



Ghar Ki Baat

To,
Larica Estates Limited.
7, Red Cross Place, 4th Floor, Kolkata – 700001

Date-01/07/2015

Sub:- Your application to PNBHFL for the approval of your project named "Larica Green Pailan" Situated at Village- Daulatpur, P.O- Pailan, J.L. No- 79, Plot No- 548, 732, 736, 728, L.R. Khatian No- 2839, P.S- Bishnupur, Dist- South 24 Parganas, Kolkata- 700104, Under Kuler Dari Gram Panchayet (Under CLP Plan)

With respect to the above subject, we are pleased to inform you that we have approved your project on the basis of following conditions:

- The approval will enable the members who have booked in the project to apply for a loan to PNBHFL. PNBHFL would assess the repayment capacity of each applicant according to its norms to grant a loan and we reserve the right to reject any application that does not fit into our norms.
- It is presumed that all the material facts concerning the projects have been disclosed to us. Kindly note that the approval would stand cancelled if any material fact is not disclosed and the same is found to be at variance with the statutory laws fulfilled or in any other way detrimental to the interests of the project and its members.
- PNBHFL will require all original documents related to the property the customer intends to purchase, as per our panel lawyer /valuer.
- PNBHFL requests your co-operation in providing any further information or document that we require regarding the project.
- The approval is subject to legal and technical clearance from empanelled agencies from the PNBHFL.
- You may use our Logo in all your advertisement.
- Please quote the reference No. KOL-2015-084 for any correspondence on the issue. Please don't hesitate to call us in case of any clarifications.
- Following Original Documents are required to be submitted as title deeds from individual applicant:

(A) Before First Disbursement:

1. Disbursement to be done on the basis of Sale agreement registration.
2. Disbursement to be done as per approved TPA of PNBHFL any change to be approved by legal department of PNBHFL.
3. NOC PTM from Builder.
4. Completion certificate / C.C/ Occupancy Certificate is required before the final disbursement.
5. Local team will evaluate this project quarterly and in case construction is slow or halted; funding will be stopped immediately.
6. Specific owner's allocation if any is to be obtained prior to the fund.

(B) Against Final Disbursement:

Offer of Possession Letter.

We would like to assure you of our best services and wish you the very best through your venture. Please feel free to revert to the undersigned or Mr. Ranajit Basak -09830812430 for any further information / clarification.


Raju Barik
Regional Technical Manager
Mob-0983116542

पंजीकृत कार्यालय: ७वीं मंजिल, अंतरिक्ष भवन, 22, कस्तूरबा गाँधी मार्ग, न्यू दिल्ली – 110001

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