

Annexure-A

DECLARATION CUM UNDERTAKING

We, **Romell Realtor Developers LLP**, having office at 101, B Wing, Gharkul CHSL, Misquitta Street, Azad Road, Vile Parle East, Mumbai – 400 057, do hereby on solemn affirmation state, declare and undertake as under:

1. We say and declare that **Romell Realtor Developers LLP**, being the Promoter has applied for registration of the real estate project, “**ROMELL ASRAVA**” with MahaRERA vide application dated 18/07/2024.
2. We say and declare that the application for registration of the real estate project named “**ROMELL ASRAVA**” is to be undertaken on land bearing **New CTC Nos. 80/A, 80/B & 80C corresponding to Old** (CTS No. 80, 80/1 to 22) situated at J.P. Road, Village Andheri (West) Taluk Andheri District Mumbai Suburban admeasuring 3088.20 sq. mtr or thereabouts hereinafter referred to as the “Project Land”.
3. We say, declare and undertake that as on the date of submission of my application dated 18/07/2024, for registration of the real estate project, “**ROMELL ASRAVA**”, there is no subsisting pending application submitted to MahaRERA for Registration of real estate project(s) by whatever name called to be undertaken on the project land/part thereof or there is/are no real estate project(s) by whatever name called, registered with MahaRERA being executed on the project land/ Part thereof, as there is only one building to be constructed on the entire layout land, which building to be registered as “**ROMELL ASRAVA**”, Project.
4. We solemnly state, declare and undertake that the contents of this Declaration-Cum-Undertaking are true, correct and binding upon partner, as well as the Promoter of Romell Realtor Developers LLP of the Real Estate Project, “**ROMELL ASRAVA**”.

For Romell Realtor Developers LLP

Promoter

Date: 18-07-2024

Place: Mumbai