



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL BEFORE THE NOTARY PUBLIC AT CHANDANNAGAR 43AA 315289



## AGREEMENT FOR SALE DECLARATION

TO WHOMSOEVER IT MAY CONCERN

I, Rahul Bhagat, (PAN: AHIPB4462G) son of Late Shew Pujan Bhagat, age about 45 years, by Faith Hindu, by Nationality Indian, by Occupation Business, residing at Gour Sundar Seth Lane, South Sinthee, Kolkata- 700050, Partner of the promoter (**AAKANSHA BUILDER**) for the proposed project "**SIPRA ABASAN**" situated at Holding No. 1913, Nutanpara Road, Ward No. 21 under Chandernagore Municipal Corporation, P.O. & P.S. Chandernagore, District- Hooghly, Pin Code- 712136, do hereby solemnly declare, undertake and state as under:

AAKANSHA BUILDER

*Rahul Bhagat*  
Partner

ASISH KUMAR GHOSH  
NOTARY  
REGD. NO. 76 OF 2002  
CHANDERNAGORE  
HOOGHLY

28 APR 2026

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ডাক্তার শ্রী সুব্রত মল্লিক  
মোকাম চন্দননগর কোর্ট

1. That the Agreement for sale/Builder buyer agreement of our Project **"SIPRA ABASAN"** is in accordance to Annexure-A of the West Bengal Real Estate (Regulation & Development) Rules, 2021.
2. That none of the terms and conditions of the Agreement for sale presented by us violate the provisions of the Real Estate (Regulation & Development) Act, 2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021.
3. That if any provision in Agreement for Sale is in contravention with the Real Estate (Regulation & Development) Act, 2016 & the West Bengal Real Estate (Regulation & Development) Rules, 2021, the provisions of the said Act & Rules shall prevail in those cases.
4. That if any contradiction arises in the future the Deponent will be responsible for it.



AAKANSHA BUILDER  
*Rahul Sengupta*  
 Partner  
 Deponent  
**AAKANSHA BUILDER**

AAKANSHA BUILDER  
*Rahul Sengupta*  
 Partner  
 (Signature)  
 (Authorized Signatory)

ASISH KUMAR GHOSH  
 NOTARY  
 REGD. NO. 76 OF 2002  
 CHANDERNAGORE  
 HOOGHLY

SIGNATURE ATTESTED

A. K. Ghosh  
 NOTARY  
 Chandernagore

28 APR 2026