



**Marbella
Grand**
EMBRACE THE LUXE!

PRICE LIST (w.e.f: 02.08.2022)

TITANIUM - 4+1 BHK Apartment (4B+1U+6W+Store + Puja Room)

Super Area = 3672 Sq.Ft, Built-Up Area = 3096 Sq.Ft, Carpet Area = 2256 Sq.Ft

Presidential Suite- 5+1BHK Apartment (5B+1U+7W+Store+Puja Room)

Super Area = 7111 Sq.Ft, Covered Area = 5347 Sq.Ft, Carpet Area = 4666 Sq.Ft

FLOOR	4+1BHK TITANIUM - (BSP-CLP) IT City View	4+1BHK TITANIUM - (BSP-CLP) IT City View + Corner Apartment	4+1BHK TITANIUM - (BSP-CLP) Green + Aerocity + Hill + Northeast view	4+1BHK TITANIUM - (BSP-CLP) Green + Aerocity + Hill + Northeast view + Corner Apartment	5+1BHK PRESIDENTIAL SUITE - (BSP-CLP) HILL+IT City View	5+1BHK PRESIDENTIAL SUITE - (BSP-CLP) Green + Aerocity + Hill + Northeast view
22nd & 23rd	Detail on Request	Detail on Request	Detail on Request	Detail on Request	Detail on Request	Detail on Request
21st	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
20th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
19th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
18th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
17th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
16th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
15th	Detail on Request	Detail on Request	Detail on Request	Detail on Request	5,35,00,000/-	5,55,00,000/-
13th & 14th	Detail on Request	Detail on Request	Detail on Request	Detail on Request	5,35,00,000/-	5,55,00,000/-
12th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
11th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
10th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
9th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
8th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
7th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
6th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
5th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
4th	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
3rd	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
2nd	2,70,00,000/-	2,80,00,000/-	2,85,00,000/-	2,90,00,000/-	5,35,00,000/-	5,55,00,000/-
1st	Detail on Request	Detail on Request	Detail on Request	Detail on Request	Detail on Request	Detail on Request
G.F. LOBBY	N/A	N/A	N/A	N/A	N/A	N/A

STANDARD INCLUSIONS (Version 1.6, Phase - I)	VALUE 4+1 BHK	VALUE 5+1 BHK	YOU PAY
Doors & Windows: Keyless Entry, Video Door Phone, Flush Doors & Frames with Teakwood Veneer , High Grade Aluminum Windows With Toughened Glass & Mesh Doors. Kitchen (Category): Branded Modular Kitchen with "R.O, Chimney, Geyser, HOB, 25-30 ltr. Built-in Microwave & OTG & 600 ltr Refrigerator & Dishwasher (12 Place setting) in Titanium Category. Washrooms: Fully Equipped Washrooms with Branded CP & Sanitary Fittings including Vanity, Looking Mirror, One Geyser each & Glass Shower Enclosures, Shower, False Ceiling with Ambient Lighting, Mosaic & Exhaust Fans. Presidential Suites : A total of six washrooms. One with an essential Jacuzzi, One with either a Steam Bath or a Rain Shower and the rest equipped with standard bath fittings and sanitary ware. Service Balcony: Brick Wall, Wet Point and Electrical Provision & Points. Leisure Balconies: Toughened Glass with SS Railing. Wardrobes: Full Height Wall-to-Wall Modular wardrobes with Lacquered Glass on Top in all Bedrooms. Paint: Premium Emulsion Paint Work Inside Apartment(s). Safety: Sprinklers, LPG Gas Line Fitting & Panic Button. False Ceiling: With Ambient Lighting & Fans (6/9) Respectively according to Category. Presidential Suites Requisite number of fans in 5BHK. Air Conditioning (Category): All Weather Centralised Air Conditioned with VRV SYSTEM in all Bedrooms, Living Rooms and Utility Room Flooring: Complete Flooring with Italian Marble Finished Tiles in Kitchen, Bedrooms & Living area, Anti Skid Italian Tiles in Washrooms & Balconies, Wooden Flooring in Master Bedroom. Electricals: Basic electric fittings, Switches, Provision for DTH/Telephone/Intercome and Internet etc.	Rs. 48,00,000/-	Rs. 78 ,00,000/-	Rs. 0/-
Gen-Set Power Backup Installation 5 KVA For 4+1 BHK and 10 KVA or 5+1 BHK as Standard.	Rs. 1,25,000/-	Rs. 2,50,000/-	Rs. 0/-
One Covered Car Parking as Standard for 4+1 BHK, 2 covered parkings for 5+1BHK presidential suites	Rs. 6,50,000/-	Rs. 13,00,000/-	
Earth Club & Sky Club Membership(s) as Standard.	Rs. 2,00,000/-	Rs. 2,00,000/-	Rs. 0/-
Society Maintenance Charges for first two years from offer of possession	Rs. 2,15,000/-	Rs. 4,25,000/-	
Interest Free Maintenance Security (I.F.M.S)	Rs. 1,78,000/-	Rs. 3,55,000/-	Rs. 0/-
External Development Charges (EDC) & Internal Development Charges (IDC).	Rs. 0/-	Rs. 0/-	
Fire Fighting Charges (FFC) & External Electrification Charges (EEC).	Rs. 0/-	Rs. 0/-	Rs. 0/-
Total Value/You Pay	Rs. 61,68,000/-	Rs. 1,03,30,000/-	Rs. 0/-



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EXCLUSIVE PAYMENT PLANS

w.e.f: 04.05.2022

PLAN A: 35% : 40% : 25% (Plan Available Through Bank Loan or Self-Funding Only)

Booking Amount (Agreement)	10%
Within 30 days of Booking	25%
On Completion of Structure	40%
At the time of offer of possession	25% + ECP + Other Applicable Charges (If any)

Plan B: 25%: 25%: 25%: 25% (Plan Available Through Bank Loan or Self-Funding Only)

Booking Amount (Agreement)	10%
Within 30 days of Booking	15%
On Casting of 11th Floor Roof Slab	25%
On Completion of Structure	25%
At the time of offer of possession	25% + ECP + Other Applicable Charges (If any)

Plan C: Construction Linked Installment Payment Plan- (C.L.P) (CLP Available Through Bank Loan or Self-Funding Only)

Booking Amount	10%
Within 30 days of Booking	15%
Within 60 days of start of construction	5%
On Casting of 1st floor roof slab	5%
On Casting of 4th floor roof slab	5%
On Casting of 7th floor roof slab	5%
On Casting of 10th floor roof slab	5%
On Casting of 13th floor roof slab	5%
On Casting of 16th floor roof slab	5%
On Casting of 19th floor roof slab	5%
On Casting of 21st floor roof slab	5%
On Casting of final roof slab	5%
On Completion of flooring	5%
On Start of wood work	5%
On Start of Paint Work	5%
At the time of offer of possession	10% + ECP + Other Applicable Charges (If any)

1. Bank Draft / Cheque to be issued in favor of "SRG Developers & Promoters" payable at Par.
2. If desired, Additional Gen-Set Power Back up Load can be provided at @ Rs.25,000 Per KVA. + GST. Meter Installation Charges would be extra & shall be collected before offer of possession.
3. Loan Subject to approval from Bank and company shall not be responsible or liable thereto in any manner. Nor even approval of loan shall be the responsibility of the company.
4. **2 Years Maintenance Charges @ Rs.2.5 Per Sq.Ft. are Included in price.** Any other applicable Charges would be extra & shall be collected before offer of possession.
5. **Transfer charges will be charged@ Rs. 2.5 Lacs Per Transfer + GST for 4BHK, Rs. 4 Lacs Per Transfer + GST for 4BHK Duplex, Rs. 5Lacs Per Transfer + GST for 4 BHK Penthouse, Rs. 4Lacs Per Transfer + GST for 5 BHK Presidential suites**
6. Interest shall be the SBI's highest marginal cost of Landing Rate + 2% + GST will be charged on all delayed payments. Please Refer Standard Apartment Buyer's Agreement .
7. **GST, Registration charges, Stamp Duty & other applicable statutory levies / taxes / charges etc. as per Government Norms. Shall be payable on actual by the intending Allottee(s) at the time of offer of possession or before as per developer's call.**
8. Prices, Terms & Conditions stated herein are merely indicative with a view to acquaint the applicant and are not exhaustive, for detailed Terms & Conditions please refer standard Apartment Buyer's agreement and in case of any contradiction, the terms & conditions as mentioned in the Apartment Buyer Agreement shall be effective.
9. Prices are escalation free & subject to change without any prior notice. Booking at the sole discretion of the company. Prices applicable on the date of booking shall be applicable.
10. All Mentioned Areas are Approximate. *Terms & conditions Apply.

Signature of Applicant 1

Signature of Applicant 2

Signature of Applicant 3