

	Particulars	Primary Applicant	1st Co-applicant	<div><div>RAHUL</div><div>ASTON</div><div>THE GEM OF HINJAWADI</div></div>	
	Name of Customer				
	Date of Booking	01-Jan-26			
	Floor	3 BHK			
	Flat Number	301	Available		
	Configuration of Apartment	3	Particulars	Amount	Expected Date
	Carpet Area (sq.ft.)	940	Booking Amount (10%)	11,32,420	On Booking
A	Basic Cost	1,13,24,200	TDS (1%)	1,13,242	Within 15 Days from Booking
B	Stamp Duty 6%	6,79,600	Stamp Duty 6%	6,79,600	Within 7 Days from Booking
C	Registration Charges	30,000	Registration Charges Fix	30,000	Within 7 Days from Booking
D	GST @ 5%	5,66,210	GST on Booking Amt	56,621	On Booking
	Total Cost	1,26,00,010	Total Initial Contribution	20,11,883	
INSTALLEMENTS					
%	PAYMENT SCHEDULE	Flat Payment Break Up	1% TDS. If Applicable	Installments	GST
30%	Not exceeding 30 % of the total consideration at the time of Agreement.	33,97,260	-	33,97,260	1,69,863
15%	Not exceeding 45% of the total consideration on Completion of Plinth of the building.	16,98,630	-	16,98,630	84,932
25%	Not exceeding 70% of the total consideration on Completion of Slab of the said Flat.	28,31,050	-	28,31,050	1,41,553
5%	Not exceeding 75% of the total consideration on Completion of Wall, internal plaster, floorings, doors and windows of the said flat.	5,66,210	-	5,66,210	28,311
5%	Not exceeding 80% of the total consideration on Completion of sanitary fittings, staircase, Lift Wall, lobbies upto floor level of the said flat.	5,66,210	-	5,66,210	28,311
5%	Not exceeding 85% of the total consideration on Completion of external Plumbing and external Plaster, elevation, terraces, with waterproofing of the building.	5,66,210	-	5,66,210	28,311
10%	Not exceeding 95% of the total consideration on completion of the lift, water pumps, electrical fittings, electro mechanical and environment requirements, entrance Lobby/s, Plinth Protection, Paving of areas appertain and all other requirements as per the Agreement.	11,32,420	-	11,32,420	56,621
5%	At the time of handing over the possession of the flat on or after receipt of Occupancy Certificate or Completion Certificate.	5,66,210	-	5,66,210	28,311
100%	TOTAL	1,13,24,200	-	1,13,24,200	5,66,210
Notes -					
1) Booking Amount:- INR 2,00,000/- cheque/DD in favour of "RAHUL CONSTRUCTION".					
2) Agreement to be executed within 15 days from Date of Booking.					
3) Maintenance:- 2 BHK Rs. 1,35,000/- & 3 BHK 1,60,000/- + GST applicable as per govt norms for 24 months payable from 1st Possession of Building or till the funds are exhausted, whichever is earlier.					
4) 1% TDS applicable on all transactions having Agreement Value above INR 50 Lakhs.					
5) TDS to be paid by Purchaser within 7 Days from Date of Registration.					
6) Govt. Rates & Taxes are subject to change without prior notice. Govt. Rates and Taxes may vary and it will be paid at actuals by the Customer.					
7) The Govt. Rates and Taxes applicable at the time of execution of agreement, or as the case may be, will be applicable.					
8) Additional Legal charges for Domestic is Rs. 15,000/- and for NRI is Rs. 16000/- will be payable at the time of agreement.					
9) Stamp Duty may differ, depending on the Govt. valuation and premiums applicable by the Statutory authority.					
10) No choice of parking will be given, parking will be allotted on the basis of Date of Booking only.					
11) Bank Disbursement needs to be completed with 8 working days from the date you receive documentation for Bank Loan Process.					
12) Rahul Construction Co. & Justo Realfintech Pvt. Ltd. Will not be responsible for any offer given by any third party.					
13) Purchaser has to submit Loan Sanction letter even if the payment is done by Own Contribution.					
14) If the Agreement is not registered within 15 Days from the Date of Booking, as per the company policy the booking will be treated as Cancelled.					
15) Cancellation charges of Rs. 50,000/- will be levied if the booking is cancelled after 30 days from Date of Booking.					
16) Management reserves the right of Cancellation at its discretion.					
17) Cost covers 1 Covered Car Parking for each flat.					
18) Customization or Alteration of the Flat is strictly not allowed.					
Disclaimer:- This quote is totally conceptual & not a legal offering, and the management reserves the right to add, delete or alter any details in its discretion to make improvements as and when required.					
RTGS/NEFT Details for bookings as follows :-		RTGS/NEFT Details for GST Payment are as follows :-		RTGS/NEFT Details for SDR Payment are as follows :-	
Beneficiary Name - Rahul Construction		Beneficiary Name - Rahul Construction		Beneficiary Name - Rahul Construction	
Bank Name - ICICI Bank		Bank Name - ICICI Bank		Bank Name - ICICI Bank	
Account Number - 777705061330		Account Number - 624005026577		Account Number - 624005026575	
IFSC Code - ICIC0006240		IFSC Code - ICIC0006240		IFSC Code - ICIC0006240	
Type of Account - Current		Type of Account - Current		Type of Account - Current	
Branch - Bhandarkar Road, Pune		Branch - Bhandarkar Road, Pune		Branch - Bhandarkar Road, Pune	
Customer Signature					
Primary Applicant		1st Co-applicant			
Banking Details					
LOAN ASSISTANCE PLEASE CONTACT OUR BANKER -					