

One Bangalore West - Towers 4 & 5
No. 1, Dr. Rajkumar Road, Rajajinagar, Bangalore

Price List - Valid from 15.04.2016 to 30.04.2016								
Saleable Area - Sft	2390	2436	2415	2461	2578	2601	3533	3643
No. of Bed Rooms	3BHK	3BHK	3BHK	3BHK	3BHK	3BHK	4BHK + Family & Study	4BHK + Family & Study
Rate / Sqft.on SBA	12,950	12,950	12,950	12,950	12,950	12,950	13,500	13,500
Basic Cost	30,950,500	31,546,200	31,274,250	31,869,950	33,385,100	33,682,950	47,695,500	49,180,500
Right to use Car Park	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000
Total (Rs.) - A	31,750,500	32,346,200	32,074,250	32,669,950	34,185,100	34,482,950	48,495,500	49,980,500

Indicative Other Charges								
BESCOM & BWSSB Charges	358,500	365,400	362,250	369,150	386,700	390,150	529,950	546,450
Maintenance Deposit/Corpus Fund	119,500	121,800	120,750	123,050	128,900	130,050	176,650	182,150
Club Membership	400,000	400,000	400,000	400,000	400,000	400,000	400,000	400,000
Legal Fees	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000
Total (Rs.) - B	908,000	917,200	913,000	922,200	945,600	950,200	1,136,600	1,158,600

Grand Total (Rs.) (A + B)		32,658,500	33,263,400	32,987,250	33,592,150	35,130,700	35,433,150	49,632,100	51,139,100
Payment Schedule:-									
Initial Booking Amount		750,000	750,000	750,000	750,000	750,000	750,000	1,000,000	1,000,000
Towards Agreement, excluding initial booking amount	20%	5,600,100	5,719,240	5,664,850	5,783,990	6,087,020	6,146,590	8,699,100	8,996,100
* Within 45 days of Agreements	65%	20,637,825	21,025,030	20,848,263	21,235,468	22,220,315	22,413,918	31,522,075	32,487,325
On Completion of Flooring	5%	1,587,525	1,617,310	1,603,713	1,633,498	1,709,255	1,724,148	2,424,775	2,499,025
On Completion of Painting	5%	1,587,525	1,617,310	1,603,713	1,633,498	1,709,255	1,724,148	2,424,775	2,499,025
On Possession (including Other Charges)	5%	2,495,525	2,534,510	2,516,713	2,555,698	2,654,855	2,674,348	3,561,375	3,657,625
Total	100%	32,658,500	33,263,400	32,987,250	33,592,150	35,130,700	35,433,150	49,632,100	51,139,100

#Apartment areas mentioned are tentative and subject to change.

Prices are subject to change without prior notice.

Cheques/DD to be drawn in favour of " Palladium Constructions Private Limited"

Kindly refer the annexure for detail on composite costs.

VAT is extra on Cost of Construction, FRC, PLC and Car Park at the rates in force, subject to changes in Karnataka VAT Act.

Service tax is extra on Cost of Construction, FRC, PLC and Car Park, subject to changes in Finance Act.

Service tax is extra on Club Membership, subject to changes in Finance Act.

Any other Taxes or duties levied shall be extra.

Stamp Duty & Registration shall be at actuals at the time of registration of the Flat

The Stamp Paper Franking Charges (0.1% of Sale Agreement Value) to be paid at the time of execution of Sale Agreement favouring " Palladium Constructions Private Limited"

The charges for right to use of carpark/s will form a part of the total sale consideration to be shown in the Agreements.

* 60% payment as shown in the payment schedule is for milestones completed upto 29th floor roof slab.

Prices valid until 30.04.2016, subject to change at management discretion.

The Applicant is aware that as per Finance Bill of 2013, TDS is applicable on sale of immoveable property wherein the sale consideration of the property exceeds or is equal to Rs 50,00,000 (Rupees Fifty Lakhs). The Applicant while making payments shall deduct Tax at the rate of 1% of the property cost and the tax so deducted shall be deposited into the Income Tax account through any of the authorized bank branches using the e-Tax payment option available at NSDL. Copies of the Form 26QB, TDS challan and Form 16B shall be handed over to Companies office.

Floor Rise Premium Chart for each Floor and type of Unit									
Saleable Area		2390	2436	2415	2461	2578	2601	3533	3643
5th Floor	35	83,650	85,260	84,525	86,135	90,230	91,035	123,655	127,505
6th Floor	70	167,300	170,520	169,050	172,270	180,460	182,070	247,310	255,010
7th Floor	105	250,950	255,780	253,575	258,405	270,690	273,105	370,965	382,515
8th Floor	140	334,600	341,040	338,100	344,540	360,920	364,140	494,620	510,020
9th Floor	175	418,250	426,300	422,625	430,675	451,150	455,175	618,275	637,525
10th Floor	210	501,900	511,560	507,150	516,810	541,380	546,210	741,930	765,030
11th Floor	245	585,550	596,820	591,675	602,945	631,610	637,245	865,585	892,535
12th Floor	280	669,200	682,080	676,200	689,080	721,840	728,280	989,240	1,020,040
13th Floor	315	752,850	767,340	760,725	775,215	812,070	819,315	1,112,895	1,147,545
14th Floor	350	836,500	852,600	845,250	861,350	902,300	910,350	1,236,550	1,275,050
15th Floor	395	944,050	962,220	953,925	972,095	1,018,310	1,027,395	1,395,535	1,438,985
16th Floor	440	1,051,600	1,071,840	1,062,600	1,082,840	1,134,320	1,144,440	1,554,520	1,602,920
17th Floor	485	1,159,150	1,181,460	1,171,275	1,193,585	1,250,330	1,261,485	1,713,505	1,766,855
18th Floor	530	1,266,700	1,291,080	1,279,950	1,304,330	1,366,340	1,378,530	1,872,490	1,930,790
19th Floor	575	1,374,250	1,400,700	1,388,625	1,415,075	1,482,350	1,495,575	2,031,475	2,094,725
20th Floor	620	1,481,800	1,510,320	1,497,300	1,525,820	1,598,360	1,612,620	2,190,460	2,258,660
21st Floor	665	1,589,350	1,619,940	1,605,975	1,636,565	1,714,370	1,729,665	2,349,445	2,422,595
22nd Floor	710	1,696,900	1,729,560	1,714,650	1,747,310	1,830,380	1,846,710	2,508,430	2,586,530
23rd Floor	755	1,804,450	1,839,180	1,823,325	1,858,055	1,946,390	1,963,755	2,667,415	2,750,465
24th Floor	800	1,912,000	1,948,800	1,932,000	1,968,800	2,062,400	2,080,800	2,826,400	2,914,400
25th Floor	855	2,043,450	2,082,780	2,064,825	2,104,155	2,204,190	2,223,855	3,020,715	3,114,765
26th Floor	910	2,174,900	2,216,760	2,197,650	2,239,510	2,345,980	2,366,910	3,215,030	3,315,130
27th Floor	965	2,306,350	2,350,740	2,330,475	2,374,865	2,487,770	2,509,965	3,409,345	3,515,495
28th Floor	1020	2,437,800	2,484,720	2,463,300	2,510,220	2,629,560	2,653,020	3,603,660	3,715,860
29th Floor	1075	2,569,250	2,618,700	2,596,125	2,645,575	2,771,350	2,796,075	3,797,975	3,916,225