

Non Judicial



**Indian-Non Judicial Stamp  
Haryana Government**



Date : 08/02/2023

Certificate No. G0H2023B1784  
GRN No. 98927015



Stamp Duty Paid : ₹ 101  
(Rs. Only)  
Penalty : ₹ 0  
(Rs. Zero Only)

**Seller / First Party Detail**

Name: Manish Goyal  
H.No/Floor : Na Sector/Ward : Na LandMark : Na  
City/Village : Gurugram District : Gurugram State : Haryana  
Phone: 77\*\*\*\*\*27



**Buyer / Second Party Detail**

Name : Rites Nr  
H.No/Floor : Na Sector/Ward : Na LandMark : Na  
City/Village : Gurugram District : Gurugram State : Haryana  
Phone : 70\*\*\*\*\*69

Purpose : RENT AGREEMENT

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrahry.nic.in>

**CUSTOMER AGREEMENT/RENT AGREEMENT**

This Customer Agreement (hereinafter referred to as "Agreement") is made and executed on 01<sup>st</sup> March 2023 at Gurugram, Haryana, India.

**BETWEEN**

Mr. Manish Goyal (Aadhar No.307404716560 & PAN: ABJPG9587C) having office at 1116, 11<sup>th</sup> Floor, Galleria Tower, DLF Phase IV, Sec -28, Gurugram-122009, hereinafter referred to as "Manish Goyal" (which expression shall, unless repugnant to the context include its successor in interest, administrator, legal representative and assigns) of the One part;

**AND**

The Customer/Tenant whose details can be referred to in point 2 of the agreement.

**NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:**

1. Parties agree that the tenure of this Agreement shall be 11 (Eleven) Months, effective from the date of joining. The date of joining shall be 01<sup>st</sup> March 2023.

*Manish Goyal*

**2. Customer Details**

Customer Name/ Tenant Name	Rites NR Prop: Priyanka Chaudhary
Address	67, New Arya Nagar, Jail Road, Medical College, Meerut, U.P -250004
PAN	AZIPC7623G
Contact person/ email address/contact no.	Mrs. Priyanka Chaudhary 906811176
GSTIN	Not Applicable
Billing details: Name of person/email address/contact no.	67, New Arya Nagar, Jail Road, Medical College, Meerut, U.P -250004 Priyanka Chaudhary 906811176

**3. Demised Premises**

Property Name	Galleria Tower
Unit No- Floor	1116, 11th Floor
Building Name	Galleria Tower
Street and Sector	DLF Phase IV, Sec-28,
City	Gurugram
State	Haryana
Pin code	122009
Additional Comments	1 seat

**4. Operational Hours**

Property Name	1116, 11 <sup>th</sup> Floor, Galleria Tower, DLF Phase IV, Sec-28, Gurugram
Access to the Premises	Mon to Sat 8:00 AM to 10.30 PM Sunday 10.00 AM to 06.00 PM
Air Conditioning	Available in working hours
Manager Availability	Mon to Friday 9:00 AM to 06.00 PM
Co-Working Off Days	National Holidays, Diwali, Holi, Christmas. There can be other holidays on which the coworking might be off depending upon the location and government orders, for which the same would be communicated in advance.

**5. Workspace and Services**

	Room No	No of Seats	Rate p. m. for the cabin	Start Date	End Date	Lock-in Period
	SEAT-1	1	Rs 2500/-	01-03-2023	31-01-2024	11 Months
Total Charges/ Month	-NIL-					

**6. Payment**

Security Deposit	Rs. 2500/-
Notice Period	1 Month

We do not adjust rent/ TDS balances/ Interest/ Pending dues/ Restoration costs in the security deposit.

*Manshi Goyal*

**7. Lock-in-Period**

Notice Period will be applicable post completion of lock-in period (If applicable), a notice period is mandatory and shall be accepted on the 1st of every month. Any notice, if received post the 1st Day of the month, it shall be considered from the 1st Day of the next month making the next month as the notice period month.

Subject to the Terms of Use, this Agreement cannot be terminated during the lock -in period, however in an exceptional case if the Agreement is terminated prior the expiry of the Lock-in Period, the Customer shall be liable to pay the Fee and all other charges payable under this Agreement, for the remaining unexpired period of the Lock-in Period, to Manish Goyal.

**8. List of free Services**

- 8.1 Air-Conditioned Space: The Customer may not install their own independent AC units. Manager will regulate the working of the AC.
- 8.2 High Speed Internet. For any independent policies, independent connection has to be installed.
- 8.3 Housekeeping services - personal housekeeping staff will not be permitted.
- 8.4 Infrastructural Services-- workstation, chair, storage space and shelves, LAN, etc.
- 8.5 Parking - As per building norms.
- 8.6 Access Cards - Not required.

**9. Additional Services**

- 9.1 Printing and scanning (either printing or photocopying) are not chargeable.
- 9.2 Additional storage space - Any additional cabinets, cupboards, shelves as agreed to by Manager.

10. Any rental payable by the customer to Manish Goyal under this agreement shall be paid by the customer by the way of RTGS/NEFT/Cheque in the favor of the Manish Goyal and shall be subject to deduction of tax at source as required under income tax act, 1961. The customer shall provide the TDS certificate in accordance with the provision of the Income tax act, 1961. In case of failure of the customer in providing TDS certificate / proof of deposit of TDS, the amount of tax interest and penalty shall be treated as arrears of the Rental Amount. Any payment directly done via online transfer shall be done to the following bank account :

Name: Manish Goyal  
IFSC Code: HDFC0000572  
Account Number: 0572000002947  
Bank: HDFC Bank Limited

**11. Miscellaneous**

- 11.1 This Agreement read along with the Terms of Use (as amended from time to time) reflects the complete understanding between the Parties and shall not be changed or modified except by written instrument duly signed by both the Parties.
- 11.2 Manager will get the premises restored to its original condition and the invoice shall be shared with the customer. This restoration cost includes the lost keys, Access card, any breakages and other charges applicable to bring the room back to its original condition.
- 11.3 Capitalized terms used in this Terms of Use shall have the same meaning as ascribed to them in the Terms of Use unless specifically defined herein.
- 11.4 The Terms of Use (as may be amended from time to time) consist of the terms and conditions which shall be read as a part and parcel of this Agreement. The Customer has agreed to, at all times, abide by and remain compliant with the Terms of Use as provided and/or as specified on [www.manish@akgca.com](http://www.manish@akgca.com). The Customer shall ensure that it shall keep itself updated with any changes made to the Terms of Use, by visiting the website on a regular basis. Manish Goyal reserves the right to modify at its sole discretion, the Terms of Use without the requirement of providing notice of the same to the Customer.

I hereby understand that I have read, understood and agree to the terms of this Agreement.

Owner

*Manish Goyal*

(Manish Goyal)

Tenant

On behalf of (Rites NR)

*Priyanka*

Name: Priyanka Chaudhary