

Ashiana Housing Limited.

Ashiana Amarah, Sector-93,
Gurugram, Haryana – 122505

SUBJECT: Expression of Interest for a Unit in **Phase I** of the Group Housing Project “**ASHIANA AMARAH**” situated in the Sector-93 Dist.: Gurugram, Haryana being developed by M/s. Ashiana Housing Ltd (AHL).

1. I/We _____ and _____ submit my/our expression of interest with M/s Ashiana Housing Ltd (AHL) in respect of a unit in Phase I of its proposed project “**Ashiana Amarah**”(hereinafter referred to as **Whole Project**), being developed on the land thereabout lying and situated at Sector 93, Tehsil Harsaru, Gurugram Manesar Urban Complex, Gurugram, Haryana.
2. I/ We understand that ‘AHL’ is the absolute and legal beneficial and registered owner and is in peaceful possession of the land admeasuring 89438.7 sqm (22.1 acres) vide sale deed dated June 16, 2021 registered with the Sub-Registrar Harsaru, District Gurgaon, Haryana, became the absolute, legal, of 89433. 585 sqm (22.1 acres) (**Entire Land**).
3. I/We am/are aware that prior to the sale deed, Directorate of Town & Country Planning, Haryana (“**DTCP**”) gave its in-principle approval for transfer of License No. 41 of 2010 dated 07.06.2010 in favour of AHL *vide* its: memo no. LC-1634/Asst.(MS) 2021/3952 dated 18.02.2021. Further, *vide* memo No. LC-1634/Asst.(MS) 2021/3956 dated 18.02.2021 granted its in-principle approval for the change in developer of the Entire Land in AHL’s name and transfer of the beneficial interest in Entire Land in favour of the AHL (“**In-Principle Approval**”).
4. The Promoter further applied for renewal of the License to DTCP which was accorded by DTCP *vide* its order bearing Memo No. LC-1634/Asstt. (MS)/2021/ 31690 dated December 16, 2021. The Promoter represents that owing to the renewal of the License, the Entire Land is available for development with the Promoter.
5. I/We understand that AHL has obtained approval for building plans under the relevant legal provisions from DTCP *vide* its Memo No. ZP-716/SD(DK)/2022/13480 dated 17.05.2022.
6. I/We are aware that the Entire Land is divided into various portions in the following manner-
 - (a) Residential Block Land admeasuring 76294.57 sqm
 - (b) EWS and Convenient Shopping Block Land admeasuring 3788 sqm
 - (c) Internal Access Road admeasuring 1757 sqm
 - (d) Nursery School Land admeasuring 810 sqm
 - (e) Primary School Land admeasuring 2025 sqm and
 - (f) 24 Mtr Wide Road Land 4007 sqm
7. I/We have been informed that the Whole Project Ashiana Amarah comprises of Residential Block, EWS and Convenient Shopping Block and the Internal Access Road

Signature of First Applicant

Signature of Second Applicant

being developed on the portion of Entire Land admeasuring 81839.569 sqm (Scheduled Land).

8. I/We have been informed that, for convenience and ease of construction, sales and marketing, the Whole Project “Ashiana Amarah” has been divided into various phases with the clear intent to integrate all the phases into one upon completion of the Whole Project except EWS and Convenient Shopping. AHL presently is in the process of Developing Ashiana Amarah Phase I and Phase IA of the Whole Project and is therefore inviting EOI for Ashiana Amarah Phase I (hereinafter referred to as the “**Said Project**”).
9. I/We have been informed that the Said Project has been registered under the Real Estate Development and Regulation Act 2016 under Registration No. 65 of 2022 dated 18.07.2022.
10. I/We have been informed that upon the launch of Said Project all the persons who have submitted EOIs with “Ashiana Housing Ltd.” will be given priority in selection of the unit on the price to be determined at the time of launch of the Said Project.
11. I/We agree and acknowledge that this EOI shall not tantamount to any kind of booking/allotment of Unit and/or the creation of any kind of right, title and interest of any nature whatsoever in any Unit of the Said Project. This EOI is only a mechanism to understand the demand pattern and acceptability of the Said Project in the market and in no way is an offer for sale / purchase of any immovable property and all persons who have submitted EOI with “Ashiana Housing Ltd.” will be given priority in selection of the Unit at the time of launch of the Said Project.
12. I/We understand that I/ We shall be informed about the launch of the Said Project by email or telephone calls or a letter. If I/ We opt to seek booking/ allotment of a Unit, I/We shall have to visit the office of AHL on the intimated time and day to select the unit, complete the booking formalities like filling of application form, KYC documents and payment of the balance amount (booking amount – amount paid with EOI). I /We am/are aware that if I/we do not make myself/ourselves available or book and pay as per the terms thereof on the appointed day and time and complete the booking formalities, I/we shall not be entitled for priority in selection of the Unit and the right of selection will be transferred to the next person in the list. Under such circumstances I/we shall be dealt with like other general customers of AHL whether it is in respect of selection / location of Unit and shall be offered unit from among the units available at that point of time when I/We make the payment of the booking amount.
13. I/ We also understand that if I/ We seek withdrawal of this EOI at any time prior to the confirmation of our booking, on such withdrawal I/ We shall be entitled to get full refund of the amount paid without any interest thereon.
14. I/We acknowledge that this EOI shall be converted into booking upon my/our confirmation to hold my booking on the day and time slot allotted to me and by making the payment of booking amount (minus amount already paid) on launch of the Said Project.
15. The applicant/s and their details given in this EOI shall be taken as details for the purposes of Booking / Application Form. The details, so provided, cannot be changed at

Signature of First Applicant

Signature of Second Applicant

the time of booking unless we receive written information along with all required details/ documents and necessary approval from AHL.

16. I/We understand that on payment of the booking amount and after completion of booking formalities, which shall include the execution of requisite documents as may be required by "AHL", subsequent allotment of the Unit shall be issued. Furthermore, I acknowledge that the allotment shall be subject to further execution of the standard agreements and / or documents and registration thereof by payment of required stamp duty and registration charges, as may be required by "AHL".
17. I/We am/are aware of the fact that apart from priority in selection, this EOI and the payment of an amount of Rs. _____ in the name of "_____" does not entitle me/ us to any other concession whatsoever whether in respect of payment of any other charge or any other preferential term etc.
18. It is agreed that 'AHL', at its sole discretion, shall be entitled not to accept this EOI or may cancel the same at any time before the launch of the Said Project without assigning any reason. In such an event 'AHL' shall be liable only to refund the amount paid by me/us without any interest thereon.
19. My/ours detailed particulars along with **self-attested photograph** are given in the attached particular sheet.
20. I/We have read and understood the "terms and conditions" mentioned herein and enclosed along with this EOI. Further, I/we unequivocally undertake to abide by the terms hereof and the same shall be binding upon me/us always.

Signature of First Applicant

Signature of Second Applicant

FIRST APPLICANT

Plz. affix
self attested
photograph of
1st applicant

Name : _____, Age _____

Father's/Husband's name : _____

Correspondence Address: _____

Permanent Address: _____

Phone : (R) _____ (O) _____

(Mobile) _____ Email 1: _____

Email 2: _____

PAN No. (Mandatory) _____

PARTICULARS OF FIRST APPLICANT

Name: _____ S/o _____

Date of Birth
Nationality

Marital Status

Residential Status

Single

Resident

Married

Non- Resident

If married, no of Children

Foreign national of Indian

Origin

Occupation _____ Company Name _____

Address of Company _____

Signature of First Applicant

Signature of Second Applicant

SECOND APPLICANT

Plz. affix
self attested
photograph of
2nd applicant

Name : _____, Age _____

Father's/ Husband's name : _____

Correspondence Address: _____

Permanent Address: _____

Phone : (R) _____ (O) _____

(Mobile) _____ Email 1: _____

Email 2: _____

PAN No. (Mandatory) _____

PARTICULARS OF SECOND APPLICANT

Name: _____ S/O _____

Date of Birth
Nationality

Marital Status

Residential Status

Single

Resident

Married

Non- Resident

If married, no of Children

Foreign national of Indian

Origin

Occupation _____ Company Name _____

Address of Company _____

Registration Details:

Registration No. _____

Signature of First Applicant

Signature of Second Applicant

Particulars	Amount (Rs.)	Cheque/DD No/Online ref no.	Date	In Favor Of
Registration Amount				

(Check List for Registration)

Date: _____

1	Registration Form & Application form duly filled and signed by Applicant	<input type="checkbox"/>
2	Copy of Pan Card or Form 60 (In Original) of Applicant	<input type="checkbox"/>
3	One Photo of each Applicant	<input type="checkbox"/>
4	Copy of Address Proof (D/L or Passport or Voter Id or Electricity/Water Bill)	<input type="checkbox"/>
5	Unit Type: Lavender Premium (3BHK+ 2T+Deck) Tulip+ (3BHK+ 3T+Deck) IRIS+ (4 BHK +4T+ Deck)	
6	Registration amount of Rs. _____ vide Cheque/DD/Online No. _____ _____ in favour of “ASHIANA HOUSING LTD MASTER COLLECTION A/C” .	

Please send the above -mentioned documents at below address:

Gurgaon:

Ashiana Housing Limited,
Ashiana Amarah,
Sector-93, Gurugram
122105

Delhi

Ashiana Housing Limited,
304, Southern Park,
Saket District Center,
Saket, New Delhi - 110017

Signature of Booking Officer

Signature of First Applicant

Signature of Second Applicant