Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



TNCD LLP
FORMERLY KNOWN AS TOWN AND CITY DEVELOPERS

126, Govt. Arts College Road, Coimbatore - 641018
Tel : +91 422 4343430 Fax : +91 422 4343530

Corporate Website : www.kgworldwide.com
Company Website : www.townandcitydevelopers.com

LLP Identification Number : ACF-0551
GSTIN : 33AAGFT8799R1ZX

Date: .....

To,

.....(APPLICANT)

.....

Dear Sir,

Reg :- Final Allotment of Apartment for Application No: .....

We thank you very much for the keen interest you have evinced in our project **"Magnum City".** As discussed, we are privileged to Allot you .....BHK Type**, Block ......, No:.....,** Apartment in the **..... Floor, Facing .....** subject to compliance by you of the terms and conditions mentioned in Sale / Construction Agreement and other Terms and conditions mentioned Below, and such other terms and conditions that may be specified by us from time to time.

Kindly note the total cost of the Apartment:

CARPET	..... Sq.ft.
UDS	..... Sq.ft
Cost of Flat (UDS Plus Construction Cost)	Rs...../-
GST @1%	Rs...../-
Total Consideration	**Rs...../-** .
Rupees: ..... Only.	

Note: Corpus fund amounting to **Rs...../-** and other Registration Charges, Duties, Levies, Taxes to the Government should be borne by the applicant prior to registration of UDS.

For TNCD LLP

Designated Partner

TNCD LLP
FORMERLY KNOWN AS TOWN AND CITY DEVELOPERS

126, Govt. Arts College Road, Coimbatore - 641018
Tel : +91 422 4343430 Fax : +91 422 4343530

Corporate Website : www.kgworldwide.com
Company Website : www.townandcitydevelopers.com

LLP Identification Number : ACF-0551
GSTIN : 33AAGFT8799R1ZX

Payment Schedule in case of Bank Loan :-

SL.No	Payment Schedule	Amount
1	10% At The Time Of Booking	...../-
2	50 %15 Days From the Date of Booking (Agreement Signing)	...../
3	30 %On Structural completion	...../
4	10 % On Start of Finishing Work	...../
5	Corpus Fund before registration of Apartment	...../
	Total	...../-

We hereby acknowledge the receipt of **Rs...../- (Rupees: .....only)** vide Receipt No: ..... dated .....

**** Terms and Conditions:**

1. This allotment letter is valid only if the applicant produces either Final Sanction Letter issued from the respective banks or Pay 100% of the total consideration of **Rs...../- (Rupees : ..... only)** upfront. The allotment shall automatically stand revoked if the above conditions are not complied with.

Thank you for your patronage

Yours Sincerely

For TNCD LLP

For TNCD LLP
Designated Partner

Authorized Signatory



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate