

# ANAHITA



BEAU CHAMP

## Price List - December 2024 L'Écho des Champs - Demera Villas

Plot	Plot Size (m <sup>2</sup> )	Villa Type	Villa Size (m <sup>2</sup> )	Bedrooms	Bathrooms	Price (MUR)	Indicative	
							Price (EUR)	Price (USD)
C1	1,183	Demera Model 2	329.02	3	3		RESERVED	
		Demera Model 3	271.09	3	3			
C10	1,178	Demera Model 2	329.02	3	3		RESERVED	
		Demera Model 3	271.09	3	3			
C11	1,161	Demera Model 2	329.02	3	3		RESERVED	
		Demera Model 3	271.09	3	3			
C24	1,166	Demera Model 2	329.02	3	3	62,181,000	1,270,000	1,337,500
		Demera Model 3	271.09	3	3	58,570,000	1,195,300	1,260,000
C25	1,055	Demera Model 3	271.09	3	3	55,080,000	1,124,000	1,185,000
		Demera Model 4	297.70	3	3	58,075,000	1,185,000	1,249,000
C26	1,072	Demera Model 3	271.09	3	3	55,430,000	1,129,500	1,192,000
		Demera Model 4	297.70	3	3	58,425,000	1,192,000	1,256,500
C27	1,101	Demera Model 3	271.09	3	3	57,415,000	1,172,000	1,235,000
		Demera Model 4	297.70	3	3	60,410,000	1,233,000	1,299,000

### Notes :

- 1) The base price/currency is the MUR and the EUR/USD figures are indicative only (on the basis of indicative exchange rates of MUR 49/€ and MUR 46.50/\$).
- 2) The price excludes the registration duty (5%), notaries fees, and optional extras e.g. Gazebo, Garage, Roof Finishes etc.
- 3) The size refers to the Gross External Area (GEA) in square meters.
- 4) The villas are available off-plan (VEFA). Their prices are payable in various instalments in accordance with the VEFA scheme.
- 5) Price valid until 31st March 2025.

*This price list is indicative and non contractual.*

*Anahita Beau Champ Limited reserves the right to modify any contents of the price list, without prior notice or liability.*

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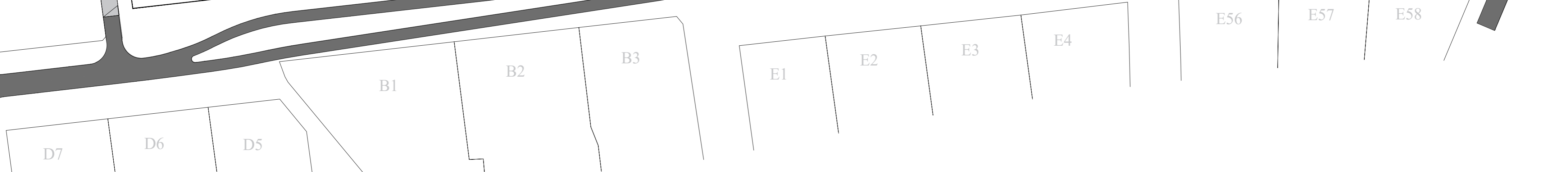
PALM ALLEY

CANAL

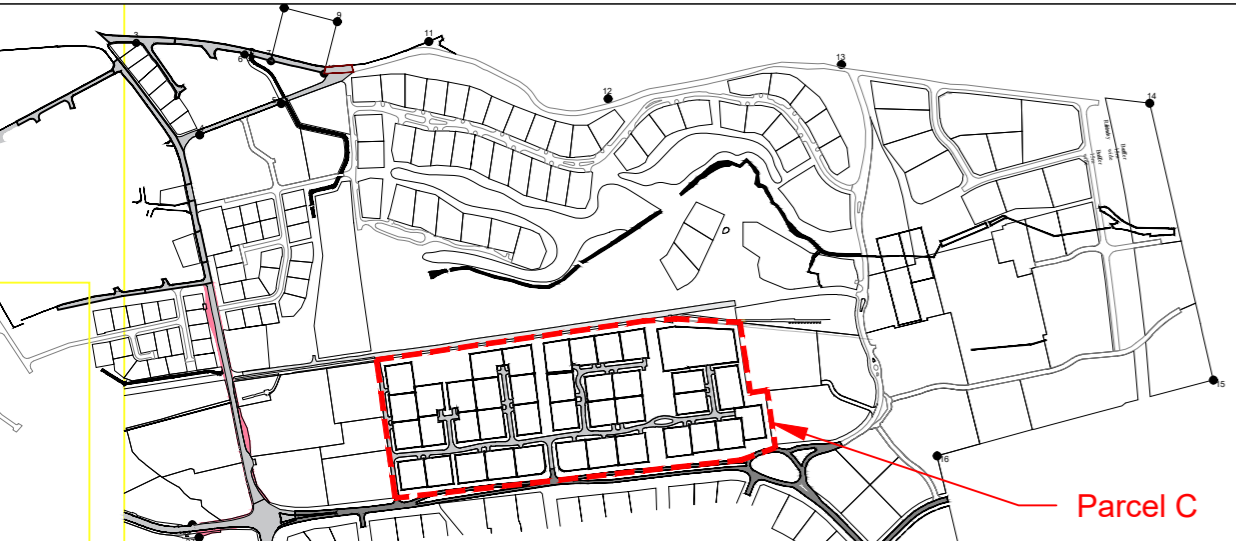
H40

H41

H42



AREA: Parcel C



Notes & Legend



---xxx--- Finish Dimension  
 ---xxx--- Structural Dimension



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Client:	ANAHITA BEAU CHAMP LIMITED				
Project:	ANAHITA BEAU CHAMP				
Area:	SITE PLAN - L'echo des champs				
Title:	L'echo des champs				
Date Created	Checked By	Drawn By:	Format:	Scale:	
			A2	NTS	
Project Ref:	202003 _ ANA				Rev
	Drawing N° ANA_SP_000				

Rev	Date Revised	Description
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