

Rate Chart

(w.e.f 11th January 2023)

Particular	1 BHK	2 BHK
RERA Area - Sq. Ft. (Onwards)	397	573
Saleable Area (SBA)- Sq. Ft. (Onwards)	696	1006
Basic Cost (Onwards)	16,68,054	24,11,010
Legal Charges/Per Unit	7,500	7,500
Electricity, Water, Infrastructure, Sewerage, etc	1,90,000	2,25,000
Preferred Location Charges (PLC) +	-	-
Other Charges#	-	-
Total Amount (Basic + Other Expenses)	18,65,554	26,43,510
To Be Paid Before Possession		
Maintenance Charges (1.5 Rs/Sq.Ft SBA/Month for 2 years)	25,056	36,216
Maintenance Deposit	25,056	36,216
Final Amount	19,15,666	27,15,942

+ PLC charges will be 25,000 & 30,000 respectively for 1 BHK & 2 BHK

#Other Charges if applicable will be informed at the time of booking.

All other charges except Maintenance charges & Maintenance Deposit need to be paid along with Basic Cost as per the payment plan and construction Progress.

Above rate is for a unit located on 6th floor. There will be a rise in price with every decrease in floor.

Customer needs to get the loan sanctioned from Bank / Financial Institutions within 60 days from the date of signing of booking form, else the customer will have to pay the balance amount on construction linked basis irrespective of DP scheme chosen.

Payment Schedule

- 10% of the total consideration on or before execution of AFS.
- 30% of the total consideration after the execution of AFS or within 60 days from the date of booking whichever is earlier.
- 45% of the total consideration on completion of the plinth of the building or wing.
- 55% of the total consideration on completion of the roof slab of the 3rd floor of the building or wing
- 70% of the total consideration on completion of the super structure of the building or wing.
- 80% of the total consideration on completion of the walls, internal plaster, floorings doors and windows of the said Flat.
- 85% of the total consideration on completion of the external plumbing and external plaster, elevation, terraces with waterproofing, of the building or wing in which the said Flat is located.
- 95% of the total consideration to be paid to the Developer on completion of the lifts, water pumps, electrical fittings, electro, mechanical and environment requirements, entrance lobby/s, plinth protection, paving of areas appertain and all other requirements as may be prescribed in the Agreement of sale of the building or wing in which the said Flat is located.
- Remaining Balance Amount to be paid, against and at the time of handing over of the possession of the Flat to the Buyer.
- Maintenance Deposit and Recurring Maintenance Charges to be paid and account to be fully settled and paid against handing over of the possession.

Note: Stamp Duty, Registration fees, GST and all the other government levies/taxes are to be paid at actual.

This is not an offer or an invitation to offer for sale of residential units in this project.

Rate is valid for selected/limited units only

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*T & C Apply

Rate Chart

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Particular	1 BHK	2 BHK
Token Amount	50,495	74,257
Margin Money (Basic + Other Expenses) *20%	3,73,111	5,28,702

Spot Down Payment Plan		
Token Amount	50,495	74,257
Balance Margin Money	3,22,616	4,54,445
Total Margin Money for Self Payment Plan	3,73,111	5,28,702

4 Month EMI Plan		
Token Amount	50,495	74,257
EMI Amount	80,654	1,13,611
Total Margin Money for 4 Month EMI Plan	3,73,111	5,28,702

12 Month EMI Plan (with Scheme charges)		
Token Amount	50,495	74,257
EMI Amount (Incl. Scheme Charges)	28,665	40,377
Actual Margin Money Amount	3,73,111	5,28,702
Scheme Charges	21,352	30,079
Total Margin Money for 12 Month EMI Plan (Incl. Scheme Charges)	3,94,463	5,58,781

18 Month EMI Plan (with Scheme charges)		
Token Amount	50,495	74,257
EMI Amount (Incl. Scheme Charges)	20,051	28,244
Basic Margin Money Amount	3,73,111	5,28,702
Scheme Charges	38,284	53,947
Total Margin Money for 18 Month EMI Plan (Incl. Scheme Charges)	4,11,395	5,82,649

Terms & Conditions

1. No other offer can be clubbed with this offer price.
2. The Offer Price is for limited period & units only.
3. The Company will not accept third party payments.

Calculation is for reference only. The amount may vary from unit to unit.

Margin Money = 20% of Total cost or (Total cost - Sanctioned Amount), which ever is higher Bank Loan should not exceed 80% of total unit cost.

If the customer fails to submit Bank Loan Sanction letter within 60 days from the date of booking, the customer shall not be eligible for any discount

Any promotional benefit shall be subject to timely Payment as per Selected Payment Plan.

Payment by Cheque / D.D. to be in favor of "NEBULA INFRASPACE LLP"

In Case of violation of any terms of booking (e.g.default in payment)'Nebula Infraspace LLP' reserves the right to cancel the unit and refund the amount paid after deducting cancellation charges. In case the applicant desires to cancel/withdraw the booking they can do so by submitting an application to the company .In Both the above cases the Cancellation charges will be upto 10% of the total unit cost of the unit booked. An Interest of 12% per annum calculated on daily basis will be payable as late fees in case of delay in payments. The rate are subject to change at the discretion of the company without any notice.

AAVAAS BY NEBULA

Bopal-Sanand bypass Road, Near Muni Bapu Ashram, Near Kalhar Blues & Greens, Sanand, Ahmedabad - 382110.

Toll Free No.: 1800 123 7073 | Email id: sanand@nebulacompanies.com

www.aavaasindia.com | www.nebulacompanies.com