



Application for Booking

SALTEE SPLENDORA

Site Address

Mouza: Gopalpur, On 6 Lane Expressway, Rajarhat, North 24 Paragana, Kolkata-700136.

Developed by : SALTEE INFRASTRUCTURE LIMITED

FIRST / SOLE APPLICANT

Mr. / Ms. / Mrs. / Mast. / M/s.

S/o., D/o., W/o., C/o.

Occupation Salaried Business Nationality / Country I.T. PAN No.

Bank A/c Details (only For NRIs & Foreigners) Passport No.

CONTACT DETAILS

Phone Nos. (Resi.) (Off.) (Mob.)

(Fax) (Email) (Website)

RESIDENTIAL Address: C/o

City / State / Pin

OFFICE Address: C/o

City / State / Pin

Mailing Address : Residential Office (or)

Permanent Address: Residential Office (or)

SECOND / JOINT APPLICANT

Mr. / Ms. / Mrs. / Mast. / M/s.

S/o., D/o., W/o., C/o.

Occupation Salaried Business Nationality / Country I.T. PAN No.

Bank A/c Details (only For NRIs & Foreigners) Passport No.

UNIT DETAILS WITH FINANCIALS

Unit Number	Floor	SBU(Sqft)	BASE RATE P.SQ.FT	=	Rs.
			PLC P.SQ.F	=	Rs.
			FRC P.SQ.F	=	Rs.
			Gross Total	=	Rs.

Mandatory extra charges are separate and are chargeable as per clauses of payment schedule and sale agreement.

APPLICATION PAYMENT DETAILS : in favour of "SALTEE INFRASTRUCTURE LTD. "

Sl	Cheque / DD / Credit Card No.	Dated	Drawn on Bank	Amount (Rs.)

DECLARATION

SIGNATURE / S

I / We solemnly declare that - (A) I/We have read and understood the terms and conditions and do hereby solemnly agree to abide by them. (B) All the above information is true to the best of my / our knowledge and nothing relevant has been concealed or suppressed. (C) I/We undertake to inform the company of the changes that may occur in the information and particulars furnished in the application in future (D) I/We confirm that this Application shall not be deemed to be any acceptance by you of allotment to me / us of any flat.

Sole / 1st Applicant / Authorised Signatory	Place :
Joint / 2nd Applicant / Authorised Signatory	Place :
Date :	

FOR OFFICE USE ONLY (Not to be filled by the applicant)

Signature of Authorised Sales executive Exe. Name

Authorised Developer's signatory (if req.) Signatory 1. Signatory 2.

Recorded on Recorded by Booking ID No.

Remarks :

(TERMS AND CONDITIONS)

The following stipulations should be read carefully and understood before filling up the application form for an unit at SALTEE SPLENDORA A residential project carried out by SALTEE INFRASTRUCTURE LTD.

SALTEE INFRASTRUCTURE LTD., (herein referred as the DEVELOPER), having their registered office at AE-40, Sector-I, Saltlake City, Kolkata-700064

I. APPLICATION

- (A) The applicant/s shall apply to the DEVELOPER for booking of unit in the prescribed form duly filled in giving all particulars required therein in duplicate. The applicant/s shall pay the Application money as mentioned herein below by means of cheque / pay Order / DD drawn in favour of "SALTEE INFRASTRUCTURE LTD" payable at Kolkata.
- (B) Applications from persons other than Indian citizens domiciled in India shall be accepted after fulfillment of all necessary formalities in this regard as per the Reserve Bank of India guideline and intimated by the Company's Banker.

II. BOOKING

- (A) The choice of a residential unit to the eligible applicants shall be normally done on a first-come-first serve basis and subject to availability of the said residential unit on the date of booking.
- (B) If on scrutiny, even after booking, it is found from the documents submitted or obtained subsequently that the applicant is not eligible for booking of residential unit for any reason, it may be decided to cancel the selection and / or booking without prejudice to any other conditions herein.
- (C) If the booking of any residential unit is obtained by misrepresentation or fraud, the booking shall be liable to be cancelled and the allottee shall not be entitled to claim any compensation.
- (D) The Developer reserves the right of booking / sale of any residential unit and / or rejection of any application without assigning any reason whatsoever.

In case the applicant / allottee withdraws or cancels its application after 30 days of its application, the Developer shall have the right to cancel the said application
- (E) / booking / booking and refund the amount paid by the applicant only after deduction of cancellation charge calculated at the rate of 3% of the total vale of deal as and by way of pre-determined compensation/liquidated damages.
- (F) Transfer / Nomination of flats in the name of any third party shall be allowed by the Developer only after paying the applicable nomination charges as fixed by the Developer.

In case the applicant / allottee fails in executing the agreement for sale or defaults in making all or any dues payment within 45 days of due date, the
- (G) management shall have the right to cancel the said application / booking / booking and refund the balance advanced by the applicant only after deducting the minimum liquidated damages of 3% of the total value as deemed fit and decided by the Developer at their sole discretion

III. GENERAL CONDITIONS

- (A) It should be clearly understood that the booking of a residential unit on the basis of this application will be at the sole discretion of the Developer and merely by making an application, an individual applicant is not entitled to booking of a residential unit although the applicant may have received from the Developer or their Banker a receipt/ acknowledgement of the application money.
- (B) No complaint regarding design, layout, accommodation, specification, etc., regarding amenities provided in the residential unit or in the project shall be entertained after the execution of conveyance and / or taking possession from the Developer, whichever is earlier.
- (C) All rates and taxes payable to local authorities or other taxes, if any, in respect of the property shall become payable by the applicant with effect from the date of notification of possession or date of execution of the deed of conveyance or from the date of occupancy certificate as received from the governing bodies / authorities, whichever is earlier.
- (D) The applicant shall not use the residential unit and other subservient areas for business or trade or professional use.
- (E) The enclosed brochure is not a legal offering but only an informative material. The Developer reserve the rights to modify / change the facilities, layout, elevation and specifications without any prior notice.
- (F) In addition to the consideration payable by the purchaser as stated herein above, the purchaser shall also pay to the Developer the following :
 - Charges on account of Club & Roof Top Infrastructure, Generator, Electric transformer / LT / HT line / Electrical sub-stations in common to the project and other related
 - #1 infrastructures which shall serve for common utilities of the project and connection inside the flat.
 - All other levies/ taxes/ duties and statutory liabilities that may be charged on the premises or the said unit or on its transfer or construction in terms hereof
 - #2 partially or wholly, as the case may be. The purchaser shall also pay separately to electricity supply co. for their own and common meter.
 - #3 Maintenance deposit to be deposited with the Developer before the possession of Flat.
 - All stamp duties, registration fees and allied expenses on execution of sale agreement and conveyance / registration of the sale deed or deeds and other
 - #4 documents to be executed and / or registered in pursuance hereof.
 - #5 Documentation Charges / Legal Fees shall be payable separately.

IV. JURISDICAL CLAUSE

Mere filling up of the application forms is no way related to execution of any agreement. It is a unilateral document only. Any disputes regarding this is subject to the laws applicable at the Sovereign Republic of India and adjudicable in appropriate Judiciary at Kolkata.

V. LIMITATION CLAUSE

DEVELOPER shall not be liable for any failure to perform or for delay in performance of any of the duties or obligations of the terms / #2 provisions hereof if and to the extent such inability or delay is caused by or is attributable to an act of God, public enemy, fire, explosion, perils of the sea, drought, war, riot, sabotage, revolution, insurrection, civil commotions, hostilities or accident embargo.

Read, understood and accepted : _____ Signature: _____ Date : _____ Place: _____