

Date \_\_\_\_\_

To,

\_\_\_\_\_ ,

Address

\_\_\_\_\_ ,

**Provisional Allotment Letter**

**Sub:** Your application for Provisional Allotment being No. FORUM ESTATES ARANYA/ Phase II /A- \_\_\_\_\_ /2024-2025 dated \_\_\_\_\_

**Re:** Plot No. \_\_\_\_\_, Zone- \_\_\_\_\_ having MPCA \_\_\_\_\_ sq. ft. in "FORUM ESTATES- Aranya Innovative Township, Phase-II" at Mouza Jagadishpur, J.L. No. 27, P.S. Rajarhat, in the District North 24 Parganas, West Bengal.

**[RERA Registration No. \_\_\_\_\_]**

Dear Sir/Madam,

We thank you for showing interest in our project and making an application for provisional allotment of Plot No \_\_\_\_\_ Zone \_\_\_\_\_ in Phase-II of the Said Project "FORUM ESTATES- Aranya Innovative Township, Phase-II", at Mouza Jagadishpur, J.L. No. 27, P.S. Rajarhat, in the District North 24 Parganas, West Bengal.

With reference to your application reference number, we have the pleasure of confirming that you have been provisionally allotted Plot No. \_\_\_\_\_, Zone \_\_\_\_\_ admeasuring \_\_\_\_\_ sq. ft. having Maximum Permissible Construction Area (MPCA) of \_\_\_\_\_ sq. ft. (hereinafter referred to as "Said Plot") for construction of a Residential Villa.

The Total Consideration (Sale Price excluding Taxes, as may be applicable from time to time) of the Said Plot is **Rs. \_\_\_\_\_/- (Rupees \_\_\_\_\_ Only).**

The application money **Rs. \_\_\_\_\_/- (Rupees \_\_\_\_\_ Only)** paid by you to us will be adjusted against the Total Consideration. The balance consideration is to be paid by you as per the schedule of payments enclosed herewith. The application money and any such amount received as per the payment schedule till the execution of the Agreement for Sale shall be treated as "Earnest money"/ "Booking amount" as defined in clause 4(e) of the application form.

You will be receiving the Agreement for Sale (in the standard form prepared by the Project's advocates) as mentioned in the Application form and request you to execute the same within 7 (Seven) days of receiving written intimation in this regard.

This Provisional Allotment Letter is issued in duplicate. You are requested to send us the signed acknowledged copy of the same as a token of acceptance of this provisional allotment and the terms and conditions, financial obligation and undertaking agreed by you.

Please do not hesitate to call at +91 33 4011 7000 or write to [forumestates@forumprojects.in](mailto:forumestates@forumprojects.in) in case of any clarifications.

Welcome to the **Forum Family**

Thanking you,  
Yours faithfully,

**FORUM PROPERTIES HOLDINGS PVT LTD.**

  
Authorized Signatory

Encl: As above



Forum Estates- Aranya, Innovative Township, Phase-II YOUR PRICE & PAYMENT SCHEDULE				
SOLE/FIRST APPLICANT				
JOINT APPLICANT (if applicable)				
PLOT NO.	As per FPHPL's classification		ZONE	
	As per sanction			
AREA OF PLOT (in sq. ft.)				
Maximum Permissible Construction Area (MPCA) Sq. Ft.				
FORUM Group Employee		N.A.		

#### TOTAL CONSIDERATION

Payment Breakup	
Land Consideration to Owners of land	Rs. _____/-
Basic Infrastructure Amenities consideration to Promoter	Rs. _____/- + GST
Total Amount	Rs. _____/-
Legal Fees	Rs. 1,00,000/- + GST

\*The cost of registration including stamp duty, registration fee and other related expenses shall be paid by the allottees and the same will be in addition to the above-mentioned consideration amount.

\*\* The above consideration and legal fees is exclusive of GST and other applicable Taxes & Charges, if any, which shall be payable in addition to the above consideration by the allottee at the rate prevalent at the time of payment in accordance with the law.



**TIME-BOUND PAYMENT PLAN**  
**(Schedule of Payment)**

<b>PAYMENT SCHEDULE</b>				
<b>Sl. No.</b>	<b>Payment Schedule</b>	<b>Year</b>	<b>Percentage</b>	<b>Amount</b>
1	On Application	1st Year	10.00%	
2	Payable on Date of Registration of Agreement, i.e. within 10 days from the date of Application.		20.00%	
3	On or before completion of 2nd Quarter i.e. Sep'24		10.00%	
4	On or before completion of 3rd Quarter i.e. Dec'24		5.00%	
5	On or before completion of 4th Quarter i.e. Mar'25		5.00%	
			<b>50.00%</b>	
4	On or before completion of 1st Quarter i.e. June'25		2nd Year	5.00%
5	On or before completion of 2nd Quarter i.e. Sep'25	5.00%		
6	On or before completion of 3rd Quarter i.e. Dec'25	5.00%		
7	On or before completion of 4th Quarter i.e. Mar'26	5.00%		
			<b>20.00%</b>	
8	On or before completion of 1st Quarter i.e. June'26	3rd Year	5.00%	
9	On or before completion of 2nd Quarter i.e. Sep'26		5.00%	
10	On or before completion of 3rd Quarter i.e. Dec'26		5.00%	
11	On or before completion of 4th Quarter i.e. Mar'27		5.00%	
			<b>20.00%</b>	
12	On or before completion of 1st Quarter i.e. June'27	4th Year	2.50%	
13	On or before completion of 2nd Quarter i.e. Sep'27		2.50%	
14	On or before completion of 3rd Quarter i.e. Dec'27		2.50%	
15	On or before completion of 4th Quarter i.e. Mar'28		2.50%	
			<b>10.00%</b>	
	<b>TOTAL</b>		<b>100.00%</b>	



**NOTE:**

1. Total Sale Price includes basic Sale Price Only excluding Taxes, as applicable from time to time.
2. Legal Fees shall be paid to Advocates, 50 % (Fifty Percent) on or before the execution of the Agreement for Sale and the remaining 50% (Fifty Percent) shall be paid on or before the execution of the Deed of Conveyance.
3. The cost of registration including stamp duty, registration fee as per the query slip and other related expenses shall be paid by the Allottee before registration of Agreement for Sale and Deed of Conveyance.

*Signature of Sole / First Applicant*

*Signature of Second Applicant*

