

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

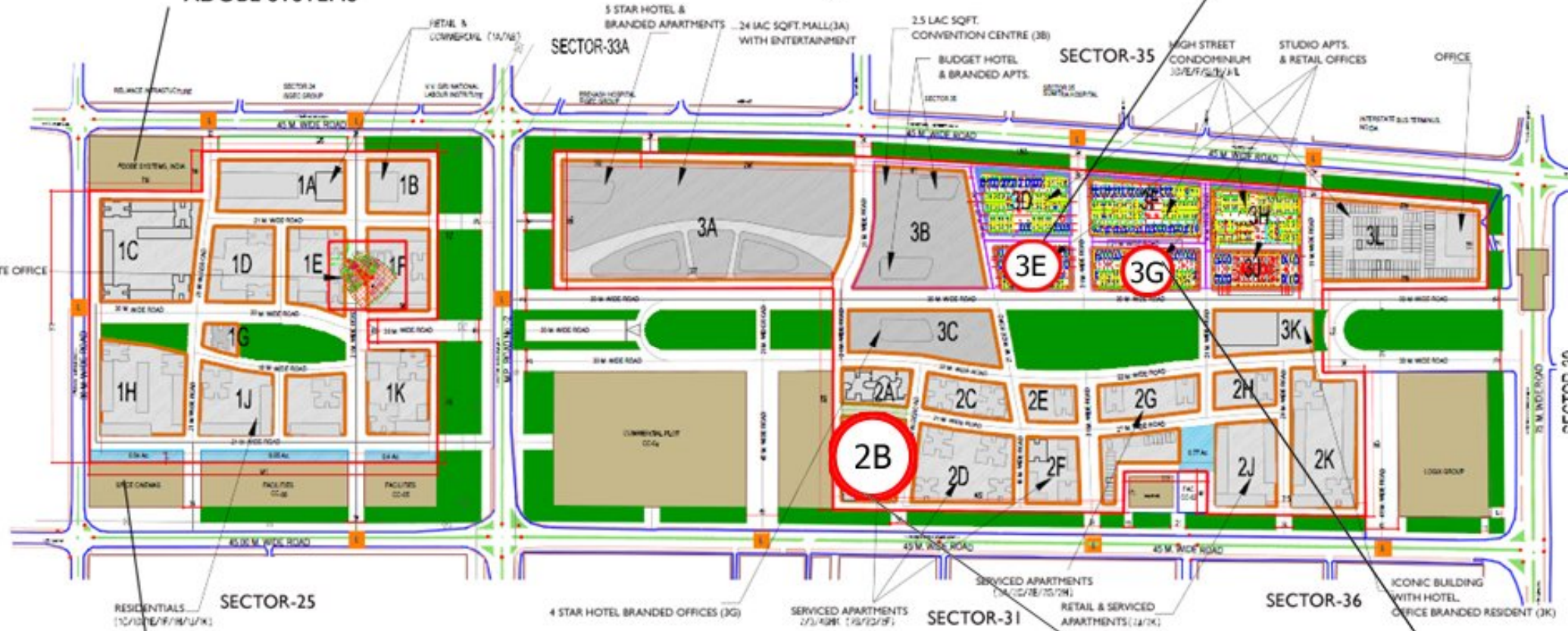
1800-103-7707 (Toll free)



Wave City Centre

ADOBE SYSTEMS

STUDIO APARTMENTS



SPOICE CINEMAS

SERCISED RESIDENCIES

Office Spaces

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<b>SCHEDULE OF FINISHES</b>						
<b>APARTMENT AREA</b>						
<b>LOCATION</b>	<b>FLOORS</b>	<b>WALLS</b>	<b>CEILINGS</b>	<b>DOORS</b>	<b>WINDOWS</b>	<b>OTHERS</b>
<b><u>DRAWING/ DINING AREA</u></b>						
	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.
<b><u>OTHER BED ROOMS</u></b>						
	Vitrified Tiles	POP Punning+ Acrylic Emulsion paint	POP Punning+O BD	Natural Wood Frame, Moulded Skin Door	UPVC	Banded Modular Switches, Split A/c
<b><u>MASTER BEDROOM</u></b>						
	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
<b><u>KITCHEN</u></b>						
	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



<b>BALCONY</b>						
	Anti-skid Ceramic Tiles	External Texture Paint	OBD	UPVC	UPVC	MS Railing Enamel Painted
<b>TOILET</b>						
	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
<b>MASTER BEDROOM TOILET</b>						
	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
<b>SERVANT'S ROOM</b>						
	Ceramic Tiles	OBD	OBD	Natural Wood frame, Moulded Skin Door	UPVC	Modular Switches
<b>UTILITY AREA</b>						
	Anti-skid Ceramic Tiles	External Texture Paint	OBD	UPVC	UPVC	MS Railing Enamel Painted



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



<b>STAIRCASE (Ground Floor)</b>						
	GRANITE	OBD	OBD			MS Railing Enamel Painted
<b>STAIRCASE (Typical Floor)</b>						
	Kota Stone	OBD	OBD			MS Railing Enamel Painted
<b>FIRE EXIT STAIRCASE</b>						
	Kota Stone	OBD	OBD	Fire Rated Door		MS Railing Enamel Painted
<b>EXTERNAL FINISHES</b>						
		External Texture Paint				
<b>Facilities :-</b>						
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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