

On the letterhead of Builder

To

Re.:- Letter of Allotment of Premises.

Sir/Madam,

We hereby accept your oral offer for purchase of one of the residential flats/shop in our housing complex known as “**PRATHAMESH TOWER**” under construction at on the property forming part of Survey No.42, Hissa No.1, admeasuring 0-16-2 (H-R-P), equivalent to 1620 sq. meters, lying, being and situate at village Borivade, Taluka and District Thane.

As per your request, we hereby allot in your favour a Residential Apartment adm. ____ Sq. Ft., carpet, (excluding parking) bearing Apartment No.____ on _____ Floor of the building No.____ under construction in the said complex for agreed price or consideration of Rs._____-/- (Rupees

_____ only) and subject to the payment of other charges, dues and payable as may be fixed by us at later stage.

This is further to acknowledge the receipt of Rs._____-/- from you as earnest against the aforesaid allotment. While entering into Agreement for Sale under Real Estate (Regulations and Development) Act, 2016, the earnest amount as above shall be adjusted against consideration payable by you for purchase of the aforesaid Apartment.

In case, you opt for cancellation of the allotment, we shall refund the earnest money without interest by deducting therefrom 10% of the earnest towards our ascertained administrative expenses.

Further, if you fail or neglect to execute Agreement for Sale within a period of ____ days from the date hereof by offering further payments to be scheduled, this allotment shall ipso-facto stand cancelled, terminated and permanently put to an end in which case after expiry of ____ from the date hereof, we shall refund to you 90% of the earnest without interest, retaining 10% as our ascertained administrative expenses and, thereafter, we shall be within our rights to deal with the Said Apartment in any manner we deem fit and proper, without requiring to obtain any further confirmation and/or concurrence from you, this being an essential condition for acceptance of the earnest hereunder.

Please further note that this letter of allotment is provisional. Subject to your acceptance of detailed terms and conditions as may be decided by us for sale of Apartment and execution and registration of agreement for sale, the allotment made hereunder shall be final.

Yours faithfully,

For _____

Director/Partner

Promoters

We confirm and accept the aforesaid Provisional Allotment.

(Allottee/s)