

GAUR CITY

GAUR CITY-2,GH-03,SECTOR-16C GREATER NOIDA

w.e.f. 01/01/2022

PRICE LIST

Floor	Project	Ground Floor	1st To 5th Floor	6th To 10th Floor	11th To 15th Floor	16th To 20th Floor	21st & Above Floor	*Top Floor
Basic Sale Price (Per Sq. Ft.)	1st, 4th, 5th, 6th, 11th, 12th, 16th Avenue, Sanskriti Vihar (READY TO MOVE)	5230	5130	5080	5030	4980	4930	4730
Basic Sale Price (Per Sq. Ft.)	14th Avenue - RTM (Tower A,B,C,D,E,F,G,K,L,M,N,H,I,J)	4605	4505	4455	4405	4355	4305	4105
*Basic Sale Price (Per Sq. Ft.) GST @ 8% extra	14th Avenue Tower P & Q	4260	4160	4110	4060	4010	3960	3760
*Basic Sale Price (Per Sq. Ft.) GST @ 8% extra	14th Avenue Tower O & R	4440	4340	4290	4240	4190	4140	3940
*Basic Sale Price (Per Sq. Ft.) GST @ 8% extra	14th Avenue Tower U & V	4480	4380	4330	4280	4230	4180	4080

Basic Sale Price will be remain same for top floor for every tower in spite of floor height

Facility, Items & Works Chargeable Extra

1. Lease Rent chargeable extra @ Rs. 85/- PSF
2. One Covered Car Parking (Subject to availability) chargeable extra @ Rs. 3,00,000/- (Not offered in 14th Avenue Tower U & V)
3. Electric Meter 5 kva (Monthly Running & Maintenance Charges Chargeable) chargeable @ Rs. 25,000/- & for 14th Avenue (Tower - U & V) 3 Kva chargeable @ Rs. 25,000/-
4. Power Back-up (Inverter) 1 kva (Monthly Running & Maintenance Charges Chargeable) chargeable extra @ Rs. 25,000/-
5. One Time Club Membership Charges (Monthly Running & Maintenance Charges Chargeable) chargeable extra @ Rs. 65,000/-

Offer Valid only for 50:50 Payment Plan (14th Avenue Tower O & R for all floors)

At the time of Booking	10%
1st Installment with in 45 days of booking	40%
At the time of offer of possession Or with in 90 days from booking (whichever is later)	50%

Construction Link Payment Plan

Milestone	O & R
At the time of Booking	10%
At The Time of with in 45 days from the date of booking	50%
On Completion of Top floor	25%
At the time of offer of possession	15%

Special Payment Plan (For all Floors) All Towers

At the time of Booking	10%
At the time of offer of possession	90%

Ready To Move : 1st Avenue, 4th Avenue, 5th Avenue, 6th Avenue, 11th Avenue, 12th Avenue, 16th Avenue, 14th Avenue (A,B,C,D,E,F,G,K,L,M,N,H,I,J,P,Q,U,V) & Sanskriti Vihar
Final date of possession on or before 27/09/2022 . However , the promoter shall endeavour to give possession by (Tower - O - 27/09/2022), (Tower - R - 31/03/2022) for 14th Avenue
GST, Duties, Other Govt. Charges, Stamp Duty, Registration, Lawyer's Fee as applicable will be charged extra.
Interest Free Maintenance Security (at Total Area) : Rs. 269.10 per sq.mtr. (Rs. 25/- per sq.ft.) payable at the time of offer of possession
Any extra covered area (i.e. Terrace Area) will be charged 50% of Rate PSF as per Price list & any extra open (open to sky) area will be charged 25% of Rate PSF as per Price list i.e. Total Cost/Area
Price list & Payment Plan can be changed without notice.
One Year i.e 1st year advance maintenance charges @ Rs. 15.50/- per sq.mtr. per month (Rs. 1.44 per sq. ft. per month) payable as per payment plan (1st,4th,5th,11th,12th,16th,10th Avenue) + @18% GST EXTRA
One Year i.e 1st year advance maintenance charges @ Rs. 13.46/- per sq.mtr. p.m (Rs. 1.25 per sq. ft. p.m.) payable as per payment plan (6th Avenue & 1st Avenue Tower - L) + @18% GST EXTRA
One Year i.e 1st year advance maintenance charges @ Rs. 21.53/- per sq.mtr. p.m (Rs. 2.00 per sq. ft. p.m.) payable as per payment plan (14th Avenue) + @18% GST EXTRA
Gift Voucher Rs. 1,00,000/- or Assured Rental Rs. 10,000/- per month for 10 Months, Offered to customer after receiving 50% of total cost.(valid only for 50:50 Payment Plan).
RERA: UPRERAPRJ6742 (14th Avenue) , RERA: UPRERAPRJ6695 (7th Avenue)
The information in this price list is provided in good faith and does not constitute part of the contract.
The price list and information given is indicative and only for reference , however the customer is bound and has to pay the amount as per the actual papers/forms being signed by the developer and the customer .
Cheques will be in favour of "Gaursons Hi-tech Infrastructure Pvt.Ltd". For 1st Avenue, 4th Avenue, 5th Avenue & 6th Avenue
Cheque will be in favour of "Gaursons Promoters Pvt. Ltd." for Sanskriti Vihar , 11th, 12th, 14th & 16th Avenue

Carpet Area(as per RERA guidelines): - The net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls, column & structural walls of the apartment.

****Total Area :** - The carpet area of the said apartment and the entire area enclosed by its periphery walls including area under walls, columns, balconies and lofts etc. and half the area of common walls with other premises/apartments which form integral part of said apartment and common areas shall mean all such parts/areas in the entire said project which the Allottee(s) shall use by sharing with other occupants of the said project including entrance lobby, electrical shafts, fire shafts, plumbing shafts and services ledges on all floors, common corridors, and passages, staircases, staircase shaft, munties, services area including but not limited to the machine rooms, security/fire control rooms, maintenance offices/stores etc, if provided.

1 sq.mtr. = 10.7639 sq.ft.