



MJR Divine Meadows – Villas – Comparative Cost Sheet – March 2024

Type	East	West	East	West
	3+1 BHK	3+1 BHK	4+1 BHK	4+1 BHK
	35*45	35*45	35*50	35*50
Saleable Built Up Area	3195	3195	3195	3195
Rate/Sft (Rs)	7480	7480	7480	7480
Cast of the vila (Rs)	23898600	23898600	26067800	26067800
Premium East @5%	1194930		1303390	
Part A – Basic Cost of Villa	25093530	23898600	27371190	26067800
Additional Charges payable on possession				
Infrastructure & Development charges (IDC) @ 350/5h	1118250	1118250	1219750	1219750
Club Membership Charge (Rs)	300000	300000	300000	300000
Corpus	143775	143775	156825	156825
Part B. – Total of other charges	1562025	1562025	1676575	1676575
Total: Part A & Part B	26655555	25460625	29047765	27744375
GST Calculation				
Part A - GST @ 5%	1254677	1194930	1368560	1303390
Part B - GST @ 18%	281165	281165	301784	301784
Total GST – Part A + Part B	1535841	1476095	1670343	1605174
Sub Total (Including GST)	28191396	26936720	30718108	29349549
Facility Management				
Adv 1 year Maintenance Charge @4/5ft (Rs) - On BUA GST @18%	27605	27605	30110	30110
Legal	35000	35000	35000	35000
Sub Total	215965	215965	232390	232390
Grand Total (Rs)	28407361	27152684	30950498	29581939

Notes

1. Token amount of 5,00,000/- is payable during the submission of booking application form.
2. Premium Location charge (PLC) @ Corner 10%. Park facing 5%. Backyard 10%.
3. Prices are subjected to change without prior notice.
4. Stamp duty, Registration fee and any statutory levies (Khata transfer charges & property) is on actuals.
5. All payments to be made by the way of Account payee DC/Cheque/Online in favour of "MAX GLOBAL"