

**ALLOTMENT LETTER****Date:**

<b>From</b>	<b>To</b>
<b>M/s Rachana Infratech</b>	<b>&lt;Customer name:&gt;</b>
	<b>&lt;Address:&gt;</b>
<b>&lt;Mobile: &gt;</b>	<b>&lt;Mobile:&gt;</b>
<b>&lt;Email Id: &gt;</b>	<b>&lt;Email id:&gt;</b>

**SUBJECT: Allotment of Apartment No. .... in our project "Sanskar Moon Apartments" proposed to be developed by the Promoter, M/s Rachana Infratech.**

## 1. Details of the allottee:

<b>ALLOTTEE DETAILS</b>	
Application No.	
Date of Application	
Name of the Allottee	
Son/Wife/Daughter of (if applicable)	
Nationality	
Address (Correspondence)	
Pin code	
Address (Permanent)	
Pin code	
Website (if any)	
Landline No.	
Mobile No.	

Email	
PAN (Permanent Account No.)	
Aadhar Card No.	

2.

<b>PROJECT DETAILS</b>	
Details of UPRERA Registration	Reg. No
	Dated
	Valid Upto
Project Name	
Project Location	
If project is developed in phases then, Phase Name	
Nature of Project	Apartment
Proposed date of Completion of the Phase/Project	
Proposed date of Possession of the unit	

**Dear Sir/Madam,**

Greetings from Rachana Infratech!

With reference to your application as per details above submitted in our office and other required documents, it is intimated that the company has allotted you the following Commercial Plot as per the details given below:

<b>UNIT AND BOOKING DETAILS</b>		
1	Nature of the unit	Apartment
2	Flat	Unit No & Floor No.
		Property Category
3	Unit Area (sq. m)	Built Up
4	Tower No.	

5	Rate of Plot as per Unit Area (Rs/sq. m)	
6	Net area of the commercial Space(Permissible FAR)	
7	Total Consideration amount (inclusive of IDC & EDC, parking charges, PLC, Govt fees/taxes/levies, common areas, Interest free maintenance security, GST)	

2. We have received earnest money amount which is not exceeding 10% of the total cost in respect of the above referred Plot as per the details given below:

1.	Earnest Money Amount	Amount in Rs	
		(Percentage of total consideration value)	
2.	Cheque No/DD No./RTGS		
3.	Dated		
4.	Bank Name		
5.	Branch		
6.	Amount deposited		
7.	Total sale consideration		

3.

### 3. Mode of Booking

1.	Direct/Real estate agent	
2.	If booking is through Real estate agent, then Real estate agent Reg. No	
3.	Real estate agent Charges	

4.

<b>PAYMENT PLAN</b>
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Payment Plan (Inclusive of all charges/fees) (Copy attached)	Down Payment Plan
<b>Bank Details of master account (100%) for payment via RTGS</b>	
Payment in favour of	
Account Number	
IFSC Code	

## Annexure A-: 'Payment Plan'

Earnest money which is not exceeding 10% of the total cost of the unit is already paid at the time of allotment. Balance consideration amount shall be paid as under:

### 1. In case of Time Linked Plan

S.no.	Installment	Percentage of total consideration	Amount (in Rs.)	Due Date	Interest	Balance Payable (in Rs.)
1. 2.	On Booking	10%				
	After signing of BBA	40%				
	At the time of Possession	50%				
	Total Payable					

### 2. In case of Construction linked plan

Installment	Particulars	Percentage
1 <sup>st</sup>	At the time of Booking along with allotment letter	<10%
2 <sup>nd</sup>	After Signing of Agreement for Sale i.e., on commencement of construction	<15%
3 <sup>rd</sup>	On completion of sub- structure	
4 <sup>th</sup>	On completion of super- structure	
5 <sup>th</sup>	On completion of MEP	
6 <sup>th</sup>	On completion of finishing	
7 <sup>th</sup>	On completion of Internal development works	
8 <sup>th</sup>	On Possession	

OR

### 3. In case of Development linked installment plan

S. No	Stage of Payment	Percentage
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1	At the time of Booking along with allotment letter	<10%
2	After Signing of Agreement for Sale i.e., on commencement of construction	<10%
3	On completion of sewer line, STP, storm water drainage and rainwater harvesting and completion of water line and underground tank	
4	On completion of electric sub-station, laying of cables and erection of streetlights, renewable energy systems, security and firefighting services.	
5	On completion of roads and pavements/parking	
6	On completion of landscaping and development of parks and playgrounds, black top of internal road.	
7	On Possession (Stamp duty, registration charges, miscellaneous expenses/fee etc.)	

The Allottee hereby undertakes, that the Allottee has gone through the terms and conditions of this Allotment Letter, Application Form and has examined the veracity of the Promoter and has accepted the Allotment hereinabove only on the basis of his own assurances and complete satisfaction.

The allottee will abide by all the detailed terms & conditions mentioned in the Builder Buyer Agreement which shall be executed between the parties in due course.

We are elated that you are now a member of the one big happy family of thousands of customers of Rachana Infratech

Best Wishes

Thanking You  
Yours Faithfully

**For M/s Rachana Infratech**

**(Authorised Signatory)**

I/We have read and understood the contents of above communication, accordingly, I/We accept and confirm the same by appending my/our signature(s)

**Applicant**

**Dated:**



