

ORO ATRIUM (SHOPPING CENTRE)							DATED : 10th Nov'20	
Unit No	Floor	Carpet Area (Sqft)	Built Up Area (Sqft)	Size	Super Area	Basic Cost	Basic Sale Price	EDC, EEC & FFC @ 225/- PER SQFT
1	LGF	118.94	134.33	4.4 x 2.545	244.00	8500	2,074,000.00	54,900.00
	UGF				244.00	8500	2,074,000.00	54,900.00
	FF	71.90	82.34	2.56 x 2.545	150.00	5750	862,500.00	33,750.00
2	LGF	132.40	145.96	4.825 x 2.55	266.00	8500	2,261,000.00	59,850.00
	UGF				266.00	8500	2,261,000.00	59,850.00
	FF	83.31	94.08	3.02 x 2.55	171.00	5750	983,250.00	38,475.00
3	LGF	143.81	157.69	5.385 x 2.5	287.00	8500	2,439,500.00	64,575.00
	UGF				287.00	8500	2,439,500.00	64,575.00
	FF	95.26	106.67	3.550 x 2.500	194.00	5750	1,115,500.00	43,650.00
4	LGF	164.69	180.84	5.935 x 2.575	329.00	8500	2,796,500.00	74,025.00
	UGF				329.00	8500	2,796,500.00	74,025.00
	FF	116.04	129.60	4.130 x 2.575	236.00	5750	1,357,000.00	53,100.00
5	LGF	177.82	198.49	5.015 x 2.560	361.00	8500	3,068,500.00	81,225.00
	UGF				361.00	8500	3,068,500.00	81,225.00
	FF	129.60	147.68	3.210 x 2.560	269.00	5750	1,546,750.00	60,525.00
6	LGF	187.29	203.76	5.515 x 2.60	371.00	8500	3,153,500.00	83,475.00
	UGF				371.00	8500	3,153,500.00	83,475.00
	FF	138.75	151.99	3.700 x 2.600	277.00	5750	1,592,750.00	62,325.00
7	LGF	184.71	197.73	7.000 x 2.465	360.00	8500	3,060,000.00	81,000.00
	UGF				360.00	8500	3,060,000.00	81,000.00
	FF	137.03	147.57	5.200 x 2.465	269.00	5750	1,546,750.00	60,525.00
8	LGF	195.80	208.18	6.90 x 2.725	379.00	9000	3,411,000.00	85,275.00
	UGF				379.00	9000	3,411,000.00	85,275.00
	FF	132.83	154.03	5.090 x 2.725	280.00	6250	1,750,000.00	63,000.00
9	LGF	251.77	271.15	5.605 x 4.200	493.00	7500	3,697,500.00	110,925.00
	UGF				493.00	7500	3,697,500.00	110,925.00
	FF				493.00	5250	2,588,250.00	110,925.00
10	LGF	117.65	124.86	2.615 x 4.200	227.00	8500	1,929,500.00	51,075.00
	UGF				227.00	8500	1,929,500.00	51,075.00
	FF				227.00	5750	1,305,250.00	51,075.00
11	LGF	117.33	125.40	2.615 x 4.200	228.00	8500	1,938,000.00	51,300.00
	UGF				228.00	8500	1,938,000.00	51,300.00
	FF	144.88	152.96	3.590 x 4.200	278.00	5750	1,598,500.00	62,550.00
12	LGF	108.93	114.96	2.665 x 4.200	209.00	9000	1,881,000.00	47,025.00
	UGF				209.00	9000	1,881,000.00	47,025.00
	FF	223.03	233.47	3.590 x 5.910	425.00	6250	2,656,250.00	95,625.00
12A	LGF	167.38	174.48	2.665 x 5.910	318.00	9000	2,862,000.00	71,550.00
	UGF				318.00	9000	2,862,000.00	71,550.00
	FF	165.44	175.45	2.615 x 5.910	319.00	6250	1,993,750.00	71,775.00
14	LGF	165.44	174.92	2.615 x 5.910	318.00	9000	2,862,000.00	71,550.00
	UGF				318.00	9000	2,862,000.00	71,550.00
	FF	165.44	175.45	2.615 x 5.910	319.00	6250	1,993,750.00	71,550.00
15	LGF	165.44	174.92	2.615 x 5.910	318.00	9000	2,862,000.00	71,550.00
	UGF				318.00	9000	2,862,000.00	71,550.00
	FF	170.07	190.63	2.685 x 5.910	347.00	6250	2,168,750.00	78,075.00

16	LGF	165.44	174.92	2.615 x 5.910	318.00	9000	2,862,000.00	71,550.00
	UGF				318.00	9000	2,862,000.00	71,550.00
17	LGF	170.07	190.63	2.685 x 5.910	347.00	9000	3,123,000.00	78,075.00
	UGF				347.00	9000	3,123,000.00	78,075.00

OTHER CHARGES (Payable at the time of Offer of Possession)	
1	IFMS (Interest Free Maintenance Security) will be charged extra @ Rs 20000/- .
2	Power Backup (if provided) will be charged extra @ Rs 40000/- for 2KVA.
3	Car Parking charge will be charged extra @ Rs 100000/- (to be allotted on first come first serve basis depending on availability).
4	Two Wheeler Parking charge will be charged extra @ Rs 35000/- (to be allotted on first come first serve basis depending on availability).
5	MRMC (Monthly Recurring Maintenance Charges) for 24 months shall be charged extra. Actual Amount of MRMC shall be intimated at the time of offer of possession. Tentative charges of MRMC per shop would be between Rs. 1000/- to Rs 2000/- per month according to the size /area of the shop.
6	Utility Connection Charges will be charged Extra & shall be intimated at the time of possession.

PAYMENT PLAN			
Construction Link Plan		Down Payment Plan	
At the time of Booking /Application	8%	At the time of Booking /Application	8%
Within 45 Days of Booking	10%	Within 45 Days of Booking	84%
Within 75 Days of Booking	15%	Down Payment Discount	8%
Within 05 Months of the Booking or Completion of Ground Floor Slab	15%		
Within 08 Months of the Booking or Completion of Structure	14%		
Within 12 Months of the Booking or Completion of Internal / External Plaster	14%		
Within 14 Months of the Booking or Completion of Flooring which is later	14%		
Within 18 Months of the Booking or on Offer of Possession which is later	10% + Other Charges		

NOTE	
1	Prices can be revised at the sole discretion of the company & without prior notice.
2	Please read the detailed term & conditions in the application form.
3	The above areas are tentative and subject to change. Variation in the final layout and the floor plan can be effected without any claim from the allottee.
4	Applicable GST & any other govt. taxes /charges/due is payable extra as per govt. norms. Input credit
5	Registration Charges extra as per prevailing Government norms.
6	Cheque/Draft to be drawn in favour of "ORO Constructions Pvt. Ltd." payable at Lucknow.
7	Possession of the unit shall be given as per term of allotment after receiving of final payment along with other charges and execution of sale deed.
8	Any new tax like VAT, Sales/trade tax etc. imposed on the construction/project/company by the government shall proportionately be charged and payable by the allottee.