

EMERALD HEIGHTS- 4 BHK APARTMENTS – TOWER - D			
UNIT SIZE	2190 SqFt.	2360 SqFt.	2385 SqFt.
Floor Type	4 BHK + 3 T	4 BHK + 4 T	4 BHK + 4 T
1 st Floor @6800	14892000/-	16048000/-	16218000/-
2 nd to 4 th Floor @ 6600	14454000/-	15576000/-	15741000/-
5 th to 7 th Floor @ 6400	14016000/-	15104000/-	15264000/-
8 th to 10 th Floor @ 6200	13578000/-	14632000/-	14787000/-
11 th to 13 th Floor @ 6000	13140000/-	14160000/-	14310000/-
14 th Floor @ 5800	12702000/-	13688000/-	13833000/-

SUPER FLEXI PAYMENT PLAN : 20:80	
1. Booking Amount	10% of total sale value
2. Within 30 days of booking	10% of total sale value
3. At the time of Possession	80% of total sale value

Terms & Conditions:-

- Luxury Specifications** : 5AC, Modular Kitchen with Hob & Chimney, 3 Cupboards, False Ceiling in Living- Dining Area shall be charged extra @Rs.400/- per sq. ft.
- Flat Value includes One Covered Car Parking, Club Membership, Current EDC & IDC & 4KVA Power Backup.
- Power back up beyond 4 KVA shall be charged extra @Rs. 35,000/- per KVA.
- Cheques/ DD to be made in favour of "**Emerald Homedevelopers Pvt. Ltd.**".
- Prices mentioned above may be revised at the sole discretion of company. Prices prevailing on the respective date of booking shall only be applicable.
- Stamp Duty & other charges for registration of units shall be borne by the allottees.
- All facilities shown in publicity material, building plans, layouts, specification etc. are tentative and subject to variation and modification as decided by the company or competent authority.
- Price, terms & conditions stated herein are merely with a view to acquaint the applicant and are not exhaustive. Allotment of unit will be governed by terms and conditions to be signed by the applicant/allottee as contained in application Form and Buyer's Agreement.
- Allotment of units will be done on "First Come First Serve" basis.
- The above mentioned area is useable super area /saleable area which include covered area plus proportionate share of common area such as staircases, passage, lift facilities etc. Covered area means Carpet area and area under walls, balconies etc. In other words, whole area under the outer lines of a flat is covered area.
- Any additional Podium area beyond normal balcony area shall be charged extra @ Rs.1000/- per sq. ft.
- All Statutory taxes such as GST shall be charged @5% or any other charges as and when levied by Central/State Government shall be charged extra.
- Monthly Maintenance charges as applicable from time to time shall be charged extra and Interest Free Maintenance Security (IFMS) shall be payable @Rs.50/- per sqft at the time of possession.
- PLC for Main kheri Road Facing Units shall be charged @Rs.100/- per sq.ft extra at the time of possession.