS</u>			
<u>All the mentioned Prices / Charges / Policies are subject to revision any moment w/o any prior information.</u>			
<u>NB: This sheet is only for marketing purpose. All payments to de done via Cheque/DD/NEFT</u>			
Current due as per above payment schedule :			%

Terms & Conditions :

I/We understand and agree to the above information & shall make the payments accordingly.

Signature of Applicant: 1

Signature of Applicant: 2

Remarks, If any :

For Office Use Only

Dealt by :