

_____, 2020

MS. / MR. _____

CONTACT NO: _____

Dear Madam/ Sir,

Sub: Allotment of Flat/Shop No. _____ being developed in the Project “Bella Villa”, located in Survey No. 113/14, situated at Assonora Village, Bardez Taluka and Sub-district, North Goa.

Ref: Booking Application Form dated _____.

Pursuant of the above referred Booking Application dated _____ in respect of Flat/Shop No. _____ In the Project known as “Bella Villa”, Assonora Village, Bardez Taluka and Sub-district, North Goa, we have provisionally allotted Flat/Shop No. _____ measuring carpet area of _____ sq. feet and super built up area of _____ to you.

Further, we hereby confirm having received an amount of Rs. _____/- (Rupees _____ Only) being 10% of the Total Cost of the Flat/Shop, as a Non-Refundable EMD vide Cheque bearing No. _____, dated _____, drawn on _____, along with your Booking Application Form.

As stated in the Booking Application Form, you are hereby called upon to pay an amount of Rs. _____/- (Rupees _____ Only) being 10% of the Total Cost of the Flat/Shop payable on Allotment of Flat/Shop. Kindly arrange to make the said payment within 7 days from receipt of this Allotment. Failure to comply with payment terms stated herein will result in cancellation of this Allotment and EMD paid under the Booking Application Form shall stand forfeited.

The total consideration amount payable for the above Flat/Shop is Rs. _____/- (Rupees _____ Only). The total sale consideration amount as mentioned above is inclusive of land cost, charges for external development and internal development, common area maintenance charges, electricity connection, sewerage connection, water connection and other charges as detailed in the Agreement for Sale.

Further, we shall keep you posted with regard to the execution and registration of the Agreement for Sale in respect of the above Villa. In the event of your failing to execute the Agreement to Sale within the time period as notified to you, the Booking Application will stand rejected and this Allotment Letter cancelled, and the entire amounts received as EMD and amounts paid under the Allotment Letter shall be forfeited as liquidated damages.

Terms and conditions specified in the Booking Application Form shall be an integral part of this Allotment Letter. This Allotment Letter does not give rise to any contractual claim or right to specific performance. The Agreement for Sale is required to be executed by you in terms of the Booking

Application Form. The Agreement for Sale shall supersede all brochures, communications, letter of offer and any prior assurances and representations, whether written or oral.

Annexed herewith are the following documents

1. Bella Villa Layout Plan
2. Sanctioned Plan
3. Stage wise payment structure.

Kindly countersign a copy of this letter in acceptance of the above.

Thanking you.

Yours truly,

For Bella Villa

Accepted & Acknowledged

(Purchaser/s)