

**Attractive
Scheme**

**GST Free
On Basic Cost**

IFMS Free

EF 01.02.2018

READY-TO -MOVE-IN

THE *Villa Royale*

TOTAL AREA	TYPE	DESCRIPTION	CARPET AREA	TOTAL UNIT COST
1650 Sq.Ft.	F	2BHK+STUDY+STORE+3T	1124.62 Sq.Ft	₹ 75,07,500/-
1742 Sq.Ft.	E	3BHK+4T+SQ+SQT	1219.56 Sq.Ft	₹ 81,00,300/-
2220 Sq.Ft.	B	3BHK+4T+SQ+SQT	1409.33 Sq.Ft	₹ 98,79,000/-
2452 Sq.Ft.	B	4BHK+5T+SQ+SQT	1641.83 Sq.Ft	₹ 1,04,82,300/-
2185 Sq.Ft. (Small Garden Facing)	C	3BHK+4T+SQ+SQT	1433.98 Sq.Ft	₹ 1,08,70,375/-
2185 Sq.Ft. (Big Garden Facing)	C	3BHK+4T+SQ+SQT	1433.98 Sq.Ft	₹ 1,16,89,750/-
2485 Sq.Ft. (Small Garden Facing)	C	4BHK+5T+SQ+SQT	1714.38 Sq.Ft	₹ 1,18,03,750/-
2485 Sq.Ft. (Big Garden Facing)	C	4BHK+5T+SQ+SQT	1714.38 Sq.Ft	₹ 1,27,35,625/-
3008 Sq.Ft. (Garden Facing)	A	4BHK+5T+SQ+SQT	1974.55 Sq.Ft	₹ 1,48,14,400/-

- **This Price is Inclusive of FFC, Personal Name Plate, Letter Box, Development & Maintenance of Landscaping, Lease Rent, Whole Distribution, 1 Car Parking in porch & Free 2nd Car parking in front of villa. 1 Electrical Load (5KW for 3BHK & 7KW for 4BHK Villas Respectively), 1KVA Power Backup and Club Membership,**

ADDITIONAL FEATURES OF THE VILLA ROYALE

HIGH GLOSS UV FINISHED FULLY LOADED MODULAR KITCHEN WITH ACCESSORIES (Pantry Unit, Easy Pullout, Cutlery Plastic, Multiuse Basket, Bottle Pullout, Multipurpose Plate Basket, Detergent Rack, Glass Tray, Plate Tray, G Profile Handle & 2 Glass Shutters)	Free
CHIMNEY, COOKTOP, BUILT IN MICROWAVE & OVEN	Free
DESIGNER FINISH FLOOR TILES & WALL TILES IN ALL BATHROOMS	Free
HIGH GLOSS UV FINISHED WARDROBE IN ALL BEDROOMS UP TO 8 FEET HEIGHT.	Free
TOUGHNED GLASS SHOWER ENCLOSURE IN ONE BATHROOM	Free
ACCESSORIES IN ALL TOILETS (Mirror, Towel Tray, Towel Ring, Tumbler, Soap Dish, Rob Hook & Toilet Paper Holder)	Free
VIDEO DOOR PHONE & BELL	Free
DESIGNER LIGHTS , FANS & EXHAUST FAN	Free
HANGING SWING IN VERANDA (Villa A & C Only)	Free
SS GLASS RAILING IN 304 GRADE WITH 10MM TOUGHNED GLASS ALL FLOORS (VILLAS A,B & C ONLY)	Free
DESIGNER WALL PAINTINGS	Free

PLC CHARGES

CORNER (A)	₹350/- Per Sq. Ft. (Extra on Total Area)
CORNER (B)	₹100/- Per Sq. Ft. (Extra on Total Area)
GOLF COURSE	₹100/- Per Sq.Ft. (Extra on Total Area for A & B type villas only)

All information, conditions are indicative & some of them can be changed at the discretion of builder/ architect/ authority. These are conceptual & constitute no legal offerings

PAYMENT PLAN

DOWN PAYMENT PLAN

At the Time of Booking	10%
Within 30 Days From Date Booking	80%
At offer of Possession	10%

Note:-

1. Price list can be revised at the sole discretion of the company and without notice.
2. Booking is subject to the detailed terms and conditions as given in the company's Application Form/Allotment Letter.
3. Cheque /Draft to be made favoring M/s Paramount Golfcourse a unit of Paramount Propbuild Pvt. Ltd.
4. IGL gas pipeline ₹ 7,800/- (₹ 6,000 Security + ₹ 1,800 Installation per unit will be charged extra at the time of possession.
5. Intercom facility & ONT box connection charges ₹ 15,500/- (Refundable) per unit will be charged extra at the time of possession.
6. Dual Electric meter connection charges ₹ 35,000/- per unit will be charged extra at the time of possession.
7. External Electrification charges deposit with UPSEB ₹ 5,000/- per unit will be charged extra at the time of possession.
8. Water and Sewer connection charges ₹ 3,500/- Per unit will be charged extra at the time of possession.
9. Company shall provide UPVC / Aluminum / wooden doors and windows at its sole discretion subject to availability.
10. There will be no warranty/guaranty for above mentioned extra items which will be installed in your unit by the company.
11. Area 1 Sq.Mt equals to 10.764 Sq.Ft.
12. Avail additional benefit of Rs.15 per. sq.ft. per month for upto 11 month subject to realization of 90% payment of the basic cost. In this scheme 11 months would start from the date of booking.

All information, conditions are indicative & some of them can be changed at the discretion of builder/ architect/ authority. These are conceptual & constitute no legal offerings