

STELLAR JEEVAN
PRICE LIST

Housing Project at Plot No. GH-03, Sector-1, Greater Noida West

Prices List (All Inclusive)* (w.e.f .01-06-2017)

BHK Types	Super Area (sq.ft)	Carpet Area (sq.ft)	Carpet Area (sqmt)	PRICE @ DOWN PAYMENT PLAN
				Rs. 3800 psf
4BHK+Store+ST	2258	1472.20	136.77	85,80,400/-
3BHK+Store+ST	1694	1097.40	101.95	64,37,200/-
3BHK+Store	1441	889.22	82.61	54,75,800/-
2BHK+Store+ST	1193	756.73	70.3	Sold Out
2BHK+Store	1027	639.54	59.41	Sold Out

PAYMENT PLAN

Down Payment Plan (DPP)

At the time of booking	10%
Within 30 days of booking	85%
On Offer of Possession	5% +Other charges

PREFERENTIAL LOCATION CHARGES (PLC):

Floor PLC	Rs /per sq.ft
Ground Floor	150/-
1 st Floor	100/-
2 nd Floor	90/-
3 rd Floor	80/-
4 th Floor	70/-
5 th Floor	60/-
6 th Floor	50/-
7 th Floor	40/-
8 th Floor	30/-
9 th Floor	20/-
10 th Floor	10/-

Location PLC	Rs./Per sq.ft
Road Facing	150/-
Park Facing	250/-

OTHER CHARGES PAYABLE ON OFFER OF POSSESSION:

- Back up DG power extra @ Rs. **25000/-** per KVA. Minimum 2 KVA for 2 BHK and 3 KVA for 3 and 4BHK apartments.
- Covered Car Parking @Rs.**3,50,000** /-.
- One year maintenance charge will be payable in advance.
- Installation of Dual Electric Meter- Approx **Rs.-15,000/-**
- PNG Connection installation Charges **Rs. 6000/-**

***NOTE:**

- The Price of the flat is inclusive of Basic sale price, External development charges, Fire Fighting charges, One Time Lease Rent, Community membership charges.
- The price does not include wardrobes and Kitchen cabinets.
- All applicable taxes, including service tax, extra.
Cheque/Bank Draft to be issued in favor of “**Stellar Constellation Projects Pvt Ltd**” payable at Noida /New Delhi.
- Registration, Stamp Duty and any applicable taxes shall be payable at the time of Possession.
- Price list and payment plan can be changed without notice at sole discretion of the Company.
- 1 sq. Meter =10.764 Sq. Ft
- Carpet Area including internal wall & excluding balcony area.

- **Project Name** : Stellar Jeevan
- **Project Address** : GH-03, Sector – 1, Greater Noida West
- **Project Area** : 18 Acres
- **Total Towers** : 18 + Commercial Complex
- **Max. Tower Height** : G +14 Floors
- **Total Units / Flats** : 1973 Flats
- **Total Shops** : 66 Shops (Ground, 1st, 2nd Floors)
- **Sizes** : 1, 2, 3, & 4 BHK Flats
- **Project USP's** :
 - Only G+ 14 Structures.
 - Ready to Move project.
 - Huge central Green Park & approx 80% Open Area.
 - 3 side open flats & project.
 - Large capacity high speed Lifts.
 - 24X7 Power Backup & Water Supply.
 - CCTV security in common areas & Intercom facility for each apartment.
 - Club House with Gymnasium, Multipurpose banquet hall, Swimming pool, Table Tennis, Cards room, Billiards, Badminton Court, Tennis Court, Basketball Court, Skating Rink etc.
 - Piped Gas Supply available.
 - The lowest density project in Greater Noida West. In 18 Acres we are constructing 1973 flats approx. i.e. 109 Flats per acre.
 - Excellent Connectivity: Very well Connected to FNG Express way, Fortis Hospital, City Centre Metro Station & NH-24.
 - Home Loan Available from SBI, CANARA Bank, CORPORATION Bank, PNB HOUSING, LIC HOUSING, SYNDICATE Bank, HDFC Bank, AXIS Bank, ICICI Bank, KOTAK MAHINDRA Bank, DHFL, INDIABULLS, CCBL, L&T Housing Finance etc.

➤ **Inventory Status** :

Sizes	Super Area (Sq.ft.)	Towers Name	Inventories
2 BHK + Store	1027	G,H,J	Sold Out
2 BHK + Store + Study	1193	L,M,N,P	Sold Out
3 BHK + Store	1441	Q,R,S,T	Available
3 BHK + Store + Study	1694	C,D,E,F	Available
4 BHK + Store + Study	2258	A,B	Available
Shops	450	CH	Sold Out

About Stellar Group:

Founder & CMD: Mr. Ravi Mohan Sethi, (Retired IAS Officer)

Director: Mr. Akshay Mohan Sethi & Mr. Himanshu Mathur

Real Estate: The Group has developed and constructed over 7 million sq. ft. across residential, commercial and industrial projects.

Hospitality: The Group owns and operates an exclusive members-only Club, and a hospitality management training center.

Banking: The promoter of the Stellar Group has also promoted a leading urban co-operative bank, licensed by the Reserve Bank of India with 12 branches in NCR region having an unbroken 14 year dividend paying record.

Information Technology: The Group Company specializes in banking and financial services, with its flagship banking product running at over 400 branches of different banks in North India.

Delivered Projects: Stellar Park, Stellar Greens, Stellar Kings Court, Stellar Sigma Apartments, Sigma Villas, Stellar IT Park, Stellar 135, Stellar Business Park, Stellar Gymkhana Club.

Ongoing Projects: Stellar One

Website: www.stellarjeevan.com