

ALLOTMENT LETTER

To, _____ Date: _____

Mr./Mrs./Miss: _____

Address: _____

E-mail: _____

Sub: Allotment of Shop/ Flat No _____ on _____

in the project known as **“NISARG”** situated at **Salvador-do-Mundo, Bardez, Goa.**

Dear Sir/Madam,

We hereby allot you _____ on
_____ floor (hereinafter Referred to as the
Flat/Shop) in our proposed building to be constructed known as
“NISARG” situated at **Salvador-do-Mundo Village, Bardez, Goa**, for
the total consideration of Rs _____ /- (Rupees _____

_____ Only).

We have received a sum of Rs _____ /-
(Rupees _____
_____ Only) as earnest money in respect
of the above referred shop/Flat. Details of the same are as follows:

SrNo.	Date	ChequeNo	BankName	Branch Amount

Project is registered as per the provisions of RERA with the Real Estate Regulatory Authority at under No _____.

This allotment letter is issued to you on the understanding and assurance given by you to us that you will enter into regular Agreement for Sale under the provisions of the Real Estate (Regulation and Development) Act, 2016, (as amended up to date) on terms and conditions, which may contain therein. You undertake to execute the Ownership Agreement as and when called upon by us and pay the necessary stamp duty and registration charges thereof. All the terms and conditions mentioned in the Allotment Letter and/or Agreement for Sale or such other documents executed for sale of the Flat/Shop shall be binding on you and confirm that this allotment is the basis of commercial understanding of the parties.

Terms and Conditions:

1. All the terms and conditions mentioned in the Draft Agreement to sale document which is available on Rera website and personally shown to the allottee are applicable to this letter of allotment.
2. Upon issuance of this Letter of Allotment, the Allottee shall be liable to pay the aforesaid Consideration Value shown in the Table as per Annexure-A attached herewith.
3. The allottee shall not transfer or sale this unit without prior consent of promoter till the document agreement to sale is registered.
4. This Letter of Allotment shall be governed and interpreted by and construed in accordance with the laws of India. The Courts at **Mapusa**, Goa alone shall have exclusive jurisdiction over all matters arising out of or relating to this Letter of Allotment. Any dispute shall be settled by a sole arbitrator and in accordance with the provisions of the Arbitration and Conciliation Act, 1996.

For any queries or assistance contact
on: PhoneNo:...../.....

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Email: oceanpridedeveloper@gmail.com

Webiste: www.....

Kindly confirm

the above arrangement by signing the Allotment Letter. Thanking You,

Yours faithfully,

For **M/S. OCEANPRIDE REAL ESTATE DEVELOPER LLP.**

Partner

Bank A/c Details as under:

A/c Name:	M/S. OCEANPRIDE REAL ESTATE DEVELOPER LLP.
A/c Number:	
Bank:	
Branch:	
IFSC Code:	

AnnexureA

ThePaymentPlanisasfollows:

Flats/Shops:

OnBooking&Signing	10%
AfterExecutionOfAgreement	20%
OnCompletionofPlinth	15%
On Completion of Slabs, Podiums,Stilts	10%
On Completion of Internal Plaster,Doors&Windows	10%
On Commencement of SanitaryFittings,ElectricalFitting s	10%
OnCompletionofExternalPlaster,W aterproofing,Terraces	10%
OnCommencementofLift,WaterP umps,ExternalBeautification	10%
OnPossession	5%
Total:	100%

OtherOutgoings:

- a) G.S.T: Rs_____/-
- b) MaintenanceDeposit:Rs_____/-
- c) Monthlymaintenance:Rs_____/-
- d) G.S.Ton MonthlyMaintenance:Rs_____/-
- e) StampPapers,RegistrationFee,etc:Rs_____/-
- f) Transformer:Rs_____/-
- g) ElectricityMeter:Rs_____/-
- h) InfrastructureTax:Rs_____/-
- i) Other Charges:Rs_____/-