

**GALLIUM AT BRIGADE EL DORADO
AEROSPACE PARK, NORTH BANGALORE**
RERA Registration No: PRM/KA/RERA/1251/472/PR/190427/002540
Cost Sheet for May'19

Unit No. G 1118 2 BEDROOM + 2 TOILET	Super Built-up Area		Carpet Area		
	sq.ft.	sq.m.	sq.ft.	sq.m.	
Base Rate, including 1 Carpark	₹ 31,72,050	₹ 3,990	₹ 42,943	₹ 6,807	₹ 73,224
Floor Rise Charges	₹ 79,500	₹ 100	₹ 1,076	₹ 171	₹ 1,835
Preferred Location Charges	₹ 0	₹ 0	₹ 0	₹ 0	₹ 0
Final Agreement Value	₹ 32,51,550				
Clubhouse fees are charged at Rs. 50000 which is payable on demand.	₹ 50,000				
Infrastructure charges like external electrification, water, sanitary connections, STP, WTP, service charges towards property assessment and sub-numbering are payable on demand.	₹ 1,14,375				
Total Unit Cost	₹ 34,15,925				

APPROXIMATE AMOUNT FOR FEES, TAXES & ADDITIONAL EXPENSES:	
1. As per the prevailing GST rules, GST is calculated at 1% of unit cost which will be collected with every installment. GST rate is subject to change as per Govt regulations.	₹ 34,159
2. Indicative Building Maintenance Charges (Rs. 4 psft on SBA for 12 months) plus GST per prevailing rate will be collected up-front on demand.	₹ 45,029
3. Indicative deposit towards One-time Sinking Fund (Rs. 4 psft on SBA for 12 months) will also be collected up-front on demand and does not attract GST.	₹ 38,160
4. Indicative deposit towards Campus Corpus Fund (Rs. 60 psft on SBA) will be collected up-front as a one-time charge and does not attract GST.	₹ 47,700
5. Charges towards Sale agreement registration fee which is payable on demand.	₹ 15,500
6. Stamp duty and registration charges are payable at the time of registration depending on the Government values and prevailing rates.	

	sq.ft.	sq.m.
[a] Carpet Area ⁽¹⁾	466	43.32
[b] Balcony Area	16	1.51
[c] Common Area and External Wall Thickness	313	29.04
[d] Super Built-up Area ⁽²⁾ = [a]+[b]+[c]	795	73.87

Payment Schedule	% age	₹ 32,51,550
On Booking	10%	₹ 3,25,155
On Agreement	10%	₹ 3,25,155
On Commencement of Footing	4.7%	₹ 1,52,416
On Commencement of Basement Floor Slab	4.7%	₹ 1,52,416
On Commencement of Ground Floor Slab	4.7%	₹ 1,52,416
On Commencement of First Floor Slab	4.7%	₹ 1,52,416
On Commencement of Third Floor Slab	4.7%	₹ 1,52,416
On Commencement of Fifth Floor Slab	4.7%	₹ 1,52,416
On Commencement of Seventh Floor Slab	4.7%	₹ 1,52,416
On Commencement of Tenth Floor Slab	4.7%	₹ 1,52,416
On Commencement of Fourteenth Floor Slab	4.7%	₹ 1,52,416
On Commencement of Eighteenth Floor Slab	4.7%	₹ 1,52,416
On Commencement of Twenty Floor Slab	4.7%	₹ 1,52,416
On Commencement of Terrace Slab	4.7%	₹ 1,52,416
On Commencement of Flooring	4.7%	₹ 1,52,416
On Commencement of Installation of Lift	4.7%	₹ 1,52,416
On Commencement of Painting	4.7%	₹ 1,52,416
On Commencement of Fixing of door and Window	4.7%	₹ 1,52,416
On Possession	5.0%	₹ 1,62,584
	Dec 2023	₹ 32,51,550

⁽¹⁾ Carpet Area as defined in RERA: the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment.

⁽²⁾ Super Built-up Area (SBA) includes carpet area as defined in RERA, balcony area if applicable, external wall thickness, and share of common areas.

⁽³⁾ Private Terrace Area is the Exclusive Open Terrace Area as defined in RERA which means the area of open terrace which is appurtenant to the net usable floor area of an apartment meant for exclusive use of the allottee.

Areas in sq.m. are rounded to 2 decimal places. Areas in sq.ft. and other numbers are rounded off.

Areas mentioned are subject to variation as permitted in Indian Standards of Weights and Measures Act, 1976. 1 sq.m. = 10.764 sq.ft.

Any additional charge(s) imposed by government/statutory authorities during the currency of contract will be payable by the Purchaser.

Errors and Omissions Excepted.

Price and terms are subject to change without notice. Valid until: 31st May'19

Prepared By: