

PROJECT APPROVAL LETTER

To,

Date:15-10-2025

M/s.AURIC INFRATECH PRIVATE LIMITED,
BUILDING NO 1, 2ND FLOOR, QUEENS HOUSE, QUEENS ROAD, VAISHALI NAGAR, NEAR VIJAY DWAR, Jaipur, 30201

Subject : Approval for project named "AURIC AQUA HOMES" developed by M/s. AURIC INFRATECH PRIVATE LIMITED on proposed residential building on Project Address - Khasra No. 2520, 2521, 2535, 2536, Goner, Sanganer, Jaipur, Rajasthan, 303905 ("Project") for individual home loan cases under construction linked payment plan to the persons ("Prospective Buyers") who purchase / intend to purchase properties / flats ("Flat") in the Project.

Sir/Madam,

We are in receipt of your request dated 15-10-2025 seeking approval for your Project and have considered your request and are pleased to inform you that we are hereby granting an approval to the Project subject to the following conditions:

1. The approval will enable the prospective buyers to apply for a loan to VHFCL for financing the unit(s) within the Project that they intent to purchase. All such loans shall be at the sole discretion of VHFCL and VHFCL reserves the right to reject any loan as it may deem fit. In cases where loan is sanctioned for the applicant, the amount shall be disbursed in instalments depending upon the stage and progress of construction of the Project and the respective tower/unit of the applicant.
2. VHFCL and its representatives/agents shall have the right to inspect the site from time to time and if the progress of construction is not as per the committed plan, VHFCL reserves the right to hold/refrain from making disbursement of further loan tranches.
3. You have disclosed all facts and information pertaining to the project and that they are true and accurate and nothing remains undisclosed. Kindly note that the approval would stand revoked if any material facts are found to be undisclosed or misrepresented to VHFCL or if the requisite approvals/licenses/permissions pertaining to the Project stand revoked/expired by relevant authorities or pending for approval/renewal with such authorities.
4. Further, VHFCL also reserves the right to revoke/cancel this letter if (i) the Project is found to be in breach of applicable laws or regulations or any conditions of any approvals or if the title of the property on which the Project is situated is found to be illegal or improper and detrimental to the Project or the prospective buyer(s) and/or (ii) if any litigations/disputes are found on the property or in connection with the Project.
5. You agree to inform the Prospective Buyers in writing that in the event of cancellation of their booking of the Flat, the amounts received by You from VHFCL shall first be refunded to VHFCL in order to clear the outstanding dues of VHFCL under the loan availed by the Prospective Buyer.
6. VHFCL requests your co-operation in providing any further information or document that may be required regarding the Project from time to time. You agree to inform and keep VHFCL informed of any changes / facts which are important and / or material concerning the Project. You shall also inform and keep VHFCL informed of any changes / amendments / renewals of any approvals / authorisations concerning the Project.
7. You shall inform Prospective Buyers, the terms of this Approval. You are precluded from mentioning anything other than what is authorised in terms hereof. Any suggestion or inducement to purchase the Flat on the basis of this letter is prohibited.
8. Nothing contained in this Letter shall be deemed to be in the nature of an authorisation / solicitation of the Project.

VASTU HOUSING FINANCE CORPORATION LTD.

Regd. Office: Unit Nos. 203 & 204, 2nd Floor, A wing, Navbharat Estates, Zakaria Bunder Road, Sewri (West) Mumbai-400015

Tel: 022-2499 9911 • Email: customercare@vastuhfc.com • Web: www.vastuhfc.com

CIN: U65922MH2005PLC272501

The payments for any loans concerning the Project shall be made to the following bank account:

Name of the Beneficiary	Bank Name and Branch Address	Bank Account Number	IFSC Code	MICR Code
NA	,	777705779045	Icic0004287	

Further, it is clarified that this letter is revocable at the sole instance of VHFCL at any time without assigning any reason whatsoever.

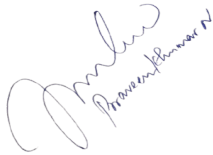
We would like to assure you of our best services and wish you the very best through your venture.

Please feel free to revert to (Mr. MANISH KUMAR SHARMA at 9928482801 or send an email to **MANISH.SHARMA6@VASTUHFC.COM**). Please quote APF File Number **APF//D/1025/294** incase of any correspondence concerning the Project

for any further information / clarification.

Best Regards,

For Vastu Housing Finance Corporation Limited



(Authorized Signatory)

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