

Dated: -----

To,

Sub. : ALLOTMENT LETTER FOR FLAT NO. -----

After processing your application, **M/s Paras Kunj** a registered partnership firm having its Registered Office at P Square IIIrd Floor 218E/71 M.G. Marg, Allahabad is pleased to allot you **Flat No. -----** having **built up area of ----- Sq. Ft. and super built-up area ----- Sq. Ft.** in "**PARAS KUNJ**" situated on Arazi No. 216Mi, 216/1Mi, in village Mahewa Patti Poorab Uparhar, Pargana Arail, Tahsil Karchhana, District Allahabad. This allotment is subject to the fulfillment of terms and condition as detailed below which shall prevail over all other terms & conditions given in our brochures, advertisement, price lists & any other sale documents as well as overrides all/any other previous communications either oral or written.

PRICE OF THE FLAT

Sr. No.	PARTICULARS	AMOUNT Rs.
	Total price of the flat measuring Built up Area ----- sq. ft. & Super Built up Area ----- sq. ft. of the Flat no. ----- ----- as described above.	-----

Note: - Above prices are exclusive of all the taxes and duties all such taxes and duties will be charged extra as and when applicable.

Note:-

1. All other additional charges are included in the above price.

All the above amounts mentioned are exclusive of all taxes and duties, all such taxes and duties will be charged extra as and when applicable. That all the expenses in connection with the execution and registration of the sale deed shall be borne by the second party which is expected to be stamp duty=7% and the effective Goods & Service tax of the Total sale value at present and they shall be payable as per the rates prevailing at the time of execution and registration of sale deed. That any other charge/tax imposed by any Government/Semi Government/State Government or any Local Authority, shall also be paid by the Second Party as per the then applicable rates and rules.

SCHEDULE OF PAYMENT:

S. No.	Due Date	%age	Amount (Rs.) Exclusive of Taxes
1.	application money which will now be initial advance	10%	-----
2.	I st Installment Within 60 Days of Booking	10%	-----
3.	II nd Installment on starting of Foundation	5%	-----
4.	III rd Installment on starting of 1 st Slab	5%	-----
5.	IV th Installment on starting of 2 nd Slab	10%	-----
6.	V th Installment on starting of 4 th Slab	10%	-----
7.	VI th Installment on starting of 6 th Slab	10%	-----
8.	VII th Installment on starting of 8 th Slab	10%	-----
9.	VIII th Installment on starting of 10 th Slab	10%	-----
10.	IX th Installment on starting of Internal Plaster	5%	-----
11.	X th Installment on start of Flooring and plumbing	5%	-----
12.	XI th Installment on starting of external Plaster	5%	-----
13.	XI th Installment at the time of sale deed and possession along with all the taxes and duties.	5%	-----
	Total Cost/ Consideration	100%	-----

Note: Those due dates mentioned above for payment of installment are projected dates. In case of any change in the said date, the same shall be informed to the Allotee/s accordingly and that date shall be reckoned as due date for all purposes. In case of non-payment of installment, the interest @ 2% per month or any part thereof shall be calculated and charged from due date of payment till the date of actual payment.

POSSESSION OF THE FLAT: Possession is expected to be handed over on after the completion of the unit which is expected to be July 2019 **or** on the date of payment of the entire cost of the Flat and Facility Charges, Registration charges and any other charges as may be intimated by the Firm, whichever is later.

CANCELLATION POLICY: Cancellation of the unit will attract penal charges @ 10% of Sale Consideration and same shall be refunded after deduction of 10% of the Sale Consideration to the application within 60 days of refund application given by the allottee/s to the Firm. If firm fails to pay refundable amount within 60 days then the firm is liable to pay the amount with interest @ 15% p.a. to the allottee/s.

Note: In case of non-payment of installment, interest @ 15% p.a. or any part thereof shall be calculated and charged from due date of payment till the date of actual payment.

FIRM

ALLOTTEE /S

WITNESS: (Signature with name and Address)

1. _____

2. _____
