

**PREMIUM 3 & 4 BHK LIFESTYLE VILLAS
AT THORAIPAKKAM, OMR**

3 BHK VILLAS
1700 Sq.ft.



4 BHK VILLAS
2425 Sq.ft.



Villa Type	Plot Area in Sq.ft	UDS Area in Sq.ft	UDS Land Rate per Sq.ft in Rs	UDS Land Cost in Rs	Villa Area in Sq.ft	Basic Villa Rate per Sq.ft in Rs	Basic Villa Cost in Rs.	Total Cost in Rs.
3 BHK	885	150	4500	675000	1709	6500	11115000	11790000
4 BHK	1295	220	4500	990000	2425	6500	15762500	16752500



ALLIED CHARGES:

Electricity	:	Rs.75000
Water & Drainage	:	Rs.75000
Legal Charges	:	Rs.25000

TOTAL COST(BASIC +ALLIED):

3 BHK Villa	:	Rs.1,17,90,000/-
4 BHK Villa	:	Rs.1,67,52,500/-

PAYMENT SCHEDULE

1) Booking amount	Rs.1,00,000/-
2) Balance amount within 7days less booking amount	10%
3) Sale & Construction Agreement 30 days from booking date	10%
4) Sale Deed within 60 days from booking date	30%
5) on completion of Plinth	10%
6) on completion of First Slab	10%
7) on completion of Second Slab	10%
8) On completion of Block work & Plastering	15%
9) At the time of possession	05%

Terms & Condition:

- Above mentioned prices are subject to change at the sole discretion of the company without any prior notice.
- All other additional charges as per payment plan.
- All statutory taxes levied by government including VAT, service tax, etc as applicable will be extra.
- Registration charges at actuals as levied by the government will be extra.

All Cheques / Demand draft to be made in favour of "Prem Estates" payable at Chennai.



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