

Omaxe Service Suites



CALL : 9216926999



**APEX REALTY SOLUTIONS www.apexrealtyindia.com
Sco 28 Sector 27 C Chandigarh @ 9216926999**

Size (Super Area)*	480 Sq Ft	720 Ft	960 Ft	1440 Ft
	Bedroom+ Pantry+ Wash Room	Bedroom+ Living Room + Kitchenette	Bedroom+ Living Room+ Dining Area+ Kitchenette	2 Bedrooms+ 2 Washrooms + Living Room+ Dining Area + Kitchenette
BSP*	Rs.6100/-per Sq Ft	Rs.6100/-per Sq Ft	Rs.6100/-per Sq Ft	Rs.6100/-per Sq Ft

***Inaugural Discount offer - Rs 150/ sqft (Rs. 6100 – 150 = Rs. 5950 Per Sq Ft)**

Additional Charges (To be paid on Possession):

IFMS:

Service Suites for Self Use: Rs.50, 000

Service Suites for Hotel Pool: Rs. 2, 00, 000/-

Other Charges like Finishing, Furnishing, Power backup, Air-conditioning, Electric Equipment Cost, Fire Fighting Equipment cost, Furniture, Fixtures, Club membership, Car Parking charges etc.

Rs.6 Lakhs for 480 Sq Ft / Rs.9 Lakhs for 720 Sq Ft / Rs.12 Lakhs for 960 Sq Ft / Rs.18 Lakhs for 1440 Sq Ft

Payment Plans:

	Down Payment*	Flexi Plan**	Combo Plan***	Construction Linked (Staggered in 5 years)
On Booking	Rs. 3 Lakhs	Rs. 3 Lakhs	Rs. 3 Lakhs	Rs. 3 Lakhs
60th Day	100%	50%	50%	20%
Installments	Nil	12.5% (4 Quarterly Installments)	Linked with Actual Construction	Linked with Actual Construction

*12% Assured Return paid through Advance Cheques for 5 years under Down Payment Plan after 100% payment is done.

**12% Assured Return paid through Advance Cheques for 1 Year under Flexi Plan. After 100% payment is done, cheques for the balance 4 years paid in advance.

***12% Assured Return paid through Advance Cheques for 1 Year under Combo Plan after 50% payment is done. Balance Cheques to be paid on annual basis.

Viability of service apartments:

1. Medicity in 300 acres would house 5-6 hospitals-A major clientele for service apartments
2. Film city
3. Edu city in 1700 acres would have universities and institutes
4. 140 acre commercial hub-2 office tower and other commercial buildings
5. Sports complex in 44 acres would have an international cricket stadium and other sports facilities.
6. Holistic requirement of the city for a service apartment.

Additional Details

Society Name: Omaxe Service Apartments Mullanpur

Booking Amount: Rs.300000/-

Total Floors in Complex: 22

Property on Floor: 10th Floor

Flooring: Vitrified

Furnishing: Furnished

Internal Features

- Power Back-up
- Corner Flat / House / Plot
- Intercom Facility
- Security / Fire Alarm
- Feng Shui / Vaastu Compliant
- Lift(s)
- External Features
- Swimming Pool
- Water Storage
- Reserved Parking
- Security Personnel
- Park
- Visitor Parking
- Additional Features
- Fitness Centre / GYM
- Waste Disposal
- Club house / Community Center
- Rain Water Harvesting

Booking Amount: Rs.3 Lakhs (Cheque in favour of: *Omaxe Chandigarh Extn.GBP*)

Please Feel Free to Call For More Detail and Information :

Thanks & Regards,

Rajiv Saini - 921688-6888

Apex Realty Solutions

SCO 28, 2nd Floor, Sector 27 C, Chandigarh. India

E-mail : info@apexrealtyindia.in

WebSite : <http://www.apexrealtyindia.com/>

Customer Care : 9216926999, 9216925999.

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SERVICE SUITES, Omaxe New Chandigarh.

Service Suites (On Super Area Basis)

BASIC SALE PRICE (Including applicable EDC)
Rs. 6100/- per sq. ft.

Less Inaugural Discount Rs 150/- per sq ft

Net Price Rs. 5950/- per sq ft.

PAYMENT PLANS

- **DOWN PAYMENT PLAN**

At the time of Booking	Rs. 3, 00,000/-
On 60th day of Booking	100% of BSP less booking amount
On Offer of Possession	100% of Additional cost + IFMS + Other Cost (if any)

(With 12% p.a. Commitment Charges/Lease Rentals on receipt of 100% BSP till 5 years or possession whichever is later. Period of 5 year would start from the date of receipt of 100% BSP)

- **FLEXI PAYMENT PLAN**

At the time of Booking	Rs. 3, 00,000/-
On 60th day of Booking	50% of BSP less booking amount
On 150 th day of booking	12.5% of BSP
On 240 th day of booking	12.5% of BSP
On 330 th day of booking	12.5% of BSP
On 420 th day of booking	12.5% of BSP
On offer of Possession	100% of Additional Cost+ IFMS+ Other Cost(if Any)

(With 12% p.a. Commitment Charges/Lease Rentals on receipt of 50% BSP till One Year and

later 12% Commitment Charges/Lease Rentals on receipt of 100% BSP till 5 years or possession whichever is later. Period of 5 Year would start from the date of receipt of initial 50% BSP

- **COMBO PAYMENT PLAN (50% LUMP SUM + CLP)**

At the time of Booking	Rs. 3, 00,000/-
On 60 th day of Booking	50% of BSP less Booking Amount
On Start of Construction	5% of BSP
On Casting of Basement Roof	5% of BSP
On Casting of 2 nd Floor Roof	5% of BSP
On Casting of 6 th Floor Roof	5% of BSP
On Casting of 10 th Floor Roof	5% of BSP
On Casting of 14 th Floor Roof	5% of BSP
On Casting of 17 th Floor Roof	5% of BSP
On Casting of 21 st Floor Roof	2.5% of BSP
On Casting of 23 rd Floor Roof	2.5% of BSP
On completion of Internal Plaster of the allotted unit	2.5% of BSP
On completion of External Plaster of the allotted unit	2.5% of BSP
On Offer of Possession	5% of BSP + 100% of Additional cost + IFMS + Other Cost (if any)

(With 12% p.a. commitment charges/Lease rentals on receipt of 50% BSP till 5 years or possession whichever is later, Period of 5 year would start from the date of receipt of 50% BSP)

- **CONSTRUCTION LINKED PAYMENT PLAN**

At the time of Booking	Rs. 3, 00,000/-
On 60th day of Booking	20% of BSP less booking amount
On start of Construction	10% of BSP
On casting of Basement Roof	10% of BSP
On casting of 2nd Floor Roof	10% of BSP
On casting of 6th Floor Roof	10% of BSP
On casting of 10th Floor Roof	5% of BSP
On casting of 14th Floor Roof	5% of BSP
On casting of 17th Floor Roof	5% of BSP
On casting of 21st Floor Roof	5% of BSP
On casting of 23 rd Floor Roof	5% of BSP
On completion of internal plaster of the allotted unit	5% of BSP
On completion of external plaster of the allotted unit	5% of BSP
On Offer of Possession	5% of BSP + 100% of Additional cost + IFMS + Other Cost (if any)

1. **Additional Cost (To be paid on Possession)**

(i) On Account of Finishing, Furnishing,
Power Backup and Air conditioning

480 sq ft (Studio Suite) : Rs 600000/- per Unit

720 sq ft (1 B/R Suite) : Rs 900000/- per Unit

960 sq ft (1 B/R Suite) : Rs 1200000/- per Unit

1440 sq ft (2 B/R Suite) : Rs 1800000/- per Unit

(ii) On Account of **IFMS**

For Pooled Suites (Operator Services) : Rs 200000/- per unit

For Self use Purposes : Rs 50000/- per unit

Booking Amount: Rs.3 Lakhs (Cheque in favour of: *Omaxe Chandigarh Extn.GBP*)

Please Feel Free to Call For More Detail and Information :

Rajiv Saini From APEX REALTY SOLUTIONS 09216925999, 09216926999