

Allotment letter

To,

(Prospective Allottee details)

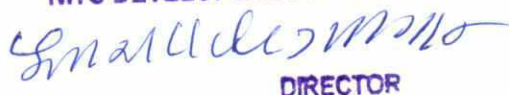
Dear Sir/Madam,

Re: Allotment of Flat no. _____, in the project "SUNSHINE GREENCITY", ("Project")

We refer to your Application Form recorded on ("Application Form") and are pleased to inform you that we have allotted you the Flat no. _____ subject to the following terms and conditions:

- (i) All definitions, terms & conditions set out in your Application Form, including payment schedule and all Annexures annexed to it shall be deemed to have been reproduced hereunder and binding on you.
- (ii) We are pleased to offer you **ALL THAT** a residential Flat being no. _____, on the _____ Floor, Block - E, containing a salable area of _____ Sq. ft. equivalent to _____ sq. ft. Covered area equivalent to _____ sq.ft. Carpet Area be the same a little more or less consisting of _____ Bed Rooms, _____ Drawing cum Dining Space, _____ open Kitchen, _____ Toilets and _____ Balcony with **Vitrified Tiles flooring and Lift facility** of the **Multistoried Building Complex** namely **SUNSHINE GREEN CITY**, situated at **Lauhati, Rajarhat, under Chandpur Gram Panchayet**, within the jurisdiction of **Rajarhat Police Station**, in the **District of North 24-Parganas, Kolkata - 700135**, situated at **Lauhati, Rajarhat, under Chandpur Gram Panchayet**, within the jurisdiction of **Rajarhat Police Station**, in the **District of North 24-Parganas, Kolkata - 700135** and with proportionate share of land and together with common parts and portions of the **Township Project** namely **SUNSHINE GREEN CITY**, lying and situated at **Mouza - Bishnupur**, comprised in **R.S. & L.R. Dag Nos. 4097, 4100, 3843 and 3848**, new **L.R. Khatian Nos. 12382, 11108, 10968 and 11086**, J.L. No. 44, R.S. No. 126, Touzi No. 173 at present No. 10,, within the local limits of **Chandpur Gram Panchayet**, within the jurisdiction of **Rajarhat Police Station**, Pargana Kolikata, under A.D.S.R. Office, Rajarhat, New Town, in the **District of North 24-Parganas, Kolkata - 700135**, West Bengal together with proportionate undivided indivisible impartible share in the Common Areas and Installations together with the right to use and enjoy the Common Areas as stated in Agreement. For the above, the Sale Consideration payable for the Flat is Rs. _____ as set out in the Application Form.

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DIRECTOR

- (iii) We acknowledge the receipt of the _____ % being part of the Booking Amount. The balance Booking Amount towards allotment and the amount of the Sale Consideration shall be paid by you in accordance with the payment schedule as annexed to the Application Form, time being the essence of this transaction.
- (iv) Please note that this allotment of the above Flat is provisional till the payment of balance amount in time and is subject to you executing/signing and submitting to us the duplicate copy of the duly signed Allotment Letter within 15 (fifteen) days of the date hereof. If we do not receive the duly signed Allotment Letter from you within the timelines mentioned herein, then it shall be deemed that you have accepted the allotment of the Unit on the terms and conditions as specified in this Allotment Letter.
- (v) Please note that this allotment is further subject to you paying the requisite stamp duty and registration charges and registering the Agreement for Sale within 15 (fifteen) days from the date hereof, failing which, we at our sole discretion reserve our right to (i) charge Interest as mutually agreed under the terms of the Application Form and (ii) cancel this Allotment Letter/Application Form and forfeit the amounts as per the terms mentioned in the Application Form. (vi) Please further note that the Agreement for Sale contains detailed terms and conditions of the sale of the Unit in your favour. Further, in the event of any contradiction between terms of either of the documents, the terms and conditions embodied in the Agreement for Sale shall prevail.

Thanking you,

Yours sincerely,

NITU DEVELOPERS PVT. LTD.

Small B. M. M. S. S.
DIRECTOR