

ALLOTMENT LETTER

UP-RERA registration No. [] on dated [] registered with Uttar Pradesh Real Estate Regulatory Authority under the Real Estate (Regulation and Development) Act, 2016 and Uttar Pradesh Real Estate (Regulation and Development) Rules, 2016.

Date:

From	To
Promoter name: M/s New Sainik Nagar Builders and Developers Private Limited	<Customer name:>
CIN:	
Address: _____, Lucknow - _____ India	<Address:>
Mobile: +91	<Mobile:>
Email Id:	<Email id:>

SUBJECT: Allotment of a Residential Unit, in the Project “Sainik Galaxy Garden”.

1. Details of the allottee:

ALLOTTEE DETAILS	
Application No. (If any)	
Date	
Name of the Allottee	
Son/Wife/Daughter of (if applicable)	
Nationality	
Address (Correspondence)	
Pin code	
Address (Permanent)	
Pin code	
Landline No.	
Mobile No.	
Email	
PAN (Permanent Account No.)	
Aadhar Card No.	
Passport No.	
Corporate Identification Number (in case Allottee is a company)	
Registration Number (in case Allottee is a partnership firm / limited liability partnership firm / society / trust)	
GST ID (in case Allottee is a company / limited liability partnership firm / HUF / Trust)	

PROJECT DETAILS	
Details of UPRERA Registration	[•]
	Dated: [•]
	Valid Upto:
Project Name	Sainik Galaxy Garden
Project Location	Khasara no. 101, 108, 111, 116, 121, 122, 117, 118, and 119 of Village Bhaddi Kheda, Tehsil Mohanlalganj, Competent Authority Zila Panchayat Lucknow, District Lucknow, admeasuring 16,223.00 sq. meters area
Nature of Project	Residential
Proposed date of Completion of the Phase/Project	

Dear Sir/Madam,

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

UNIT AND BOOKING DETAILS		
1	Nature of the unit	Residential
2	Plot	Unit No. [•]
		Number of parking space(s) [•]
3	Carpet Area (sq. mtrs)	[•]
4	Rate of carpet area (Rs. / sq. mtr.)	[•]
5	Taxes, EDC, IDC and any interest thereon	
6	IFMS Charges	
7	Maintenance Charges including GST for first 12 (Twelve) months commencing from issuance of Intimation for Offer of Possession + 75 (Seventy-Five) days or 30 (Thirty) days from the handover date of the Unit, whichever is earlier i.e. Maintenance Charges Commencement Date.	
8	Status of Unit (For tax purpose)	
9	Direct Sales / Through real estate agent	
10	Name of Real estate agent: If any	
11	RERA Registration No./Details of Real Estate agent, If any	
12	Contact Details of Real estate agent, If any	
19	Total Consideration amount (INR)	

1. We have received Earnest Money amount which is not exceeding 10% of the Total Price, in respect of the above referred Unit as per the details given below:

1.	Earnest Money	Amount in Rs. (percentage of total consideration value) 10%
2.	Cheque No. / DD No. / RTGS	
3.	Dated	
4.	Bank Name	
5.	Branch	
6.	Amount deposited	
7.	Total sale consideration	

2. **Mode of Booking**

1.	Direct/Real Estate Agent	
2.	If booking is through Real Estate Agent, then Real Estate Agent Reg. No.	
PAYMENT PLAN		
Payment Plan (Inclusive of all charges/fees) (Copy attached)		
Bank Details of Collection Account (100%) for payment via RTGS		
Payment in favour of	NEW SAINIK NAGAR BUILDERS AND DEV PVT LTD COLLECTION AC SAINIK GALAXY GARDEN	
Bank Name	ICICI Bank	
Account Number	847205000018	
IFSC Code	ICIC0008472	
Bank's Address	ICICI Bank, 1387 Eldeco Udyan - 2, Raksha Khand, Lucknow - 226025	

Best Wishes

Thanking You
Yours Faithfully

**For M/s New Sainik Nagar Builders and
Developers Private Limited**

(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:

Annexure A:- 'Payment Plan'

Earnest money which is not exceeding 10% of the Total Price is being paid at the time of allotment in terms of Clause 3.1 above. Balance consideration amount shall be paid as under:

CONSTRUCTION LINK PLAN						
Sr. No.	Installments	Percentage of total consideration	Amount (In Rs.)	Due Date	Interest	Balance Payable (In Rs.)
1	Booking / Application Fee	10%				
2	Registration of Agreement/Allotment	0%				
3	Completion of Site Leveling	20%				
4	Sewerage & Drainage Work	20%				
5	Water & Electricity Lines	20%				
6	Internal Road Completion	20%				
7	Final Possession/Registration	10%				
	Total Payable					

OR

Down Payment Plan	
At the time of Booking	10%
Registration of Agreement/Allotment	0.00
Within 60 days of Booking	20%
Within 90 days of Booking	70%
Down Payment Discount	0%

The Allottee(s) will abide by all the detailed terms & conditions mentioned in the Agreement for Sale which is annexed with the Allotment Letter.

Best Wishes

Thanking You

Yours Faithfully

**For M/s New Sainik Nagar Builders and
Developers Private Limited**

(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: