

# SIDDHA suburbia

A RIYA-SIDDHA PROJECT

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**Location:** Khasmallick near Smriti Mahal Restaurant, On Southern Bypass (EM Bypass Extension)  
10 minutes from Kamalgazi Flyover South 24 Parganas, Kolkata 700145

Flat Type	SBU Area (in sq ft)
2 BHK	915 - 920
2 BHK + Study	995 - 1090
3 BHK	1210 - 1290

\*Cheque name: "Siddha Town Baruipur LLP Suburbia Collection Escrow Account"

## Payment Terms:

Particular	Construction Linked Payment
<b>Car Parking</b>	
MLCP	Rs. 4,00,000/-
Club Membership	Rs. 75/- per sq ft
<b>Premium Location Charges</b>	
Floor Escalation	Rs. 15/- per sq ft (from 2nd floor onwards)
South Facing	Rs. 100/- per sq ft
Garden Facing	Rs. 50/- per sq ft
<b>Extra Charges</b>	
HT / LT	Rs. 71/- per sq ft
Power Back up	Rs. 25,000/- per KVA
Maintenance Deposit	Rs. 18/- per sq ft
Legal Fees	Rs. 20,000/-
Misc. Charges for Registration	Rs. 6,500/-
Formation of Association	Rs. 2,500/-

Note- The aforementioned Payment terms are on the basis of Super Built up Area

## Construction Linked Payment Plan (G+14 Towers)

Stage of Construction	Amount % of total consideration
On Application	Rs 51,000/-
On Allotment of Said Flat	10% of total consideration + GST as applicable
On Execution of Agreement for Sale	10% of total consideration + GST as applicable
On Commencement of Piling	10% of total consideration + GST as applicable
On Completion of Ground Floor Roof Casting	10% of total consideration + GST as applicable
On Completion of 2nd Floor Roof Casting	10% of total consideration + GST as applicable
On Completion of 4th Floor Roof Casting	10% of total consideration + GST as applicable
On Completion of 6th Floor Roof Casting	10% of total consideration + GST as applicable
On Completion of 8th Floor Roof Casting	5% of total consideration + GST as applicable
On Completion of 10th Floor Roof Casting	5% of total consideration + GST as applicable
On Completion of 12th Floor Roof Casting	5% of total consideration + GST as applicable
On Completion of 14th Floor Roof Casting	5% of total consideration + GST as applicable
On Flooring of the Said Flat	5% of total consideration + GST as applicable
On offer of possession of the Said Unit	5% of total consideration + GST as applicable + Extra Charges

### Amenities :

Swimming Pool | Gym | Wash room | Indoor Games room | Banquet Hall | Coffee Shop | Kid's play room  
Indoor Games room | Multi activity room | Mini Theatre | Squash Court | Kid's pool

### Skywalk Features :

Waterbody with fountains | Sit out spaces | Open Fitness zone | Yoga & meditation area | Observatory deck  
Landscaped green areas | Skating Rink | Adda Zone | Rock Climbing zone | Ludo Court | Children's play area  
Senior citizen area | Pantry with service room | Party lawn | Party deck | Rainbow garden  
Amphitheatre & Skyplex | Jogger's track | Exhibition area

### Facilities:

Visitor's Car parking area | Advanced fire-fighting system | Intercom network | Door phones | Cable TV  
& Broadband point | Wheelchair accessible project | Sewage Treatment Plant | Full power back up for common  
areas 24/7 treated water supply | Stretcher lift | Facility management services | 24/7 security & surveillance