



ALLOTMENT LETTER FOR VILLA:

Promoter Name & Address : M/s. CHALLA CONSTRUCTIONS Rep. by its Managing Partner and Authorized Signatory **Sri. CHALLA RATHAIAH S/o. NAGAIAH AND SRI. P. BRAHMAIAH.**

Allottee Name & Address : Mr./Ms.

Allottee Mobile number & mail id :

Dear Sir/Madam

We, M/s CHALLA CONSTRUCTIONS AND OTHER, a Registered Partnership Firm, vide Regn. No.666 Of 2019, having its office at H.No.14-1-171/3, Tulasi Nagar, Borabanda, Kukatpally, Hyderabad. PAN No. AAOF2617F, represented by its Managing Partner Mr. Challa Rathaiah, S/o Sri Nagaiah, R/o Plot No's. 95 & 96/A, Road No.17, Survey of India Colony, Ayyappa Society, Madhapur, Hyderabad - 500081, promoter of the proposed project are pleased to allot you the Villa No:..... of "SREE VILLAS" in Survey Nos. 32/AA1, 115/A1/2, 115/A1/1, 115/AA, 115/A1/3, 115/A1/4, 115/A1/5, 119/A & 119/AA, situated at Wadakpalle-ORRGV Village, Ameenpur Mandal, Sanga Reddy District, Telangana State- 502296, NET layout area admeasuring 11432.08 Sq.Mtrs.

Nature of Document:

1. WHEREAS the Promotor has developed the Site which has legal right through Development Agreement (DAGPA) document no.s 3256/2023 & 35678/2022 and Supplementary Agreement to DAGPA document no.s 19149/2025 & 19148/2025 the Project named "SREE VILLAS" which has the valid Permission from "Office Of The Hyderabad Metropolitan Development Authority (HMDA)" vide Layout approval no. 000030/LO/Plg/HMDA/2025, dt. 21st March, 2025 in Survey Nos. 32/AA1, 115/A1/2, 115/A1/1, 115/AA, 115/A1/3, 115/A1/4, 115/A1/5, 119/A & 119/AA, situated at Wadakpalle-ORRGV Village, Ameenpur Mandal, Sanga Reddy District, Telangana State- 502296, NET layout area admeasuring 11432.08 Sq.Mtrs, herein after referred to as "Project" which was registered with TG Real Estate Regulatory Authority vide registered number _____ dated: _____.

For CHALLA CONSTRUCTIONS

[Handwritten Signature]
Partn

H.No. 14-1-171/3 THULASINAGAR, ALLAPUR, BORABANDA.
HYDERABAD, TELANGANA. 98494 42288, 90100 06635, 90100 06636

2. Whereas the Allottee has approached the Promoter to allot..... Villa 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 Villa in the Project.

3. The promoter and Allottee have come to a conclusion about the sale price and promoter agreed to allot the Villa. 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 9% of total cost (Including the Booking Amount) of Villa.

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) 9 % on completion of Booking
- b) 11% on completion of Agreement of Sale
- c) 25 % on Commencement of Ground Floor Slab
- d) 25 % on Commencement of First Floor Slab
- e) 20 % on Commencement of Flooring
- f) 5 % on Commencement of Painting
- g) 5 % at the time of Handover

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 Villa/ /Unit/Apartment. Further, the Allottee shall bear taxes payable to State and Central Government, if any.

For CHALLA CONSTRUCTIONS

[Signature]
Part

5. All payments to be made in favour of M/s CHALLA CONSTRUCTIONS, payable at Hyderabad.

Separate Account Details:

Bank Name : State Bank of India

A/c No: 44446196066

Branch Name: Hi-tech city, Hyderabad

IFSC Code: SBIN0004187

Declaration by Allottee :

I / we have read and understood the Agreement of sale prepared by the Promoter as per the standard format specified in Telangana 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.

For CHALLA CONSTRUCTIONS

Partner

Signature of Allottee

Date:

Promoter / Authorized Signatory

Date: 20/08/2025