

ALLOTMENT LETTER

Ref:

Customer ID:

Date:

Name
Address
Phone
Email

Jointly With

Dear Sir /Madam,

Reference your Application No._ dated__ for allotment of a plot at **MEHROTRA GOLF RESIDENCES, DELHI ROAD, MORADABAD**, we have the pleasure in allotting one plot bearing Unit Reference Number____(**"Unit"**) in (*Mehrotra Golf Residences*), a project of M/S **Mehrotra Developers (Partnership Firm)** at **Delhi Road , Moradabad**, located as per "Location Plan" enclosed herewith as **Annexure I**, for a Total Sale Consideration of **Rs. ____ (Rupees_____only)** which includes Consideration and Other Charges.

The "**Details of Consideration**" are enclosed herewith as **Annexure II**. The Consideration and other Charges shall be payable on the dates as specifically mentioned in the "**Payment Plan**" enclosed herewith as **Annexure III**.

Please note that the Firm is likely to offer you the possession of the **Unit** by _____.(month/year).

In the event of delay in handing over of the **Unit**, the Firm shall be liable to pay delay compensation at the rate specified in the Regulations framed under the Real Estate (Regulation and Development) Act (RERA).

Please also note that in the event of delay in making the payment of balance Sale Consideration as per the payment plan & within the time given for such payment in the demand notice, it shall attract interest at the rate specified in the Regulations framed under the RERA.

All payments are to be made by cheques/demand drafts drawn in favour of "_____" and payable at_____.

You have been allotted a unique Customer ID, which is “_____”. You are requested to quote your Customer ID and your Unit Reference Number in all future communications with us.

You will execute a Maintenance Agreement for Maintenance of Shared Areas & Facilities and Common Areas & Facilities with the Firm or Designated Maintenance Agency (DMA) at the time of execution of Conveyance Deed.

The Stamp duty and legal /other expenses related to execution and registration of Agreement of Conveyance shall be borne by you.

You shall be solely responsible for complying with the provisions of Foreign Exchange Management Act 1999 and all other applicable Rules / Laws governing remittance of payment for the said unit (applicable only for NRIs, PIOs etc.).

This Allotment Letter records the broad understanding of the allotment of the **Unit** in your favour and shall be governed by the detailed terms and conditions contained in the Builder-Buyer Agreement/Agreement for sale to be executed between you and the Firm as approved under RERA.

Thanking you and assuring you of the best of our services, always.

For Mehrotra Developers

Authorized Signatory

Enclosures:	Annexure I	Location Plan
	Annexure II	Details of Consideration
	Annexure III	Payment Plan

Application Received Through	Direct/Agent
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Details of Consideration

(Name of Project), MEHROTRA GOLF RESIDENCES

Unit Reference No:

Plot Area:_____Sq.mtr

Charge Types	Total Amount(Rs.)
Sales Consideration	
Sale Consideration	

(Rupees_____Only)

(Annexure III)**Payment Plan**

(Name of Project), MEHROTRA GOLF RESIDENCES

Unit Reference No:

Payment Plan :

S.No	Stages Of Payments	Payment Due		
		Total Consideration(a) (Rs.)	Other charges(b) (Rs. (a+ b))	Total Sale Consideration (Rs.)
1	Amount already received			
2	On or Before			
3	On Offer of Possession		Interest Free Maintenance Deposit	
			Maintenance Advance	
			Social Club Subscription	
Total				

(Rupees_ _Only)

Notes:

1. The demand letter for Installments linked to any specific construction/development stage shall be sent in advance providing for payment period of up to 15 days.
2. The maintenance charges for the first year shall be payable by the applicant before possession of the said premises and regularly thereafter at the then applicable rates.
3. Applicable Goods and Service Tax shall be payable extra.