



Building a Better Life !
ISO : 2015

सर्वत स्वस्त व सुंदर स्वप्नातील घर,
फक्त आमच्याकडे !

PARAG S. AHIRE
Builder & Developer

Date: -

ALLOTMENT LETTER

To,

Mr. _____

R/o. _____

PIN - _____

Dear Sir / Madam,

I / We, Parag Subhash Ahire are pleased to inform you that, we have accepted your offer to purchase the Commercial Unit No. / Residential Apartment No. / Flat No. _____ in our project named as "Padmashree Residency IV", said project currently under construction within limits of Dhule Municipal Corporation, Mauje Deopur, proposed on Plot No. 69 Sr. No. 814 location of Mauje Deopur, Jaihind Colony, Nr. Jaihind Junior College, College Road, Deopur, Dhule 424002.

The details of the allotment of Commercial Unit No. / Residential Apartment No. / Flat No. _____ to you are as below:

Apartment Particulars

Shop No. / Flat / Apartment No.	
Building No.	
Floor	
Carpet Area (Square meters)	
Area of enclosed balcony	
Area of Terrace	
Allotted exclusive Parking with area	
Total Area	

Total Consideration and Payment Plan

Total Consideration for Commercial / Residential Flat / Apartment No. _____ Will amount to Rs. _____ / - (Rs. _____) the Payment of which will be made as per schedule:

Particulars	Percentage	Amount
On or Before Execution of Agreement	10%	Rs. _____/-
Within 2 weeks after execution of Agreement	20%	Rs. _____/-
On or Before Completion of Plinth	15%	Rs. _____/-
On or Before Completion of 1 st Slab	10%	Rs. _____/-
On or Before Completion of 2 nd Slab	10%	Rs. _____/-
On or Before Completion of 3 rd Slab	10%	Rs. _____/-
On or Before Completion of Brick Work	5%	Rs. _____/-
On or Before Completion of Plaster Work	5%	Rs. _____/-
On or Before Completion of Tiling Work	5%	Rs. _____/-
On completion of Doors, Windows, Sanitary Fitting, Electrical and Painting Work	5%	Rs. _____/-
On receipt of Occupancy / Completion Certificate & Handover of Possession	5%	Rs. _____/-
TOTAL	100%	Rs. _____/-

Following are the details of the charges, apart from and other than the above consideration, which are to be paid by you allottee:

1. For deposit and expenses to obtain electricity connection and meter from M.S.E.D.C.L. (MAHAVITARAN) and costs & expenses for Deed of Conveyance / Sale Deed / Apartment Declaration and fee for membership therein. - Rs. _____/- (Rs. _____ Only).
2. For execution and registration of Agreement for Sale, Stamp duty and registration fees or as per applicable and prevailing rules of Government of Maharashtra or Local Authority or Local Body.
3. Taxes as applicable like Service Tax, Vat, CGST, SGST and any other proportionate taxes payable by the promoters either in present or accrued

in future will have to be borne by you allottee.

4. For maintenance and common expenses of the project buildings, common facilities, etc. an amount of Rs._____/ - per month after delivery of possession of the allotted Commercial / residential Flat / Apartment to the allottee.

5. Proportionate share in the payment of land revenue, municipal taxes and any other government taxes after delivery of possession of the allotted residential apartment to the allottee.

TERMS AND CONDITIONS:

1. This Allotment Letter is non-transferable.
2. This Allotment Letter is only an expression of intention to allot to you a commercial unit / residential flat and not an agreement for sale for transfer of commercial unit / residential flat apartment allotted to you.
3. The Allotment of commercial / residential /apartmet will finally be confirmed only upon execution and registration of document of Agreement to Sale for the commercial / residential apartment allotted to you.
4. Over and above the consideration price of the apartment allotted to you all the outgoing taxes, government revenue, cess, charges, levies, etc. whatever payable either in present or to be accrued in future, even if payable by the promoters, will have to be borne by the allottee only.
5. In the event of cancellation of booking of allotted apartment the amount paid for booking will be refunded without interest to allottee within 90 days of cancellation of booking with deduction of 10% Administrative Cost of Commercial / Residential Apartment cost and any type of taxes paid on it.
6. The allottee has seen and understood the building plan and specifications of the allotted apartment and has no confusion whatsoever.

Parag Subhash Ahire

I / We have read, understood, agreed upon and accepted the above contents of the Allotment Letter, payment plan and other terms and conditions.

[Name of Allottee :]