



# MARBELLA

EXCLUSIVE VILLA COMMUNITY

## PROPOSED SUBVENTION PAYMENT PLAN

### PRICES

#### Sale Price

External Development Charges (EDC)  
 Infrastructural Development Charges (IDC)  
 Club Membership (Mandatory)  
 Preferential Location Charges (PLC)

#### As Applicable

Rs. 4,199/- per Sq. Yd.  
 Rs. 517/- per Sq. Yd.  
 Rs. 4 Lakhs  
 See Note No. 4

### LINKED STAGES

### CUSTOMER CONTRIBUTION

### BANK DISBURSEMENT

On Booking	Rs. 30 Lakhs	-
Within 30 days of Booking	15% of Sale Price less Booking Amount + 100% of EDC/IDC	-
Within 45 days of Booking	-	25% of Sale Price
On Start of Unit Construction	-	20% of Sale Price
On Completion of Structure and Brick-work	-	25% of Sale Price
On Completion of Flooring	-	10% of Sale Price
On Offer-of-Possession	5% of Sale Price + 100% of Club Membership + IFMS + Stamp Duty and Registration Charges + Govt. Levies and Charges (if any).	-

Subject to Bank Clearence, Emaar MGF to pay Pre-EMI interest for 24 months.

#### Note:

- EDC and IDC are pro-rated per Unit as applicable to this project.  
In case of any revision, the same would be recovered on pro-rata basis from the Applicant/Allottee.
- Interest Free Maintenance Security (IFMS) – Rs. 100/- per Sq. Ft.
- Stamp Duty/Registration Charges shall be payable along with the last installment based on the then prevailing rates.
- PLC: 15 meter wide road - 5% on Net Basic Price, corner - 5% of Net Basic Price, Park/Green Facing - 7.5% of Net Basic Price, 24 meter wide road - 7.5% of Net Basic Price.
- Service Tax as applicable would be payable by Customer as per demand (Basic: 3.708%; PLC, Club Membership and other Charges: 12.36%).
- Prices subject to revision at the sole discretion of the Company.
- Payment to be made by Demand Draft(s)/Pay Order(s)/Banker's Cheque(s) only drawn in favour of "EMAAR MGF Land Ltd. – A/c Marbella" payable at New Delhi.



CREATING A NEW INDIA

**Emaar MGF Land Limited**

**Sales Office:** Emaar MGF Business Park, MG Road, Sikandarpur Crossing, Sector 28, Gurgaon 122 002

**Email:** enquiries@emaarmgf.com | **www.emaarmgf.com**

\*Conditions apply. Home loans at sole discretion of Bank. Please refer to the detailed terms and conditions for the offer.

Emaar MGF to pay interest till August 2015 under a pre-EMI interest subvention scheme by Emaar MGF. Subsequently, adjustable rates from Bank shall apply.  
In case the customer is not able to get the subvention loan sanctioned by the due date (4th Installment), the payment plan would be converted to the construction linked plan.