

Ref. No. Maya Garden CITY/_____

Date: _____

Mr/Ms/Mrs _____

Subject: Offer for allotment of Apartment in Maya Garden CITY, Zirakpur-Ambala Highway, Zirakpur District Mohali, Punjab.

Dear Sir/Madam

This is with reference to your application for registering yourself for allotment of an apartment along with earnest money of Rs. _____/- (_____) Paid by you vide _____ Dated _____ for booking of apartment in Maya Garden CITY, Zirakpur - Ambala Highway, Zirakpur, District Mohali, Punjab. We thank you on behalf of our management for the same.

We are pleased to inform you, that you have been allotted an Apartment in Maya Garden CITY, Zirakpur-Ambala Highway, Zirakpur, District Mohali, Punjab. The details of your apartment are as given underneath, for your kind perusal please.

Category : _____

Apartment No. : _____

Block : _____

Floor : _____

Total Super Area : _____ **Sq. Ft**

The specification for your apartment in this project will be as below:

Kitchen: Modular Kitchen with polished granite work station, smoke chimney, stainless steel sink, Glazed tiles upto 2 ft. height above counter and chrome plated brass fitting, with provision for hot and cold water supply.

Flooring: Vitrified Flooring in drawing, dinning and sitting room, Vitrified tiles. Anti skid tiles for balconies, kitchen, toilets and corridors, Granite/Marble/Kota Stone in staircase/lift Lobby.

Toilets: Walls tiled upto 7 feet with ceramic and glazed tiles, flooring with anti skid ceramic tiles. Granite/marble top with wash Hand Basin /Pedestral Hand Basin. European W.C, branded chrome plated brass fittings.

Window : Wooden glazed windows.

Doors : Flush skin moulded Door shutters and wooden glazing/ wooden doors opening in the balcony.

Hardware : Best Indian make door and windows fittings. All doors except those in toilets to be provided with Mortice locks / Sliding bolts.

Internal Finishes: POP cornices, Acrylic emulsion in all rooms. Acrylic emulsion shades choice on request. Dry distemper in utility / service area.

Electrical works : Copper wiring, concealed conduit, protective MCB, modular switches and provision for sufficient power and light in all rooms. TV and telephone sockets in drawing/dining and bedrooms.

Earthquake Resistant : The complex is designed and erected by earthquake resistant RCC Framed construction with brick partition walls to ensure precise safety against any natural calamity.

Note:-All Above mentioned facilities will be provided subject to clearance of all the payment/dues/Govt. taxes within time. All payment carry delayed interest @20% p.a. payable after the due date.

Payment : You are requested to pay the balance amount as per enclosed Annexure I to enable the management to handover the possession of your dream apartment well within time frame.

This letter is being send to you in duplicate so as to enable you to retain the original copy and send back the other after appending your signature in token of acceptance of terms and conditions incorporated here in All cheques / Demand Drafts should be drawn in favour of **M/s Barnala Builders andProperty Consultants** payable at Chandigarh.

Please quote your apartment No as mentioned above for all future correspondence.

Thanking you,

Yours sincerely,

For **M/s Barnala Builders and Property Consultants**

Authorized signatory

Encl : As above

I/We. Mr./Ms

Hereby accept the term of allotment as stated in the above mentioned letter having fully understood the import and effect thereof.

(Signature of Applicant)

Annexure-I

Category : _____
Apartment No. : _____
Block : _____
Floor : _____
Total Super Area : _____ **Sq. Ft.**

Rate @ Rs. _____/- Per Sq. Ft.

Value: Rs. _____/-
Parking charges: Rs. _____/-
Other Charges: Rs. _____/-

Total value: Rs. _____/-

Payment Plan : _____

Payment Structure:-

At the time of booking : Rs200000/-
Within 10 days of booking : 20% of BSP + GST
(Including booking amount)
Within 45days of booking : 75% of BSP + GST

Within 1 week from the date of offer of Possession : 5% of BSP+GST +IFMS+ Stamp Duty + any other charges applicable.

PLAN B:-

At the time of booking : Rs. 200000/-
Within 30 days of booking : 20% of BSP + GST
(including Rs1,00,000/- booking amount)
Within 90 days of booking : 15% of BSP + GST
Within 150 days of booking : 15% of BSP + GST
Within 230 days of booking : 15% of BSP + GST
Within 340 days of booking : 15% of BSP + GST
Within 410 days of booking : 15% of BSP + GST
Within 1 week from the date of offer of Possession : 5% of BSP +GST+stamp duty IFMS+ any other charges applicable.

All payment carry delayed interest @20% p.a. payable after the due date.

For Barnala Builders and Property consultants

Authorized Signatory