

# NEELKANTH NIRMAN PVT. LTD.

**NNPL** PROMOTERS AND DEVELOPERS

Regd. Office : 17/H/8, Balai Singhi Lane, 1st Floor, Kolkata - 700 009, Ph : 033 2554 0347  
 Corp. Office : Shiva Heights, 171A, Ramesh Dutta Street, Gr. Floor, Kolkata-700 006  
 Ph. : 033 2554 0348, Website : www.nnpl.in, E-mail : neelnirman@gmail.com  
 CIN No. - U45201WB2004PTC099071 • GSTIN-19AACCN0826A1ZY

ISO 9001:2015 (QMS)



Certificate No.: AB60181020111N

## Tax Invoice Cum Demand Letter

Mr. Ahijit Sarkar & Mrs. Rituparna Sarkar Eden Residency, Flat E-2D, 2813, Nayabad, Panchasayar, Kolkata - 700094 GSTIN : N/A Phn No : 033 - 24260129 / 8617747656	GSTIN: 19AACCN0826A1ZY	P.O.S. : KOLKATA
	Project Name : CHITRAKUT HEIGHTS, NEAR NASKARHATI BAZAR, PATHARGHATA, KOLKATA - 700145	
	Booking ID : JAMUNA - 10E	Booking Date : 09-08-2018
	Dem. No : 02	Dem. Date : 07-09-2018

Ref: BLOCK : JAMUNA FLAT NO. : 10E  
 FLOOR : 10TH SALEABLE AREA/ 1283 SQ.FT.

### Sub: Payment Request for Installment

Dear Sir/Madam

We are in receipt of your Application Dated 09.08.2018 for proposed Booking of aforesaid Unit and Independent Covered Car Park and received NEFT for Rs.1,00,000/- (Rupees One Lac Only) including 12% GST only as Application Money.

We are pleased to confirm that The following Unit have been booked and earmarked for you in the CHITRAKUT HEIGHTS.

UNIT NO.	JAMUNA-10E
SALEABLE AREA (SQ.FT.)	1283
RATE / SQ.FT.	Rs. 4,030.00
FLAT CONSIDERATION	Rs. 51,70,490.00
COST OF INDEPENDENT COVERED CAR PARKING	Rs. 3,50,000.00
<b>TOTAL CONSIDERATION</b>	<b>Rs. 55,20,490.00</b>

In terms of payment schedule for the above flat booked by you, the following amount has been due and payable as per the detail below

Current Demand Details					
PARTICULARS OF EVENT	COMP. DATE	DUE DATE	CONSD. AMT	TAX AMT	AMOUNT (RS)
On Application			Rs. 1,00,000.00	Rs. 12,000.00	Rs. 1,12,000.00
or before execution of Agreement for Sale – 20% (Les Rs. 1,00,000/-) of the cost of Flat & Car Park (12% GST)			Rs. 10,04,098.00	Rs. 1,20,491.76	Rs. 11,24,589.76
50% of Other Charges (18% GST)			Rs. 64,150.00	Rs. 11,547.00	Rs. 75,697.00
50% of Legal Expenses (18% GST)			Rs. 12,500.00	Rs. 2,250.00	Rs. 14,750.00
On Completion of Foundation – 5% of the cost of Flat & Car Parking					
On Completion of Ground Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of First (1st ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Second (2nd ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Third (3rd ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Forth (4th ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Fifth (5th ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Sixth (6th ) Floor Casting – 5% of the cost of Flat & Car Parking					
On Completion of Seventh (7th ) Floor Casting – 5% of the cost of Flat & Car Parking					

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On Completion of Eighth (8th) Floor Casting - 5% of the cost of Flat & Car Parking					
On Completion of Ninth (9th) Floor Casting - 5% of the cost of Flat & Car Parking					
On Completion of Eleventh (11th) Floor Casting - 5% of the cost of Flat & Car Parking					
On Completion of Brick work - 10% of the cost of Flat & Car Parking					
On Finishing - 5% of the cost of Flat & Car Parking					
On or before Possession/Registry (i.e. when the entire building is ready including common areas) - 5% of the cost of Flat & Car Parking					
<b>Total Amount Demanded</b>				Rs. 11,80,748.00	Rs. 1,46,288.76
<b>unded Off</b>					Rs. 13,27,036.76
<b>Total Amount Received</b>				Rs. 1,00,000.00	Rs. 12,000.00
<b>Total amount due and demanded includes interest on delayed payment if any as stated below</b>				Rs. 10,80,748.00	Rs. 1,34,288.76
					Rs. 0.24
					Rs. 1,12,000.00
					Rs. 12,15,037.00

We therefore request you to kindly pay the above total amount due and demanded as per the above due date in the following manner:

Payment of Rs. 12,15,037/- (Consd : 10,80,748/- + Tax : 1,34,289/-) shall be payable in favour of "Neelkanth Nirman Pvt. Ltd."

**RTGS/NEFT Details :**

NAME OF THE COMPANY: NEELKANTH NIRMAN PVT. LTD., BANK NAME: ICICI BANK, BRANCH: V.K. ROAD BRANCH, KOLKATA - 7, A/C NO. - 627705500453, TYPE OF ACCOUNT: CURRENT ACCOUNT, RTGS CODE: ICIC0006277.

For Neelkanth Nirman Pvt. Ltd

*S.K. Ghosh*



Authorised Signatory

Tax Demand Details						
SN	HEAD	SAC CODE	AMOUNT	PS Percent (%)	TAX Percent (%)	Tax Amount
1	ALLOTMENT	9954	Rs. 10,04,098.00	20%	12%	Rs. 1,20,491.76
2	MISC. CHARGES	9954	Rs. 64,150.00	50%	18%	Rs. 11,547.00
3	LEGAL EXPENSES	9954	Rs. 12,500.00	50%	18%	Rs. 2,250.00
<b>Total Amount:</b>						<b>Rs. 1,34,288.76</b>

Tax Breakup Details			
SN	Tax Details Description	Tax Percent %	Tax Amount
1	CGST	6%	Rs. 60,245.88
2	SGST	6%	Rs. 60,245.88
3	CGST	9%	Rs. 6,898.50
4	SGST	9%	Rs. 6,898.50
<b>Total Amount</b>			<b>Rs. 1,34,288.76</b>

**General Payment Terms & Conditions**

1. Payment Shall be made by means of account payee Cheque/DD/P.O. (incl. outstation payment) payable at Kolkata or Payable at par
2. Delay in payment made by buyer beyond 7 days of due date shall attract an interest @ 18% p.a., in case of any payment beyond 15 days of due date, the management shall retain the right to cancel the said application /booking/ allotment
3. Unrealisation of all or any of the past or future financia instruments released by the applicants/allotees for which the receipts may have been issued, the
4. Applicants/Allotees shall duly pay seperately for each application/allotment/installment. No Combined payment in single instrument for sevelar
5. All the payment shall be send across to the site or marketing agent's office at the below mwntioned respective address.
6. PAN No. - AACCN0826A, GSTIN - 19AACCN0826A1ZY

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