

SERVICED RESIDENCIES (BLOCK 2B)
in WCC, Sector 32, Noida

2/3/4 Bedroom/Dinning

Sizes : 1546 - 4276 sqft.

BSP @ Rs. 7300*/sqft.

An ISO 9001:2008 company



SUMANGALAM™

Your Home Planners

1800-103-7707 (Toll free)



SCHEDULE OF FINISHES						
APARTMENT AREA						
LOCATION	FLOORS	WALLS	CEILINGS	DOORS	WINDOWS	OTHERS
<u>DRAWING/ DINING AREA</u>						
	Imported Marble	POP Punning+ Acrylic Emulsion paint	POP Punning+O BD	Natural Wood frame with Double Shutter Entrance Door - Polish Veneer Finish Flush door	UPVC	Banded Modular Switches, Split A/c.
<u>OTHER BED ROOMS</u>						
	Vitrified Tiles	POP Punning+ Acrylic Emulsion paint	POP Punning+O BD	Natural Wood Frame, Moulded Skin Door	UPVC	Banded Modular Switches, Split A/c
<u>MASTER BEDROOM</u>						
	Vitrified Tiles	POP Punning+ Acrylic Emulsion paint	POP Punning+O BD	Natural Wood Frame, Moulded Skin Door	UPVC	Banded Modular Switches, Split A/c, Modular Wardrobe
<u>KITCHEN</u>						
	Matt Finish Ceramic Tiles	Combination of glazed tile 2' above platform, rest Plaster +Acrylic Emulsion Paint	False Ceiling + OBD	Natural Wood Frame, Moulded Skin Door	UPVC	Modular kitchen with Chimney and Hobb, Banded CP Fittings, Banded Modular Switches



BALCONY						
	Anti-skid Ceramic Tiles	External Texture Paint	OBD	UPVC	UPVC	MS Railing Enamel Painted
TOILET						
	Matt Ceramic Tile	Glazed Ceramic tiles up to 8' +OBD	False Ceiling + OBD	Natural Wood frame, Moulded Skin Door	UPVC	CP Fittings & Chinaware of Duravit/Kohler/Grohe/ or equivalent brand , Exhaust Fan, Granite Counter,Branded Modular switches
MASTER BEDROOM TOILET						
	Matt Ceramic Tile	Glazed Ceramic tiles up to 8' +OBD	False Ceiling + OBD	Natural Wood frame, Moulded Skin Door	UPVC	Bath Tub, CP Fittings & Chinaware of Duravit/Kohler/ Grohe/ or equivalent brand , Exhaust Fan, Granite Counter,Branded Modular Switches
SERVANT'S ROOM						
	Ceramic Tiles	OBD	OBD	Natural Wood frame, Moulded Skin Door	UPVC	Modular Switches
UTILITY AREA						
	Anti-skid Ceramic Tiles	External Texture Paint	OBD	UPVC	UPVC	MS Railing Enamel Painted



LOCATION	FLOORS	WALLS	CEILING	DOORS	WINDOWS	OTHERS
COMMON AREA						
MAIN Entrance LOBBY AREA (AT GROUND)						
	GRANITE	POP+ Acrylic Emulsion Paint and Granite Cladding on Lift wall	False Ceiling +OBD	Powder Coated Alumunium Glazing	Powder Coated Alumunium Glazing	Branded Modular Switches
CORRIDOR AREA (AT OTHER FLOORS)						
	Vitrified Tiles	POP Punning + Acrylic Emulsion Paint	GYP Board False Ceiling+ OBD	Powder Coated Alumunium Glazing	Powder Coated Alumunium Glazing	
LIFT LOBBY (Ground Floor)						
	GRANITE	POP+Acrylic Emulsion Paint and Granite Cladding on Lift wall	False Ceiling +OBD			High Speed Passenger Elevator + Service Elevator
LIFT LOBBY (Typical Floor)						
	Vitrified Tiles	POP+Acrylic Emulsion Paint and Granite Cladding on Lift wall	False Ceiling + OBD			



STAIRCASE (Ground Floor)						
	GRANITE	OBD	OBD			MS Railing Enamel Painted
STAIRCASE (Typical Floor)						
	Kota Stone	OBD	OBD			MS Railing Enamel Painted
FIRE EXIT STAIRCASE						
	Kota Stone	OBD	OBD	Fire Rated Door		MS Railing Enamel Painted
EXTERNAL FINISHES						
		External Texture Paint				
Facilities :-						
Power backup 2 BHK =3.5 kva, 3 BHK=6 kva & 4 BHK 9 kva, , Adequate Basement and Surface Parking, Landscape Courts with Sit-out Spaces, Pedestrian Paths, Jogging Track.						
Club :- Multi-pupose party room with kitchen facilites, Gym, Indoor Lounge for reading/relaxation, Swimming Pool and changing room, Steam Room, Aerobics/Yoga Room, Kids indoor and out door play area.						
Security : CCTV for ground floor lobbies and entry and exit to the development, communication system linked to each unit.						
<small>Finishing Schedule 18-01-2012</small>						



WAVE CITY CENTER - SERVICED RESIDENCIES

PRICE LIST

w.e.f 19/1/12

Basic Sale Price : Rs.7300/-

Construction Linked	Rs.7300 per sq.ft.
Flexi	Rs.7154 per sq.ft.
Down Payment	Rs.6680 per sq.ft.

ADDITIONAL CHARGES

1	Car Parking	4,00,000.00
2	Club Membership	2,00,000.00
3	IFMS	6 months
4	Sinking Fund	Rs.25/- per sq.ft. per annum
5	PLC	Ground & 31st Floor -- Rs.125/- per sq.ft. 1st & 30th Floor -- Rs.100/- per sq.ft. 2nd & 29th Floor -- Rs.75/- per sq.ft. 3rd & 28th Floor -- Rs.50/- per sq.ft. Park & Podium facing -- Rs.50/- per sq.ft.

* One Time Lease Rent will be extra, Payable to NOIDA Authority

* All the charges, taxes, duties, service tax or levies demanded or imposed or to be imposed by Noida or by any other Authority, Local/Government body shall have to be borne proportionately by the Buyer.

* Cheques/ Demand Drafts will be drawn in favour of "Wave Mega City Centre Pvt. Ltd." payable at Delhi/Noida only

* Monthly Maintenance charges will be applicable

* The above prices/ payment plans are subject to revision/ withdrawal at any time without any notice and at the sole discretion of the Company.

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PAYMENT PLAN - SERVICED RESIDENCIES

Construction Linked Installment Payment Plan

S.No.	Description	Basic Sale Price	Cumulative	Additional Charges
1	On Booking	10.00%	10.00%	
2	Within 90 days of Booking	10.00%	20.00%	
3	Within 150 days of Booking	10.00%	30.00%	
4	On Laying of Foundation Slab	5.00%	35.00%	PLC if any
5	On Ground Floor Slab	5.00%	40.00%	
6	On 3rd Floor Slab	5.00%	45.00%	50% of Car Parking reservation charges
7	On 6th Floor Slab	5.00%	50.00%	50% of Car Parking reservation charges
8	On 9th Floor Slab	5.00%	55.00%	
9	On 12th Floor Slab	5.00%	60.00%	
10	On 15th Floor Slab	5.00%	65.00%	
11	On 18th Floor Slab	5.00%	70.00%	25% of club membership
12	On 21st floor Slab	5.00%	75.00%	25% of club membership
13	On 25th floor slab	5.00%	80.00%	25% of club membership
14	On 28th floor slab	5.00%	85.00%	25% of club membership
15	On top floor slab	5.00%	90.00%	
16	On start of Super Structure	5.00%	95.00%	
17	On Offer of Possession	5.00%	100.00%	IFMS + Registration + Stamp Duty + Administrative Charges + One Time Lease Rent + Other Charges
		100.00%		



Flexi Payment Plan with 5% Rebate on 40% of Basic Sale price

S.No.	Description	Basic Sale Price	Cumulative	Additional Charges
1	On Booking	10.00%	10.00%	
2	Within 90 days of Booking	40.00%	50.00%	
3	On ground Floor Slab	5.00%	55.00%	PLC if any
4	On 6th Floor Slab	5.00%	60.00%	
5	On 9th Floor Slab	5.00%	65.00%	50% of Car Parking reservation charges
6	On 12th Floor Slab	5.00%	70.00%	50% of Car Parking reservation charges
8	On 15th Floor Slab	5.00%	75.00%	25% of club membership
10	On 18th Floor Slab	5.00%	80.00%	25% of club membership
11	On 21st floor Slab	5.00%	85.00%	25% of club membership
12	On 28th floor slab	5.00%	90.00%	25% of club membership
13	On top floor slab	5.00%	95.00%	
14	On start of Super Structure	5.00%	100.00%	IFMS + Registration + Stamp Duty + Administrative Charges + One Time Lease Rent + Other Charges
15	On Offer of Possession	100.00%		

Down Payment with 10% Rebate on 85% of Basic Sale Price

S.No.	Description	Basic Sale Price	Cumulative	Amount
1	On Booking	10.00%	10.00%	
2	Within 45 days of Booking	85.00%	95.00%	100% PLC & 100% Car Parking reservation charges
3	On Offer of Possession	5.00%	100.00%	IFMS + Registration + Stamp Duty + Administrative Charges + One Time Lease Rent + Club Membership + Other charge
		100.00%		





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