

Branch Office: NASHIK
Applicant: Mr. Pavan Sanjiv Tupsakhare
Tupsakhare Lawns
Vidhi Resort Private Limited
Mrs. Amruta Pavan Tupsakhare
Mrs. Vrushali Sanjiv Tupsakhare

Date: 30-JUN-26
Ref No.: NHL/NSK/0326/1501670

Address: sushil Bunglow first floor nasik, Behind vittal mandir college Road, H P T College Nashik, Behind vittal mandir, Nashik, MAHARASHTRA-422005, India
Email: pavan5279@gmail.com
Version No.: 4
Contact No. 9890648073

Dear Sir/Madam,

With reference to your loan application dated 25-03-2026, we are pleased to inform you that we have in principle sanctioned your loan, on the broad terms and conditions as under/overleaf with special conditions, if any.

1.	Purpose of Loan	Non - Housing Loan, Construct a Commercial Property
2.	Loan Amount	INR 3,02,00,000.00 (INR Three Crore Two Lakhs only)
	Insurance Premium	INR 3,10,000.00 (INR Three Lakhs Ten Thousand only)
	Total Loan Amount	INR 3,05,10,000.00 (INR Three Crore Five Lakhs Ten Thousand only)
3.	Repayment Term	180 Months
4.	Rate of Interest Scheme	Floating
5.	PNBRRR *	13.15% per annum
6.	Applicable Rate of Interest *	13.15% -3.90% = 9.25% per annum as on the date of execution of the loan agreement
7.	Equated Monthly Instalment ("EMI") *	INR 3,14,007.00 (INR Three Lakhs Fourteen Thousand Seven only)
8.	Processing fees receivable:	INR 1,12,100.00 (INR One Lakh Twelve Thousand One Hundred only)
9.	Sanction letter validity	90 days, from the date of this letter
10.	Security	PLOT NO.1 And 2, S.NO.595/2/1/2, F.PNO.122, TUPSAKHARE LAWNS, SUYESH HOSPITAL HOLKAR ROAD, MUMABI NAKA, Nashik, Nashik, Maharashtra, India-422001
11.	Pre-payment Charges	As mentioned in MITC duly updated on the website
12.	Overdue Charges	24% p.a. for delayed payment

*Subject to change from time to time at the sole discretion of PNBHFL

SPECIAL CONDITIONS:

1. The offer is subject to satisfactory legal and technical clearance of the property.

0. All property owners to be part of loan structure

0. Subject to Legal & Technical Clearance.

0. Partnership Authority Letter to be document.

0. LTV to be restricted as per PNBHFL policy norms.

0. Repayment from HDFC Bank account A/c No *120.

0. CA Certified Latest Share Holding Pattern to be document.

0. Board Resolution to be taken.

0. Charge of PNBHFL to be created in ROC.

2. End Use letter to be documented from applicant

5. Application Form and KYCs duly signed with OSV to be taken from co-applicant.

9. Acknowledged Key Facts Statement to be taken.

13. PSL declaration as per PNBHFL format to be held on record.

17. CHG 1 required if property owner is company

You are requested to contact your Customer Service Manager or relationship manager at the address given below to complete the necessary formalities and execution of documents for disbursement of loan.

This Sanction Letter is subject to unconditional, absolute and irrevocable acceptance by the Borrower of the GTC*, and also available on PNBHFL's website (www.pnbhfl.com).

*Subject to change from time to time at the discretion of PNBHFL.

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AAJCV2255N



नाम / Name

VIDHI RESORT PRIVATE LIMITED

निगमन/गठन की तारीख

Date of Incorporation/Formation

01/05/2003



THINKBIGZ INITIATIVE PVT LTD

₹1,08,500 

Vidhi resort stamp



Request Accepted



Jul 15, 2026



You can check the status of your IMPS payment by visiting Recent Transactions.

Transaction Summary

Paid To : THINKBIGZ INITIATIVE PVT LTD



Punjab National Bank

Current A/c: 6100002100003164

Paid By : MAYURESH ENTERPRISES

Current A/c: **** *00 82

Payment Method

Bank Transfer | IMPS

HDFC Transaction ID

HDFC6B7EE4887ABC

Reference Number

619646720353