

NOTE FOR APPROVAL
KRISUMI CORPORATION PVT. LTD.

Dated : 28th Feb 2023

**Sub : Booking Approval of Unit no. C 101 (Channel Partner Booking) in Waterfall Residences,
Sector 36A, Gurugram.**

Dear Ma'am & Sir,

This is in reference to the booking of **Unit no. C 101** under Possession link payment Plan (50:50) on Current Box Price.

The Applicant(s) & Unit detail is here as under: -

Applicant Name: Thought Bubble Consulting (India) Pvt Ltd

Unit no. C 101

Unit Type: 3 LDK + S Tower: C Floor: 1st

Saleable Area: 2537.34 sq ft

Payment Plan: Possession link Payment Plan (50:50)

Booking Source: Panache

RM Name- Bobby K

Recommended Discount as closure tool under Possession link payment plan:- Rs. 4,49,381/- (1.58%)

Recommended Brokerage Applicable for CP & Team: 4% (Box Price – Rs. 5 Lacs Club Membership – Rs. 4,49,381/- as Closure Discount) = Rs 11,02,024 /- Totaling to Rs. 11,02,024/- + GST.

Plus,

Incentive for Krisumi Sales Team: Rs. 96,000/-

For Unit no. C 101:

Box Price	Rs. 2,85,00,000/-
Less: Closure Discount by the company	Rs 4,49,381/-
Final Box Price	Rs 2,80,50,619-
Add: EDC& Other Charges	Rs. 10,89,189/-
Sales Consideration	Rs. 2,91,39,808/-
Sales Consideration (per sq ft)	Rs. 11,484/-

Net Realization (After Brokerage and Incentive) : Rs. 10,505/- per sq ft.
Total price to Customer (All inclusive) : Rs. 3.10cr
Price per sq ft to customer : Rs. 12,217/-

Request your good self to please accord approval.

Prepared By: Sachin Bhargv/Nitin Bhatia

Verified By: Parveen Yadav/Gulshan Kumar (Finance Department)

Approved By:

Mr. Vineet Nanda

Mr. Akash Khurana

Yamazaki San

Mr. Mohit Jain

To be Achieved As per Business Plan vs- Non Achievement of MOU

Unit Nos.		C 204	
Type		3 LDK+S	
Payment Plan		50 50	
SALEABLE AREA sft		2537.34	
Furnishing Cost		-	
Box Price (Excluding Furnishing Cost)	A	2,31,00,000	2,85,00,000
Standard Discount		8,00,000	4,49,381
Addl. Discount from Pool		-	-
Inaugral Discount for Fully Furnished		-	-
Customer Discount		1,50,000	-
Addl. Discount for 50:50 Payment Plan		-	-
Total Discounts	B	9,50,000	4,49,381
Realisation (before Incentive)		2,21,50,000	2,80,50,619
Realisation psft(before Incentive)		8,730	11,055
Incentive to CP		2,59,000	-
Addl. Incentive to CP for 50 : 50	100	-	-
Finance cost for deviation in payment plan		-	-
Gold to CP		-	-
Dubai Trip for customer		-	-
Incentive to CP Krisumi Team		96,000	96,000
Total Incentive		3,55,000	96,000
Realisation (After Incentive)		2,17,95,000	2,79,54,619
Realisation psft(After Incentive)		8,590	11,017
Brokerage %		3.5%	4.0%
On Form Discount passed by broker	C	-	-
Brokerage including GST		8,94,145	13,00,389
Total Brokerage		8,94,145	13,00,389
Realisation (After Incentive & Brokerage)		2,09,00,855	2,66,54,230
Cost of Modifiaction		-	-
Finance cost for deviation in payment plan		-	-
Realisation psft(After Incentive & Brokerage)		8,237	10,505
			Difference 2,267 57,53,375

Net Box Price to Customer	A-B-C	2,21,50,000	2,80,50,619
Net Box Price to Customer psft		8,730	11,055
Total Price to Customer			3,10,00,000

Net Box Price	2,80,50,619			
EDC & Other Charges	10,89,189			
open car park				
Sales consideration	2,91,39,808			
GST	14,56,990			
IFMS	3,80,601			
Regn. Cost	22,600			
Total Price	3,10,00,000			

Prepared By: Sachin Bhargv/Nitin Bhatia

Verified By: Parveen Yadav/Gubshan kumar

Approved By:

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Mr. Mohit Jain