			ANNEXURE C: Authenticated copy of the Registration Certificate of the Real Estate Project granted by the Real Estate Regulatory Authority; **ANNEXURE D:** Authenticated copy of the plans of the Said Apartment agreed to be purchased by the Allottee/s as approved by the concerned local authority. **ANNEXURE D-1:** Floor Plan; **ANNEXURE E:** Title Certificate; **ANNEXURE F:** Commencement Certificate
First Schedule	First Schedule Above Referred to Description of the freehold/leasehold land and all other details	First Schedule at Page 50	**FIRST SCHEDULE** *Description of the Larger Land* All that piece and parcel of land bearing Plot No. R-1, admeasuring approximately 1,62,002.83 sq. mtrs., (equivalent to 16.2 hectares), lying being and situate at Sector 40, Nerul Node, Seawoods Darave Railway Station, Navi Mumbai 400 706, in the Registration District and Sub District of Village Nerul, Taluka Nerul, District Thane, Navi Mumbai, Maharashtra
Second Schedule	Second Schedule Above Referred to Here set out the nature, extent and description of common areas and facilities. L&T SEAWOODS LTD. MUMBAI	Second Schedule at Page 50	**SECOND SCHEDULE** *Amenities and Common Areas* **Club House Amenities** Badminton Court - 2 nos Squash Court - 1 no Gymnasium Multipurpose Hall Games Room Swimming Pool Mini Theatre

Date : 25th April 2024

			Reading Area / Library Business Centre Kids Play area Landscape area Senior Citizen Corner Walking Track
-	-	Third Schedule at Page 50	**THIRD SCHEDULE** *Description of the Said Apartment and the Said Car Parking Spaces* Apartment bearing No. **707** of the type **3BHK Imperio** admeasuring **62.696** square metres equivalent to **674.860** square feet and ancillary area, if any, admeasuring **20.903** square metres equivalent to **225.000** square feet, on the _____ floor in the building known as - **L&T Seawoods-Opal at West Square** for a Consideration mentioned in Fourth Schedule. Further, for the exclusive use of the Allottee/s, (**2 SINGLE**)covered car parking space/s at _____level basement / podium bearing No(s).. **FOURTH SCHEDULE** **(Details of payments to be made by the Allottee/s, Payment Plans, etc.)** 1 Consideration — **Rs.23419754 /- (Rupees Two Crore Thirty Four Lakh Nineteen thousand Seven hundred Fifty Four Only)** excluding GST & other applicable tax 2 Earnest Money — **Rs.2341975 /- (Rupees Twenty Three Lakh Forty One thousand Nine hundred Seventy Five Only),** being ___% of the

L&T SEAWOODS LTD. MUMBAI

Date : 23rd April 2024

		Consideration (excluding GST & other applicable tax)
3	The Bank Account details of the Promoter for the purpose of making payment by the Allottee/s	**5345911929**
4	Rebate for early payments at the sole discretion of the Promoter	NIL % of equal Installments payable by the Allottee/s.
5	Nominee	The Allottee/s hereby nominate/s the person. NAME OF NOMINEE: **NIL** ADDRESS OF NOMINEE: **NA** RELATIONSHIP OF NOMINEE WITH THE ALLOTTEE/S : **NA** PAN NO. OF NOMINEE: **NA** AADHAR CARD NO. OF NOMINEE: **NA**

L&T SEAWOODS LTD. MUMBAI

Payment Plan

Date : 23rd April 2024

The Allottee/s shall pay the following amount to the Promoters, (as per clause 22.3 of this Agreement) upon receipt of Occupancy Certificate in respect of the Said Apartment

Sr. No.	Particulars	Amount
(i)	Share Application Money	Rs.
(ii)	Advance Adhoc Maintenance Charges towards the Real Estate Project for 12 Months	Rs.
(iii)	Advance Adhoc Maintenance Charges towards the Property to be Transferred to the Apex for 24 Months	Rs.
(iv)	Refundable Deposit to be refunded to the to the Apex Body (subject to deduction of dues, if any) upon transfer/assign/sub-lease the Property to be Transferred to the Apex	Rs.
(v)	Club House Charges	
(vi)	Infrastructure charges	
(vii)	Building Protection Deposit	

Fifth Schedule at Page 52

FIFTH SCHEDULE

Apartment Facilities within/appurtenant to the Said Apartment

Specifications of Apartment
Vitrified Tiles flooring in Living, Dining and Master Bedrooms
Vitrified tile flooring in all Bedrooms and Kitchen

L&T SEAWOODS LTD. MUMBAI

Date: 23rd April 2024

			Glazed tiles below platform & Ceramic tile / Vitrified tiles dado above kitchen platform upto two feet height
			Granite Platform, Stainless Steel Sink
			Vitrified antiskid tiles in toilet flooring, balconies and Flower beds
			Sanitary ware and CP fittings in toilet of reputed brands
			Glass Partition in Master toilet and Mirror above wash basin in all toilets
			Anodized / Powder Coated Aluminium Windows
			Wooden door Frames and laminated shutter for main door, bedroom and toilet doors
			Only 4 BHK will be provided with Marble tiles in Living, Dining & Passage
			Facilities in Apartment
			Exhaust Fan in Kitchen & Toilet
			Water & Electric point for Washing Machine
			Video Door Phone
			Instant Type Gyser in all toilets
			Provision for telephone
			Provision for Electrical points for split A/C in bedrooms & living room
			Hot & Cold water piping for Shower & washbasin in all toilets
			Provision for FTTH for data & Voice connection
			Facilities in Common Area
			Vitrified flooring in Typical lift lobby
			Italian Marble at Main Entrance lobby / Reception at drop off level
			4 BHK will be provided with marble in living, Dining and passage
			3BHK will be provided with Vetrified Tiles

Authorised Signatory

Name & Sign

L&T SEAWOODS LTD. MUMBAI

(Sign and stamp) 23.04.2024