

PRICE LIST - MEZZARIA

w.e.f. 22.08.2022

S.No.	TYPE	TOWER	DESCRIPTION	SUPER AREA (In sq.mt. / sq.ft.)	BUILT-UP AREA (In sq.mt. / sq.ft.)	CARPET AREA (In sq.mt. / sq.ft.)	DP (inclusive of GST)	ADDITIONAL CHARGES																													
1	HIG I A/ HIG I B	VALENCIA/ CATANIA/ FERRERA	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, 3 Bedrooms, 3 Toilets, Kitchen, STR with Toilet and Balconies	232/2500	188.6/2030	136/1467	30000000	<p>(A) <u>Preferential Location charges (PLC)</u>- Additional Premium will be charged on the basis of Super area as per below:</p> <table border="1"> <thead> <tr> <th>Particulars</th> <th>Rs./Sq.mt.</th> <th>Rs. /Sq.ft.</th> </tr> </thead> <tbody> <tr> <td>Between 1st to 4th Floor</td> <td>9418</td> <td>500</td> </tr> <tr> <td>Between 5th to 8th Floor</td> <td>7535</td> <td>400</td> </tr> <tr> <td>Between 9th to 12th Floor</td> <td>5651</td> <td>300</td> </tr> <tr> <td>Between 13th to 16th Floor</td> <td>3767</td> <td>200</td> </tr> <tr> <td>Between 17th to 20th Floor</td> <td>1884</td> <td>100</td> </tr> <tr> <td>21st Floor and above</td> <td>NIL</td> <td>NIL</td> </tr> </tbody> </table> <p>(B) <u>Location PLC</u>- Additional Premium will be charged on the basis of Super area as per below: View PLC @1,830/ sq.mt. (Rs. 100/sq.ft.) on unit No.s:4, 16, 19, 20 & 23 View PLC @3660/ Sq.mt. (Rs. 200/ Sq.ft.) on unit Nos.1, 3, 5, 6, 7, 8, 9, 10, 11, 12, 14, 15, 17, 18, 21, 22</p> <p>(C) <u>Car Parking</u> Additional Usage right of Single Covered Car Parking Space Rs. 6,00,000/- Additional Usage right of one Back to Back Covered Car Parking Space Rs. 9,00,000/- Additional Power Back Up Charges Rs. 30,000/- per KVA</p> <p>Additional Terrace Area</p> <table border="1"> <thead> <tr> <th>Terrace Area in Sq. mt./ Sq. Ft.</th> <th>Basic Cost</th> </tr> </thead> <tbody> <tr> <td>121/1300</td> <td>7800000</td> </tr> <tr> <td>135/1450</td> <td>SOLD</td> </tr> <tr> <td>241/2300</td> <td>SOLD</td> </tr> </tbody> </table>	Particulars	Rs./Sq.mt.	Rs. /Sq.ft.	Between 1st to 4th Floor	9418	500	Between 5th to 8th Floor	7535	400	Between 9th to 12th Floor	5651	300	Between 13th to 16th Floor	3767	200	Between 17th to 20th Floor	1884	100	21st Floor and above	NIL	NIL	Terrace Area in Sq. mt./ Sq. Ft.	Basic Cost	121/1300	7800000	135/1450	SOLD	241/2300	SOLD
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2	HIG I E	FERRERA	Living Room, Dining/ Family Lounge, 4 Bedrooms, 3 Toilets, Kitchen, STR with Toilet and Balconies	261/2800	212.28/2285	159/1710	SOLD																														
3	HIG II A	SIENA/ MANTOVA	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, 3 Bedrooms, 3 Toilets, Kitchen, STR with Toilet, Puja Room, Store and Balconies	281/3020	220.2/2370	165/1771	36240000																														
4	HIG II B	SIENA/ MANTOVA	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, 3 Bedrooms, 3 Toilets, Kitchen, STR with Toilet, Puja Room, Store and Balconies	285/3070	224.8/2420	165/1781	36840000																														
5	HIG II F	SIENA/ MANTOVA	Living Room, Dining/ Family Lounge, 4 Bedrooms, 3 Toilets, Kitchen, STR with Toilet, Puja Room, Store and Balconies	313/3370	245.7/2645	188/2028	40440000																														
6	SHIG I A	MILANO/ OSIMO	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, 4 Bedrooms, 4 Toilets, Kitchen, STR with Toilet, Store and Balconies	319/3430	260.13/2800	191/2052	41160000																														
7	SHIG I B	MILANO/ OSIMO	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, 4 Bedrooms, 4 Toilets, Kitchen, STR with Toilet, Store and Balconies	327/3525	267.56/2880	192/2067	42300000																														
8	SHIG I E	MILANO/ OSIMO	Living Room, Dining/ Family Lounge, 5 Bedrooms, 4 Toilets, Kitchen, STR with Toilet, Store and Balconies	351/3775	286.60/3085	216/2328	45300000																														
9	SHIG I F	MILANO/ OSIMO	Living Room, Dining/ Family Lounge, 5 Bedrooms, 4 Toilets, Kitchen, STR with Toilet, Store and Balconies	355/3825	291.25/3135	216/2328	SOLD																														
10	SHIG II A & B	ETERNIA	Entrance Lobby, Double Height Living Room, Dining/ Family Lounge, Powder Room, 4 Bedrooms, 4 Toilets, Kitchen, STR with Toilet and Balconies	411/4425	339.1/3650	238/2567	SOLD																														
11	PENT HOUSE I	SIENA/ MANTOVA	3 Bedrooms, 3 Toilets, Double Height Living Room, Dining Room, Family Lounge, Kitchen with utility Balcony, STR with Toilet, Terrace and Balconies	323/3475	259.8/2797	181/1948	41700000																														
12	PENT HOUSE II	MILANO/ OSIMO	4 Bedrooms, 4 Toilets, Double Height Living Room, Dining Room, Family Lounge, Kitchen with utility Balcony, STR with Toilet, Terrace and Balconies	372/4000	302.86/3260	202/2172	SOLD																														
13	PENT HOUSE IV	VALENCIA/ CATANIA/ FERRERA	4 Bedrooms, 4 Toilets & 1 Powder Room, Double Height Living Room, Dining Room, Family Lounge, Media Room, Puja Room, Kitchen with utility Balcony, STR with Toilet, Terrace and Balconies	576/6200	461.3/4965	354/3813	SOLD																														

NEXGEN INFRACON PVT. LTD.

Corp. Off.: Office No - A-19, Sec-63, Noida Tel.: +91 120 4839900

Site Office : Plot No GH-01/A, Sector-78, Noida, (U.P) E-mail : luxury@mahagunindia.com Web : www.mcollection.in

RERA Registration No.

UPRERAPRJ3306

www.up-rera.in



PAYMENT PLAN - MEZZARIA



w.e.f. 22.08.2022

ONE TIME CHARGES PAYABLE AT THE TIME OF OFFER OF POSSESSION

TYPE	HIG IA & HIG IB	HIG I E	HIG II A	HIG II B	HIG II F	SHIG I A	SHIG I B	SHIG I E	SHIG I F	SHIG II A & B	PENTHOUSE I	PENTHOUSE II	PENTHOUSE III	PENTHOUSE IV
IFMS	187500	210000	226500	230250	252750	257250	264375	283125	286875	331875	260625	300000	345000	465000
Sinking Fund	50000	56000	60400	61400	67400	68600	70500	75500	76500	88500	69500	80000	92000	124000

DOWN PAYMENT PLAN

Booking Amount	10%
Amount Due with in 30 Days of Booking	85%
Amount due on offer of Possession	5%

EXCLUSIVE FREE OFFER

Modular Kitchen	Club Membership
Bank Loan Processing Charges	One Covered Car Parking
Power Back Up	Lease Rent
0% GST	

Terms & Condition:-

1. Prices are firms & escalation free.
2. Prices shown are indicative only and can be revised at any time on the sole discretion of the company.
3. Price ruling on the date of booking and accepted by the company shall be applicable.
4. Any other taxes, registration, other charges levied by government/nodal agency shall be borne by the buyer at applicable rate from time to time.
5. Booking is subject to detailed terms & conditions as mentioned in the company application form.
6. Cheque/ Draft to be issued in favour of **"NEXGEN MASTER RERA ESCROW A/C - MEZZARIA"** payable at Delhi.
7. 1 sq.mt. = 10.764 sq.ft.
8. All areas in Sq. Ft. & Sq. Mt. has been rounded off.

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