



**LANDMARK HOUSING PROJECTS CHENNAI PVT. LTD # 27, Saravana St, T.Nagar, Chennai 17.  
"Geethanjali" No 138-148,7th Avenue, Anna Nagar west Extn, Chennai-101**

<b>Rate per SQFT (in `) #</b>		<b>11000</b>	<b>19-May-2016</b>	
<b>Floor rise rate per sqft (in `) #</b>		<b>0</b>	 	
<b>Area Of the Apartment (in sq ft.)</b>		<b>1525</b>		
<b>Floor number</b>		<b>1</b>		
<b>UDS (in sq ft.)</b>		<b>723</b>		
<b>Guideline Value (in `) *</b>		<b>12000</b>		
<b>Description</b>		<b>Amt (Rs.)</b>		
<b>[A]</b>	Land Cost	<b>8,676,000.00</b>	<b>Apt &amp; Customer Detail</b> Block: Apt #: Floor: Apt facing Type Applicant Name Co - Applicant Name Contact No: Email ID Address	
<b>[B]</b>	Construction Cost	<b>8,299,000.00</b>		
<b>[C]</b>	Electricity charges	<b>100,000.00</b>		
	CMWSSB charges	<b>100,000.00</b>		
	Legal & Documentation Charges	<b>50,000.00</b>		
<b>[D]</b>	Infrastructure Charges @ Rs. 37.50/Sqft	<b>57,187.50</b>		
<b>[E]</b>	Service tax @ 14% for [C]	<b>35,000.00</b>		
	Service Tax @ 14% *	<b>712950.00</b>		
	VAT @ 2% *	<b>165,980.00</b>		
<b>Gross Amount = [A]+[B]+[C]+[D]+[E]</b>		<b>18,196,117.50</b>		
<b>[F]</b>	Registration charges @ 8% on Land cost	<b>694,080.00</b>		
	Registration charges @ 2% on Construction Agreement	<b>190,951.35</b>		
<b>[G]</b>	Corpus Fund	<b>50,000.00</b>		
	Maintenance Charges @ Rs.3/- per sft., for 6 Mth	<b>27,450.00</b>		
	Service Tax @ 14%* on Maintenance Charges	<b>3,843.00</b>		
	<b>Net Amount = [A]+[B]+[C]+[D]+[E]+[F]+[G]</b>	<b>19,162,441.85</b>		
	Amount in Sale Agreement [A]	8676000.00		
	Amount in construction Agreement [B]+[C]+[D]+[E]	9520117.50		

1.# Rates mentioned are valid for a period of 10 days and subject to change there after at the sole discretion of "Landmark Housing Proj Pvt Ltd.,"

2. TDS @ 1% should be deducted by the customer for all the payments made and the TDS Certificate to be handed over to "Landmark Ho chennai Pvt Ltd.,"

3. Service Tax, VAT, Luxury Tax and Relevant Taxes are subject to change as per Govt. Rules and Regulations

4. \*\* Registration Charges are calculated on basis of the current Guideline Value, the same is subject to change as and when Guideline V revised by the Govt. Authority

any clauses mentioned, an amount of 10% of the total apartment cost will be deducted as liquidated damages and the balance if any wil  
6.Payment cheque/s towards apartment cost, should be in favour of "LANDMARK HOUSING PROJECTS CHENNAI PRIVATE LIMITED GEET ESCROW ACCOUNT,- 00040350011851", payable at Chennai

7. Corpus Fund [G] will be collected during handingover, in favour of " Geethanjali Apartment Owners Association'.

8.Maintenance charges for 6 months will be collected during handover, in favour of "Landmark Housing Projects Chennai Pvt Ltd.,"

9. Construction Cost is inclusive of covered car park (1 no)

10. Any other levies or taxes newly introduced by the Govt. Authorities will be charged extra, as and when it is applicable.

11. DD for the Registration should be borne by the customer at the time of registration

Schedule of payments	Percentage	Total
On Booking	20%	3
Payment for Agreements (within 30 days)	20%	3
Completion of Foundation	10%	1
Completion of Stilt floor Roof slab	5%	
Completion of 1st floor Roof slab	5%	
Completion of 2nd floor Roof slab	5%	

Completion of 3rd floor Roof slab	5%	
Completion of 4th floor Roof slab	5%	
Completion of Brick work of Respective apartment	5%	
Completion of Plastering of Respective apartment	5%	
Completion of Flooring of Respective apartment	10%	1
On or before Handing over of the apartment	5%	
<b>Total</b>	<b>100%</b>	<b>18</b>

I (we), have read & fully understood and herein accept the above mentioned terms & c

<b>Prepared By:</b>	<b>Approved by:</b>	<b>Custome</b>
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**Note: - Registration will be executed after receipt of (a) Entire land cost and (b) Corresponding up-to date construction Stage Due or (c) f apartment cost, whichever is higher**



1.8

1.9

1.10


Projects chennai

Resolving Projects

Value is

Will be refunded  
HANJALI

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3,639,223.50
1,819,611.75
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<b>r Signature</b>
30% of total