

## GOLDEN GRANDE

Location – Plot No.19, Sector - TechZone 4, Greater NOIDA West, U.P. - 201308

### PRICE LIST w.e.f. 01 November 2023

#### T1 & T2 TOWER

|                        |                |
|------------------------|----------------|
| Basic Sale Price (BSP) | Rs. 5,500/sqft |
|------------------------|----------------|

#### OTHER CHARGES

|  |                |
|--|----------------|
| Corner PLC (Preferential Location Charges)                           | 5% of BSP      |
| Park Facing  | Rs. 100/sqft   |
| EDC/IDC (External/Internal Development Charges)                      | Rs. 200/sqft   |
| FFC (Fire Fighting Charges)  | Rs. 100/sqft   |
| Covered Car Parking  | Rs. 4,95,000   |
| 2 KVA mandatory power backup<br>(at the time of Offer of Possession) | Rs. 30,000/KVA |

#### PAYMENT PLAN

|                                    |     |
|------------------------------------|-----|
| At the time of Booking             | 10% |
| Within 30 days of Booking          | 40% |
| On completion of Super Structure   | 25% |
| At the time of Offer of Possession | 25% |

#### NOTE –

1. Payment shall be made via Cheque/Demand Draft in favor of 'M/S ADVANCE COMPUSOFT PVT. LTD.' payable at New Delhi, India.
2. The above area is super built area and include covered area plus proportionate share of common areas.
3. All specifications, designs, layout, conditions are only indicative & subject to change at the discretion of the builder/architect or any other competent authority.
4. The T&C stated herein are only indicative and are subject to change. Detailed T&C will be provided in the Builder-Buyer Agreement.
5. Company reserves the right to change the price and payment plans without notice. Price/Payment Plan ruling on the date of booking shall be applicable. There will be no escalation for booked unit.
6. IFMS (Rs.100/sqft) & Lease Rent (Rs. 200/sqft) is applied at the time of Offer of Possession.

Registration stamp duty, Service Tax, Electric/Water meter charges or any other legal charges levied by government shall be payable by the Allotee/Applicant as per norms.