

SHIVAM SHALIGRAM DEVELOPERS

Shivam Shaligram , Nr.Soham Sanidhya , S.P.Ring Road, Adani Circle, New Maninagar , Ramol , A'Bad.

Dated: _____

To

(Name) _____,

(Address) _____,

_____ ,

(Contact Details) _____,

Sub.: PROVISIONAL ALLOTMENT LETTER

This has reference to your Booking application dated _____ M/s. **SHIVAM SHALIGRAM DEVELOPERS** is pleased to allot you Flat/Shop.No. _____ in Block No. _____ having Carpet Area of _____ Wash + Balcony Area along with _____ undivided proportionate area in land and common amenities of **SHIVAM SHALIGRAM** Project located at **SUB.PLOT.NO. 4 , F.P. No 58/2, (O.P.No. 58/2) (R.S. No./Block.No.190/2) , T.P Scheme No : 115 (RAMOL) , Moje: Ramol, Taluka: Vatva ,Dist: Ahmadabad Admeasuring – 2444.51 sq.mts. area being Developed by with (Gujarat RERA Registration Number) situated at _____.**

Land Location:- NR. SOHAM BUNGLOWS, S.P. RING ROAD, RAMOL, AHMEDABAD.

The end points of Project Location are as below

East : FINAL.PLOT.NO.58/2 & SUB.PLOT.NO. 3

West : FINAL PLOT.NO. 57/2/3

North : 24.00MT. WIDE T.P.S. ROAD

South : 12.00 MT. WIDE T.P.S. ROAD

The end points of Project Location are as below

East _____

West _____

North _____

South _____

For, Shivam Shaligram Developers

Partner

This provisional allotment is subject to the fulfillment of terms and condition as detailed below which shall prevail over all other terms & conditions given in our brochures, advertisement, price lists & any other sale documents as well as overrides any other previous Communication.

The Total Consideration Amount decided for the said unit is - _____ Rs/-.

This Amount is exclusive of All Govt. Taxes , Duties and maintenance & Legal charges

PARKING : With this allotment letter you are also hereby allotted car parking no : _____

If there is any change in Parking No's after receiving B.U. Permission then you will be notified with new parking no.

PROCEDURE

- After issuance of this letter, Registered sale agreement would be performed once 10% payment is done.
- After sale agreement is performed, registered sale deed would be performed on realization of _____% of payment, or if the payment is done according to the terms dictated in sale agreement which is made before B.U. permission than sale deed will be performed within 15 days of receiving B.U. Permission.
- _____ % of payment to me made at time of possession agreement / Taking Possession.

POSSESSION OF THE FLAT/SHOP : Possession is expected to be handed over on the due date of possession (Which would always be after receiving Building use permission/occupancy certificate) as mentioned in the Sale Agreement done according to RERA Act 2016 or on the date of payment of the entire cost of the FLAT/Villa/Plot and Facility Charges, Registration charges and any other charges as may be intimated by the Company, whichever is later.

Note: Terms, Conditions, governing laws and dispute resolution would be according to the RERA ACT 2016 and RERA Gujarat General Rules 2017 and its amendment thereafter.

CANCELLATION TERM: -

In case of cancellation or termination of the aforesaid Agreement for Sale, this Allotment Letter shall deem to be null and void.

If Cancellation is done Before registration of sale agreement than _____ Rs would be charged as cancellation fee if the cancellation is done after 30 days after receiving this letter. If cancellation is done before 30 days than no cancellation charge is to be deducted

If Cancellation is done after registration of Sale agreement than the cancellation amount would be as per the terms and condition mentioned in sale agreement.

In case of any cancellation the refund would be provided in maximum of 45 working days without any interest or prejudice.

For, Shivam Shaligram Developers

Partner