



Matoshree Infrastructure Pvt. Ltd., having its office at 102, Aditi, Shiv Sena Bhavan Path, Dadar, Mumbai- 400028, Promoter of the proposed project "Matoshree Nandadeep" situated on C.S. No.1794 of Mahim Division, Plot No. 84, at Dr. M. B. Raut Road, Dadar, Mumbai- 400 028, do hereby solemnly confirm and declare that the Agreement for Sale of the Premises in aforesaid project shall be in accordance with the statute and the provisions of the Real Estate (Regulation and Development) Act, 2016 and Rules made thereunder and shall be retained in each and every Agreement executed between the Promoter and the prospective Allotee/s.

Place: Mumbai

Date: 27th July 2017.

Yours faithfully,
For Matoshree Infrastructure Pvt. Ltd.

Ashutosh Abhyankar
Director



Date:

To,

Sub: - Allotment for Premises No. _____ on _____ floor in "Matoshree Nandadeep" at C.S. No.1794 of Mahim Division, Plot No. 84, at Dr. M. B. Raut Road, Dadar, Mumbai- 400 028.

Dear Sir/Madam,

We thank you for your keen interest to purchase Premises No. _____ on the _____ floor admeasuring approximately _____ sq. ft. carpet area, along with _____ **Car Parking** in the building in the project known as "**Matoshree Nandadeep**" at C.S. No.1794 of Mahim Division, Plot No. 84, at Dr. M. B. Raut Road, Dadar, Mumbai- 400 028.

1. Pursuant to your request, we hereby inform you that we shall allot the aforesaid Premises for you, subject to you making timely payment and the terms and conditions mentioned in the Agreement for sale, which shall be executed and registered within 30 days of being called upon by us to do so. The said Agreement shall be executed and registered under the provisions of Maharashtra Ownership of Flat (Regulation of the Promotion of Construction, Sale, management and Transfer) Act, 1963 and the Real Estate (Regulation and Development) Act, 2016 or any other law as may be applicable at the relevant time. Draft of said agreement for sale is already handed over to you.
2. In the event of any changes as per the Government rules and regulations, the revision and the impact thereof on the said project shall be communicated to you from time to time.
3. The sale consideration of the said Premises is Rs. _____/- (Rupees _____ Only). In addition to the sale consideration you shall also be required to pay GST service tax, VAT, cess and/or any other taxes as applicable from time to time. We confirm receipt of a sum of Rs. _____/- as a token of your intent to reserve the allotment and Rs. _____/- towards Tax. The balance payment of Rs. _____/- and the applicable taxes shall be paid by you as per the payment schedule mentioned in the agreement for sale.
4. It has been agreed that the timely payment of all amounts demanded by us from time to time towards the progress of the project is of prime essence. It is agreed by you that failure to make such payment on their respective due dates, we shall be inter alia, entitled to forthwith cancel the reservation of the Premises in your favour and all amounts paid by you shall stand forfeited.
5. It is further expressly agreed, consented and accepted by you that we shall be at the liberty to sell, assign, transfer mortgage or otherwise deal with our right, title and interest in the said Property and/ or the building/s being constructed/to be constructed thereon.
6. All the terms and conditions mentioned herein and in the sale Agreement shall be binding on you and this allotment is the basis of commercial understanding between us.
7. This Letter of Allotment is subject to the terms and conditions of the sale agreement.

Please sign this letter as a token of your express consent and acceptance of all terms and conditions as stated herein above.

Thank you .

Yours Faithfully,

For MATOSHREE INFRASTRUCTURE PVT LTD

Authorised Signatory

I / We hereby have read, understood & agreed and consented to all the above terms and conditions and accept the same.

1.MR. _____

2.MRS. _____