

Schedule of Payment

Type of Dwelling Unit	Plot Area (sq m)	Super Area (sq m)	Approx. Cost (Rs. in Lakh)	Booking Money (Rs in Lakh)	1 st Instalment (Rs in Lakh)	2 nd Instalment (Rs in Lakh)	3 rd Instalment (Rs in Lakh)	4 th to 8 th Instalment (Rs in Lakh)	Last Instalment (Rs in Lakh)
K-II	93.46	72.91	36.17	1.5 + GST	5.0 + GST	5.0 + GST	5.0 + GST	3.7 + GST	1.17 + GST
K-III	121.33	93.68	46.68	2.0 + GST	6.5 + GST	6.5 + GST	6.5 + GST	4.8 + GST	1.18 + GST
K-IV(3BHK)	159.42	119.50	60.31	2.5 + GST	8.5 + GST	8.5 + GST	8.5 + GST	6.2 + GST	1.31 + GST
K-IV(4BHK)	159.42	119.50	61.31	2.5 + GST	8.5 + GST	8.5 + GST	8.5 + GST	6.4 + GST	1.31 + GST

Equilization charges Above prices are fixed up to 30-06-2019 after which EC is likely to be charged extra as per IRWO Rules.

GST is payable extra on Booking Money as well as installment amount as per rules. The present rate of GST is 12% which may change as per government decision.

Notes:

- Applicants applying against the scheme are to pay Booking Money as indicated above along with the Application for Booking.
- First three installments will be payable within 2, 3, & 4 months of the issue of the Allotment Letter. Other installments will be paid depending upon the progress of work for which advance notice will be given. However, non-receipt of Notice for Payment of installment will not be a reason for waiver of delayed payment charges. Allottees are advised to consult IRWO website regularly for latest payment schedule.
- The above costs of various types of dwelling units are based on present prices and are subject to escalation during construction. Any increase in cost based on actual shall be borne by allottees.
- The amounts of various installments are according to the cost as estimated at present. The amount and the number of installments are liable to change with the change of cost of dwelling units.
- One time maintenance fund charges and additional maintenance charges which will be in addition to the above costs, will be collected after draw of lots but before giving possession of the dwelling unit.
- In case bulk connection of water supply has to be provided, water connection charges will also be collected along with the last installment.
- One time depreciation reserve fund charges which will be in addition to above cost will be collected before giving possession of the dwelling unit.
- There shall be additional cost towards additional area of plot, additional super area, corner plot, plot facing park or any special feature attributed to a specific dwelling units, rates of which shall be as determined by IRWO.
- For maximum efficiency of usage of land in a plot, the internal layout of units has been prepared considering compoundable deviations from sanctioned plans. Cost of regularization of deviations, based on rates notified vide UIT guidelines dated 06-06-2010, is included in overall cost of the Units. Any new or additional charges shall be added to the cost of the units.