

SOBHA CITY

gurgaon
Tower D1
Pricing & Payment Schedule

Unit Particulars	
Type of Apartment	F11
Saleable Built-up Area in sq.ft. (SBA)	2,134.12

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	31,772,779
Goods and Service Tax in ₹ (GST)	1,588,639
Basic Sale Price with GST in ₹ (A = BSP+GST)	33,361,417

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	426,824
Total Other Charges in ₹ (B)	426,824
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	33,788,241

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5% of Basic Price (A) & 100% of Deposits (B)

Notes :

- Goods and Service Tax is as per the prevailing regulations & rates and subject to change.
- Electricity, Water, Sewerage and other Infrastructure Charges are yet to be ascertained and will be payable by the Customers at the time of possession.
- Registration and Stamp duty charges are not included in above pricing & shall be payable by the customers at the time of possession.
- Any other statutory charges which may be imposed by the authorities from time to time will also be payable by the customers at actual.
- Basic Sale Price is inclusive of Two Car Parking Spaces.
- SBA is subject to change.
- RERA Registration No : 95 of 2022 from HRERA

Unit Particulars	
Type of Apartment	F14
Saleable Built-up Area in sq.ft. (SBA)	2,206.52

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	32,850,670
Goods and Service Tax in ₹ (GST)	1,642,533
Basic Sale Price with GST in ₹ (A = BSP+GST)	34,493,203

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	441,304
Total Other Charges in ₹ (B)	441,304
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	34,934,507

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

Notes :

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7. RERA Registration No : 95 of 2022 from HRERA

Unit Particulars	
Type of Apartment	F10
Saleable Built-up Area in sq.ft. (SBA)	2,255.65

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	33,582,117
Goods and Service Tax in ₹ (GST)	1,679,106
Basic Sale Price with GST in ₹ (A = BSP+GST)	35,261,223

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	451,130
Total Other Charges in ₹ (B)	451,130
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	35,712,353

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

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Unit Particulars	
Type of Apartment	F1 & F5
Saleable Built-up Area in sq.ft. (SBA)	2,423.37

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	36,079,133
Goods and Service Tax in ₹ (GST)	1,803,957
Basic Sale Price with GST in ₹ (A = BSP+GST)	37,883,089

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	484,674
Total Other Charges in ₹ (B)	484,674
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	38,367,763

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

Notes :

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Unit Particulars	
Type of Apartment	F3
Saleable Built-up Area in sq.ft. (SBA)	2,434.01

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	36,237,541
Goods and Service Tax in ₹ (GST)	1,811,877
Basic Sale Price with GST in ₹ (A = BSP+GST)	38,049,418

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	486,802
Total Other Charges in ₹ (B)	486,802
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	38,536,220

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

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Unit Particulars	
Type of Apartment	F13
Saleable Built-up Area in sq.ft. (SBA)	2,446.94

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	36,430,043
Goods and Service Tax in ₹ (GST)	1,821,502
Basic Sale Price with GST in ₹ (A = BSP+GST)	38,251,545

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	489,388
Total Other Charges in ₹ (B)	489,388
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	38,740,933

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

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6. SBA is subject to change.
7. RERA Registration No : 95 of 2022 from HRERA

Unit Particulars	
Type of Apartment	F2 & F6
Saleable Built-up Area in sq.ft. (SBA)	2,448.52

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	36,453,566
Goods and Service Tax in ₹ (GST)	1,822,678
Basic Sale Price with GST in ₹ (A = BSP+GST)	38,276,244

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	489,704
Total Other Charges in ₹ (B)	489,704
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	38,765,948

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

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Unit Particulars	
Type of Apartment	F4
Saleable Built-up Area in sq.ft. (SBA)	2,459.16

Basic Sale Price	
Rate in ₹ / sft (R)	14,888
Basic Sale Price in ₹ (BSP)	36,611,974
Goods and Service Tax in ₹ (GST)	1,830,599
Basic Sale Price with GST in ₹ (A = BSP+GST)	38,442,573

Preferred Location Charges	
Green facing charges - ₹ 350 / sq.ft. - to be added to BSP	As Applicable
Floor rise charges (1st to 9th Floor)- ₹ 150 sft - to be added to BSP	As Applicable

Other Charges	
Maintenance Deposit in ₹	491,832
Total Other Charges in ₹ (B)	491,832
Total Sale Price excluding Registration & Stamp Duty in ₹ (C = A+B)	38,934,405

Payment Schedule	
Expression of Interest (EOI)	5% of Basic Price (A)
Payable within 30 Days from EOI Date	5% of Basic Price (A)
Payable within 90 Days from EOI Date	10% of Basic Price (A)
Payable within 120 Days from EOI Date	5% of Basic Price (A)
On Completion of Basement Roof Slab	9% of Basic Price (A)
On Completion of First Floor Roof Slab	9% of Basic Price (A)
On Completion of Fifth Floor Roof Slab	9% of Basic Price (A)
On Completion of Ninth Floor Roof Slab	9% of Basic Price (A)
On Completion of Thirteenth Floor Roof Slab	9% of Basic Price (A)
On Completion of Terrace Roof Slab	9% of Basic Price (A)
On Completion of Internal Wall Plastering in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On Completion of Internal flooring in all the Apartments Excl Balconies, Utilities, Common Area, Shafts, Ducts etc.	8% of Basic Price (A)
On offer of Possession	5 % of Basic Price (A) & 100% of Deposits (B)

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