

SARVOTTAM GREEN ESTATES PVT.LTD

To

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Sub:- Letter of Allotment of **FLAT NO.....** floor, in Residential Building
“.....” being constructed on survey plot No.
..... Khata no., Thana No.-,
.....,
Mohalla-..... Tauji no:-..... Ward No.-, circle -,
P.S. -..... Municipality in the town and district of
patna as approved vide plan case no.& letter no. Nil dt.

Dear Sir,

As per your request we take pleasure to inform you that we have allotted **FLAT NO** floor in our Residential Building “.....” on survey plot No., bearing Khata no., Thana No. under Patna Municipal Corporation in the town and district of patna situated at Mauza- ward No, circle-, P.S. –, Town and District Patna.

In response to your request we (hereby called the landownerr) have allotted to you **FLAT NO** Second floor on Lumpsum price of Rs..... /-(Rs. only) including the facilities, and proportionate price of the common area, facilities, appurtenance to the premises, passages, Service area and the recessed spaces below the window sills. For the purpose of calculation of the entire consideration for the said Flat including all the facilities and amenities mentioned herein above, the area is presumed to be sq. ft. (Approx) some more some less. The carpet Area of the said Flat is sq.ft & balcony area sq ft. (Approx) some more some less.

This allotment is made subject to the following terms and conditions:-

1. The above allotment is made strictly subject to your compliance with the following terms and conditions of payment of the total consideration amount.

Sl. No.	Installment in slab	Rate in (%)	Rs.
I	Booking advance just after start of foundation	25%	00
II	1 st installment due after placing of 1 st roof slab	10%	00
III	2 nd installment due after placing of 2 nd roof slab	10%	00
IV	3 rd installment due after placing of 3 rd roof slab	10%	00
V	4 th installment due after placing of 4 th roof slab	10%	00
VI	5 th installment due after placing of 5 th roof slab	10%	00
VII	6 th installment due at the time of brick work	10%	00
VIII	7 th installment due at the time of internal plaster	10%	00
IX	8 th installment due at the time of hand over	5%	00
	Total	100%	00

1. Failure on your part to adhere to the above condition shall mean that you are no more interested in continuing with the allotment of the said Flat with us and hence we are free to allot/sell/reserve in favour of any other party. Again the said Flat without any prior/ (.....) only, ... bank. Patna vide our Cheque no. (.....) dated from you, against the allotment of the above mentioned unit in our residential & commercial Apartment the basis of the original plan shown to you and changed lay out proposed and accepted by us. The proposed changed is near kitchen of this Flat. It is subject to your compliance of all the terms and conditions of the application form issued by s/o:-Sri You shall purchase the said Flat and enter into an **“Registered Agreement to sale”** with us.

3. In addition to the lumpsum price agreed as stated here in above, you have to bear the charges towards the stamp duty, registration, electric & water connection, cable laying, legal fees and all other taxes, cusses, etc. that shall be levied by or become by the local authority or by the Government and also such other charges, penalties, escalation which shall if at any time herein after be imposed by the Patna Municipality Government or local authority as the case may be.
 4. On non-compliance with the terms and conditions by you, mentioned herein above the amount paid by you shall be refunded and this letter of allotment will stand automatically cancelled with a written notice, unless the proportionate required payment shall be made available till mutually agreed time or, latest within a time limit of 30 days.
 5. This letter of allotment for above mentioned Flat is only tentative. It has to be confirmed only after Registered Agreement to sale between us and the purchasers.
- Thanking You,

Yours' faithfully