

**PRICE LIST**  
**Essentia ( Tower 4 ) & Oxy ( Tower-5)**

Product	BSP (Per Sq. Ft.)
Executive Office / Scalable Spaces / Professional Office	₹ 6,500/-

Preferential Location Charges	
Second Floor	₹ 200/- Per Sq. Ft.
First Floor	₹ 400/- Per Sq. Ft.
Ground Floor	₹ 700/- Per Sq. Ft.
Lawn / Green Facing	₹ 100/- Per Sq. Ft.

**Payment Plan**

**(A) Time/Construction Linked Plan**

1.	At the time of Booking	10% of BSP
2.	Within 2 months of Booking	10% of BSP
3.	Within 4 months of Booking	10% of BSP
4.	Within 6 months of Booking	7.5% of BSP + 50% EDC & IDC
5.	Within 8 months of Booking	7.5% of BSP
6.	Within 10 months of Booking	7.5% of BSP + 50% EDC & IDC
7.	Within 12 months of Booking / On Completion of 3rd Floor Slab (which ever is later)	7.5% of BSP
8.	Within 14 months of Booking / After 2 Months of 7th Installment	7.5% of BSP + 50% of PLC
9.	Within 16 months of Booking / After 4 Months of 7th Installment	7.5% of BSP + 50% of PLC
10.	Within 18 months of Booking / After 6 Months of 7th Installment	5% of BSP
11.	Within 20 months of Booking / On completion of Super Structure (which ever is later)	5% of BSP
12.	Within 22 months of Booking / After 2 Months of the 11th Installment	5% of BSP
13.	Within 24 months of Booking / On completion of Facade (which ever is later)	5% of BSP
14.	On offer of Possession	5% of BSP + IFMS + + Other Charges as Applicable

**(B) Easy Payment Plan with Assured Return\***

At the time of Booking	10% of BSP
Within 45 days of Booking	40% of BSP + EDC/IDC
Within 12 Months of Booking	45% of BSP
On offer of Possession	5% of BSP + IFMS + PLC (If Any)+ Other Charges As Applicable

**Note :**

- Physical Possession shall be given.
- Assured return of 11% p.a. shall be paid on quarterly basis from the date of payment of 50% BSP upto 12 months of booking. Thereafter upon receipt of next 45% of BSP, return of 12% shall be paid, from the date of payment of 95% of BSP, till offer of possession.
- Assured return will be offered on Basic Sale Price (BSP) Only.

(C) Assured Return Payment Plan\*

At the time of Booking	10% of BSP
Within 45 days of Booking	85% of BSP + EDC/IDC
On offer of Possession	5% of BSP + IFMS + PLC (If Any)+ Other Charges As Applicable

**Option 1 - Assured Return with Physical Possession**

- Physical Possession shall be given.
- Assured return of 12% p.a. payable on quarterly basis on amount deposited till offer of possession.
- Such return will be paid from the date of payment of 95% of Basic Sale Price.
- Assured return will be offered on Basic Sale Price (BSP) Only.

Note - In case customer don't opt for assured return then a discount equivalent to 16% of paid BSP will be given. No assured return will be provided to the customer.

**Option 2 - Assured Return with First Lease**

- Assured return of 12% p.a. payable on quarterly basis on amount deposited till offer of possession.
- Such return will be paid from the date of payment of 95% of Basic Sale Price.
- First rent/lease agreement will be executed by the company and lease rent of ₹ 42/- per sq.ft. per month for a period of 3 years after possession is assured by the company.
- In case actual rent exceeds ₹ 42/- per sq.ft. per month then excess amount will be shared equally.
- Assured return will be offered on Basic Sale Price (BSP) Only.

\*The above plans are for limited period/stock. Company reserves the right to change its terms & conditions without giving any prior notice.

**Other Charges**

EDC & IDC	₹ 300/- Per Sq. Ft.
Executive Club Membership (Optional)	₹ 1,50,000/-

1 Meter = 3.28 Feet  
1 Sq. Meter = 10.76 Sq. Feet

**Note :**

- Registration of Sale Deed / Conveyance Deed is permissible by Competent Authority in the Project.
- Prices are firm and escalation free from the respective dates of booking.
- Government charges i.e., stamp duty, service tax or any government levies will be charged extra.
- Prices indicated above are subject to revision at the discretion of the company. Prices prevailing on the date of booking shall be applicable.
- Possession will be offered within 36 months with penalty clause as per Buyer's Agreement.
- ECC & FFC, Power back up installation charges will be charged on actual Pro-rata basis at the time of offer of Possession in addition to the Price / charges stated above.
- Registration Stamp Duty and any other charges, as applicable, shall be payable by the allottee before the execution of sale deed.
- Prices, Assured Return and terms & conditions stated herein are merely with a view to acquaint the applicant and are not exhaustive. For detailed terms & conditions please refer to the application form, MOU and unit Buyer's Agreement.
- Any additional facility, if provided, will be charged extra.
- All building plans, layouts, specifications etc. are tentative and subject to variation and modification as decided by the Company or Competent Authority.
- Interest Free Maintenance Security (IFMS) shall be payable extra @ 100/- per Sq. Ft. at the time of offer of possession.
- Payment through Cheque / Demand Draft are to be made in favor of "RPS- INFINIA" or as demanded by the developer from time to time. All cheque/Demand Draft shall be payable at Delhi/Faridabad only, Outstation cheques are not acceptable.
- In case possession is offered before 24 months of booking then all the payments as per Time/Construction Linked Payment Plan will become due on offer of possession.



**PAYMENT PLAN : INTERIOR AND FURNISHING SPECIFICATION CHARGES  
PROFESSIONAL OFFICE**

**Payment Plan**

1.	At the time of Booking	10% of Applicable Charges
2.	On start of Interior & Furnishing Work	30% of Applicable Charges
3.	Within 2 Months of Start of Interior & Furnishing Work	30% of Applicable Charges
4.	Within 4 Months of Start of Interior & Furnishing Work	30% of Applicable Charges

1 Meter = 3.28 Feet  
1 Sq. Meter = 10.76 Sq. Feet

**INTERIOR & FURNISHING SPECIFICATION CHARGES @ ₹ 1600/- Per Sq.Ft.)**

The following shall be provided in the Unit:

- Decorative False Ceiling & Vitrified Tiles Flooring.
- Painted Walls & required glass partition.
- Directors Shell-Executive Table, Executive Chair, Visitor's Chair-2 No., Two seater Executive Sofa, Designer Clock, Lamps with wooden box on Wooden Stools .
- Staff Shell-work station-3 No., Staff Chairs-3 No., Wooden Cabinet-2 No, two Seater sofa, wall painting
- Air conditioning
- Point for Internet and Telephone
- Electrical - Switches and Lights

**Note:**

- All the services related to interiors & furnishing in professional offices shall be provided through the independent entity, "RPS-AZURE".
- Payment through cheque / Demand Draft against interior and furnishing specification charges is to be made in favour of "RPS-AZURE" payable at Delhi / Faridabad only. Outstation cheques are not acceptable.