



HARYANA REAL ESTATE REGULATORY AUTHORITY

PANCHKULA

Corrigendum

Registration No. HRERA-PKL-PKL-356-2022 dated 30.09.2022
valid upto 17.08.2027.

Project: Trident Hills-2-an integrated residential plotted cum group housing colony under NILP-2022 on land measuring 43.755 acres (after excluding UD area of 9.215 acres out of total licensed area 52.97 acres), falling in the revenue estate of Village Islam Nagar, Sector-3, 4 and 4A, Pinjore Kalka Urban Complex, Distt. Panchkula.

Promoter: Trident Hills Pvt. Ltd. having its registered office at 310, Prakashdeep Building, 7 Tolstoy Marg, East Delhi, 110001.

The request of the promoter to change the cost of the captioned Project was placed before the Haryana Real Estate Regulatory Authority, Panchkula (HRERA Panchkula) in its meeting held on 24.04.2024 vide Item No. 250.39 wherein the Authority decided to take on record the following increase in project cost:-

S. No.	Particulars	Amount (Rs. In Lakhs)	
		Current Estimated cost	Revised estimated cost
1	Land Cost		
	Cost of Land or development rights (as per collaboration agreement), lease premium, lease rent and legal cost	5,057.16	5,057.16
	Total Land Cost	5,057.16	5,057.16
2 (A)	Development Cost/Cost of Construction:		
i	Estimated Cost of Construction as certified by Engineer		
ii	Estimated Cost of Internal Services/community facilities based on service plan and estimates as approved by competent authority	2,090.00	4,053.20
iii	On-site overhead expenditure for development of project excluding cost of construction as per (i) and (ii) above i.e. Salaries, consultant Fees, site	3,579.00	3,579.00

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	Overheads, cost of Machineries and Equipment including its Hire and Maintenance costs, consumables etc.		
(B)	Statutory payment (EDC/IDC, Taxes, cess, fees, charges and premiums to any statutory authority	5,513.99	5,513.99
(C)	Interest paid to financial institutions, scheduled bank, Non Banking Financial Institution or money lenders on construction funding or money borrowed for constructions -Interest paid on term loan (already incurred)-1024 Lakhs -Balance Interest on loan to be paid in future-1600	-	2,624.00
	Total Development Cost	11,182.99	15,770.19
	Total Project Cost	16,240.15	20,827.35


The Promoter shall not charge or raise additional demand from the existing allottee(s) on account of increase in the estimated cost of the project. The Promoter should also upload the above change on the website of the project and shall inform the customers through email under intimation to the Authority.

Rest of the terms and conditions of the said certificate shall remain unchanged. This corrigendum shall be part and parcel of Registration No. HRERA-PKL-PKL-356-2022 dated 30.09.2022 issued by the Authority.


Chandar Shekhar
Member


Dr. Geeta Rathee Singh
Member


Nadim Akhtar
Member


Parneet S Sachdev
Chairman