

## Non – Binding Expression of Interest (EOI) for "NORTHERN DESTINY"

(RERA Project Registration No.: PRM/KA/RERA/1251/309/PR/180425/001544)

|                                    |                     |
|------------------------------------|---------------------|
| <b>Name of the Applicant (s) :</b> |                     |
| <b>Aadhaar No. (Optional) :</b>    | <b>Pan No. :</b>    |
| <b>Email Id:</b>                   | <b>Mobile No. :</b> |
| <b>Address :</b>                   |                     |

I/We \_\_\_\_\_ ("Applicant(s)") understand that **Provident Housing Limited** (RERA Agent No.: PRM/KA/RERA/1251/309/AG/170829/000333) ("Provident"), has licensed its registered trademark to be used on and in relation to the real estate project presently named, "**Northern Destiny**", (the "**Project**") on the condition that standards of quality, construction and overall development of the Project match, if not exceed those typically provided in Provident projects. The Project is promoted and developed by **Arun Shelters Private Limited**, (the "**Promoter**"). As exclusive agent and brand licensor, Provident invites submission of Expressions of Interest (EOI) for the purchase of residential units/apartments in the Project, on behalf of the Promoter. By submitting an EOI, and applicable reservation advance amount, I/we confirm my/our interest in reserving an apartment in the Project, of the type selected below, which apartment I/we agree to purchase at the time of Project launch, subject to confirmation of allotment in my/our favour and on such terms and conditions as stated in this EOI, the allotment letter (if allotment is confirmed) and agreement to sell. My/Our preference of unit(s) is as follows:

| NORTHERN DESTINY |                         | RERA Registration No.: PRM/KA/RERA/1251/309/PR/180425/001544 |                           |   |   |              |
|------------------|-------------------------|--|---------------------------|---|---|--------------|
| Configuration    | Approximate Carpet Area | Approximate Usable Area                                      | Approximate Saleable Area | Indicative Price Range* (of Classic Unit) | Reservation Advance Payable (per unit) along with EOI | No. of Units |
| 2 BHK Comfort    | 610 sq. ft.             | 725 sq. ft.  | 1050 sq. ft.              | INR 59 to INR 65 lakhs                    | ₹ 1 lakh + PDC of ₹ 4.0 lakhs                         |              |
| 2 BHK Grand      | 675 sq. ft.             | 750 sq. ft.  | 1080 sq. ft.              | INR 59 to INR 65 lakhs                    | ₹ 1 lakh + PDC of ₹ 4.0 lakhs                         |              |
| 3 BHK Comfort    | 840 sq. ft.             | 910 sq. ft.  | 1300 sq. ft.              | INR 75 to INR 81 lakhs                    | ₹ 1 lakh + PDC of ₹ 6.0 lakhs                         |              |
| 3 BHK Grand      | 850 sq. ft.             | 960 sq. ft.  | 1360 sq. ft.              | INR 75 to INR 81 lakhs                    | ₹ 1 lakh + PDC of ₹ 6.0 lakhs                         |              |
| 3 BHK Luxury     | 870 sq. ft.             | 1010 sq. ft.   | 1430 sq. ft.              | INR 79 to INR 85 lakhs                    | ₹ 1 lakh + PDC of ₹ 6.5 lakhs                         |              |

\* Indicative price is the estimated price of the apartment/flat/unit and excludes ₹ 150/- per sq. ft. (on saleable area) towards expenses for provision of infrastructure (power, water etc.), Preferred Location Charges between ₹ 100/- to ₹ 300/- per sq. ft. (on saleable area) on pre-identified units and charges towards exclusive terrace area. Additionally legal charges, advance maintenance charges, corpus fund deposits and all statutory charges including and not limited to registration charges, stamp duty, GST, municipal taxes etc. are not included and shall be payable as set out in the agreement to sell.

I/We hereby enclose a Cheque/Demand Draft No(s). \_\_\_\_\_ dated \_\_\_\_\_ in favour of **Northern Destiny** drawn on \_\_\_\_\_ Bank, \_\_\_\_\_ branch for an amount of Rs. \_\_,00,000 /- (Rupees \_\_\_\_\_ only), along with this EOI. I/we have also enclosed postdated Cheque / Demand Draft No(s). \_\_\_\_\_ dated \_\_\_\_\_ in favour of **Northern Destiny** drawn on \_\_\_\_\_ Bank, \_\_\_\_\_ branch on account of reservation advance for my/our preferred unit.

### MOST IMPORTANT TERMS AND CONDITIONS

I/ We understand that this EOI is subject to terms and conditions mentioned below. Submission and acceptance of this EOI does not confer or create any rights in my/ our favour. Nothing contained or stated herein shall be construed as a booking confirmation or confirmed allotment in my/ our favour. Acceptance and/ or rejection of this EOI is at the sole and absolute discretion of Provident. I/ We also understand that areas mentioned above are indicative of a range, and will vary depending on apartment allotted to me/us. Facilities/amenities in the Project shall be laid out in detail in the Agreement for Sale. I/we acknowledge and agree that all plans I/we have seen are artistic impressions and/or digital renderings that do not represent what the Project will look like once completed. This being only a non-binding EOI, I/We agree and acknowledge that neither the terms of this EOI nor proposed scheme of development of the Project shall be challenged in a court of law or be made the subject-matter of dispute before any dispute resolution forum/ court. Provided however, I/ We authorize and permit presentation and encashment of the Cheques/ Demand Drafts issued by us at the time of submitting this EOI. If I/ we decide to withdraw this EOI prior to me/ us signing an allotment letter for the unit allotted to me/ us, I/ we are entitled to be refunded the amount paid by me/ us, in full, without interest/ damage/ penalty.

Applicant(s)

Sales RM

Consequent upon such refund, the Promoter stands absolved of all liability to me/us in relation to this EOI. I/We understand that the PDC given by me/us, shall be en-cashed by the company only upon allotment of a specific unit, as requested by me. I/we understand that the reservation and allotment process for the Project is not yet open to public and this EOI is made available to me/us on an invitation basis only. I/We hereby submit this EOI to be allotted and sold the preferred apartment(s)/flat(s)/unit(s) indicated above in the Project as and when the Promoter commences the process of allotment of apartments in the normal course of business. I/we are fully aware that the selling price mentioned herein is indicative only. The final selling price (as per details mentioned above) and total consideration per unit/apartment/flat (the "Allotment Price") will be disclosed and stated in the letter of allotment. I/We do understand that the allotment of our preferred flat/unit is subject to availability. Project apartment inventory released for sale will be determined solely by Provident, in its capacity as exclusive agent for the Project. Flats/Units will be offered on a 'First Come First Serve' basis at the Allotment Price, subject to me/us fulfilling all eligibility criteria to qualify for such allotment. If I/we intend to apply for a bank loan to finance the purchase of an apartment(s)/unit(s)/flat(s), my/our eligibility for such loan shall be determined solely by the relevant bank. All additional charges/fees are payable at actuals at the time of possession will be stated in the agreement for sale between me/us and the Promoter. I/We understand that nothing contained in this EOI constitutes, nor be construed to be an offer, contract, advertisement, allotment, or booking as understood and defined under the Real Estate (Regulation and Development) Act, 2016 (the "Act") and relevant state rules thereunder. I/We expressly waive my/our right to file, make, or institute a complaint or claim under the Act; seek redressal or remedy under the Act or before any authority or tribunal established under the Act. I/We hereby confirm that I/we have read these terms and conditions and by signing this EOI, either directly or through a representative, confirm and convey our acceptance of these terms and conditions.

| Office Copy (For Office Use only)                |                           |
|--|---------------------------|
| 1st RM Name                                      | 2nd RM Name               |
| Lead Source                                      | CP / Privilege/ REAP Name |
| CP /Privilege/ REAP Transaction Details          |                           |
| Preferred Unit, as requested by Applicant        |                           |
| Details of Unit Allocated and Date of Allocation |                           |

|  |   |                               |
|--|---|-------------------------------|
| Photograph of 1 <sup>st</sup><br>Applicant | <b>Additional Customer Details</b>        |                               |
|  | Date of Birth                             | Occupation                    |
|  | Marital Status                            | Home Loan Required – Yes / No |
|  | Nationality                               | NRI/PIO/OCI (if applicable)   |
|  | <b>KYC Checklist (Tick as applicable)</b> |                               |
|  | Identity Proof                            | Address Proof                 |
| Copy of Pan No.                            | Copy of Passport (if NRI/PIO/OCI)         |                               |
| Photograph of 2 <sup>nd</sup><br>Applicant | Additional Notes                          |                               |

Applicant(s)

Sales RM

## NORTHERN DESTINY



Developed by  
**ARUN SHELTERS**  
Building your dreams

Marketed by

**PROVIDENT®**