

Date: 24-07-2020

To,  
Mr. Sandip Agarwal,  
10, Old Post Office Street,  
Room No. 10, Ground Floor, Kolkata – 700001,

Ref: Letter dated 29<sup>th</sup> June 2020 on behalf of Mr. Ram Kumar Pandey,  
hereinafter referred to as the said Letter.  
Sub: Apartment No. 8A4 on Tower – 31 within project Hiland Greens,  
hereinafter referred to as the said Apartment.

Dear Mr. Agarwal,

It appears that you have not been apprised about the facts of the matter correctly. At the outset we deny all allegations raised in the said Letter against Riverbank Developers Private Limited.

Please note we do not understand the reference of November 2019 as mentioned in the first para of the said Letter.

The said Apartment was allotted in favor of your client based on an application for allotment submitted by him, after duly accepting the terms of allotment as mentioned in the General Terms and Conditions and the Allotment Letter without raising any objection, the General Terms and Conditions and Allotment Letter are hereinafter jointly referred to as the Terms of Allotment.

The tripartite agreement mentioned in para three of your letter was executed for financing your client's purchase of the said Apartment and not for purchasing of the said Apartment.

Please note as per our records, from time to time a total sum of Rs. 10,31,294/- was received from your client and Rs.9,68,000/- was received from IDBI Bank Limited, against the said Apartment.

Please note the cancellation charges are applicable as per the Terms of Allotment duly agreed and accepted by your client.

Also we would request you to please refer to clause 9 of the tripartite agreement which says all refundable amounts are to be refunded to the bank by Riverbank Developers Private Limited and not to your client post deduction of cancellation charges.

Letter cancelling allotment of the said Apartment was issued from our side on 4<sup>th</sup> of May, 2020, we will communicate with the concerned bank and get in

  
**Riverbank Developers Pvt. Ltd.**  
**Registered Office**

225C, AJC Bose Road, 4<sup>th</sup> Floor, Kolkata - 700020, India  
P: +91 33 2283 9015-17 F: +91 33 2289 2148 W: www.hiland.in

**Sales and Marketing Office**  
Calcutta Riverside, 1, New Bata Road, Mahestala Municipality,  
Kolkata 700 140

P: 033 2490-5491/ 6970 E: sales@hilandcal.com

**CIN: U70101WB2007PTC120037**

# H I L A N D

touch with your client if required. We would also like to mention here that processing may take some time considering the challenges posed by the spread of coronavirus.

Thanking you,  
For Riverbank Developers Private Limited

*Anirban Chatterjee*  
.....  
(Authorized signatory)

Copied to;

Mr. Ram Kumar Pandey

1/38, Arbinda Nagar,

Near.- Vijaygadh College,

Kolkata - 700032, W.B, India

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