

Utkal
BUILDERS

Elevating the art of life

Date: ____/____/____

To

Mrs/Mr. _____

Plot No. _____ At _____ Po. _____

City _____ Dist _____

State _____ PIN _____

Sub. **Provisional allotment letter for Flat No. ____ Floor _____, Block _____**

Project Name - UTKAL SAPPHIRE, located - over plot no.410, Mouza-Laxmisagar, Unit No.31, Bhubaneswar.

Dear Madam/Sir,

As per your application dated _____, we are pleased to provisionally allot you a _____ bedrooms residential flat (i.e. immovable property), bearing no. _____ Block- _____, _____ floor, having carpet area of _____ sqft., along with right to use one number of Car parking space in the project _____ situated at _____, Bhubaneswar against the below consideration cost.

CONSIDERATION COST

1) Towards consideration cost of the flat along with Rs. _____ one number of rights to use Car parking space.

Total = Rs. _____

The consideration cost of the said flat excluding GST/Taxes and stamp duty-Registration fees, is **Rs.** _____ (Rupees. _____ only)

Please pay the above said amount as per the following payment schedule mentioned in Annexure-A of this letter, without making any delay.

For Utkal Builders Ltd.

Director.

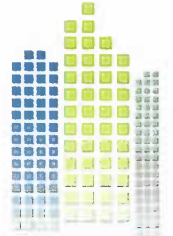
1. Utkal Builders Ltd. has no objection if the above flat(s) is/are mortgaged to your employer/financial Institution for obtaining housing loans subject to the payment against this flat only.
2. GST/other taxes will be charged as per the applicable rate, fixed by the Govt. of India, Ministry of Finance.
3. Stamp duty and Registration fees will be applicable as per the Govt. norms.
4. TDS should be deducted by the allottee as per the Govt. norms and Form 16-B against the deduction, must be submitted by the Allottee to the Developer.

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CIN: U45202OR1990PLC002529

Rakesh Sharma



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SCHEDULE OF PAYMENT

1	On Application of Booking	Token amount	₹	
2	On Booking (including application amount)	10% of the consideration cost	₹	
3	On Agreement	5% of the consideration cost	₹	
4	On Commencement of work	7% of the consideration cost	₹	
5	On commencement of Stilt roof	8% of the consideration cost	₹	
6	On commencement of 1 st floor roof slab	8% of the consideration cost	₹	
7	On commencement of 2 nd floor roof slab	8% of the consideration cost	₹	
8	On commencement of 3 rd floor roof slab	8% of the consideration cost	₹	
9	On commencement of 4 th floor roof slab	8% of the consideration cost	₹	
10	On commencement of 5 th floor roof slab	8% of the consideration cost	₹	
11	On commencement of Brick work of the said flat	5% of the consideration cost	₹	
12	On commencement of Internal Plaster work	5% of the consideration cost	₹	
13	On commencement of External Plaster work	5% of the consideration cost	₹	
14	On commencement of Plumbing and flooring work	5% of the consideration cost	₹	
15	On commencement of Electrical work	5% of the consideration cost	₹	
16	At the time of offer of possession	5% of the consideration cost	₹	
			Total=	₹
17	Registration, stamp duty & any surcharge on or before	On registration of Sale deed	₹	As applicable

Rakesh Prava

For Utkal Builders Ltd.

Director.