

Date: \_\_\_\_\_

To  
\_\_\_\_\_**Sub:** Provisional Allotment of Apartment.Thank you for opting and being a part of “*Ekdantaya Prerna*”

We are pleased to allot you at our discretion **Residential Flat No.** \_\_\_\_\_, on the \_\_\_\_\_, measuring a **carpet area** of \_\_\_\_\_ **square feet**, more or less, corresponding to **covered area/built-up area** measuring \_\_\_\_\_ **square feet**, more or less, corresponding to **super built-up area/chargeable area** measuring \_\_\_\_\_, more or less, (Said Unit), at “*Ekdantaya Prerna*” (Said Complex), to be constructed on a portion of land at **Municipal Premises No. 20 Pitambar Bhattacharjee Lane, Kolkata-700009**, Police Station: Narkeldanga (previously Beliaghata), within the limits of Ward No. 028 and Borough No. IV of the Kolkata Municipal Corporation [vide **Assessee No. 110281000184**], within the limits of Patharghata *Gram Panchayat (PGP)*, for a consideration of **Rs.** \_\_\_\_\_/- (Rupees \_\_\_\_\_) only, which is inclusive of cost of proportionate land, common portions and other charges but excluding Goods and Service Tax (GST).

| <u>UNIT PRICE</u>                   |   | AREA<br>(Sq.ft) | Rate(Rs)     | Amount<br>(Rs) | GST (Rs) | Total (Rs) |
|-------------------------------------|---|-----------------|--------------|----------------|----------|------------|
| <b>A</b>                            | i) Unit Area ( in carpet area)                            | -               | -            | -              | -        | -          |
|                                     | ii) Balcony Area ( in carpet area)                        | <b>0</b>        | -            | 0              | 0        | 0          |
|                                     | iii) Proportionate Common area with external wall of Unit | -               | -            | -              | -        | -          |
| <b>TOTAL - A</b>                    |   | <b>570</b>      |              | —              | —        | —          |
| <u>OTHERS CHARGES &amp; DEPOSIT</u> |   |                 | Rate(Rs)/Sft | Amount<br>(Rs) | GST (Rs) | Total (Rs) |
| <b>B</b>                            | Mother meter  |                 |              | —              | -        |            |
|                                     | CCTV  |                 |              |                |          |            |
|                                     | Legal/Documentation charges (2BHK 35K, 3BHK 45K)          |                 |              |                |          |            |

|   | Interest Free Sinking Fund                                       |             |             |          |            |
|---|--|-------------|-------------|----------|------------|
|   | Advance Maintenance charges for 12 months                        |             |             |          |            |
| <b>TOTAL - B</b>                                      |  |             |             |          |            |
| <b>Total Amount of A + B including applicable GST</b> |  |             |             |          |            |
| <b>Payment Description</b>                            |  |             |             |          |            |
| Sl. No.   | Details  | Percentage  | Amount (Rs) | GST (Rs) | Total (Rs) |
| 1   | <b>Booking Amount &amp; Agreement Fees (10% of Unit Price)</b>   | <b>10%</b>  |             |          |            |
| 3   | <b>On Foundation</b>   | <b>18%</b>  |             |          |            |
| 4   | <b>On Ground Floor Roof Casting</b>                              | <b>12%</b>  |             |          |            |
| 5   | <b>On 1st Floor Roof Casting</b>                                 | <b>12%</b>  |             |          |            |
| 6   | <b>On 2nd Floor Roof Casting</b>                                 | <b>12%</b>  |             |          |            |
| 7   | <b>On 3rd Floor Roof Casting and</b>                             | <b>14%</b>  |             |          |            |
| 9   | <b>On Brick Work and</b>   | <b>17%</b>  |             |          |            |
| 8   | <b>Mother Meter Charges</b>                                      |             |             |          |            |
| 12  | <b>Maintenance Charges + Sinking Fund + Legal Charges + CCTV</b> |             |             |          |            |
| 11  | <b>On Possession</b>   | <b>5%</b>   |             |          |            |
|   | <b>Total Amount payable Including GST</b>                        | <b>100%</b> |             |          |            |

This letter of allotment is provisional and not to be treated as an agreement for sale. Further the above allotment is subject to your signing our standard Agreement for Sale

On your signing our standard Agreement for Sale within 6 months, this Allotment Letter will automatically be replaced by our standard Agreement for Sale.

Please send your remittance by Pay Orders/Demand Drafts/Cheques in favour of “**Ekdantaya Properties A/c Ekdantaya Prerna**” payable at Kolkata only.

Your Customer Identity No. is: **Ekdantaya Prerna**/+\_(**Ekdantaya Prerna** / *Floor/Flat*) and henceforth, you are requested to quote this number as reference in all your future payments and correspondence.

This Letter, is being sent to you in duplicate. Please sign the confirmation clause written below, as a token of your acceptance of the contents and return the same to us.

Assuring our best of service and co-operation at all times. Yours

sincerely,

***For Ekdantaya Properties***

**Confirmation Clause:**

I/We confirm and accept what is stated above

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(Signature of the Allottee)