



PRICE LIST

<i>Accommodation</i>	<i>Type</i>	<i>Super Built-up Area (1 Sqm. = 10.76 Sft.)</i>	<i>Basic Sale Price (BSP) On Request</i>
3 BR + 2 Toilets + Drawing/Dining + Kitchen + Balconies	D	1500 Sft. (139.35 Sq. Mtr.)	On Request

Preferential Location Charges (PLC) :

Corner Unit (Unit no. 1, 10, 11, 18, 19, 24, 25, 30)	:	Rs.500/Sft.
Ground	:	Rs.500/Sft.
1 st Floor	:	Rs.200/Sft.
4 th Floor (With exclusive right of Terrace usages)	:	Rs. 700/Sft.

- No extra charge for allocation of 1 no. Car Parking Bay at Basement level
- No extra charge for Club Development
- External Development Charges @ Rs.350/- PSft
- Internal Development Charges @ Rs.34/- PSft

Possession Linked Payment (PLP) Plan

1	EOI Registration / Booking	5,00,000 lacs (Rupees Five lacs only)
2	Within 30 days of booking	10% COP (including the booking amount)
3	Within 90 days of booking	10% COP
4	Upon Allotment/ Start of construction (whichever is later)	20% COP
5	Upon Casting of Top Floor Roof Slab of the Block in which unit is booked.	20% COP
6	Upon Completion of Internal Plaster of the Flat.	20% COP
7	Upon Offer of Possession	20% COP + all other charges

(COP = BSP + PLC+ IDC + EDC)

Note:

1. All payments need to be made in the name of **ALRPL Escrow Account The Center Court Phase 2**
2. **Cost of Property shall include BSP and External Development Charges & Internal Development Charges.**
3. The Company reserves the right to revise the price from time to time without giving any prior notice.
4. External Development Charges (EDC) & Infrastructure Development Charges (IDC) are pro-rated on Super built up area per unit as applicable to this Group Housing project. In case of any revision (retrospective or in future), the same would be payable on pro-rata basis on Super built up area per unit from the Applicant/Allottee. The above mentioned figures are indicative only

Contd.



THE CENTER COURT
SPORTS RESIDENCES

Sec -88A, Dwarka Expressway, Gurgaon



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5. EDC is payable @ Rs. 350/- per Sft, IDC is payable @ Rs. 34/- per Sft and an Interest Free Security for Facility Management (IFSFM) is payable @ Rs. 50/- per Sft ,
6. A Power Back Up connection for 5 KVA is mandatory with all apartments and an installation charge @ Rs. 20,000/- per KVA is mandatory. For Piped Cooking Gas connection Rs. 10,000/- will be charged separately for each connection.
7. Possession : As mentioned in the application form and Apartment Buyer Agreement
8. The area of flats being allotted is Super-Built-Up area including covered area/ Built-Up-Area plus proportionate share of common areas and facilities as described in the application form and flat buyer agreement.
9. All building plans, layouts, specifications are subject to change / modification or revision as decided by the company / architect or any other competent authority.
10. Service Tax and VAT as applicable would be payable by customer as per payment demand. All taxes, Cess, levies as levied by Govt. in present or future shall be payable as demanded.
11. External Electrification charges including electric meter connection charges and water meter connection charges shall be payable at possession as demanded by the Company
12. 2 years Advance Maintenance Charges (AMC) shall be payable at possession as decided by the company, as per the prices prevailing at the time of possession.
13. Stamp Duty/ Registration Charges/ Legal expenses shall be payable along with the last installment based on the prevailing rates at that time.
14. The above installments shall become due as and when the stage of construction is achieved in the respective Flat or Block as applicable irrespective of the order in which it appears above..
15. The company may in its sole discretion, permit assignment of an allotment only after receipt of minimum 30% of price of flat along with any other dues/ outstanding / interest on delayed payments etc. and payment of administrative charges or any other fees as described by the company from time to time.
16. The terms and condition of sale stated herein are only indicative and are subject to detailed terms and conditions in the application form and Apartment Buyer Agreement.