



PRIME DEVELOPERS

"Lata Villa", Suyog Colony Girna Tank Road, Behind, M.J. College, Jalgaon - 425002

Standard Allotment Letter

Date: 00/00/0000

To,

XYZ

Subject: - Allotment letter of flat in "Madhu Prabha Heights" project of our firm M/s Prime Developers, Jalgaon 425001, being situated at Gat No 145, Plot No 9+10/2 Primprala Shivar Jalgaon 425001.

Dear Sir/Madam,

You have visited and enquired about Flat/Shop unit of our firm M/s. Prime Developers, off. At 254, Lata Vila, Suyog Colony, Girana Tank Road, behind M J College Jalgaon 425001, for our project namely "Madhu Prabha Heights " Apartment constructed at Gat No 145, Plot No 9+10/2 Primprala shivar, Jalgaon 425001.

On being satisfied of the information provided by us for the said project and after due negotiation and discussion you have booked Flat /Shop No. _____ in the "Madhu Prabha Heights" project for the total consideration of Rs. _____. Therefore, the Flat/Shop No. _____ is hereby allotted to you on following terms and conditions.

1. The area of allotted Flat/Shop is as under
 - a. Carpet area as per RERA _____
2. You (allottee) have paid an amount of Rs. _____ vide cash/ Cheque No. _____ towards booking / advance.



3. It is understood and agreed by you (allottee) that amounts towards electricity, water supply, society formation/One Time Maintenance, legal expenses, etc will be in addition to the Flat Value and shall be payable on demanded by us and One Time Maintenance shall be transferred to Society as per RERA Act 2017.

4. It is understood and agreed by you (allottee) that the total consideration mentioned herein above excludes prevalent taxes, Therefore, you (allottee) will be liable to pay the tax liability which is applicable as per law, as and when demanded by us, also stamp duty and registration charges has to be borne by you (allottee).

5. The allotment agreement, payment, interest termination and all other incidental issues shall be governed by the Real Estate Regulation and Development Act. (herein after referred to as the Act)

6. You (allottee) shall execute and admit the agreement for sale on or before advance against flat booking amount received at 10% of the total sales value.

7. You (allottee) shall make timely payment of installments of the total consideration as will be enumerated in the agreement for sale.

8. If you (allottee) fail to make payment of the total consideration, we have the right to interest or termination of agreement / allotment as provided in the RERA Act.

9. The allotment is strictly person specific. You (allottee) shall not transfer the right, title or interest under this allotment.

For,

Prime Developers , Jalgaon

Sujit Chudaman Patil

(Partner)