





## Type of Units (in Project):

|  |   |   |
|--|---|---|
|  <p><b>LIG - 1 (1BHK + 1T)</b></p> <ul style="list-style-type: none"> <li>• 1 बेडरूम</li> <li>• 1 ड्राइंग रूम</li> <li>• 1 रसोई</li> <li>• 1 टॉयलेट</li> <li>• 2 बालकनी</li> </ul>            |  <p><b>LIG - 2 (2BR + 1Lobby + 1T)</b></p> <ul style="list-style-type: none"> <li>• 2 बेडरूम</li> <li>• 1 ड्राइंग / लॉबी</li> <li>• 1 रसोई</li> <li>• 2 टॉयलेट</li> <li>• 2 बालकनी</li> </ul>                                |  <p><b>MIG - 1 (2BHK + 2T)</b></p> <ul style="list-style-type: none"> <li>• 2 बेडरूम</li> <li>• 1 ड्राइंग रूम</li> <li>• 1 रसोई</li> <li>• 2 टॉयलेट</li> <li>• 3 बालकनी</li> </ul>            |
|  <p><b>MIG - 2 (2BHK + 2T)</b></p> <ul style="list-style-type: none"> <li>• 2 बेडरूम</li> <li>• 1 ड्राइंग / डाइनिंग रूम</li> <li>• 1 रसोई</li> <li>• 2 टॉयलेट</li> <li>• 3 बालकनी</li> </ul> |  <p><b>MIG - 3 (2BHK + Study + 2T)</b></p> <ul style="list-style-type: none"> <li>• 2 बेडरूम</li> <li>• 1 स्टडी रूम</li> <li>• 1 ड्राइंग / डाइनिंग रूम</li> <li>• 1 रसोई</li> <li>• 2 टॉयलेट</li> <li>• 2 बालकनी</li> </ul> |  <p><b>HIG - 1 (3BHK + 2T)</b></p> <ul style="list-style-type: none"> <li>• 3 बेडरूम</li> <li>• 1 ड्राइंग / डाइनिंग रूम</li> <li>• 1 रसोई</li> <li>• 2 टॉयलेट</li> <li>• 3 बालकनी</li> </ul> |

| FLAT TYPE | FLAT TYPE              | Carpet Area (Sq. Mtr.) | Balcony Area (Sq. Mtr.) | Ext. Wall Area (Sq. Mtr.) | Common Area (Sq. Mtr.) | Equivalent Super Area (Sq. Mtr.) | Equivalent Super Area (Sq. Ft.) |
|-----------|------------------------|------------------------|-------------------------|---------------------------|------------------------|----------------------------------|---------------------------------|
| LIG 1     | 1 BHK + 1 TOILET       | 32.91                  | 8.53                    | 4.64                      | 12.30                  | 58.38                            | 628.42                          |
| LIG 2     | 2BR+1TOILET+LOBBY+1PDR | 40.15                  | 8.26                    | 4.12                      | 14.16                  | 66.87                            | 719.74                          |
| MIG 1     | 2 BHK+2 TOILET         | 46.28                  | 10.21                   | 4.95                      | 17.80                  | 79.24                            | 852.89                          |
| MIG 2     | 2 BHK+2 TOILET         | 53.52                  | 8.54                    | 5.76                      | 18.32                  | 86.14                            | 927.26                          |
| MIG 3     | 2 BHK+2 TOILET+STUDY   | 58.84                  | 8.29                    | 6.48                      | 19.56                  | 93.17                            | 1002.90                         |
| HIG 1     | 3 BHK+2 TOILET         | 63.53                  | 11.36                   | 6.48                      | 21.82                  | 103.19                           | 1110.71                         |

# यहाँ होगी आपके आशियाने की तलाश पूरी!

PRICELIST w.e.f. 01.01.2024

| RESIDENTIAL UNIT<br>(TYPE & PRICE)<br>INR in Lacs | LIG -1    | LIG -2    | MIG -1    | MIG -2    | MIG -3    | HIG -1    |
|---|-----------|-----------|-----------|-----------|-----------|-----------|
|   | ₹ 23.99 L | ₹ 27.49 L | ₹ 32.49 L | ₹ 35.49 L | ₹ 38.49 L | ₹ 42.49 L |

## PAYMENT PLAN

### Construction Linked Plan

| At time of Registration /At time of Allotment | 10% of the Unit Cost |
|---|----------------------|
| On Excavation/Casting of Foundation           | 10%                  |
| On Basement/ stillt Roof                      | 10%                  |
| On casting of 2nd Floor Roof                  | 10%                  |
| On casting of 5th Floor Roof                  | 10%                  |
| On casting of 8th Floor Roof                  | 7.5%                 |
| On casting of 11th Floor Roof                 | 7.5%                 |
| On casting of 14th Floor Roof                 | 7.5%                 |
| Brick Work                                    | 7.5%                 |
| External Plaster                              | 7.5%                 |
| On completion of internal plaster & flooring  | 7.5%                 |
| On offer of possession                        | 5%                   |

### READY TO MOVE-IN

| At the time of Registration/ Application | 10% of the Unit Cost |
|--|----------------------|
| Within 30 days of date of Booking        | 90%                  |

- Cheque/ Bank Draft to be issued in favour of

“NILAYA IPL COLLECTION A/C NILAYA GREENS”, payable at Delhi NCR

\*1st Floor - with Podium/ Open/ Green Terrace

The rates for the 1st floor are only for the unit areas mentioned in the table.

Podium/ Open/ Green Terrace area attached to the Unit will be charged separately based on the actual measurement/ area). 1 square meter = 10.764 sq. ft.

- Price includes One 2-wheeler parking (1BHK only).  
Additional 2-wheeler Parking @₹ 50,000/- extra, subject to availability
- Covered Car Parking @ ₹3.50Lacs extra, subject to availability
- Electrification Charges @ ₹30,000/- to be paid at time of possession  
(Additional Load @₹10,000/- per kva)
- Meter Charges to be borne by allottee as per UPERC guidelines at possession
- Power Back up Charges @ ₹30,000/- to be paid at time of possession  
(DG for Common Areas and 1kva Inverter for flat)
- Bank finance available (upto 90% of the total cost), subject to eligibility of the Buyer
- All specifications, numbers, areas may vary at possession.
- Price and payment plan can be changed without prior notice at the sole discretion of the company.
- Delayed Payment (if any) will be charged @ penal interest of MCLR (SBI) + 1% (at the time of possession)
- Stamp Duty/ Documentation Charges will be charged extra at the time of possession.
- PLC charges extra (wherever applicable).

The price is Escalation free for the sold unit; however, in case there is any change/ modification /demand in the Govt. Charges/ Taxes, the same shall be payable by the allottee.



Site Address: Khasra no. 1015, 1023, Morta, NH-58, Rajnagar Extension  
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