



sumit gobinda choudhury &lt;sumitgobinda@gmail.com&gt;

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**Hiland Greens Phase II - Allotment Letter**

1 message

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**Hiland Greens** <info@hilandgreens.com>  
To: sumitgobinda@gmail.com

Tue, Dec 16, 2014 at 12:00 PM

**Ref. No. : HILAND GREENS PHASE II/ALLOTMENT/AG/14-15/ HG2- T-12/12A4****Dated: 08.12.2014****First Applicant : Mr. Sumit Gobina Choudhury****Second Applicant : N.A**

247, Diamond  
Harbour  
Road, Disha  
Apt., 1st  
Floor, A-1,  
Thakurpukur,  
Kolkata, Pin -  
700063, West  
Bengal, India

**Address :****Re: Your Application No. 210871****Sub: Allotment of Apartment No. 12A4 on the Floor - 12, HG2 - Tower -12, at Hiland Greens Phase II ("Said Apartment")**

Dear Sir/Madam,

Pursuant to your abovementioned application and relying on your confirmations, representations and assurances to faithfully abide by all the terms, conditions and stipulations contained in the General Terms and Conditions (GTC), **we are pleased to allot to you the abovementioned Said Apartment at Hiland Greens Phase II. However, this allotment is subject to payment(s) in accordance with the Payment Schedule attached herewith.**

In addition to the amounts mentioned in the attached Payment Schedule, you will also be required to pay all such additional charges and expenses as mentioned in the GTC, and as intimated to you from time to time by us, within 15 days of receipt of notice for payment(s) thereof.

This allotment shall be confirmed only subject to payment of the allotment money. Please note that the application money of Rs. 50,000/- (Rupees Fifty Thousand Only) already paid by you shall form a part of the allotment money as specified in the Payment Schedule. Accordingly, after the adjustment of the application money of Rs. 50,000 (Rupees Fifty Thousand Only), we request you to make the payment of the allotment money as specified in the payment schedule, for the confirmation of the booking.

**Therefore, we request you to make a payment of Rs. 2,86,460/- (Rupees Two Lakhs Eighty Six Thousand Four Hundred Sixty Only) which shall be inclusive of service tax, towards allotment money for the Said Apartment by Pay Order/Demand Draft/Cheque in favour of "Riverbank Developers Private Limited Escrow A/c", payable at Kolkata, within 30 days from the date of this letter, i.e., on or before 07<sup>th</sup> January,2015 failing which this allotment may stand cancelled at the sole option of Riverbank Developers Private Limited (RDPL), without prejudice to the other rights of RDPL. You can also pay through wire transfer directly in our company's following Account no. : 00140350007500, further details being provided below.**

**Funds transferred through RTGS / NEFT route should be immediately informed by sharing the 'UTR' No. along with the applicant name & apartment no. The date of communication of the details shall be taken as the receipt date.**

**Please sign a duplicate of this letter to signify your confirmation and acceptance of this allotment and the terms and conditions relating thereto and send it back to us at : Riverbank Developers Private Limited, Anandalok, 227, A.J.C.Bose Road, Block – B, 4th Floor, Kolkata – 700020, West Bengal, India.**

Please note that abovementioned allotment is subject to the following:

- The GTC duly accepted by you, which forms part of this allotment letter and shall be treated as binding.
- Your making timely payments of the amounts mentioned in the Payment Schedule and all other dues as per the GTC including stamp duty, registration fees, taxes, duties, cess and costs, whenever arising.
- Your executing all documents as required by Riverbank Developers Private Limited as per its standard formats before delivery of possession of the Apartment.

Request you to Please quote your Apartment No. in all future correspondence.

For any further assistance or queries, please feel free to call at 033 - 40412345 or email at [info@hilandgreens.com](mailto:info@hilandgreens.com).

We assure you of our best services at all times.

**Bank Details:**

**Riverbank Developers Pvt. Ltd. Escrow A/C**

**HDFC Bank Ltd.**

**2/6 Sarat Bose Road**

**“Central Plaza”**

**Kolkata – 700 020**

**A/C No. : 00140350007500**

**IFS Code: HDFC0000014**

**Swift Code: HDFCINBBCAL**

Thanking You,

Yours sincerely,

For **Riverbank Developers Private Ltd.**



**Abhishek Ganeriwala**

(Head – Sales & Marketing)

**SCHEDULE OF COST AND CHARGES & PAYMENT SCHEDULE OF APARTMENT**

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Date : 08.12.2014

Application No. : 230003

First Applicant : Mr. Sumit Gobina Choudhury

Second Applicant : N.A

Address : 247, Diamond Harbour Road, Disha Apt., 1st Floor, A-1, Thakurpukur, Kolkata, Pin - 700063, West Bengal, India

**Details of Unit Allotted at Hiland Greens Phase II:**

Tower No. : HG2- 12

Floor : 12

Unit No. : 12A4

Saleable Area of Unit : 712 Square Feet

Basic Price : Rs.2095000/-

Maintenance Corpus Deposit : Rs.25000/-

Covered Car Parking : Rs.275000/-

**Net Price : Rs.2395000/-**

**Base Cost Charges Breakup**

Charge Name	Amount (Rs.)
Apartment Cost	2095000
Total :	2095000

**Other Charges Breakup**

Charge Name	Amount (Rs.)

Maintenance Corpus Deposit	25000
Total :	25000

**Breakup Charges for Parking**

Charge Name	Amount (Rs.)
Covered Car Parking	Rs.275000/-
Total :	Rs.275000/-

**Payment Schedule for Charges for Parking**

Payment Description	Payment Break Up	Due On	Amount (Rs.)
Initial Parking Installment	50%	Within 15 days from the date of issuance of 2 <sup>nd</sup> Installment letter (on commencement of foundation)	Rs.137500/-
Final Parking Installment	50%	Final Installment (before possession)	Rs.137500/-

Payment Description	Due Date	Due On	Amount (Rs.)
Allotment Money	Within 30 days from the date of allotment	On or before 07 <sup>th</sup> January , 2015	326750
1st Installment	Within 45 days from the date of allotment		419000
2nd Installment	On commencement of foundation		347000
3rd Installment	On commencement of 3 <sup>rd</sup> floor slab		209500
4th Installment	On commencement of 6 <sup>th</sup> floor slab		209500
5th Installment	On commencement of 9 <sup>th</sup> floor slab		209500
6th Installment	On commencement of 12 <sup>th</sup> floor slab		209500
7th Installment	On commencement of roof		209500
8th & Final Installment	Before Possession		254750

*'Taxes / Duties / Cess etc. (Present &/or Future) will be extra, as applicable'*