



Date: 15.05.2024

To,

Mrs. Sneha Narendra Sheth

Reg: - Your Revised Cent Housing Loan (Grih-Laxmi Scheme) Proposal for ₹65.00 LAKHS.

Based on your informations provided to us & Income proofs, you are eligible for a maximum loan of ₹ 65.00 LAKHS. With Interest rate Repo based Lending rates (Floating) based on CIC score and therefore the ROI will be 8.60% and Re-payment period of 360 Months you have our In-Principle sanction for this. This In-Principle is subject to:

- If you already have 2 house rate of Interest will be higher for 3<sup>rd</sup> and 4<sup>th</sup> house.
- This In-Principle is subject to submission of FORM-26AS and joining letter of both the borrowers.
- This In-Principle is subject to submission of proper documents for the DPD's present in the CIC due to non-financial reasons or else DPD's due to financial reasons/inadvertently forget to do payment are not acceptable.
- For Cent Grih-Laxmi scheme, the female borrower should be the sole owner/ co-owner of the property to be purchased.
- If there are 4 houses already in name of applicant, for 5<sup>th</sup> house the rate of interest will be commercial rate of interest.
- Satisfactory Legal Scrutiny Report by Panel Advocate, certifying clear, valid & Marketable Title of the property/flat being purchased.
- Satisfactory Valuation Report from Approved Valuer of the Bank, having tangible security acceptable to bank.
- Satisfactory Pre-sanction Inspection Report.
- Assets & Liabilities Statements for Financial Report to be submitted.
- Submission of Bank Statements of all the applicant-borrower for the last 1 year.
- Brothers, Daughters & Sisters can be accepted as co- borrowers if they are/ or intended to be co-owners of house property under applied loan.
- This In-principle sanction is given only on the basis of financial papers mainly and nothing else. Regular sanction will be dependent on complete thorough process and checking of financial papers through our authority and hence the Bank reserves the right to withdraw this in-principle sanction and/or amend any or all the terms and conditions of this sanction. Any regular/final sanction is subject to satisfactory pre-inspection report, site verification and legal/title clearance report on the securities (movable/immovable) /collaterals offered.
- Issuance of in-principle should not be treated as final and dispute cannot be raised based on in-principle issued by Branch/RO.
- Terms and conditions prevailing at the time of regular sanction, if issued, will be applicable.
- Mere in-principle sanction of loan does not vest any right to the applicant to seek a regular sanction.
- Nothing contained in this in-principle sanction letter should be deemed to create any right and/or interest whatsoever in favour of or against any party.
- This in-principle is given on the basis of data provided by you through mail and telephone. Regular sanction will be dependent on complete thorough process and checking of financial papers through our authority.
- Cibil/Crif Score Of The Borrowers and co borrower Should Be as per bank terms and CIC Clarification (If Any)
- If co applicant is asked by the sanctioning authority, CIBIL, CRIF, and Experian score and other eligibility criteria will be as per our bank policy.
- 75% LTV or income criteria which ever is lower would be considered.
- FORM 26AS MANDATORY during the approval.
- Interest rate will be as per risk rating of the bank and ROI will be applicable as on date of disbursement.
- Final rate of interest will depend on Credit risk Rate.
- Required clarification and documentary proof about number of houses owned by the applicants. If there is 2 houses already in name of applicant, for 3<sup>rd</sup> house the rate of interest will be higher by RBLR+1%, SALARY of the borrower has been considered for this in-principle. Also income and allowances proof has to be submitted.

If you are agreeable to the terms, please submit all relevant documents along with originals for verification. Final sanction will depend on expeditious submission of these papers & satisfactory Legal search/Valuation/pre-inspection report etc. Always ready to render best services.



Yours Sincerely