

WINDLASS

RIVER VALLEY

THE SMART TOWNSHIP

NORTH INDIA'S LARGEST INTEGRATED SMART TOWNSHIP, DEHRADUN,
UTTARAKHAND- 248005

PRICE LIST & PAYMENT PLAN FROM 1ST JANUARY 2024

PHASE 4 - KAVERI

S.No.	Unit (Sq.ft.)	Type	January	February	March
1	1350	2 BHK+2T+2B	97,20,000	97,87,500	98,55,000
2	1500	2.5 BHK+2T+2B	1,08,00,000	1,08,75,000	1,09,50,000
3	1850	3 BHK+3T+1B	1,33,20,000	1,34,12,500	1,35,05,000
4	2100	3 BHK+4T+1B	1,51,20,000	1,52,25,000	1,53,30,000
5	2500	3.5 BHK+4T+2B	1,80,00,000	1,81,25,000	1,82,50,000
6	3150	4 BHK+5T+2B	2,26,80,000	2,28,37,500	2,29,95,000
	3600	4.5 BHK+6T+4B	2,59,20,000	2,61,00,000	2,62,80,000

S.No.	Unit (Sq.ft.)	Sky Villas	January	February	March
1	4200	4 BHK+5T+1B	4,66,20,000	4,70,40,000	4,74,60,000
2	4600	4 BHK+6T+1B	5,10,60,000	5,15,20,000	5,19,80,000
3	7000	5 BHK+7T+2B	7,77,00,000	7,84,00,000	7,91,00,000
4	8100	6.5 BHK+9T+5B	8,99,10,000	9,07,20,000	9,15,30,000

WINDLASS DEVELOPER

DEVELOPING SMART INDIA

Construction Linked Payment Plan (CLP)

At the time of booking	Rs. 25,100/-
Final Allotment Letter less booking amount (Payable within 30 days of booking)	20%
On commencement of Excavation	10%
On commencement of Foundation	10%
On commencement of Stilt Floor Slab	10%
On commencement of Ground Floor Slab	15%
On commencement of 4th Floor Slab	15%
On commencement of 8th Floor Slab	10%
On commencement of Finishing Work	5%
On offer of Possession	5%

Terms & Condition

Cheque to be made in favour of "Windlass Developer Pvt. Ltd." payable at Dehradun.

Pricing includes basic cost, car park usage, external electrification charges, internal development charges, fire fighting charges.

Preferred Location Charges as applicable will be charged extra.

Floor	Inside	Outside (A&G)	Outside (Forest)
G+4	NA	150/Sq.ft.	300/Sq.ft.
5-9	150/Sq.ft.	300/Sq.ft.	500/Sq.ft.

GST and any other Taxes, as applicable, would be payable over and above the mentioned pricelist.

The pricing mentioned from January 2024-March 2024 is subject to change from time to time based on prevailing market conditions, internal & external factors, if & when applicable.

Stamp Duty/Registration/Legal Fees/Maintenance charges (for 2 years) will be payable at the time of Possession.

TDS will be applicable on units costing Rs. 50 lakhs & above as defined by the Govt., the buyer needs to deduct TDS on every payment and submit TDS certificate as obtained to the developer. This responsibility lies with the buyer.

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Call: 1800 180 4203 | 0800250 61506 | **Visit:** www.windlassdeveloper.com



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