

RIVER VALLEY

THE SMART TOWNSHIP

NORTH INDIA'S LARGEST INTEGRATED SMART TOWNSHIP, DEHRADUN,
UTTARAKHAND- 248005

PRICE LIST & PAYMENT PLAN FROM 1ST AUGUST 2026

KAVERI PHASE

S.NO.	UNIT (SQ.FT.)	APARTMENTS	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER
1	1350	2 BHK+2T+2B	1,14,41,250	1,15,08,750	1,15,76,250	1,16,43,750	1,17,11,250
2	1500	2.5 BHK+2T+2B	1,27,12,500	1,27,87,500	1,28,62,500	1,29,37,500	1,30,12,500
3	1850	3 BHK+3T+1B	1,56,78,750	1,57,71,250	1,58,63,750	1,59,56,250	1,60,48,750
4	2100	3 BHK+4T+1B	1,77,97,500	1,79,02,500	1,80,07,500	1,81,12,500	1,82,17,500
5	2500	3.5 BHK+4T+2B	2,11,87,500	2,13,12,500	2,14,37,500	2,15,62,500	2,16,87,500
6	3150	4 BHK+5T+2B	2,66,96,250	2,68,53,750	2,70,11,250	2,71,68,750	2,73,26,250
7	3600	4.5 BHK+6T+4B	3,05,10,000	3,06,90,000	3,08,70,000	3,10,50,000	3,12,30,000

S.NO.	UNIT (SQ.FT.)	SKY VILLAS	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER
1	4200	4 BHK+5T+1B	4,78,80,000	4,80,90,000	4,83,00,000	4,85,10,000	4,87,20,000
2	4600	4 BHK+6T+1B	5,24,40,000	5,26,70,000	5,29,00,000	5,31,30,000	5,33,60,000
3	7000	5 BHK+7T+2B	7,98,00,000	8,01,50,000	8,05,00,000	8,08,50,000	8,12,00,000
4	8100	6.5 BHK+9T+5B	9,23,40,000	9,27,45,000	9,31,50,000	9,35,55,000	9,39,60,000

CALL: 1800 180 4203 | 080250 61506 | VISIT: WWW.WINDLASSDEVELOPER.COM

 LOCATION : KUANWALA/HARRAWALA, NH-72 HARIDWAR ROAD, DEHRADUN - 248005

CONSTRUCTION LINKED PAYMENT PLAN (CLP)

At the time of booking	Rs. 2,00,000/-
Final Allotment Letter less booking amount (Payable within 30 days of booking)	20%
Within 60 Days of Booking	15%
On commencement of Ground Floor Slab	15%
On commencement of 4th Floor Slab	15%
On commencement of 8th Floor Slab	15%
On commencement of Finishing Work	15%
On offer of Possession	5%

EVENT (DOWN PAYMENT) FOR THE 1ST AUG 2026 - 31ST DEC 2026

BSP+PLC

At the time of Booking	20%
Within 30 Days of Booking	80%

Terms & Condition

- # Cheque to be made in favour of "Windlass Developer Pvt. Ltd." payable at Dehradun.
- # Pricing includes basic cost, car park usage, external electrification charges, internal development charges, fire fighting charges.
- # Preferred Location Charges as applicable will be charged extra.

FLOOR	INSIDE	OUTSIDE (A&G)	OUTSIDE (FOREST)
G+4	150/Sq.ft.	150/Sq.ft.	300/Sq.ft.
5-9	300/Sq.ft.	300/Sq.ft.	600/Sq.ft.

- # GST and any other Taxes, as applicable, would be payable over and above the mentioned pricelist.
- # The pricing mentioned from August 2026 - December 2026 is subject to change from time to time based on prevailing market conditions, internal & external factors, if & when applicable.
- # Stamp Duty/Registration/Legal Fees/Maintenance charges (for 2 years) will be payable at the time of Possession.
- # TDS will be applicable on units costing Rs. 50 lakhs & above as defined by the Govt., the buyer needs to deduct TDS on every payment and submit TDS certificate as obtained to the developer. This responsibility lies with the buyer.

HOME LOAN APPROVED BY ALL LEADING BANKS IN INDIA

