

ALLOTMENT LETTER

Dated: _____

Name:
Address:

Sub: Provisional Allotment of Retail/Commercial Unit No. _____ on Ground Floor in Elan Miracle, Sector-84, Village-Hayatpur, Gurugram, Haryana.

Dear Sir/Madam,

Greetings from Elan!

This has reference to your Application dated _____ regarding booking in “Elan Miracle”.

We are pleased to inform you that Unit bearing number _____, in **Retail/Commercial Block** on _____ **Floor** admeasuring super area _____ Sq. Ft. (approx.) in the said development has been provisionally allotted to you under _____ as per below mentioned details:

Particulars	Rate Per Sq.ft.(in Rs.)	Total Amount
Basic Price		
PLC		
EDC/IDC		
Car Parking-(Usages Rights)		
IFMS		
Total Sale Consideration		

Note: Service Tax / GST shall be charged extra as applicable.

You are therefore requested to remit all the demand as and when due by way of Bank Draft/ Cheque/ RTGS Payable at Gurugram in favour of “Elan Buildcon Private Limited Miracle Collection Rera A/C”

Thanking You,

For Elan Buildcon Private Limited.

Authorized Signatory

Please find attached the Payment Schedule as Annexure “A” for your reference & record.

Notes:

1. Kindly note that the aforesaid Provisional allotment is subject to realization of Booking Amount as per opted payment plan, otherwise the Provisional allotment shall stand cancelled. In case the 15% booking amount has already been paid, kindly ignore this clause.
2. The Company shall treat the initial 15% of the Total Sale Consideration as earnest money ("Earnest Money"). In the event of non-timely payment as per the opted payment plan the company has full authority to cancel/terminate the booking & forfeit the earnest money along with non-refundable amounts (Please refer BBA).
3. Interest at the rate prescribed in the rules made under the Real Estate (Regulation and Development Act. 2016), shall be charged on the delayed payments.
4. If your accounts doesn't tally with our records please contact our office immediately.
5. Please mention Customer Name & Unit no. behind your Cheque / DD.
6. Only New Cheque as Per CTS-2010 will be accepted w.e.f. 1st April 2013.
7. The Developer reserves the right to alter size/change the location or delete the proposed unit for which the booking form has been received.
8. External Development Charges (EDC) and Infrastructural Development Charges (IDC) are tentative & pro-rated per unit, final increased/decreased amount of EDC/IDC will be charged/adjusted as per final demand.
9. Possession Charges, stamp duty, Legal charges etc. are extra to be paid by the allottee(s) on offer of possession.

ANNEXURE-A

PAYMENT SCHEDULE

PAYMENT PLAN

Retail/Commercial Unit No. _____

Sr. No.	Installment Name	Description

For Elan Buildcon Private Limited.

Authorized Signatory

- Charges for right to use Car Parking, Stamp duty, Registration charges & Administrative charges as applicable will be charged extra. Service Tax/GST and other taxes shall be payable extra as applicable.
- Cheque/Bank Draft to be issues in favour of “**Elan Buildcon Private Limited Miracle Collection Rera A/c**” payable at Gurgaon.
- Registration, Stamp Duty and any applicable taxes shall be payable at the time of possession on the prevailing rates.
- Service Tax /Any other Tax as applicable would be payable by the customer as per demand.