



**SHRI BALAJI
CONSTRUCTION
COMPANY**



BLUE MOUNTAIN

2 & 3 BHK APARTMENTS

Sector. 17, Vrindavan Yojna, Raebareli Road, Near PGI, Lucknow

W.E.F. 01/02/2024

SPECIFICATIONS

Category	Super/Built Up Area	Accommodation
2 BHK	1160 Sq. Ft. / 928 Sq. Ft.	2 Bed Rooms + Drawing/Dining Room + Kitchen + 3 Balconies + 2 Washrooms + Store Room
3 BHK	1800 Sq. Ft. / 1440 Sq. Ft.	3 Bed Rooms + Drawing Room + Dining Room + Kitchen + 3 Balconies + 3 Washrooms + 2 Dressing Room

*1 Sq. Mtr. = 10.76 Sq. Ft.

Amenities Charges : Rs. 6,00,000/-

1. External Electrification Charges (EEC)	-	₹80,000/-
2. Recurring Monthly Maintenance Charges	-	₹90,000/- for recurring monthly maintenance charges of 5 years.
3. Power Back Up for Common Area	-	₹35,000/-
4. Car Parking	-	₹2,00,000/-
5. Club - Membership	-	₹90,000/-
6. Power Connection Charges	-	₹20,000/- per Unit
7. External Development Charges (EDC)	-	₹85,000/-
▶ Corner PLC	-	5% of BSP
▶ Floor PLC	-	5% upto 5th Floor (Subject to availability)
▶ Extra Car Parking	-	₹2,50,000/- (Subject to availability)

BSP : ₹5950/- per sq. ft.

NOTE

1. Pricelist is just for reference and information. Promoter reserves the right to change, no notice shall be required.
2. Drawing are conceptual/illustrative. Area/dimensions may marginally vary at time of construction. Which will be adjusted in agreed BSP.
3. Any additional facility if provided shall be charges extra.
4. Booking shall not be considered as allotment of unit, it may change if any variation in agreed payment schedule.
5. Cheque/Draft to be drawn in favor of BASERA CITY DEVELOPERS PVT. LTD. Payable at Lucknow. G PAY/PAYTM use +91
6. Accommodations shown in the specification above of units includes best of its types. Stores, Balcony, Bathroom & Utility may differ/change in every unit.
7. Rates are exclusive of amenities, govt. taxes/dutes, PLC expenses.

Constructed By:

SHRI BALAJI CONSTRUCTION COMPANY

3rd Floor, Ganj Trade Center, 10 Capper Road,
Hazratganj, Lucknow - 226001. (U.P.)

Marketed By:



**BASERA CITY
DEVELOPERS PVT. LTD.**
DESIGN OF FUTURE

Email: customercare.bccbuildtech@gmail.com | Web.: www.bccbuildtech.com



8287 3000 30

UPRERA NO.: UPRERAPRJ15895
Web.: www.up-rera.in