

DECLARATION

We, **AMBUJA REALTY DEVELOPMENT LIMITED**, (CIN: U45201WB 2005 PLC 105860), a Company incorporated under the Companies Act, 1956 and an existing company under the Companies Act, 2013 (as amended up-to-date), having its registered office at Ecospace Business Park, Block: 4B, 6th Floor, Premises No.IIF/11, Action Area-II, New Town, Police Station: Techno City, Post Office: New Town, Kolkata-700160, District: North 24 Parganas, West Bengal, India (the **PROMOTER**) hereby declare:

1. **That** the Project, **“UTPALAA-THE CONDOVILLE”** is being developed/constructed on a piece and parcel of land measuring 10.50 Acres (42492 Sq. Mt.), more or less, contained in R.S./L.R. Plot No. 651 (Part) in Mouza Nonadanga, J.L. No. 10, recorded in L.R. *Khatian* No. 615, situate lying at and being Municipal Premises/Holding No. 826, Chowbhagha, PIN-700107, under Kolkata Municipal Corporation, Ward No. 108, Police Station Anandapur (formerly, Tiljala), District South 24 Parganas, Additional District Sub-Registration Office Alipore, West Bengal (hereinafter referred to as the **“PROJECT LAND”**).
2. **That** there is no encumbrance on the piece and parcel of the Project Land on which the project, **“UTPALAA-THE CONDOVILLE”** is being developed save and except:

The mortgage and hypothecation created for development of the Project in favour of Tata Capital Housing Finance Limited pending creation of charge.

For AMBUJA REALTY DEVELOPMENT LIMITED

Ambuja Realty Development Limited

(Authorized Signatory)


Authorized Signatory

Date: 16.01.2025

Ambuja Realty Development Ltd.

Regd. Office : Ecospace Business Park | Block 4B | Ground Floor | Premises No. IIF/11 | Action Area III | New Town | Kolkata 700160

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