

13/03/2017

M/S LOKAA DEVELOPER PVT LTD

New no 17, Old no 9,
Ambadi Road,
Chennai – 600 085

Dear Sir/Madam,

APPROVAL OF SPECIFIC PROJECT OF REPUTED BUILDER

M/S LOKAA DEVELOPER PVT LTD

PROJECT: "M One" @ MADHAVARAM

Based on the documents submitted and clarification/information furnished, we have pleasure in advising that the said project with 234 dwelling units at Madhavaram have been approved by us for the purpose of availing **housing loans from any of the PNB branches by our customers/allotees** subject to compliance of following conditions:

1. PNB would assess the repayment capacity of each applicant according to its norms to grant a loan and reserves the right to reject any application that does not fit into its norms.
2. The construction work should be executed strictly in accordance with the approved building plan.
3. As the UDS registration will be done before handing over, tripartite agreement has to be executed in the banks standard format among the borrower, builder & bank
4. NOC from the builder for raising loan for purchase of the property and to create mortgage over the property along with the certificate that all necessary statutory approvals are obtained.

You are welcome to exhibit PNB's logo in your publicity brochures/advertisements along with the caption "**Approved for PNB Home Loans**"

Punjab National Bank offers:

- Need Based Loan
- Low Interest rate (Floating): 8.70%
- For Women/Govt. Employee/Defence Personnel: 8.65%
- Repayment period upto 70 years of age
- Overdraft Facility upto Rs. 25 lakhs subject to LTV Ratio and other criteria.
- Loan amount: 80% of project cost
- No Processing /Documentation charges & preclosure penalty under "PNB NEW YEAR BONANZA OFFER" till 31st Mar, 2017.
- Margin: 20% for loans upto Rs.75 Lakhs and 25% for loan above Rs.75 Lakhs
- Loan upto 125 percent for Salaried class upto 40 years of age
- Additional Loan for Solar Power Systems

CIRCLE OFFICE, PNB TOWERS, II & III Floor, 46-49 ROYAPETTAH HIGH ROAD, CHENNAI-14

For any home loan queries:

S.No	Name	Mobile No.	Email id
1	Mrs. Annu Singh	9513371484	annu.singh@pnb.co.in
2	Mr. Nagaraj R	9087995406	nagaraj.r@pnb.co.in
3	Mr Pawan Bhatiya	9677127196	bo5215@pnb.co.in

We request you to sponsor maximum of the bank funded business to PNB.

Assuring you of our best services and looking forward to a mutually beneficial association

Disclaimer: Project approval is aimed to speed up the process of loans by avoiding duplication of certain works in respect of loan application processing & the units in such projects. The bank or its officials do not take any responsibility in respect of project approval including merits of the project, such as its facilities, completion period, price, regulatory approvals, construction quality, other amenities etc. and disclaims any liability in this regard.

Yours Faithfully,


Dy Circle Head