

ARDIA PROJECTS LLP
Flat No. 101, Plot No. 1-IBB-2, Sushant Golf City, Lucknow-226030
www.newdowntown.com

Client ID :

To,

Customer Name

Date:

R/O:

.....

Ph.:

Email Id:

ALLOTMENT LETTER

Sub: Allotment of Office Unit No., Neo Downtown Tower,Floor in our Prestigious Project “NEO DOWNTOWN” in the Project situated at CP-05B, SECTOR-CBD, NEAR CG CITY, GOMTI NAGAR EXTENSION-226010, LUCKNOW

Dear Sir/Ma'am,

Greetings from Ardia Projects !

We take this opportunity to thank you for your kind consideration and reposing trust in our project. We would like to extend a warm welcome to you as our esteemed client and assure you that you have chosen a recognized group which is committed to provide excellence and superior living experience to its customers.

We are pleased to inform you that in response to your application number....., you have been provisionally allotted aUnit bearing No. SF-, admeasuring Carpet Area, 820.554966 Sq. Ft. Built up Area, in the project “**NEO DOWNTOWN**” (hereinafter referred to as “said unit”) having RERA NO.....

The allotment of the said unit is subject to the terms and conditions as contained in the Application Form and that of the Agreement for Sale to be entered by the company with you.

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We confirm to have received an amount of Rs./-(Only/-) the total consideration value of the said unit as booking amount/advance payment on....., through..... from you.

Further payments towards the consideration of the said unit shall be made by you, in the manner and at the times as well as on the terms and conditions of the application form and as per the agreement for sale to be entered by the company with you.

You will be executing and registering Agreement for Sale at your cost and expenses as per standard format within 30 (Thirty) days from the date of receipt of intimation of registration of agreement to sale, under the provisions of the Real Estate (Regulation and Development Act 2016 and Uttar Pradesh Real Estate (Regulation and Development) Rules 2016 (as amended time to time) on the terms & conditions contain there in.

Further, this provisional allotment does not vest any right or interest in the aforesaid unit in the allottee or any other person until execution of Agreement for Sale by the Allottee and the Company.

Please feel free to call your Relationship Managerator email usat and we will be glad to assist you.

Thanking and assuring you our best services at all times.

Thanking You.

ARDIA PROJECTS LLP
(Authorized Signatory)

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Construction Link Payment Plan		
SR No.	PARTICULARS	PERCENTAGE
1	AT THE TIME OF BOOKING /ALLOTMENT	10% of the BSP
2	ON EXCAVATION OF SITE	10% of the (BSP+ other Charges)
3	ON START OF LOWER BASEMENT SLAB	5% of the (BSP+ other Charges)
4	ON START OF UPPER BASEMENT SLAB	5% of the (BSP+ other Charges)
5	ON START OF GROUND FLOOR SLAB	5% of the (BSP+ other Charges)
6	ON START OF 1ST FLOOR SLAB	5% of the (BSP+ other Charges)
7	ON START OF 2ND FLOOR SLAB	5% of the (BSP+ other Charges)
8	ON START OF 3RD FLOOR SLAB	5% of the (BSP+ other Charges)
9	ON START OF 4TH FLOOR SLAB	5% of the (BSP+ other Charges)
10	ON START OF 5TH FLOOR SLAB	5% of the (BSP+ other Charges)
11	ON START OF 6TH FLOOR SLAB	5% of the (BSP+ other Charges)
12	ON START OF 7TH FLOOR SLAB	5% of the (BSP+ other Charges)
13	ON START OF 8TH FLOOR SLAB	5% of the (BSP+ other Charges)
14	ON START OF FLOORING WORK	5% of the (BSP+ other Charges)
15	ON START OF PLUMBING WORK	5% of the (BSP+ other Charges)

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16	ON START OF ELECTRICAL WORK	10% of the (BSP+ other Charges)
17	ON OFFER OF POSSESSION	5% of the (BSP+ other Charges + possession charges)

COST SHEET (SF-610)

NEO DOWNTOWN (.....)		
S.No.	DESCRIPTION	PRICE
1	BASIC SALES PRICE/-
2	EXTERNAL ELECTRIFICATION CHARGES (EEC)	100/SQ. FT
3	FIRE FIGHTING EQUIPMENT CHARGES	100/ SQ. FT
4	EXTERNAL DEVELOPMENT CHARGES (EDC)	100/ SQ. FT
5	TOTAL	/- SQ. FT
CHARGES PAYABLE AT THE TIME OF POSSESSION		
1	ELECTRICITY LOAD CHARGES	AS APPLICABLE
2	POWER BACKUP INSTALLATION CHARGES	AS APPLICABLE
3	INTEREST FREE MAINTAINENCE SECURITY CHARGES (IFMS)	AS APPLICABLE
4	METER COST	AS PER ACTUAL
5	ONE YEAR ADVANCE MAINTENANCE CHARGES	AS PER ACTUAL
6	PARKING CHARGES (COVERED)	AS APPLICABLE

Note :

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- 1.** Rates are exclusive GST. GST shall be charged extra as applicable
- 2.** Cheque / Draft to be issued in favour of "ARDIA PROJECTS LLP"
- 3.** Stamp duty, Registration and other related charges/cost are extra and shall be paid as and when demanded by the company.
- 4.** Any other Levies / Charges / Revision in existing charges by Government Body / Authority in future shall be applicable.
- 5.** Proportionate car parking shall be provided on allotted area on payment basis .
- 6** TDS Shall be Deducted by Allotee as Applicable .

-- For RERA registration purposes only --