

ALLOTMENT LETTER FOR FLAT/ UNIT/ APARTMENT

[Rule 38 of Telangana Real Estate (Regulation & Development) Rules,2017]

Promoter Name & Address : VENTURA ESTATE DEVELOPERS

Raghava Pride, H.No. 8-2-603/1/27&28
Road No. 10, Banjara Hills Hyderabad
Telangana 500034

Allottee Name & Address : Mr./Ms.

Allottee Mobile number & mail id :

Dear Sir/Madam

I / We VENTURA ESTATE DEVELOPERS are pleased to allot you the Flat/Unit/Apartment No:..... of Block No: of WAVE project located at Kollur Village, Ramchandrapuram Mandal, Sanga Reddy District.

Nature of Document:

1. Whereas the Promoter has developed the site which has the legal right through development agreement/ Registered ownership document Doc. No: the project named as "WAVE" which has the valid permission from the HMDA which is the competent Authority for approval of Plans vide B.P. no: 002812/BP/HMDA/0578/SKP/2023 in Survey. Nos: 192/AA9/E/2, 192/AA9/E/1/1, 192/AA9/U/1/2, 192/AA9/U/1/1/2, 192/AA9/AA/1/2, 192/AA9/U/1/1/1/2, 192/AA9/AA/1/1, 192/AA9/AA/2, 192/AA9/E/1/2, 192/AA9/U/2 of Kollur Village, Ramchandrapuram Mandal, Sanga Reddy District in an extent of 33,487.73 Sq.mts of site area, herein after referred to as the "Project" which was registered with TS Real Estate Regulatory Authority vide registered Number..... dt:.....

2. Whereas the Allottee has approached the Promoter to allot..... Flat/Unit/Apartment in the project after having examined the title and required sanctions/permissions approvals and also having satisfied with the right/title/authority of the promoter to convey the Flat/Unit/Apartment in the Project.

3. The promoter and Allottee have come to a conclusion about the sale price and promoter agreed to allot the Flat/Unit/Apartment. Thereof this Letter of Allotment is issued by the Promoter to Allottee, with the following terms and conditions





1. The Allottee has paid the Booking amount of Rs..... to the Promoter
vide Cheque / DD / transaction
id:.....

2. The Allottee shall enter in to Registered Agreement for sale before paying the 10%
of total cost (Including the Booking Amount) of unit/ Flat/ Apartment.

3. The Allottee is bound by all terms and conditions of the Registered Sale Agreement,
which will be executed by the promoter on fulfilment of the conditions of this Allotment
Letter in due course of time.

a. __% on completion of

b. __% on completion of

c. __% on completion of

d. __% on completion ofof the Flat/Unit/ Apartment.

e. __% at the time of Handover of the Flat/ Unit/ Apartment.

4. In Addition to the sale consideration, as mentioned above, the Allottee shall bear
the Stamp Duty and Registration charges of the Sale Agreement and also
Conveyance/Sale Deed to be executed by the promoter in respect of the Schedule
Flat/ /Unit/Apartment. Further, the Allottee shall bear taxes payable to State and
Central Government, if any.

5. All payments to be made in favour of M/s. _____, payable at
..... City / District .

Bank Name (separate RERA A/c) :

A/c No:

Branch Name:

IFSC Code:

Declaration by Allottee :

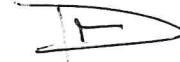
I / we have read and understood the Agreement of sale prepared by the
Promoter as per the standard format specified in TS Real Estate (Regulation and
Development) Rules-2017 and hereby give my consent to abide and be bound by all
the terms and



conditions. I / we shall be entitled to an agreement of sale from the Promoter on payment of the Amounts / instalments payable as per agreed terms.

Signature of Allottee
Signatory

Date:



Promoter



/ Authorized

Date:

