



Bengal Shapoorji Housing Development Pvt. Ltd.

BY SPEED POST

Ref NO.: P7/402789/PAL

Date: 12/12/2016

MR. BIPUL KUMAR HALDER
Flat No- E186/204, SP-Sukhobrishti, New
Town, Action Area - III, Rajarhat
Kolkata - 700135
WEST BENGAL

Jt. Applicant (if any):

Dear Sir / Madam,

Sub: Provisional allotment of Apartment no.: L/57/0505 (SPRIHA) at "Shukhobrishti"
(Phase-7), Plot No. E-1/E-2, AA-III, New Town, Kolkata. Your Application No. P7/402789

Welcome to "Shukhobrishti", Action Area -III, New Town, Kolkata.

In response to your above application no. P6/402789 followed by "draw of lots" on 7th June, 2016 for allotment of an apartment in Spriha (Phase-6), wherein you were unsuccessful in the "draw of lots".

Thereafter, against our offer letter dated 17th July, 2016 you had given your consent to participate in Draw of Lots for Phase -7 on the revised pricing. On the basis of the said consent from your end and subsequent Draw of Lots held on 12th September, 2016, you were successful in the said Draw of Lots and had submitted all the necessary documents as per the terms mentioned in General Terms & Conditions (GTC) of Phase-6, applicable for "Shukhobrishti".

We would like to confirm you that submitted documents are in order and you are hereby treated as successful applicant and apartment No. L/57/0505 at E-1/E-2, AA III, New Town, Kolkata is now being provisionally allotted to you. The price of apartment under Installment Payment Scheme is Rs. 27,11,247/- This price of apartment is excluding of any applicable taxes, levies, duties, cess, deposits, reimbursements and registration related expenses etc.

In reference to above mentioned provisional allotment of apartment, please find enclosed herewith the "Statement of Dues" referred to as Annexure-I. The amount mentioned therein shall be payable by you within the due date as indicated in the said Annexure- I, by DD/Pay Order in favour of the account title as mentioned in instruction sheet and pay-in-slip (s) attached herewith. The Allotment money & applicable installment payments shall have to be paid by you directly to the HDFC Bank Branches (list of Branches mentioned in instruction sheet) along with duly filled pay-in-slip (s) attached herewith.

This allotment is provisional and subject to the following:

1. Allotment Money is to be paid within the due date mentioned in Annexure-I. In case of Non-payment within stipulated time, the Allotment of Apartment shall automatically get cancelled. No extension of due date and/or grace period would be allowed for payment of allotment money, under any circumstances.

Regional Office
Mira Tower, 8th floor
DN-27, Sector-V, Salt Lake
Kolkata - 700 091
Ph.: 033-6609 4201 - 4204
Fax: 033 6609 4209
E-mail : kolkata.masshousing @ shapoorji.com

Corporate Office
"SP Center"
41/44, Minoo Desai Marg
Colaba, Mumbai - 400 005
Ph. : +91-22-6749 0000
Fax : +91-22-6633 8176

Regd. Office
70, Nagindas Master Road
Fort, Mumbai - 400 023
www.sprealestate.in
CIN: U65990MH1988PTC049619



ISO 9001:2008
ISO 14001:2004
OHSAS 18001:2007
Certified by IRQS





Bengal Shapoorji Housing Development Pvt. Ltd.

- ii. Delayed payment of installments will attract interest payable by you. Delay in payment of any installment beyond two months from the due date will cause cancellation of provisional allotment as per Clause 12 of GTC.
- iii. In case of delay and/or deviation in the amount as mentioned in Annexure -I, please contact us at our Kolkata Office.
- iv. No further intimation will be sent to you as reminder for making payment for allotment / installment(s) as mentioned in Annexure- I
- i. In regard to payment of Final Installment and Registration related dues, a separate letter will be sent by us to you as mentioned in Annexure-I. You shall make the payment on demand for the same as per the General Terms and Conditions.
- ii. You shall execute necessary documents for registration and/or conveyance as per the standard format of the Company, on or after delivery of possession of apartment, as may be required.

Please note that this offer of provisional allotment shall not be treated as an agreement for sale or transfer. It is further clarified that Deed of Conveyance would be executed and registered only after delivery of possession of the apartment and all amounts paid will be treated as deposits till the sale of the apartment in your favour is completed.

We assure you of our best services at all times.

Thanking you,
Sincerely

For Bengal Shapoorji Housing Development Private Limited

Authorized Signatory

Category of Services : 1) Maintenance or Repair Service
: 2) Construction of Residential Service
: 3) Legal Consultancy Service

Service Tax Regd. No. : AACCM1595PST001
PAN No. : AACCM1595P

Allottee's PAN No. : ACIPH5536L
Jt Allottee's PAN No. :

Encl.: a) Statement of Dues - "Annexure-1"
b) Instruction sheet.
c) Pay-in Slips for "Annexure-1"

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Regd. Office
70, Nagindas Master Road
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www.sprealestate.in
CIN: U65990MH1988PTC049619



Statement of Dues

Sole/First Applicant : MR. BIPUL KUMAR HALDER
 Co-Applicant :
 Application No : P7/402789
 Apartment : P7/SPRH/L/57/0505
 Parking :

Sr. No.	Particulars	Installment Amount (A)	Discount on Down Payment (B)	Amount Payable After Discount C = (A - B)	*Service Tax (D)	Swachh Bharat Cess (E)	Krishi Kalyan Cess (F)	Amount Received (G)	Net Amount Payable H = (C+D+E+F)-G	Due Date of Payment
1	Application Money	150,000.00		150,000.00	6,300.00	225.00	225.00	150,000.00	868,876.00	Feb 10, 2017
2	Allotment Money	825,000.00		825,000.00	34,650.00	1,238.00	1,238.00			
3	1st Installment	725,000.00		725,000.00	30,450.00	1088.00	1088.00		757,626.00	Jul 10, 2017
4	2nd Installment	725,000.00		725,000.00	30,450.00	1088.00	1088.00		757,626.00	Dec 11, 2017
5	Final installment	286,247.00		286,247.00	12,022.00	429.00	429.00		299,127.00	
6	Building Corpus Fund	13,800.00								
7	Building Maintenance Fees	20,400.00								
8	Legal Documentation Charges	6,002.00								
9	Association Formation Charges	500.00								
10	Statutory Recovery For Bulk Power	7,100.00								
11	Stamp Duty Charges									
12	Registration Fee									
13	Standard User Charges									
14	Registrar's Commission Fee									
15	Copy Writer's Fee									
16	Other Incidental Expenses									

As applicable

As applicable

To be Intimated before handing over possession of the Apartment

Note: * Service Tax is levied at prevailing rates. Any changes in prevailing rates or imposition of any new tax as per statutory requirements (if applicable) would be recoverable from the allottees.
 All amounts mentioned above are in Indian rupees

HDFC BANK

ALLOTTEE'S COPY

PHASE - 7

P7INS1SUMG

Pay-In-Slip for 1st Installment Money

0 7 0 7 1 7

D D M M Y Y

Shukhobrishti - SPriha

Application/Deposit Slip No .P7/402789

Deposit Branch (please fill in) SECTOR - 5, SALT LAKE, KOLKATA

Applicant' Name : MR. BIPUL KUMAR HALDER

D.D. /P.O. in favour of: BSHDPL SPRIHA PHASE 7

Flat NO: L/57/0505

D.D./P.O. No.	D.D./P.O. DATE	DRAWEE BANK	BRANCH/CITY	AMOUNT (in Rs. P.)	
056629	06/07/2017	HDFC BANK	KOLKATA	7,57,626	00
Total				7,57,626	--

Last date of Payment is 10th July, 2017

Rupees in words: Rupees Seven Lacs Fifty Seven Thousand Six Hundred and Twenty Six Only

Deposited by Swayanshree Pattanayak



Cash Management Services - Payment

MAIL TO

BSHDPL SPRIHA PHASE7 A/C:00140350010589 HDFC BANK
LTD
MR HALDER BIPUL KUMAR
Loan Disbursement A/C No: 623618164

BY ORDER OF

HOUSING DEVELOPMENT FINANCE CORPORATION
LTD
HDFC House, 5th floor,
H T Parekh Marg,
Nariman Point, Mumbai 21

Dear Sir/ Madam,
We enclose herewith our Cheque towards the settlement of your payment as per the following details.

Cheque Number	:	056629
Cheque Date	:	06/07/2017
Cheque Amount	:	****7,57,626.00
Favouring	:	BSHDPL SPRIHA PHASE7 A/C:00140350010589 HDFC BANK LTD
Reference No.	:	623618164
Payment Details	:	11783254 757626 623618164
		KOLKATA-DISB_1000270 SLSC
Customer Reference	:	173193983 FT707055948937





Cash Management Services - Payments

MAIL TO

BSHDPL SPRIHA PHASE7 A/C:00140350010589 HDFC BANK
LTD
MR HALDER BIPUL KUMAR
Loan Disbursement A/C No: 623618164

BY ORDER OF

HOUSING DEVELOPMENT FINANCE CORPORATION
LTD

HDFC House, 5th floor,
H T Parekh Marg,
Nariman Point, Mumbai 21

Dear Sir/ Madam,
We enclose herewith our Cheque towards the settlement of your payment as per the following details.

Cheque Number	:	226237
Cheque Date	:	07/12/2017
Cheque Amount	:	****7,57,626.00
Favouring	:	BSHDPL SPRIHA PHASE7 A/C:00140350010589 HDFC BANK LTD
Reference No.	:	623618164
Payment Details	:	12138755 757626 623618164
		KOLKATA-DISB_1000287 SLSC
Customer Reference	:	173502290 FT712060433347

