

SARASWATI STRUCTURES LLP

OFFICE NO. 604-605, THE CAPITAL-2, SCIENCE CITY ROAD, SOLA, AHMEDABAD-380060

Date : _____

PROVISIONAL ALLOTMENT LETTER

To

Residential Apartment No. ____ of type (____ BHK), having RERA Carpet Area admeasuring _____ **sq. meters** (i.e. **Built Up Area of _____ sq. meters**) along with Balcony having Carpet Area of _____ **sq. mtrs.** and Wash Area having Carpet Area of _____ **sq. mtrs.** on ____ **Floor** of the scheme known as "**SKYZENIA**" alongwith the undivided proportionate share of _____ sq. mtrs. in the land underneath the said Project and the permanent usage rights of _____ (____) allotted Car Parking (in the 1st / 2nd / 3rd / 4th, Basement) and togetherwith proportionate share in the common amenities and facilities in the said Project, constructed on the Multipurpose Use Non Agricultural land bearing **Final Plot No. 211 admeasuring about: 4907 sq. mtrs.** (to the benefit of **Block No.234 Paiki**) of **Town Planning Scheme No. 301 (Bhadaj-Hebatpur-Shilaj)**, situated, lying and being at **Moje HEBATPUR**, Taluka Ghatlodia, in the Registration District of Ahmedabad and Sub District of **Ahmedabad-09 (Bopal)**, has been provisionally allotted to you subject to below referred terms and conditions.

The aforesaid land bounded by :

East : 36 Mtrs. Road
West : Final Plot No.230 (AUDA Reservation Plot)
North : Final Plot No.210
South : Final Plot No.183

The said Property bounded by :

East :
West :
North :
South :

The basic cost of the Apartment allotted to you is Rs. _____/- (Rupees _____ Only).

SARASWATI STRUCTURES LLP has got the project registered under the provisions of the Real Estate (Regulation and Development) Act, 2016, hereinafter referred to as "the Act", with the Real Estate Regulatory Authority at Gandhinagar vide Registered No. _____, dtd. __. __. 2024;

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The Project is a Residential Project (Stand Alone Building). The Project is named as “**SKYZENIA**”. The said Residential Project is hereinafter referred to as “**the Project**”; The Project details is hereinafter referred below :

Basement 1, 2, 3 & 4	For Parking	
Ground Floor	Parking and Common Amenities	
1 st Floor	Common Amenities	
2 nd Floor		
3 rd Floor to 18 th Floor	Each Floor contains Three (03) Residential Apartments [Out of Two (02) Apartments (4BHK) and One (01) Apartment (5BHK)]	
19 th Floor	Skip Floor / Service Floor	
20 th Floor	Two (02) (4BHK) Residential Apartments and Common Amenities	
21 st Floor to 33 th Floor	Each Floor contains Two (02) (4BHK) Residential Apartments	
34 th Floor	One (01) (4BHK) Residential Apartment	One (01) (7BHK) Duplex Apartment
35 th Floor	One (01) (4BHK) Residential Apartment	
36 th Floor	One (01) (4BHK) Residential Apartment	One (01) (6BHK) Pent House
37 th Floor	One (01) (4BHK) Residential Apartment	
38 th Floor	One (01) (7BHK) Duplex Apartment	
39 th Floor		
40 th Floor	One (01) (6BHK) Penthouse	
41 th Floor		
Total : Eighty-Four (84) Residential Apartments		

That **SARASWATI STRUCTURES LLP** shall execute Registered Agreement for Sale in favour of the Allottee upon receipt of 10% of the Basic Cost.

The other charges like Maintenance Deposits, Maintenance Charges, Service Tax / GST, Stamp Duty, Registration Charges, Advocate Fees any other Government levies or any other charges as decided on or before possession, will be paid by you as and when it will be finalized.

SARASWATI STRUCTURES LLP shall be entitled to cancel this Allotment as well to forfeit the amounts so paid by you at its sole discretion in case of any breach or non-compliance has been committed by you and not cured even after intimation given by us.

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Ownership rights shall be transferred only upon the execution of full and final Registered Deed of Conveyance / Sale Deed in your favour. Rights under this Allotment Letter are non-transferable without the prior written consent of **SARASWATI STRUCTURES LLP**.

For,

SARASWATI STRUCTURES LLP

Partner

I / We admit, accept and acknowledge.

(Member/s)