



CCCTM

BUILDERS & DEVELOPERS PVT. LTD.
Where Trust Meets Excellence

Date: 25th June 2026

To,
The Managing Committee
Noor Co-operative Housing Society Limited
Plot No. 18, Sector 9A,
Vashi, Navi Mumbai – 400 703.

Subject: Submission of No-Regret Commercial Bid for the Redevelopment of Noor Co-operative Housing Society Limited, Vashi, Navi Mumbai

Respected Sir/Madam,

With reference to the invitation issued by the Society for the submission of commercial bids for the proposed redevelopment of Noor Co-operative Housing Society Limited, we are pleased to submit our **No-Regret Commercial Bid**, as presented before the esteemed members of the Society during our technical and commercial presentation.

We sincerely appreciate the opportunity extended to us to participate in the redevelopment process of Noor Co-operative Housing Society Limited. We are deeply grateful to the Hon'ble Managing Committee and all the respected members of the Society for reposing their trust and confidence in **CCC Builders & Developers Private Limited** by awarding us the redevelopment project.

We assure the Society that we shall execute the project with the highest standards of quality, transparency, professionalism, and timely completion while ensuring the interests and expectations of all the members are fully protected. We once again express our heartfelt gratitude for the faith placed in our organization and look forward to a long and successful association with the Society.

Thank you for your valuable time, consideration, and confidence.

Yours faithfully,

Neamat Azad

Director

For, CCC Builders & Developers Private Limited

(A CCC Group of Companies)



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Section 19 : PRICE BID - NO-REGRET COMMERCIAL OFFER OF THE BIDDERS

CCC Builders & Developers Private Limited					
Society Name - Noor Co-Operative Housing Society Limited				Date - 25/06/2026	
Address - Plot No - 18, Sector-19A, Vashi, Navi Mumbai – 400703.				Net Plot Area - 2637.88 sq.m	
PART A- BENEFITS TO EXISTING MEMBERS					
Sr. No	Description	Category	No. of Units	Existing Carpet Area (Sq: Ft.)	RERA Carpet Area Offered (Sq. Ft.)
19.10	Rehabilitation Carpet Area				
	Total Rera carpet area offered to each member in Square Feet. including Additional free Carpet Area over & above the existing carpet Area to be offered per member	A- 1 BHK	40.00	464.00	705.28
		B- 1 BHK	10.00	480.00	729.60
		C- 2 BHK	20.00	585.00	889.20
19.20	PARKING				
	Covered Car (four Wheeler) Parking	A- 1 BHK	40.00	464.00	One Surface Car parking space
		B- 1 BHK	10.00	480.00	
		C- 2 BHK	20.00	585.00	
	Two Wheeler Parking	A- 1 BHK	40.00	464.00	scooter parking space as per UDCPR per member
		B- 1 BHK	10.00	480.00	
		C- 2 BHK	20.00	585.00	
19.30	Hardship Allowance: The Bidder shall pay Hardship Allowance to the Society for onward distribution to members.	A- 1 BHK	40.00	464.00	₹ 1,62,000.00
		B- 1 BHK	10.00	480.00	₹ 1,68,000.00
		C- 2 BHK	20.00	585.00	₹ 2,05,000.00
PART B- TEMPORARY ALTERNATE ACCOMMODATION BENEFITS					
19.50	Monthly Rent Compensation: The Bidder shall pay monthly rent compensation from the date of vacating till the date of offer of possession after receipt of Occupation Certificate.	A- 1 BHK	40.00	464.00	₹ 36,750.00
		B- 1 BHK	10.00	480.00	₹ 36,750.00
		C- 2 BHK	20.00	585.00	₹ 47,250.00



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	Rent shall be paid 3 months in advance				
	Rent shall increase by 10% after every completed year				
	Delay for any reason whatsoever shall not suspend or reduce rent payments.				
19.60	Refundable Transit Deposit: The Developer shall pay a refundable security deposit for transit accommodation for each member.	A- 1 BHK	40.00	464.00	₹ 1,05,000.00
		B- 1 BHK	10.00	480.00	₹ 1,05,000.00
		C- 2 BHK	20.00	585.00	₹ 1,35,000.00
19.70	Brokerage Charges: The Bidder shall reimburse actual brokerage charges for securing transit accommodation.	A- 1 BHK	40.00	464.00	₹ 35,000.00
		B- 1 BHK	10.00	480.00	₹ 35,000.00
		C- 2 BHK	20.00	585.00	₹ 45,000.00
19.80	Relocation Cost (Both Ways Shifting & Reshifting to new flat.				25000.00

Rs. 25,000/- (Twenty Thousand only) per member

For and on behalf of the Bidder:

Authorized Signatory:

Name: Neamat Azad

Designation: Director

CCC Builders & Developers Private Limited

Company Seal:

Date: 25/06/2026

Place: Vashi, Navi Mumbai

