



HAPPY TRAILS

Sector 10, Greater Noida (W)

RERA Registration No.: UPRERAPRJ15574

W.E.F. 1st Jan 2022

PRICE SHEET			
	2BHK+S	3BHK+S	3BHK+S
Apartment Size(Sq.ft.)	1165	1385	1625
Apartment Carpet Area(Sq.ft.)	720	930	1010
BSP(In per sq.ft)	4750	4750	4750
BSP in INR	5533750	6578750	7718750
1 Car Parking	300000	300000	300000
Electric Meter Charges	25000	25000	25000
Lease rent @ INR 50/- psf	58250	69250	81250
Home automation	50000	50000	50000
Power Backup	100000	100000	100000
Total Apartment Price	6067000	7123000	8275000

Plan: A (40:30:30)	
Stage	Payment
On Booking	10%
Within of 30 Days of Booking	30%
Within 6 months from the date of booking or casting of Top Floor Slab whichever is later	30%
On Completion of Brickwork/Plaster work	10%
On Application of Occupancy Certificate	10%
On Offer of Possession	10%

Notes:

- GST shall be payable additional as applicable
- The above price list excludes stamp duty, registration charges and any other taxes. Registration will be done at the prevailing rates.
- The above-mentioned pricing is applicable for typical floor 7th and above
- TDS 1% shall be applicable on Total sale price exceeding INR 50,00,000 as per Income Tax Act Section 194-IA.
- Running maintenance charges shall be payable on possession.
- Payment for IGL (Piped Natural Gas) will be payable on demand as applicable.
- IFMS @ Rs. 50,000 shall be charged additionally at possession
- *Home automation optional.

Floor PLC Charges (As applicable).

Floor	Rate / PSFT
6 th	100
5 th	150
4 th	200
3 rd	250
2 nd	300
1 st	350

Payment Plan: C- Construction Linked Payment Plan

Stage	Payment
On Booking	10%
Amount due on 60 days of booking	20%
Amount due on completion of 7th floor roof slab	15%
Amount due on completion of 12th floor roof slab	15%
Amount due on completion of 18th floor roof slab	10%
Amount due on completion of 24th floor roof slab	10%
Amount due on completion of Top floor roof slab	10%
Amount due on completion of Brick work/Plaster work	5%
Amount due on offer of possession	5%

RTGS Details

Account Name: SHRIDHARA INFRATECH PVT. LTD.

Collection A/C Bank: Yes Bank Ltd. | Account No.: 070166300000023 | Branch: Sector 50, Noida | IFSC: YESB0000085

Payment Gateway: www.homekraft.in/payment