



Milan Infrastructure & Developers (P.) Ltd.

Corporate Office: Commercial Plot No.20, 1st Floor, Sector 14, Kaushambi, Ghaziabad 201010

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APPLICATION FOR BOOKING OF RESIDENTIAL APARTMENT IN **MILAN EARTH,** RAJ NAGAR EXTN., GHAZIABAD

Applicant

Passport size
Photograph

Co-Aplicant

Passport size
Photograph

Please take note of the guidelines.
Use a black or blue pen and write in BLOCK LETTERS.
The application form May be filled out in English

Application No.
(to be filled by office)

Date

Apartment No.

Personal data of the applicant(s)

My / our particulars as given below may be recorded for your reference and communication

1 Applicant

Surname

First Name

1.1 Sex

Male

☐

Female

☐

DOB

1.2 S/o, D/o, W/o

Surname

First Name

1.3 Marital Status

Single

☐

Married

☐

Date of
Anniversary
Day/month/year

1.4 Permanent place or residence

Address

Telephone No.

1.5 Current Place of residence

If, same as 1.4

☐

Telephone No.

X _____
Applicant(1)

X _____
Co-Aplicant

1.6 Residential StatusResident ☐Non Resident ☐

Nationality

1.7 Employer/Business

Name of the Company

Designation

Address

Telephone No.

1.8 Bank Details

Bank Name / Branch

A/c. No.

1.9 PAN No.

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1.10 Mobile No.

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1.11 Email**2 Co Applicant**

Surname

First Name

2.1 SexMale ☐Female ☐

DOB

2.2 S/o, D/o, W/o

Surname

First Name

2.3 Marital StatusSingle ☐Married ☐Date of
Anniversary
Day/month/year**2.4 Permanent place
or residence**

Address

If, same as 1.4 ☐

Telephone No.

2.5 Bank Details

Bank Name / Branch

A/c. No.

**2.6 Current Place
of residence**

Address

If, same as 2.4 ☐

Telephone No.

X **Applicant(1)**X **Co-Applicant**

2.7 Residential StatusResident ☐Non Resident ☐Nationality Name of the Company **2.8 Employer/Business**Designation Address Telephone No. **2.9 PAN No.****2.10 Mobile No.****2.11 Email****3 Email**E-mail If, by post Residence as 1.5 **4 Apartment Particulars**2 Bedroom apartment 3 Bedroom apartment Name of tower Apartment no. Floor Super area **5 Options**

Car parking usage, Club membership and Power back-up are optional.

If opted, prevailing rates at the time of booking shall be applicable

5.1 Car Parking Usage SpaceOpen Number of car usage Rs. Covered Number of car usage Rs. **5.2 Club membership**Yes No Rs. **5.3 Power back-up**Yes No Rs. Total Value Rs. **6 Payment plan**Down payment Installment Plan (Construction linked) **7 Do you require Home Loan**Yes No **8 Payment plan****A. Basic sale price**

Less: Down payment discount, if any

Rs. Total A Rs. **B. Preferential location charges (PLC)**Rs. Total A Rs. **C. Other Charges**

External development charges (EDC)

Rs.

EEC

Rs.

Fire fighting eqp charges

Rs.

Electricity

Rs.

Interest free maintenance security

Rs. Total D Rs. **D. Total charges for optional (As per point 5)**Total D Rs.

Total (A+B+C+D)

Rs.

External electrification, sub-stations charges, electric meter, interest free maintenance security, stamp duty, registration and documentation / legal expenses, service tax and other statutory local taxes, if as and when applicable, shall be payable extra upon notice of completion for possession/registration.

X **Applicant(1)**X **Co-Applicant**

[illegible]

10 Nominee

Telephone No. _____

11 Declaration

Date _____

1. The applicant has applied for allotment of Residential flat to be developed and Constructed on land at Raj Nagar Extn. , NH-58 , Ghaziabad. (Hereinafter referred to as said property) by M/s MILAN INFRASTRUCTURE PVT. LTD. , a company incorporated under the company Act. 1956 having its corporate office at Commercial plot No - 20, sector-14, kaushambi, Ghaziabad.

2. The applicant agrees that the amount paid with the application and in installments as The case may be, to the extent of% of sale consideration of the residential flat shall collectively constitute the earnest money.

3. Timely payment of installation of basic sale price and allied charges pertaining to the Residential flat is the essence of the terms of the booking / allotment . However in the Event of breach of any of the terms and conditions of the allotment by the applicant, the allotment will be cancelled at the discretion of the company and the earnest money together with any interest on installments due but unpaid and interest on delayed

payment shall stand forfeited. The balance amount shall be refunded to the applicant without any interest, after the said residential is allotted to some other intending applicant and after compliances of certain formalities by the applicant. The company , however, in its absolute discretion may condone the delay by charging penal interest @ p.a. thereafter on all outstanding dues from their respective dates.

4. The maintenance , upkeep, repair, security, landscaping and common services etc. of the project shall be managed by the company or its nominated maintenance agency. The applicant of the residential flat shall pay, as and when demanded, the maintenance charges for maintaining and up- keeping the said project and the various services there in, as may be determined by the company or the maintenance agency appointed for this purpose. Any delay in making payment will render the applicant liable to pay interest @ % p.a. Non payment of any of the charges within the times specified shall also disentitle the applicant from the enjoyment of the common areas & services.

5. The company shall have the first lien and charges the said Residential flat for all its dues and other sums payable by the applicant to the company..

6. The applicant undertakes to abide by and comply with all, the Laws, rules and regulations, terms & conditions applicable to the said residential Flat/ project.

7. In case the company is forced to abandon the said project due to force -major Circumstances and for Reason beyond its control, the company shall refund the amount paid by the applicant without interest.

8. The applicant shall have no objection in case the company creates a charge on the project land during the Course of development of the project for raising loan from any bank/ financial institution. However, such Charge, if created, shall be got vacated before handing over possession of the Residential flat to the applicants.

9. If an applicant want to cancel His / Her booking then the company will refund the amount after deduction Administration expenses @ 10% of total sale consideration paid by the applicant.

10. The drawings/ plans displayed in the office of the company showing the proposed project (Herein after Referred to as 'The Project') are provisional and tentative. The company can carry out such additions, Alteration and deletions in the layout plan, building plans, floor plans as the company may consider Necessary or as directed by any competent authority while sanctioning the building plans or at any time without any objection by the intending applicant.

11. The intending applicant for a built-up unit shall pay the price of the unit on the basis of the super area i.e Covered areas inclusive of proportionate common areas and all other charges as and when demanded by The company.

12. The intending applicant shall reimburse to the company and pay on demand all taxes, levies or assessments Whether levied now or livable in future, on land and / or the building as the case may be, from the date of Allotment proportionately till the unit is assessed individually.

13. The company on completion of the construction / development shall issue final call notice to the intending Applicant who shall within 30 days there of, remit all dues and take possession of the unit. In the event of His/ her failure to take possession for any reason whatever, he / she shall be deemed to have taken Possession of the allotted unit and shall bear all maintenance charges and any other levies on account of The allotted unit.

14. In all communications with the company the reference of unit booked must be mentioned clearly.

15. The intending applicant shall not be entitled shall get his/ her complete address registered with the company At the time of booking and it shall be his/ her responsibility to inform the company by registered A/D letter About all subsequent changes, if any, in his/ her address.

16. The applicant shall not use the premises for any activity other than the use specified for.

17. If as a result of any rules or directions of the government or any authority or if competent authority delays, Withholds, denies the grant of necessary approvals for project or due to force major conditions, the Company , after provisional and/ or final allotment is unable to deliver the unit to the indenting applicant The company shall be liable only to refund the amounts received from him/ her with interest as mentioned in The flat buyer agreement/ allotment letter.

18. PLC, Registry stamp duty and other govt.. levy if any , will be extra and to be borne by the customers.

19. The price list is only the reference document, and the booking is subject to detailed terms and the conditions of the company's standard application form/ agreement for sale.

20. Rates quoted are on super area of the flat.

21. The above price/ payment plans are subjected to revision/ withdrawal at any time without notice at the sole discretion of the company offering.

22. Maintenance charges payable at possession.

23. Electricity installation charges @ Rs 10000/- KVA shall be payable extra at the time of possession. Total price includes basic cost, PLC charges, Compulsory & optional charges except IFMS & Electricity installation charges.

24. The item displayed in the brochure and the simple flat at site is only indicative and are not a part of legal offering.

25. Total price includes basic cost, PLC charges, Compulsory & optional charges except IFMS & Electricity installation charges.

26. Payment should be made in favour of "MILAN INFRASTRUCTURE & DEVELOPERS (P). LTD."

27. That the Ghaziabad shall have jurisdiction in all matters arising out of / or concerning this transaction.

DECLARATION

- I hereby declared that i have read & understood the contents of this application & agree to abide by the said rules & regulation started therein.
- I agree to take responsibility and shall obey all the rules stated therein in its originality along with their legality and accuracies.
- I/We the above applicants do hereby declare that the above particulars/ information as given by me / us are true and correct to the best of me/ our knowledge and nothing has been canceled therein.
- I/ We have understood the contents of this applicant and agree to abide by all the terms & conditions stated therein.
- I/ We declare that all information provide by me I this form are true correct to the best of knowledge and belief.

Name of the applicant (s) 1. _____ 2. _____

Signature of the Applicant(s) _____

Date:

Palce:

1.3 For office use

Marketing executive _____

Marketing department

Accepted

☐

Rejected

☐

x _____

Accounts department

Accepted

☐

Rejected

☐

x _____

Counter Signature of Authorised persons _____

Date _____

Place _____

Name _____

Address and postal code _____

PAN _____

Signature x _____

Stamp of his Company _____

14 Introduced by

15 Notes