

ALLOTMENT LETTER

To,

Date: _____

Contact No:
E-mail Address:

Re: Shop/Flat/Apartment No _____ on _____ floor in Building No. 1 / 2 / 3 in Sector 4C of complex known as “**Neptune Swarajya, Triveni Sangam**” on plot of land bearing Survey Nos. 65/12A, 65/12B and 65/13 at Village of Ambivali, Taluka Kalyan, District Thane (**Said Project**).

Dear Allottee,

In response to your booking request application dated _____ and subject to the payment schedule enclosed herewith as **Annexure A**, we hereby confirm to allot you Shop/Flat/Apartment **no. ___, on ____ floor** having Carpet Area of _____ Sq. Feet equivalent to _____ Sq. Mtr in proposed building no. 1 / 2 / 3 in Sector 4C of complex Known as “**Neptune Swarajya, Triveni Sangam**” situated at Village of Ambivali, Taluka Kalyan, District Thane for consideration amount of **Rs. _____ (Rupees _____)** (hereinafter referred as “**Said Premises**”).

The Earnest money of **Rs. _____/- (Rupees _____ only)** paid along with the Application Form shall be adjusted against the total consideration payable towards the said Premises, post adjustment of applicable Service Tax/ taxes as applicable. The balance consideration is to be paid by you as per schedule of payments enclosed herewith as **Annexure A**.

You shall receive the copy of the Agreement for Sale from us as mentioned in the Application Form and request you to execute the same at the earliest.

Please feel free to call your Relationship Manager Mr. _____ at _____ or email us.

Thanking you,

Yours Truly,
For _____,

Authorized Signatory

- All statutory taxes, cess, charges etc. including Goods and Services Tax, Service Tax, VAT, TDS, stamp duty, registration charges etc. as applicable under law shall be payable by you.
 - Other outgoings and charges (e.g. electricity charges, water charges, legal charges, maintenance charges, other deposits etc.) will be charged separately.
 - All delayed payments attract interest as per terms of Application Form.
 - Payment Schedule (As annexed herewith)

Note: All the terms and conditions and obligation of parties as contained herein shall be subject to RERA Act and the state rules and regulations made therein, the exercise of such rights and obligations shall be subject to RERA Act and rules. Any change in act or rules shall be simultaneously applicable to this allotment automatically and any terms inconsistent terms shall not have any effect.

Annexure A

Amount	Percentage	Description
Rs. _____/-	10%	Paid on or before the execution of these presents Agreement as earnest;
Rs. _____/-	20%	At the time of execution and registration of Present Agreement
Rs. _____/-	15%	against completion Plinth
Rs. _____/-	25%	against proportionately payable on completion of per slabs;
Rs. _____/-	5%	against walls, internal plaster, floorings, doors and windows of the said Flat
Rs. _____/-	5%	against Sanitary fittings, staircases, lift, walls, lobbies upto the floor level of the said Flat.
Rs. _____/-	5%	against external plumbing and external, plaster, elevation, terraces with waterproofing, of the building or wing in which the said Flat is located
Rs. _____/-	10%	against lifts, water pumps, electrical fittings, electro, mechanical and environment requirements, entrance lobby/s, plinth protection, paving of areas appertain and all other requirements as may be prescribed in the Agreement of sale of the building or wing in which the said Flat is located.
Rs. _____/-	5%	against possession of the said Flat being handed over
Rs. _____/-	100%	

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