

Nirmaann Estrellaa, Kondhwa

Type	3 BHK	2.5 BHK	2.5 BHK	2 BHK	2 BHK
Salable Area	1482	1303	1326	1144	1169
Rate Per Sqft	5100	5100	5100	5100	5100
Basic Cost	7558200	6645300	6762600	5834400	5961900
Infrastructure & Development Charges	300000	300000	300000	300000	300000

Agreement Cost	7858200	6945300	7062600	6134400	6261900
MSEB	150000	150000	150000	150000	150000
Maintenance @ 150/SqFt	222300	195450	198900	171600	175350
Legal Fees & Soc formation	50000	50000	50000	50000	50000
Total	8280500	7340750	7461500	6506000	6637250
Govt Taxes					
Service Tax (3.09%)	242818	214610	218234	189553	193493
VAT (1%)	78582	69453	70626	61344	62619
Registration (1% or 30,000 whichever is less)	30000	30000	30000	30000	30000
Stamp Duty & LBT(6%)	471492	416718	423756	368064	375714
Sub Total	9103392	8071531	8204116	7154961	7299076

Payment Stages of Agreement Cost	7858200	6945300	7062600	6134400	6261900
Booking Amount	500000	500000	500000	500000	500000
Balance Amount	7358200	6445300	6562600	5634400	5761900
On Completion of Plinth (10%)	735820	644530	656260	563440	576190
On Completion of 1st Slab (5%)	367910	322265	328130	281720	288095
On Completion of 2nd Slab (5%)	367910	322265	328130	281720	288095
On Completion of 3rd Slab (5%)	367910	322265	328130	281720	288095
On Completion of 4th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 5th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 6th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 7th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 8th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 9th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 10th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 11th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 12th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 13th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 14th Slab (5%)	367910	322265	328130	281720	288095
On Completion of 15th Slab (5%)	367910	322265	328130	281720	288095
On Completion of Internal Plaster (5%)	367910	322265	328130	281720	288095
On Completion of Flooring (5%)	367910	322265	328130	281720	288095
On Possession (5%)	367910	322265	328130	281720	288095
Total	7858200	6945300	7062600	6134400	6261900

Project has been approved from following Banks

