

**‘Panthaniwas Dooars’ -
Payment Schedule For Phase – IV
DOWN PAYMENT OPTION
(For a Luxury Apartment)**

Unit	Booking Amount	Allotment (15 days from booking)	Agreement (15 days from booking)	Down Payment for North-facing unit (within 30 days of agreement)	Down Payment for South-facing unit (within 30 days of agreement)	Unit cost of North-facing unit	Unit cost of South-facing unit
Top floor	50,000.00	50,000.00	1,15,000.00 1,10,000.00	19,35,000.00	18,90,000.00	21,50,000.00	21,00,000.00
Ground, 1st & 2nd floor	50,000.00	50,000.00	1,25,000.00 1,20,000.00	20,25,000.00	19,80,000.00	22,50,000.00	22,00,000.00

HOME LOAN / INSTALLMENT OPTION

Unit	Booking Amount	Allotment (15 days from booking)	Agreement (15 days from booking)	Installment for North-facing unit	Installment for South-facing unit	Unit cost of North-facing unit	Unit cost of South-facing unit
Top floor	50,000.00	50,000.00	1,20,000.00 1,15,000.00	As per payment schedule, attached below	As per payment schedule, attached below	22,00,000.00	21,50,000.00
Ground, 1st & 2nd floor	50,000.00	50,000.00	1,30,000.00 1,25,000.00	As per payment schedule, attached below	As per payment schedule, attached below	23,00,000.00	22,50,000.00

N.B.: Extra schedule charges Rs. 35,000.00/- Unit, (one-time payment) Payable before the possession only.
GST is applicable as per norms.

Signature of the Applicant _____

Date _____

Schedule of Payment of the Sale Price as payable by the Allottee(s) / Transferee(s)

Sl. No.	Payment Schedule	Studio Apartment Amount (INR)	Luxury Apartment Amount (INR)
1	Booking	25,000.00	50,000.00
2	Allotment	50,000.00	50,000.00
3	Agreement for Sale	10% (- 75,000.00)	10% (- 1,00,000.00)
4	Foundation	25%	25%
5	First Casting	10%	10%
6	Second Casting	10%	10%
7	Third Casting	10%	10%
8	Fourth Casting	10%	10%
9	Brickwork	10%	10%
10	Flooring	10%	10%
11	Possession / Registration	5%	5%

Specifications in connection with the said unit

Structure: Earthquake resistant R.C.C. frame structure construction with infill brick walls.

Internal Walls: Cemented plastering overlaid with smooth, impressive Putty.

Exterior: Latest waterproof non-fading exterior finish of the highest quality.

Staircase & Lobby: Decorative tiles with SS railing, Putty on the wall with paint.

Flooring: Quality Vitrified Tiles in all rooms, Anti-Skid Ceramic Tiles in Toilets floors.

Pantry: Counter top Granite with steel sink, imported ceramic tiles up to a height of 2 feet from the counter top.

Sanitary Ware: White high quality porcelain fittings of reputed make. Chromium plated fitting of good quality, Jaquar or higher brand.

Doors: Imported quality panel doors with best-in-class fittings.

Windows: Colored anodized aluminum sliding window.

Toilets: Toilet wall shall be fitted with imported tiles till ceiling height. Wall-mounted commode along with Counter-Top wash basin with Hot & Cold water supply provision.

Electrical: Superior quality concealed copper wiring with the best standard Modular type switches and miniature circuit breakers. One AC point with starter fittings & one Geyser point with two 15 Amp. power points will be provided in pantry area.

Water Supply: 24 hour water supply from deep tube well.

Security System: 24 x 7 Security service & adequate fire fighting protection.

Other Treatment: Adequate Roof treatment in all the blocks.

Power Backup: 24 x 7 power supply, provision for generator in case of power cut.

Roof: Roof of the building shall be treated with latest available solution for waterproof & heat proof.