

APPLICATION FORM



Achieving Continuous Excellence

## PERSONAL INFORMATION FORM

Property Name & Location: \_\_\_\_\_

Number of Properties:  1  2  3  4 Customer Code(s)\*: \_\_\_\_\_

Name (Mr./Mrs./Ms/Dr.): \_\_\_\_\_

Correspondence Address: \_\_\_\_\_

City: \_\_\_\_\_ Pin Code: \_\_\_\_\_

Phone: \_\_\_\_\_ Mobile No.: \_\_\_\_\_

Facsimile No.: \_\_\_\_\_ E-mail: \_\_\_\_\_

Developer Name: \_\_\_\_\_

Profession:  Self Employed  Salaried  Government Servant  Others \_\_\_\_\_ Please Specify

Designation: \_\_\_\_\_

Current Residence Status:  Owned  Rented/Leased  Developer Provided  Service Apartment  Others

Residence Type:  Premium Studio  Luxury Suite  Executive Suite  Villa  Others

Citizenship: \_\_\_\_\_ Original Indian State/City: \_\_\_\_\_

Residential Status:  Resident  NRI  Foreign National

## FINANCIAL DETAILS

If Indian

PAN No.: \_\_\_\_\_ Principal savings account held in bank(s) \_\_\_\_\_

If NRI

Current Country of Residence: \_\_\_\_\_

NRE/O Account held in Bank: \_\_\_\_\_

Principal Savings account held in bank(s) in country of residence: \_\_\_\_\_

Passport Number: \_\_\_\_\_

Household Income Range

Less than 5 Lacs per annum  5-10 Lacs per annum  10-15 Lacs per annum  
 15-20 Lacs per annum  20-50 Lacs per annum  More than 50 Lacs per annum

Current Cumulative EMI Payout Range

Less than 25 Thousand per month  25-50 Thousand per month  50-100 Thousand per month  
 1-2 lacs per month  2-5 lacs per month  More than 5 lacs per month

## PERSONAL DETAILS

Birthday: \_\_\_\_\_ Anniversary: \_\_\_\_\_

Spouse's Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Children's Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Children's Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Children's Name: \_\_\_\_\_ DOB: \_\_\_\_\_

Other Interests: \_\_\_\_\_

Disclaimer: The information provided above will be kept completely confidential.

**Ace Second Homes LLP**

Piken Chivar,  
Village Anjuna,  
Bardez, Goa,  
India.

Dear Sir,

I/We request that I/We may be registered for provisional allotment of residential Row Bungalow (hereinafter referred to as the "Row Bungalows") in the Project known as "**Vilamoura Elegant'e**", proposed to be developed by Ace Second Homes LLP (the Developer) on a plot of land, admeasuring approximately 591 Sq. Mts, bearing survey no. 7/3C sub division no. 3C of Village Utorda, Majorda Calata, Salecte, South Goa-403713, India. (herein after referred to as the 'Land').

I/We agree to sign and execute, as and when required, the ALLOTMENT LETTER and the AGREEMENT containing detailed terms and conditions of allotment of the Apartment and other related documents in the prescribed format.

I/We also agree to abide by the General Terms & Conditions for registration of provisional allotment of a Row Bungalow in "Vilamoura Elegant'e" as annexed here to which I/We have read and understood.

I/We remit here with a sum of Rs.....(Rupees.....)  
by Bank Draft / Cheque No.....dated.....drawn on.....in favour of "**Ace Second Homes LLP**" as registration amount for the provisional allotment of the Row Bungalow.

I/We understand that the expression 'Allotment' wherever used in the General Terms and Conditions for registration of provisional allotment, as mentioned herein, shall always mean provisional allotment of the Row Bungalow and the allotment shall remain provisional till such time a formal agreement is executed in favour of the Allottee(s)

I/We have perused the Price List-cum-Plan and agree to pay as per the "Payment Plan" opted by me/us and annexed hereto Payment as Annexure'A'.

**SOLE / FIRST APPLICANT**

(Compulsory to fill all the details along with a passport size photograph)

Mr./ Mrs./ Ms .....

S/W/D of .....

Guardian's Name (If Minor) .....

Date of Birth ..... Nationality.....

Occupation: Service ( ) Professional ( ) Business ( )  
Student ( ) House Wife ( ) Any other .....

Residential status: Resident ( ) Non Resident ( )  
Foreign National of Indian Origin ( ) Others (Please Specify) .....

Mailing Address. ....

State..... Country..... PIN .....

E-mail .....

Tele No. .... Fax. No. .... Mobile No. ....

Permanent Address.....

State..... Country..... PIN .....

Tele No. .... Fax. No. .... Mobile No. ....

Office Address .....

State..... Country..... PIN .....

Tele No. .... Fax. No. ....

Income Tax Permanent Account No. ....

Ward/Circle/Special Range .....

Place where assessed to Income Tax .....

**SECOND APPLICANT:**

Mr./ Mrs./ Ms .....

S/W/D of .....

Guardian's Name (If Minor) .....

Date of Birth ..... Nationality.....

Occupation:      Service      (    )      Professional      (    )      Business      (    )  
                         Student      (    )      House Wife      (    )      Any other .....

Residential status:    Resident      (    )      Non Resident      (    )  
                         Foreign National of Indian Origin      (    )      Others (Please Specify) .....

Mailing Address. ....

State..... Country..... PIN .....

E-mail .....

Tele No. .... Fax. No. .... Mobile No. ....

Permanent Address.....

State..... Country..... PIN .....

Tele No. .... Fax. No. .... Mobile No. ....

Office Address .....

State..... Country..... PIN .....

Tele No. .... Fax. No. ....

Income Tax Permanent Account No. ....

Ward/Circle/Special Range .....

Place where assessed to Income Tax .....

**THIRD APPLICANT**

Mr./ Mrs./ Ms.....

S/W/D of .....

Guardian's Name (If Minor) .....

Date of Birth ..... Nationality.....

Occupation: Service ( ) Professional ( ) Business ( )  
Student ( ) House Wife ( ) Any other .....

Residential status: Resident ( ) Non Resident ( )  
Foreign National of Indian Origin ( ) Others (Please Specify) .....

Mailing Address. ....

State..... Country..... PIN .....

E-mail .....

Tele No. .... Fax. No. .... Mobile No. ....

Permanent Address.....

State..... Country..... PIN .....

Tele No. .... Fax. No. .... Mobile No. ....

Office Address .....

State..... Country..... PIN .....

Tele No. .... Fax. No. ....

Income Tax Permanent Account No. ....

Ward/Circle/Special Range .....

Place where assessed to Income Tax .....

DETAILS OF THE ROW BUNGALOW PROVISIONALLY APPLIED FOR:

Row Bungalow Name ..... Row Bungalow Type .....

Super Area..... sq. mts. (approx.)(.....sq. ft. approx.)

Terrace Area..... sq. mts. (approx.)(.....sq. ft. approx.)

RESERVED CAR PARKING : Covered ( ) Nos.  
Open ( ) Nos.

PAYMENT PLAN OPTED: DOWN PAYMENT PLAN 'A' / FLEXI PAYMENT PLAN 'B' / CONSTRUCTION LINKED PLAN 'C'

PAYMENTS:

- (i) Basic Consideration Price Rs.....
- (ii) Preferential Location Charges (if applicable) Rs.....
- (iii) Car Parking charges Rs.....
- (iv) Electric Meter Connection Charges (as actual at the time of possession) Rs.....
- (v) Water Meter Connection Charges (as applicable at the time of possession) Rs.....
- (vi) Common Maintenance Charges (3 years advance) Rs.....
- (vii) Legal Charges Rs.....
- (viii) House Tax (at the time of Possession) Rs.....

**DECLARATION:**

I/We, the above applicant(s) do hereby declare that the above particulars / information given by me/us are true and correct and nothing material has been concealed there from. I am aware that the total cost as described in the Price List and Payment Plan is exclusive of Statutory fees, taxes, cesses, levy etc. prevailing as on the date of application. I/We undertake to pay any existing fees or taxes or levies or any new fees, taxes and levies to be charged or imposed by the Govt. / statutory authorities till the date of actual possession of the Row Bungalow is taken over by me/us.

(i)..... (ii).....

Sole / First Applicant

Second/Joint Applicant

(iii).....

Third Applicant

Dated.....

**NOTE:**

- 1) Cheques / Demand Draft towards consideration of the Row Bungalow to be made in favour of **'Ace Second Homes LLP'** payable at New Delhi
- 2) In case the cheque comprising booking amount/registration amount is dishonoured due to any reason, the Developer reserves the right to cancel the booking without giving any notice to the applicant(s).
- 3) Applications not accompanied by photographs of the applicants shall be considered as incomplete.
- 4) Documents required at the time of Booking.
  1. Booking amount cheques/drafts
  2. PAN No. & copy of PAN Card / Undertaking Form 60.
  3. (i) For Companies:  
Memorandum & Articles of Association and certified copy of Board Resolution  
(ii) For Partnership Firm:  
Copy of partnership deed, firm registration certificate, consent / authorisation from all the partners
  4. For foreign nationals of Indian origin: Passport photocopy /funds from NRE /FCNR A/c
- 5) For NRI:  
Copy of passport & payment through NRE /NRO/FCNR A/c
- 6) One photograph of each Applicant
- 7) Address / Identity proof: Photocopy of Electoral Identity card / Ration card /Driving License/ Passport/ Gas Connection/ Bank Passbook attested by Bank Manager

**FOR OFFICE USE ONLY**

1. Application: Accepted/Rejected
2. Registration for Provisional Allotment of Row Bungalow

Row Bungalow Name ..... Row Bungalow Type .....

Super Area..... sq. mts. (approx.)(.....sq. ft. approx.)

Terrace Area..... sq. mts. (approx.)(.....sq. ft. approx.)

3. (i) Basic Consideration Price Rs.....
- (ii) Preferential Location Charges (if applicable) Rs.....
- (iii) Car Parking charges Rs.....
- (iv) Interest Free Maintenance Security Deposit Rs.....
- (v) Electric Meter Connection Charges (as actual at the time of possession) Rs.....
- (vi) Water Meter Connection Charges (as applicable at the time of possession) Rs.....
- (vii) House Tax (as applicable at the time of possession) Rs.....
- (viii) Common Maintenance Charges (3 years advance) Rs.....
- (ix) Legal Charges Rs.....

4. Payment Plan opted: Down Payment Plan 'A' / Flexi Payment Plan 'B' / Construction Linked Plan 'C'
5. Registration Amount received vide R.No..... Dated.....  
Rs..... (Rupees.....Only)
6. No. of joint holders .....
7. Mode of booking.: Direct ..... (Ref. if any).....  
Broker (Please affix name and .....  
address rubber stamp .....  
with Tele. No. only) .....
8. Check List:
- i. Booking amount : Local Cheque/Draft
  - ii. PAN : Copy of PAN Card/Form 60
  - iii. Memorandum of Association and Articles of Association and Board Resolution  
(For bookings in the name of Companies)
  - iv. Copy of partnership deed, firm registration certificate, consent / authorisation from all the partners  
(For bookings in the name of Partnership Firms)
  - iv. Copy of Passport and Account details:  
(For NRIs and PIOs to make payment through NRE/NRO/Foreign Currency Accounts only)
  - v. Photographs and signatures of applicant intending Allottee(s):
  - vi. Remarks, if any

..... Dated.....

Authorized Signatory for the Developer

### PROJECT CONCEPT

Ace Second Homes LLP is the sole and absolute owners of the property known as 'Utorda Village', situated at Majorda Calata, bearing Survey No. 7/3C, Sub-division 3C, of Village Utorda, Majorda Calata, Salecte, South Goa, India, admeasuring 591 sq. mts. Residential Row Bungalows comprising of various towers/blocks/buildings shall be developed by the Developer in a planned and phased manner and shall be known as 'Vilamoura Elegant'e'.

**GENERAL TERMS & CONDITIONS FOR REGISTRATION OF PROVISIONAL ALLOTMENT OF ROW BUNGALOW IN**  
Vilamoura Elegant'e, Village Utorda, Majorda Calata, Salecte, South Goa, India

1. **THAT** the intending Allottee(s) has applied for registration of allotment of a Row Bungalow in the Residential Project located in Village Utorda, Majorda Calata, South Goa, India, to be known as Vilamoura Elegant'e. The intending Allottee(s) has full knowledge of applicable laws, notification and rules as applicable to the Land.
2. **THAT** the intending Allottee(s) is fully satisfied about the interest and title of the Developer in the Land situated in Village Utorda, Majorda Calata, Salecte, South Goa, India.
3. **THAT** the intending Allottee(s) shall pay the entire consideration of the Row Bungalow, as per the Payment Plan opted by the intending Allottee(s) and annexed hereto as Annexure-A.
4. **THAT** the intending Allottee(s) understands, agrees and is fully satisfied that the price of the Row Bungalow applied for and to be allotted by the Developer represents only the price of the said Row Bungalow and does not include any element of cost / price towards land, construction, running and operation of any other facilities / utilities proposed to be developed on the Land, which shall remain outside the purview of the allotment of the said Row Bungalow. The intending Allottee(s) further understands and agrees that facility may be developed at the discretion of the Developer and the same may be developed, operated and maintained by separate entities / agencies nominated by the Developer for this purpose. Further, intending Allottee(s) understands and agrees that for availing the said facilities, services and / or amenities, the intending Allottee(s) shall sign and execute separate agreement and / or terms and conditions as may be required for user of such services and amenities.
5. **THAT** the Allottee(s) further agrees that all rights of ownership of Land, facilities and amenities other than those provided within the Tower / Building in which the Row Bungalow is located and the common areas shall vest exclusively with the Developer which shall have the sole right and authority to deal with such land(s), facilities and / or amenities, in any manner, as determined by the Developer.
6. **THAT** the intending Allottee(s) shall pay the basic price and other charges of the Row Bungalow on the basis of "Super Area " which has been elaborately defined and explained in Annexure-B. The basic price of the Row Bungalow is firm save and except provided as herein.
7. **THAT** the intending allottee(s) shall himself / themselves, as the case may be, be responsible alongwith the other allottees for the upkeep and maintenance of their respective row bungalow and the common areas and developer will have no responsibility towards maintenance of the row bungalow and the common areas post possession.
8. **THAT** the Developer apart from basic price of the Row Bungalow shall fix Preferential Location Charges (PLC) for certain Row Bungalow and if the intending Allottee(s) opts for the booking of any such Row Bungalow, he/she shall also pay such charges. In case during the course of development of the Complex, the Row Bungalow becomes preferentially located, the intending Allottee(s) undertakes to pay such charges (PLC) as have been fixed. Conversely, if the Row Bungalow ceases to be preferentially located, the PLC (without interest) paid by the intending Allottee(s) shall be adjusted at the time when the Row Bungalow is offered for possession.



9. **THAT** Earnest Money shall be deemed to be 20% of the total consideration of the Row Bungalow.
10. **THAT** the timely payment of installments as per the Payment Plan is the essence of this transaction. It shall be incumbent on the Intending Allottee(s) to comply with the terms of payment and other terms and conditions of allotment. In case, at any stage, the intending Allottee(s) seeks cancellation of allotment and / or refund of the amount deposited by him, the Developer may, at its discretion forfeit the booking / registration amount or the Earnest Money, as the case may be. However, in case the intending Allottee(s) fails to pay any installment(s) with interest within 90 days, from the due date for such payment, the Developer shall have the right to cancel the allotment and forfeit the entire amount of Earnest Money / Registration Amount and the intending Allottee(s) shall be left with no right or lien on the said Row Bungalow or any part of the Land. The amount paid, if any, and over and above the Earnest Money shall be refunded by the Developer without interest after the adjustment of interest accrued on the delayed payment(s), if any, and / or any other charges due from the intending Allottee(s). The delay in payment of installments shall entail interest @ 24%p.a. compounded quarterly, calculated from the due date of outstanding amount.
11. **THAT** all taxes and statutory levies presently payable in relation to Land comprised in the Complex "Vilamoura Elegant'e", have been included in the price of the Row Bungalow. However, in the event of any further increase of the existing fees or taxes and / or any fresh tax, service tax, charge, cess, duty or levy by the Government or any other statutory authority, the same shall be payable by the Allottee(s) on pro-rata basis. Any charges on account of external electrification as demanded by any competent authority shall also be additionally payable by the Allottee(s).
12. **THAT** the possession of the Row Bungalow is expected to be offered on or before 30-June, 14 subject to Force Majeure circumstances or such other circumstances beyond the reasonable control of the Developer provided all amounts due and payable by the intending Allottee(s) as provided herein or as stipulated in the ALLOTMENT LETTER have been fully paid. It is, however, understood between the Parties that various towers / structures / amenities / facilities etc. comprised in the Complex shall be completed in phases. In the event of any default or negligence attributable to the Allottee(s) 'fulfillment of terms and conditions of allotment, the Developer shall be entitled to reasonable extension in delivery of possession of Row Bungalow to the Allottee(s). The intending Allottee(s) shall not raise any objection or any claim or default any payments, on account of inconvenience, if any, which the intending Allottee(s) may suffer due to any developmental / constructional activities or other incidental / related activities in the neighborhood or in the Complex where the Row Bungalow is situated.
13. Developer shall be given a grace period of three months, for handing over possession, from the possession date as mentioned above.
14. **THAT** the intending Allottee(s) may at its option raise finances or loan for the purchase of the Row Bungalow. However, responsibility of getting the loan sanctioned and disbursed as per payment schedule opted by the intending Allottee(s) will rest exclusively on the Allottee(s) In the event, the Allottee(s) loan not being disbursed, sanctioned or delayed, the payment to the Developer as per payment schedule shall not be delayed by the Allottee(s).
15. **THAT** if for any reason the Developer is not in a position to allot the Row Bungalow applied for, the Developer shall be responsible only to consider allotment of an alternative property or refund the amount deposited by the Allottee(s) along with simple interest @ 6% p.a. However, the Allottee(s) shall not be liable for any other damages / compensation on this account.
16. **THAT** Allotment of the Row Bungalow is provisional. The layout plan of the total complex has been put for the approval by the concerned authorities, the Developer may effect or if so required by any regulatory authorities make suitable alterations in the layout plan. Such alterations may include change in the area of the Row Bungalow, number of Row Bungalow, location of the Row Bungalow allotted to the Allottee(s). In regard to all such changes at either the instance of the regulatory authorities or otherwise, or on the opinion of the Developer's architects be final and shall be binding on the Allottee(s) Further, if there is any increase / decrease of the Super Area of the Row Bungalow or a Row Bungalow becomes preferentially located, revised price and / or PLC shall be payable/ adjustable at the original rate at which the Row Bungalow has been booked for allotment. It is further agreed and understood by the intending Allottee(s) that in such cases all charges including but not limited to PLC. Shall be payable by the intending Allottee(s) on the basis of final Super Area of the Row Bungalow which shall be determined and intimated at the time of Issuance of notice of possession.

17. **THAT** the specifications of the Row Bungalow are subject to change as necessitated during construction. In such an event, material of equally good quality shall be used.
18. **THAT** after completion of Row Bungalow and receipt of full consideration and other charges, if any, payable by the intending Allottee(s), sale deed shall be executed in favour of the intending Allottee(s) in the prescribed format. All expenses towards the execution of the sale deed shall be borne by the Allottee(s).
19. **THAT** the actual physical possession of the Row Bungalow shall be taken by the Allottee(s) after clearance of total consideration and other payments and due execution and registration of the sale deed.
20. **THAT** subject to the provisions of Clause 15 above, the Developer would pay to the Allottee(s) @ Rs 50/- per sq-mts per month of Super Area of the Row Bungalow as compensation for any delay in offering possession of the Row Bungalow beyond the period stipulated in Clause 15 herein above.
21. **THAT** the intending Allottee(s) shall clear his dues including stamp duty charges payable towards registration and execution of the sale deed within 21 days of issuance of notice of possession. The actual physical possession of the Row Bungalow shall be handed over to the Allottee(s) within 21 days of clearance of all dues as stipulated in the offer of possession letter. In case the intending Allottee(s) fails to clear his dues within 21 days of issuance of offer of possession letter or fails to take over actual physical possession of the Row Bungalow within 21 days of clearance of dues, the intending Allottee(s) shall be deemed to have taken possession of the Row Bungalow. In such a case, the Developer shall not be responsible for any loss or damage to the finishes / fittings, fixtures in the Row Bungalow occasioned due to failure of the Allottee(s) to take possession within the stipulated time. Further, holding charges @ Rs 50/- per sq-mts per month of Super Area of the Row Bungalow.
22. **THAT** it is agreed and understood by the intending Allottee(s) that the present application and allotment of the Row Bungalow is limited and confined in its scope only to the said Row Bungalow. The intending Allottee(s) further agrees and confirms that he shall have no ownership and user rights on any other land, facilities and amenities and unless so provided specifically and the Developer shall have the absolute discretion and the right to decide on the use, manner and method of disposal of all other lands, facilities, amenities, and areas etc. of the Complex.
23. **THAT** the intending Allottee(s) may get the name of his/her nominee substituted in his / her place with prior approval of the Developer provided the intending Allottee(s) has cleared all due still that date and on such conditions / guidelines / terms/ payments as applicable from time to time.
24. **THAT** the intending Allottee(s) shall get his / her complete address registered with the Developer at the time of booking and it shall be his / her responsibility to inform the Developer by Registered letter about all subsequent changes in his / her address, failing which all demand notices and letters posted at the earlier registered address shall be deemed to have been received by him / her at the time when those should ordinarily reach such address. The Intending Allottee(s) shall be responsible for any default in payment and / or other consequences that might occur there from.
25. **THAT** the Allottee(s) agrees to pay all rates, taxes, charges and assessments leviable by whatever name in respect of the plot of land or building constructed thereon or Row Bungalow, assessed or imposed from time to time by the Goa Authority / Government and / or other statutory authorities, if any.
26. **THAT** the Allottee(s) shall comply with all legal requirements for the execution and registration of sale deed of the Row Bungalow and sign all requisite applications, forms, affidavits, undertakings etc. as required for the purpose by the Developer or any other competent Authority.
27. **THAT** the allotment of Row Bungalow is at the discretion of the Developer and the Developer has right to reject any offer / application.

28. **THAT** the general terms and conditions as mentioned above are not exhaustive for the purpose of final allotment and sale deed of the Row Bungalow and the set terms and conditions may further be supplemented and / or amended by the terms and condition of allotment as mentioned in the ALLOTMENT LETTER, developer buyer agreement and there after in sale deed.

29. **THAT** the Competent Court in Delhi shall have the exclusive jurisdiction in all matters arising out of and / or concerning this transaction.

(i).....

Sole /First Applicant

(ii).....

Second/Joint Applicant

(iii).....

Third Applicant

Place: .....

Dated: .....

## ANNEXURE - A

### PAYMENT PLANS

#### DOWN PAYMENT PLAN - 'A'

On Booking / Registration	:	10% of BCP
Within 2 Months of Registration / Allotment	:	85% of BCP + 50% Car Parking (If any)
On Final Notice of Possession	:	5% of BCP + PLC + IFMS and other charges + 50% Car Parking (If any)

#### FLEXI PAYMENT PLAN - 'B'

On Booking / Registration	:	10% of BCP
Within 2 Months of Registration/Allotment	:	40% of BCP + 50% Car Parking (If any)
Within 4 Months of Registration/Allotment	:	10% of BCP
Within 6 Months of Registration/Allotment	:	10% of BCP
Within 8 Months of Registration/Allotment	:	10% of BCP
Within 10 Months of Registration/Allotment	:	10% of BCP
Within 12 Months of Registration/Allotment	:	5% of BCP
On Final Notice of Possession	:	5% of BCP+PLC+ IFMS and other charges + 50% Car Parking (If any)

#### CONSTRUCTION LINKED PLAN - 'C'

On Booking / Registration	:	10% of BCP
Within 2 Months of Registration / Allotment	:	10% of BCP
Within 4 Months of Registration / Allotment	:	10% of BCP
On Commencement of Excavation	:	10% of BCP + 50% Car Parking (If Any)
On Laying of First Slab	:	15% of BCP
On Laying of Second Slab	:	10% of BCP
On Laying of Third Slab	:	10% of BCP
On Completion of Internal Plastering	:	10% of BCP
On Completion of Flooring	:	10% of BCP
On Final Notice of Possession	:	5% of BCP + IFMS + PLC + Other Charges + 50% Car Parking (If Any)

BCP = Basic Consideration Price  
PLC = Preferential Location Charges

#### Note:

- Other charges include Electric Connection Charges, Water Connection, House Tax.
- Registration charges, Stamp Duty & Service Tax extra.
- This installment and the subsequent installments(s) in the above Installment Plan shall become payable on demand irrespective of the serial order in which they are listed above.

## ANNEXURE - B

### SUPER AREA

That the term 'Super Area' shall mean and include the covered area, verandah and balcony (including utility balconies), inclusive of the area under periphery walls, area under the columns and walls, area utilized for services, viz. staircases, decks, cupboards, circulation area with corridor, passage and staircase, lifts, shafts (electric, fire, plumbing,), service ledges on all floors, common corridors and passages, stair houses and machine rooms, lobbies and refuge areas, shared area of walls common with other premises/Row Bungalow, which shall form integral part of the said Row Bungalow and common area shall mean all such parts/areas which the Allottee(s) shall use by sharing with other occupants.

That it is made clear that calculation of Super Area shall not include the following:

- Convenience Shops and sites for shops, if any.
- Sites/buildings for community facilities, amenities like Schools, Clubs, Community Centre(s), Health Centre(s), Spa(s), Gymnasiums, if any.
- Roof top terraces above Row Bungalow over head tanks, underground tanks, pump rooms, boundary wall, guard room, and garbage dumps.
- Open and covered car parking area in and around the building(s) in the Project.

As per terms and conditions of allotment, the Super Area indicated in the application shall remain tentative and is used for computation of sale price in respect of the said Row Bungalow only and shall not give any right, title or interest to the intending Allottee(s) in common areas except the right to use the same by sharing with other occupants/Allottee(s) of the said building subject always to terms and conditions of the maintenance agreement executed by the intending Allottee(s) with the Maintenance Agency.



*Achieving Continuous Excellence*

Corporate Office :

2W/3, 1st Floor, West Patel Nagar, Near Patel Nagar Metro Station, New Delhi- 110008

Contact : +91 9871976935, +91 9999329370

E-mail : [enquiries@aceprojects.in](mailto:enquiries@aceprojects.in) • Website : [www.aceprojects.in](http://www.aceprojects.in)