

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

The plan of development works are as follows for the project "GOKUL VISTA" situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas.

- a. **Fire-fighting facilities:** To be executed in accordance with the "FIRE SAFETY RECOMMENDATION" issued by the West Bengal Fire & Emergency Services.
- b. **Drinking water facilities:** 24 hours water supply. Submersible pump with H.D.P.E overhead reservoir.
- c. **Emergency evacuation services:** Staircase will be used in case of emergency.
- d. **Use of Renewable Energy:** There is no plans for installation of structures to procure renewable energy.
- e. **Lift:** 2 Lifts.
- f. **Common facilities:** Centralized security system & generator for common area lighting.

GOKUL REALTORS

Gokul Realtors
Pradipta R. Das
Partner
Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

DECLARATION FOR EXTERNAL WORK OF THE PROJECT **"GOKUL VISTA"**

TO WHOM IT MAY CONCERN

I, Nitin Rudani, Partner of the promoter **GOKUL REALTORS**, are declared that the external work for the project "**GOKUL VISTA**" to be developed at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas, done by South Dum Dum Municipality.

Certified true copy
GOKUL REALTORS

Gokul Realtors

Nitin Rudani
Partner

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

PROJECT: "GOKUL VISTA" situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas.

NAME OF THE PERSONS INVOLVED IN THE PROJECT. **"GOKUL VISTA"**

Name of The Contractor	: Bappaditya Sarkar
Address	: 30/10, Nabalia Para Road, Kolkata-08.
Name of Engineer	: Dhiman Bhattacharjee
Address	: 255, Dum Dum Park, Kolkata-55.
Name Of Architect	: Dhrubojoyti Saha
Address	255, Dum Dum Park, Kolkata-55.

GOKUL REALTORS

Gokul Realtors

Julia Roden
Partner

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

Parking Areas for The Project "GOKUL VISTA" situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No-21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas.

No. of Open Parking Area : NIL

No. of Covered Parking Area : 29 NOS.

No. of Garage : NIL

No. of Mechanical Parking : 25 NOS.

No. of Basement Parking : NIL

Totaling to 54 NOS. parking spaces there have.

Certified true copy

GOKUL REALTORS

Gokul Realtors

Anil R. Saha
Partner

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

NO ENCUMBRANCE DECLARATION

TO WHOM IT MAY CONCERN

I, Nitin Rudani, Partner of the promoter **GOKUL REALTORS**, for the proposed project "**GOKUL VISTA**" situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas. I hereby declare that the land on which development is proposed, is free from all encumbrances.

Certified true copy

GOKUL REALTORS

Gokul Realtors

Nitin Rudani
Partner

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

To,
Date:

Sub : Provisional Allotment of Flat No. _____ In Block- _____ at GOKUL VISTA, situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055.

Dear Sir/ Madam,

With reference to your application dated the _____, _____, _____ requesting us to allot a residential flat along with a common/ mechanical/ covered allotted car parking space measuring about _____ sq. ft. approx in " _____ " "GOKUL VISTA".

We have the pleasure in informing you that the following flat has been provisionally allotted in your favour.

FLAT NO.	BLOCK	FLOOR	AREA(SFT)

Please note that conformation of allotment is subject to execution of agreement for sale within _____, _____, _____

Please note that the price of the flat being Rs. - _____/- (Rupees _____) only and _____% of the price of the flat for sum of Rs. _____/- (Rupees _____) only will fall due for payment at the time of execution of agreement for sale as a part payment of the consideration amount.

Please note that the GST at the applicable rate is also to be paid by you.

Please note that the tentative date of possession is _____ and at the same time registration of the flat shall be effected.

Timely payments of installments are essence of the agreement / understanding. We shall be informing you the due dates of the subsequent installment commensurate with the progress of construction, as and when they fall due. You are therefore requested to kindly adhere to the schedule of payment.

Assuring of our best services.

Yours faithfully.

Gokul Realtors
Inti Ruden'
Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

REAL ESTATE AGENT DECLARATION

TO WHOM IT MAY CONCERN

I, Nitin Rudani Partner of the promoter **GOKUL REALTORS**, declared that, the promoter (**GOKUL REALTORS**) has not yet hired any real estate agents for the project "**GOKUL VISTA**" situated at Holding No- 255, Nayapatty Road, Shyamnagar, Ward No- 21 under South Dum Dum Municipality, P.O. & P.S.- Dum Dum, Pin Code- 700055, Dist- North 24 Parganas. When we do engage any agents, we will intimate accordingly.

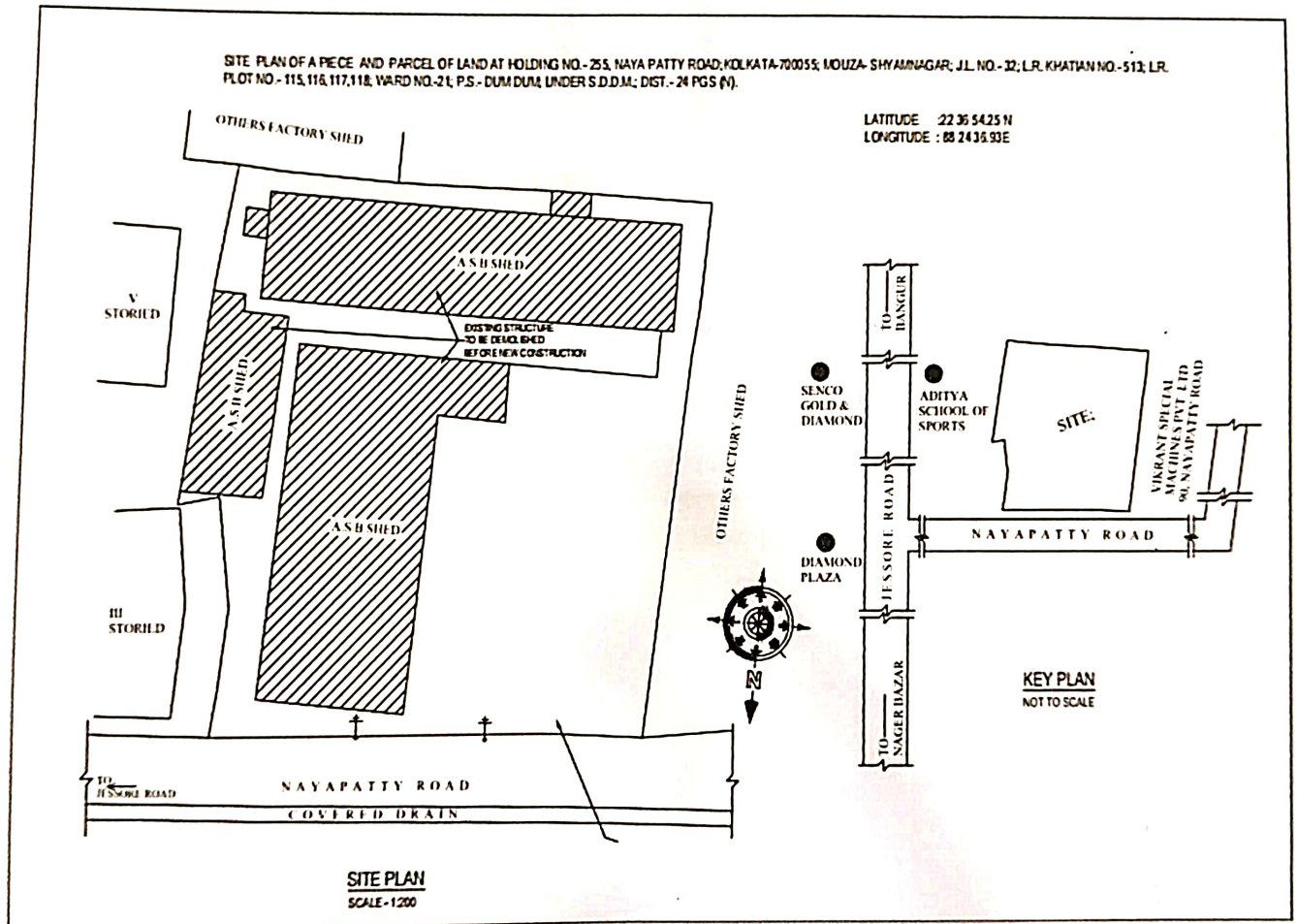
Certified true copy

GOKUL REALTORS
Gokul Realtors

Nitin Rudani
Partner
Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074



GOKUL REALTORS

Gokul Realtors

Anil Rudra

Partner

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata-700074

Date: 19.12.24

To,
The Chairperson,
SOUTH DUM DUM MUNICIPALITY,
NAGER BAZAR, KOLKATA-700074



Sub: - Letter for intimation of commencement of our work at project, GOKUL VISTA, situated at 255, NAYAPATTY ROAD SHYAMNAGAR, KOLKATA - 700055.

Dear Sir,

This is to inform you that we are delivering a project namely, "GOKUL VISTA" situated at 255, NAYAPATTY ROAD SHYAMNAGAR KOLKATA – 700055, and the building sanctioned plan which has been issued by SOUTH DUM DUM MUNICIPALITY, vide **PLAN NO: - 1367 dated 27-09-24.**

It is pertinent to mention that the work is in progress in respect of our project in terms of Building Sanctioned **PLAN NO: - 1367 dated 27-09-24** by this letter we intimate you that the project is in progress and kindly consider this by our letter of commencement of work.

This is for your information.

Thanking You,

Yours Faithfully,

GOKUL REALTORS

Partner

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

To,
The West Bengal Real Estate Regulatory Authority
Calcutta Greens Commercial Complex (1st Floor)
1050/2, Survey Park
Santoshpur, West Bengal
Kolkata- 700075

SUB: TOTAL FLAT AREA WITH VERANDHA / BALCONY.

CARPET AREA OF RESIDENTIAL FLAT & COMMERCIAL SPACE AT GOKUL VISTA AT 255, NAYAPATTY ROAD SHYAMNAGAR KOLKATA – 700055. AS FOLLOWS:

SL.NO.	FLOOR NO.	UNIT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq. Mt.	BUILD UP AREA IN Sq. Mt.
1	GROUND FLOOR				
TOTAL					

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq. Mt.	BUILD UP AREA IN Sq. Mt.
1	FIRST FLOOR	1A	62.08 SQM	4.08 SQM	83.82 SQM
2	FIRST FLOOR	1B	60.96 SQM	3.99 SQM	82.24 SQM
3	FIRST FLOOR	1C	55.94 SQM	3.43 SQM	76.20 SQM
4	FIRST FLOOR	1D	81.78 SQM	5.29 SQM	108.55 SQM
5	FIRST FLOOR	1E	73.88 SQM	2.32 SQM	95.81 SQM
6	FIRST FLOOR	1F	60.87 SQM	2.88 SQM	80.01 SQM
7	FIRST FLOOR	1G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	SECOND FLOOR	2A	62.08 SQM	4.08 SQM	83.82 SQM
2	SECOND FLOOR	2B	60.96 SQM	3.99 SQM	82.24 SQM
3	SECOND FLOOR	2C	55.94 SQM	3.43 SQM	76.20 SQM
4	SECOND FLOOR	2D	81.78 SQM	5.29 SQM	108.55 SQM
5	SECOND FLOOR	2E	73.88 SQM	2.32 SQM	95.81 SQM
6	SECOND FLOOR	2F	60.87 SQM	2.88 SQM	80.01 SQM
7	SECOND FLOOR	2G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	THIRD FLOOR	3A	62.08 SQM	4.08 SQM	83.82 SQM
2	THIRD FLOOR	3B	60.96 SQM	3.99 SQM	82.24 SQM
3	THIRD FLOOR	3C	55.94 SQM	3.43 SQM	76.20 SQM
4	THIRD FLOOR	3D	81.78 SQM	5.29 SQM	108.55 SQM
5	THIRD FLOOR	3E	73.88 SQM	2.32 SQM	95.81 SQM
6	THIRD FLOOR	3F	60.87 SQM	2.88 SQM	80.01 SQM
7	THIRD FLOOR	3G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	FOURTH FLOOR	4A	62.08 SQM	4.08 SQM	83.82 SQM
2	FOURTH FLOOR	4B	60.96 SQM	3.99 SQM	82.24 SQM
3	FOURTH FLOOR	4C	55.94 SQM	3.43 SQM	76.20 SQM
4	FOURTH FLOOR	4D	81.78 SQM	5.29 SQM	108.55 SQM
5	FOURTH FLOOR	4E	73.88 SQM	2.32 SQM	95.81 SQM
6	FOURTH FLOOR	4F	60.87 SQM	2.88 SQM	80.01 SQM
7	FOURTH FLOOR	4G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	FIFTH FLOOR	5A	62.08 SQM	4.08 SQM	83.82 SQM
2	FIFTH FLOOR	5B	60.96 SQM	3.99 SQM	82.24 SQM
3	FIFTH FLOOR	5C	55.94 SQM	3.43 SQM	76.20 SQM
4	FIFTH FLOOR	5D	81.78 SQM	5.29 SQM	108.55 SQM
5	FIFTH FLOOR	5E	73.88 SQM	2.32 SQM	95.81 SQM
6	FIFTH FLOOR	5F	60.87 SQM	2.88 SQM	80.01 SQM
7	FIFTH FLOOR	5G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	SIXTH FLOOR	6A	62.08 SQM	4.08 SQM	83.82 SQM
2	SIXTH FLOOR	6B	60.96 SQM	3.99 SQM	82.24 SQM
3	SIXTH FLOOR	6C	55.94 SQM	3.43 SQM	76.20 SQM
4	SIXTH FLOOR	6D	81.78 SQM	5.29 SQM	108.55 SQM
5	SIXTH FLOOR	6E	73.88 SQM	2.32 SQM	95.81 SQM
6	SIXTH FLOOR	6F	60.87 SQM	2.88 SQM	80.01 SQM
7	SIXTH FLOOR	6G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	SEVENTH FLOOR	7A	62.08 SQM	4.08 SQM	83.82 SQM
2	SEVENTH FLOOR	7B	60.96 SQM	3.99 SQM	82.24 SQM
3	SEVENTH FLOOR	7C	55.94 SQM	3.43 SQM	76.20 SQM
4	SEVENTH FLOOR	7D	81.78 SQM	5.29 SQM	108.55 SQM
5	SEVENTH FLOOR	7E	73.88 SQM	2.32 SQM	95.81 SQM
6	SEVENTH FLOOR	7F	60.87 SQM	2.88 SQM	80.01 SQM
7	SEVENTH FLOOR	7G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	EIGHTH FLOOR	8A	62.08 SQM	4.08 SQM	83.82 SQM
2	EIGHTH FLOOR	8B	60.96 SQM	3.99 SQM	82.24 SQM
3	EIGHTH FLOOR	8C	55.94 SQM	3.43 SQM	76.20 SQM
4	EIGHTH FLOOR	8D	81.78 SQM	5.29 SQM	108.55 SQM
5	EIGHTH FLOOR	8E	73.88 SQM	2.32 SQM	95.81 SQM
6	EIGHTH FLOOR	8F	60.87 SQM	2.88 SQM	80.01 SQM
7	EIGHTH FLOOR	8G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	NINETH FLOOR	9A	62.08 SQM	4.08 SQM	83.82 SQM
2	NINETH FLOOR	9B	60.96 SQM	3.99 SQM	82.24 SQM
3	NINETH FLOOR	9C	55.94 SQM	3.43 SQM	76.20 SQM
4	NINETH FLOOR	9D	81.78 SQM	5.29 SQM	108.55 SQM
5	NINETH FLOOR	9E	73.88 SQM	2.32 SQM	95.81 SQM
6	NINETH FLOOR	9F	60.87 SQM	2.88 SQM	80.01 SQM
7	NINETH FLOOR	9G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	TENTH FLOOR	10A	62.08 SQM	4.08 SQM	83.82 SQM
2	TENTH FLOOR	10B	60.96 SQM	3.99 SQM	82.24 SQM
3	TENTH FLOOR	10C	55.94 SQM	3.43 SQM	76.20 SQM
4	TENTH FLOOR	10D	81.78 SQM	5.29 SQM	108.55 SQM
5	TENTH FLOOR	10E	73.88 SQM	2.32 SQM	95.81 SQM
6	TENTH FLOOR	10F	60.87 SQM	2.88 SQM	80.01 SQM
7	TENTH FLOOR	10G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	ELEVENTH FLOOR	11A	62.08 SQM	4.08 SQM	83.82 SQM
2	ELEVENTH FLOOR	11B	60.96 SQM	3.99 SQM	82.24 SQM
3	ELEVENTH FLOOR	11C	55.94 SQM	3.43 SQM	76.20 SQM
4	ELEVENTH FLOOR	11D	81.78 SQM	5.29 SQM	108.55 SQM
5	ELEVENTH FLOOR	11E	73.88 SQM	2.32 SQM	95.81 SQM
6	ELEVENTH FLOOR	11F	60.87 SQM	2.88 SQM	80.01 SQM
7	ELEVENTH FLOOR	11G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Gokul Titan, 3, Swami Vivekananda Road, Ground Floor, Kolkata - 700074

SL.NO.	FLOOR NO.	FLAT NO.	CARPET AREA IN Sq. Mt.(WITHOUT BALCONY/ VERANDHA AERA)	CARPET AREA OF VERANDHA / BALCONY IN Sq.Mt.	BUILD UP AREA IN Sq.Mt.
1	TWELFTH FLOOR	12A	62.08 SQM	4.08 SQM	83.82 SQM
2	TWELFTH FLOOR	12B	60.96 SQM	3.99 SQM	82.24 SQM
3	TWELFTH FLOOR	12C	55.94 SQM	3.43 SQM	76.20 SQM
4	TWELFTH FLOOR	12D	81.78 SQM	5.29 SQM	108.55 SQM
5	TWELFTH FLOOR	12E	73.88 SQM	2.32 SQM	95.81 SQM
6	TWELFTH FLOOR	12F	60.87 SQM	2.88 SQM	80.01 SQM
7	TWELFTH FLOOR	12G	62.82 SQM	3.62 SQM	83.27 SQM
TOTAL			458.33 SQM	25.61 SQM	609.90 SQM

GOKUL REALTORS

Anil Rudani

Partner