

PURE AWAS BUILDERS LLP



ALLOTMENT LETTER

Applicant: Mrs. Neha Lohia

Date: 23-12-2024

Co-Applicant: - N/A

Address:- R/o- Flat No- 315, M I G D D A Flats, Southend Apartment, M B Road, Suraj Kund Crossing, Pul Pehladpur, Badarpur, South Delhi, Delhi-110044

Sub: Letter of Allotment of Unit No. L-410, Type-2BHK in TOWER-L in SHUBHASHRAY UPTOWN PHASE IV, situated at Khasra No. 744 to 746, 750 to 760 , Village- DHIRIYAWAS , Alwar - 301707 Rajasthan.

Dear Sir/Madam,

Heartiest Congratulations!!!

We are delighted to inform you that you have been allotted a Unit No. **L-410** on **04 - Fourth Floor** , Type- **2BHK** in **TOWER-L** ('Building') having tentative carpet area of **419.15** sq.ft and super built-up area **727.47** sq. ft and exclusive balcony area(1) **39.61** sq.ft and balcony area(2) of **0.00** sq.ft ('Unit'), against your application dated **12 Dec 2024** ('Application Form'), in our residential Project named as **SHUBHASHRAY UPTOWN PHASE IV** ('Project') which is situated at Khasra No. 744 to 746, 750 to 760 , Village- DHIRIYAWAS , Alwar - 301707 Rajasthan ('Scheduled Land') in accordance with terms and conditions of said application form and this allotment Letter. For your reference, the detailed pricing the detailed pricing and payment plan are enclosed herein as "Annexure A".

The allotment of the said unit/space is subject to the terms and conditions of the application form, already signed by you on **12 Dec 2024**.

Warm regards,

A handwritten signature in blue ink, appearing to read 'Neha Lohia', is written over a horizontal line.

PURE AWAS BUILDERS LLP
(Authorized Signatory)

CORPORATE OFFICE

526, TOWER-A, 5th FLOOR,
PARK CENTRA BUILDING,
SECTOR 30, GURGAON-122001
TEL +91 124 4710426/22
FAX +91 124 4016842
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ANNEXURE-A

Name of the Project	SHUBHASHRAY UPTOWN PHASE IV
Applicant Name	Mrs.Neha Lohia
Co-Applicant Name	N/A
Unit No	L-410
Tower	TOWER-L
Floor	04 - Fourth Floor
Unit Type	2BHK
Basic Selling Price	15,50,000.00
Extra Area & Preferred Location Charges	0.00
GST Payable	15,500.00
IFMS	25,000.00
Advance Maintenance	18,000.00
Total Amount to be collected (Rs.)	16,08,500.00

PAYMENT PLAN

SrNO	Occasion Name	Due %	Taxable Amount	CGST	SGST	Installment Amount
1	Booking Amount	10.00 %	1,55,000.00	775.00	775.00	1,56,550.00
2	Builder Buyer Agreement	10.00 %	1,55,000.00	775.00	775.00	1,56,550.00
3	Commencement of Foundation	20.00 %	3,10,000.00	1,550.00	1,550.00	3,13,100.00
4	Commencement of First Floor	15.00 %	2,32,500.00	1,162.50	1,162.50	2,34,825.00
5	Commencement Second Floor	15.00 %	2,32,500.00	1,162.50	1,162.50	2,34,825.00
6	Commencement of Third Floor	15.00 %	2,32,500.00	1,162.50	1,162.50	2,34,825.00
7	Commencement of Internal or External Plaster	10.00 %	1,55,000.00	775.00	775.00	1,56,550.00
8	On Offer of Possession	5.00 %	77,500.00	387.50	387.50	78,275.00
	Total Selling Price	100.00 %	15,50,000.00	7,750.00	7,750.00	15,65,500.00
9	Advance Maintenance for 12 months	0.00 %	18,000.00	0.00	0.00	18,000.00
10	IFMS	0.00 %	25,000.00	0.00	0.00	25,000.00
	Total	100.00 %	15,93,000.00	7,750.00	7,750.00	16,08,500.00

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Notes:-

1. A non-refundable, interest-free maintenance security (IFMS) as mentioned above will be payable at the time of the 'Offer of Possession'.
2. Any other taxes, electric installation charges, Stamp duty & Registry charges shall be payable extra as per government norms.
3. Payments should be made via cheque /UPI /Debit Card/ Net Banking, in favor of **PURE AWAS BUILDERS LLP** payable at Delhi/Gurgaon.



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