



# TECHNOCULTURE BUILDING CENTRE PVT.LTD.

OFFICE ADDRESS-UNI HEIGHTS BUILDING 2D,2ND FLOOR H.B.ROAD, RANCHI

PH:NO-0651-2530883,7488535220,8102921837

(Effected from :- 1 aug 2015)

## CURRENT PRICE LIST OF BUKRU (KANKE)PROJECT,RANCHI

MODEL	LAND AREA	BUILD UP AREA	ECONOMY	LUXURY	EXTRA/LEGAL
YAMUNA BIG (5BHK)	1600 SQ.FT.	2200 SQ.FT.	42,35,000.00	45,65,000.00	1,65,000.00
YAMUNA SMALL(4BHK)	1400 SQ.FT.	1920 SQ.FT.		39,34,000.00	1,45,000.00
JAYANTI(3BHK)	900 SQ.FT.	1300 SQ.FT.	25,00,000.00	27,00,00.00	1,40,000.00
GANGA(5BHK)	950 SQ.FT	1525 SQ.FT.	29,35,000.00	31,65,000.00	1,45,000.00
SIMPLEX FREE(2BHK)	1000 SQ.FT	800 SQ.FT	19,00,000.00	20,20,000.00	1,25,000.00

### PAYMENT TERMS & CONDITION OF 2 BHK FLATS-700 SQ.FT (S.B.A)

FLOOR	PRICE	BOOKING	30TH DAYS	INSTALLMENT AMOUNT	INSTALLMENT 36 MONTHS
1 st flr.(2BHK)	10,50,000	1,25,000	2,41,000	6,84,000	19000X36
2 nd flr.(2BHK)	10,00,000	1,25,000	1,91,000	6,84,000	19000X36
3 rd flr.(2BHK)	9,50,000	1,25,000	1,41,000	6,84,000	19000X36

RS:-50,000/-For Development,With Water & Electricity Conection

service tax applicable

1)Bike Parking:-@50,000/- (2) Car Parking:-1,25,000/- (2) Big Parking:-@2,25,000/-

### SPECIFICATIONS FOR FLAT:-

PARTICULARS :-	FOUNDATION :-	PARTICULARS	FOUNDATION
Floor Finishing	Glazed Ceramic Tiles(12"x12")	Wall Finishing	Plaster of Perish
Bath Room	Glazed Ceramic tiles(8"x12")Standard CP Fitting	Structure	Frame Structure
Kitchen Top	Green Marbale top with stainless steel with sink	Design	Earthquake Resistance
Door	MS Door Frame with32mm membrane door,flush door		
Window	Mild steel window with 3mm Pinhead Glass		
Elect.Fitting	Standard ISI wire switches (NO AC Point)		

### SPECTION FOR DUPLEX :-

PARTICULARS	ECONOMY	LUXURY	Payment Schedule of duplex
Floor Finishing	Cementn Floor	Vetified Tils/ Ceremic Tiles.	1. 4% of the unit cost as booking amount
Structure	Frame	Frame	2.15 th day Legal/Extra Expansess.
Wall Finishing	Lime Wash(Both)	POP(Inside Outer snowmen)	3. 30 th Day 21% of the Building Cost.
Bath Room	Cement Finish	Tiles up to 5 ft.	4.14% at the Plinth Level.
Kitchen Top	Cement	Baroda Green Marble	5.14% at the ground floor roof level.
Door Frame	Steel	Wooden Frame(Only Bed Room)	6.14% at the first floor roof level.
Window	Steel	Steel frame With 3 MM Pin Head Glass	7. 14% at the floor finishing start.
C.P Fitting	Standard	Standard Plus	8. 14% at floor finishing comp.
Electric Fitting	ISI	Branded	9. 5% before 30 days hand over.
Ac Point	No	One bed room.	
Portico Floor	Cement Finish	Cement Finish	

1. Vetified Tiles Size In Bed Room &Hall(2X2) and Kitchen & Bath room (1x1).

2.Corner unit cost @ 5% extra.

3. Service tax applicable.

4 wall Putty Charge -35,000(Outer).

5. For Five star Bunglow extra-20,00,000.

6.It is not Legal Doucuments.



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PH:0651-2530883,7488535220/8102921837/38

( Effected from:- 1 AUG 2015 )

## Current Price List Of Uttrayan Kedal Project Ranchi

Model	Land Area	Build Up	Economy	Luxury	Extra/Legal
Jayanti (3BHK)	900Sq.ft	1200Sq.ft	22,80,000.00	24,00,000.00	1,25,000.00
kaveri (4BHK)	1000 Sq.ft	1400Sq.ft	25,00,000.00	27,10,000.00	1,30,000.00
Yamuna Small Cottage (4BHK)	1440 Sq.ft	1920Sq.ft		36,98,000.00	1,35,000.00
Yamuna Big Cottage (5BHK)	1600Sq.ft.	2200 Sq.ft		42,30,000.00	1,40,000.00
Trivani (5BHK)	900sqft.	1800sqft.	31,50,000.00	34,70,000	1,25,000.00

### PAYMENT TERMS & CONDITION OF FLAT 2BHK ADITI-850SQFT (S.B.A.)

Floor	Price	Booking	30 <sup>th</sup> Days	Installmernt Amount	Installmentx36Month
1st Flr.(2BHK)	10,50,000	1,00,000	1,58,000	7,92,000	22000X36
2nd.Flr.(2BHK)	10,30,000	1,00,000	1,38,000	7,92,000	22000X36
3rd.Flr.(2BHK)	10,10,000	1,00,000	1,18,000	7,92,000	22000X36
Rs 50000/- For Development, With Water & Electricity Connection					
( 1.)Bike Parking:-@75000/-, ( 2.)Car Parking:-@125,000/-(3)Big parking:-@2,25,000/-				Service tax Applicable:-	

### PAYMENT TERMS & CONDITION OF FLAT 3BHK RIIDHI-SIDHI 1100SQFT (S.B.A.)

Floor	Price	Booking	30 <sup>th</sup> days	Installmernt Amount	Installmentx36Month
1st Flr.(3BHK)	14,50,000.00	2,00,000.00	242000	1008000	28000X36
2nd Flr.(3BHK)	14,30,000.00	2,00,000.00	222000	1008000	28000X36
3rd.Flr.(3BHK)	14,10,000.00	2,00,000.00	202000	1008000	28000X36
Rs 50000/- For Development, With Water & Electricity Connection					
( 1.)Bike Parking:-@75000/-, ( 2.)Car Parking:-@125,000/-(3)Big parking:-@2,25,000/-				Service tax Applicabl:-	

### SPECIFICATIONS FOR FLATS

PARTICULARS	FOUNDATION	PARTICULARS	FOUNDATION
Floor Finishing	Glazed Ceramic tiles (12" x12")	Wall Finishing	Plaster Of Parish
Bath Room	Glazed Ceramic tiles (8" x12")Standard CP Fittings	Structure	Frame Structure
Kitchen	Green Marbale top with stainless steel with Sink	Design	Earthquake Resistance
Door	MS Door Frame with 32mm membrane door,flush door		
Window	Mild Steel window with 3mm Pinhead Glass		
Elect. Fittings	Standard ISI wire switches (No AC Point)		

### SPECIFICATIONS FOR DUPLEX,

Particulars	Economy	Luxury	PAYMENT SCHEDULE OF DUPLEX
Floor Finishing	Cement Floor	Marbles/Ceramics	4% Of the unit cost as booking amount
Structure	Frame	Frame	15th Day legal/extra expenses.
Wall Finishing	Lime Wash(Both)	POP(In Side)Outer-Snowsem	30th Day 21% of the building cost.
Bathroom	Cement Finish	Tiles up to 5ft	18% at the plenth level
Kitchen Top	Cement Finish	Broda Green	18% at the ground floor roof level
Door Frane	Steel	Wooden Frame (Only Bed Room)	18% at the first floor roof level
Window	Steel	Steel Frame with 3mm pin head glass	18% at the floor finishing start
Electric Fitting	ISI	Branded	3% brfore 30 days hand over
C.P Fitting	Standard	Standard plus	# corner unit cost @ 5% extra
Portico Floor	Cement Finish	Cement Finish	Service tax Applicabl:-

**SITE ADDRESS:-UTTRAYAN VASTU VIHAR KEDALNEAR MANRAKHAN MAHTO B-ED COLLEGE RANCHI JHARKHAND**

**NOTE-1. WALL PUTY CHARGE-35000(OUTER) For Duplex**

**2. IT IS NOT LEGAL DOCUMENT.**

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OFFICE ADDRESS: UNI HEIGHTS BUILDING 2D,2ND FLOOR H B ROAD RANCHI

PH:0651-3242220,7488535220,8102921837/38

( Effected from :- 1 AUG 2015 )

## Current Price List Of Hardag Project Ranchi

Model	Land Area	Build Up	Economy	Luxury	Extra/Legal
Gulmohar Villa (3BHK)	2880 Sq.ft.	2350 Sq.ft.		5000000	112000
Yamuna Big Cottage (5BHK)	1600 Sq.ft	2200 Sq.ft	3850000	4180000	115000
Yamuna Small Cottage (4BHK)	1440 Sq.ft	1920Sq.ft.	3360000	3648000	135000
Katayani Bunglow(4BHK)	1200 Sq.ft.	1600 Sq.ft.	2800000	3040000	145000
Simplex free (2BHK)	1000 Sq.ft	800 Sq.ft.	1900000	2020000	125000
Jayanti Bunglow (3BHK)	900 Sq.ft.	1200 sq.ft.	2280000	2400000	125000
Row House	435 Sq.ft.	300 sq.ft.		750000	45000

### PAYMENT TERMS & CONDITION OF FLAT 2BHK ADITI-650SQFT (S.B.A.)

Floor	Price	Booking	30 <sup>th</sup> Days	Installmernt Amount	Installmentx36Month
Ground floor	9,80,000.00	1,80,000.00	2,96,000.00	5,04,000.00	14000x36
1st Flr.(2BHK)	9,60,000.00	1,80,000.00	2,76,000.00	5,04,000.00	14000x36
2nd.Flr .(2BHK)	9,40,000.00	1,80,000.00	2,56,000.00	5,04,000.00	14000x36
3rd.Flr. (2BHK)	9,20,000.00	1,80,000.00	2,36,000.00	5,04,000.00	14000x36
4th.Floor.(2BHK)	9,00,000.00	1,80,000.00	2,16,000.00	5,04,000.00	14000x36

Rs 50000/- For Development, With Water & Electricity Connection

Service tax Applicabl:-

( 1.)Bike Parking:-@75000/-, ( 2.)Car Parking:-@125,000/-(3)Big parking:-@2,25,000/-

### SPECIFICATIONS FOR FLATS

PARTICULARS	FOUNDATION	PARTICULARS	FOUNDATION
Floor Finishing	Glazed Ceramic tiles (12" x12")	Wall Finishing	Plaster Of Parish
Bath Room	Glazed Ceramic tiles (8" x12")Standard CP Fittings	Structure	Frame Structure
Kitchen	Green Marbale top with stainless steel with Sink	Design	Earthquake Resistance
Door	MS Door Frame with 32mm membrane door,flush door		
Window	Mild Steel window with 3mm Pinhead Glass	<b>PAYMENT SCHEDULE OF DUPLEX</b>	
Elect. Fittings	Standard ISI wire switches (No AC Point)	1. 4% Of the unit cost as booking amount	

### SPECIFICATIONS FOR DUPLEX,

Particulars	Economy	Luxury	
Floor Finishing	Cement Floor	Vetified Tils/ Ceremic Tiles.	2. 15th Day legal/extra expenses.
Structure	Frame	Frame	3. 30th Day 21% of the building cost.
Wall Finishing	Lime Wash(Both)	POP(In Side)Outer-Snowsem	4. 18% at the plenth level
Bathroom	Cement Finish	Tiles up to 5ft	5. 18% at the ground floor roof level
Kitchen Top	Cement Finish	Broda Green	6. 18% at the first floor roof level
Door Frane	Steel	Wooden Frame (Only Bed Room)	7. 18% at the floor finishing start
Window	Steel	Steel Frame with 3mm pin head glass	8. 3% brfore 30 days hand over
C.P Fitting	Standard	Standard plus	<b>Payments terms of Simplex</b>
Electric Fitting	ISI	Branded	1.6% Of the unit cost as booking amount.
Portico Floor	Cement Finish	Cement Finish	2.15th Day Legal/Extra Expenses.

NOTE-1. WALL PUTY CHARGE-35000(OUTER) For Duplex

2. It Is Not Legal Document.
3. Corner Unit Cost@5% Extra.
4. Service Tax Applicable.
5. Floor Finishing In Ceramics Tiles In Row House
6. Vetified Tiles Size In Bed Roomand Hall(2X2)And Kitchen & Bath Room (1X1).

**SITE ADDRESS:-Vill- Vastu vihar Hardag P.O Huluhundu P.S Tipudana Distt.Ranchi,Jharkhand P.N-835221**



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( Effected from; -1 AUG 2015)

## Current Price List Of BIT Mesra Project Ranchi

Model	Land Area	Build Up	Economy	Luxury	Extra/Legal
Jayanti (3BHK)	900Sq.ft	1200Sq.ft	3000000	3240000	125000
kaveri (4BHK)	1000 Sq.ft	1400Sq.ft	3290000	3780000	135000
Yamuna Small Cottage (4BHK)	1440 Sq.ft	1920Sq.ft		5184000	145000
Yamuna Big Cottage (5BHK)	1600Sq.ft.	2200Sq.ft		5940000	145000
Triveni (5BHK)	900 Sq.ft.	1800Sq.ft.	4500000	4860000	125000
Ganga (4Bhk)	1300 Sq.ft	1800 Sq.ft.	4500000	4860000	150000
Shailputri (2bhk)	750 Sq.ft.	1000 Sq.ft.	2500000	2700000	110000
Gayatri (Row house) (2BHK)	550 Sq.ft.	850 Sq.Ft.	2125000	2295000	85000

### SPECIFICATIONS

Particulars	Economy	Luxury	PAYMENT TERMS & CONDITION OF DUPLEX & TRIPLEX
Floor Finishing	Cement Floor	Verified Tiles/Ceramics	1.4% Of the unit cost as booking amount
Structure	Frame	Frame	2.15th Day legal/extra expenses.
Wall Finishing	Lime Wash (Both)	POP(Inside Outer snowmen)	3.30th Day 21% of the building cost.
Bathroom	Cement Finish	Tiles up to 5ft	4.18% at the plinth level
Kitchen Top	Cements	Baroda green Marble	5.18% at the ground floor roof level
Door Frame	Steel	Wooden Frame (Only Bed Room)	6.18% at the first floor roof level
Window	Steel (Frame With 3Mm Pin head glass)	Steel (Frame With 3MM pin head glass)	7.18% at the floor finishing start
Electric Fitting	ISI	Branded	8.3% before 30 days hand over
C.P Fitting	Standard	Standard plus	
Portico Floor	Cement Finish	Cement Finish	

1. Verified Tiles Size In Bed Room and Hall(2X2) and Kitchen & bath room (1x1).

1. Corner unit cost @ 5% extra.

2. Service tax applicable.

3 wall Putty Charge -35,000(Outer).

4. For Five star Bungalow extra-20, 00,000.

5. It is not Legal Documents.

Site address:-Bit Mesra Near Navodaya Vidyalaya Ranchi