

Date :- 21th July 2017

To,

Maharashtra Real Estate Regulatory authority

3rd Floor, A-Wing, Slum rehabilitation Authority,

Administrative building, Anant kanekar Marg,

Bandra (E), Mumbai 400051

Dear Sir / Madam.

Subject: Declaration for no encumbrances

I, Mr. Champaklal Gangar Director of B.P Gangar Constructions Pvt Ltd the developer of the said building "Parasmani Heights" hereby declare that as on 21st July 2017 we have not prepared any Agreement of Sale as the construction for sale building has not started yet. We Declare that when we prepare the agreement of sale for the project it shall be as per the Guidelines and as per Model Agreement of MahaRera.

Kindly take above details on your record and do the needful

Thanking You,

Your's truly

For B. P. Gangar Constructions Pvt. Ltd.

C. B. Gangar

(Director)





ALLOTMENT

I, **Mr. Champak Bhimshi Gangar**, on behalf of **M/s. B. P. Gangar Constructions Pvt. Ltd.** (a Pvt. Ltd. company, registered under Companies Act, 1956 and having its office at 95, Parasmani Tower, Ground floor, Office No. 7 M.M.G.S. marg Dadar (East) Mumbai-400 014), state that we are in the process of redevelopment U/ S 33(7) of Plot bearing CS nos. 577, 578, 579, 580 and bearing Plot nos. 321, 334, 335, 336 of Wadala Estate Scheme, Katrak Road, Wadala, Mumbai 400031.

Further, I, on behalf my company, **M/s. B. P. Gangar Constructions Pvt. Ltd.**, allot to you, _____, having address at _____ the Flat No. _____ in the sale building "**Parasmani Heights**" on the land mentioned here in above. The carpet area of each flat mentioned above is _____ sq. ft. Along with these flat, you shall be allotted _____ car parking spaces in the Parking area of the said project at no extra cost.

The Developers have agreed to sell & **The Allottee** has agreed to purchase the Flats. mentioned herein above the terms & conditions for the said are as under:

1. The price for the entire deal mentioned above is fixed @`...../-
2. The Allottee shall pay the said price to the Developers as under:
 - a. On Signing of this Letter of Allotment
(already received).....`...../-
 - b. On Completion of ground floor plinth.....`...../-
 - c. On Completion of seventh floor podium..`...../-
 - d.`...../-
 - e.`...../-
 - f. On or before Possession.....`...../-
3. The Developers agree to provide the Agreement for Sale along with all documents necessary for registration and The Allottee shall get the said **Flats duly registered.**

B. P. GANGAR CONSTRUCTIONS PVT. LTD.

95, Parasmani Tower, Ground Floor, Office No. 7, M.M.G.S. Marg, Near Dadar Central Railway Station, Dadar (East), Mumbai - 400 014.

Tel.: 022 24117999, 022 24188999 CIN U45200MH1987PTC044837

