



BAHRIA TOWN

# BAHRIA ORCHARD LAHORE

A PROJECT OF BAHRIA TOWN (PVT.) LTD.

## BAHRIA HEIGHTS

A p a r t m e n t s

### APPLICATION FORM

NON REFUNDABLE



BAHRIA TOWN

APP NO. \_\_\_\_\_

REG NO. \_\_\_\_\_

2 Passport Size Photographs

#### PERSONAL INFORMATION

Name of Applicant:

S/O, D/O, W/O:

CNIC:  (Copy Attached)

E-mail:

Mailing Address Current:

Mailing Address Permanent:

Phone No:  (Office) Res:  Mobile:

#### NOMINEE INFORMATION

Name of Nominee:

S/O, D/O, W/O:

Nominee CNIC:

Relationship with Applicant:

#### APARTMENT DETAILS

Apartment No:  Block:

Apartment:  Studio Apartment (Furnished)  1 Bed Apartment (Furnished)  2 Bed Apartment

Apartment Floor:  Ground Floor  First Floor  Second Floor

Preference Of Apartment:  Normal  Corner (10% Extra Charges)  Boulevard (10% Extra Charges)  Facing Park (10% Extra Charges)  Boulevard Corner (20% Extra Charges)

#### BANK DETAILS

DD/Pay Order #:

Date:

Total Amount (PKR)

Drawn on Bank Branch:

APPLICANT'S SIGNATURE

BOOKING OFFICER

DATE

### Applicant Receipt



APP NO. \_\_\_\_\_

Name: \_\_\_\_\_ CNIC No:

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#### BANK DETAILS

DD/Pay Order #:

Date:

Total Amount (PKR)

Drawn on Bank Branch:

# TERMS & CONDITIONS

- All payments are to be made according to the category/size of the apartment, as per schedule of payments, through Bank Draft/Pay Order, in favour of 'Bahria Town (Pvt.) Ltd'.
- Installments received after the due date from the allottees/ applicants will only be accepted with surcharge @ 1.5% per month (which will be taken as @ 0.05% daily).
- If the payment plan is not followed and the remaining amount not paid within specified time, the payment will be forfeited and will be NON REFUNDABLE.
- Apartment once allotted or transferred cannot be surrendered being NON REFUNDABLE.
- If any allottee fails to pay 2 successive installments within the prescribed period, the allotment is liable to be cancelled.
- In case of extra covered area with any apartment, extra amount will be charged in addition to the total amount.
- One application form can be used for booking of one apartment only.
- For each preferential location, i.e. Corner, facing park and main boulevard apartment, applicants will pay 10% premium/ each at the time of booking. In case of multiple preferences in location, the applicant will pay in multiples of 10%, 20% and 30%. For example, main boulevard/ corner apartments will be charged 20% in addition to the total amount.
- Apartment allotted to an applicant shall not be used for any purpose other than applied or meant for.
- No applicant shall be paid any interest/mark up against the amount paid by him to management.
- All registration/ mutation charges shall be borne by the allottee along with any other government tax in vogue.
- No construction can be done without the prior approval of the Design Studio authorities.
- The Management Committee of the Bahria Town (Pvt.) Ltd, reserves the right to allot / sell a plot surrendered by an allottee or cancelled from the name of the allottee due to nonpayment of dues to any other applicant or person and the ex-allottee shall have no right to such a apartment. The decision of the Management Committee shall not be challenged any forum.
- Excess charges, if any, will be levied under extremely unavoidable circumstances for which the client shall be taken into confidence prior to the levy.
- The development charges include the charges of internal development (laying of roads, main water supply, sewerage and electricity) but does not include the cost/ charges of provision of Sui Gas, Phone, Mosque, Maintenance etc. Provision of utility charges shall be obtained at the time of handing over possession to the allottee under the head of Misc. Charges.
- The size and location of the apartment is tentative and subject to adjustment after measurement of the apartment at time of handing over possession.
- In case the possession is not taken by the applicant within specified time, the booking of apartment is liable to be cancelled.
- Transfer of apartment allotted to an applicant shall be allowed only after receipt of updated payment/ charges. All registration/ mutation charges shall be borne by the allottee.
- In case of transfer of apartment , the first allottee will be bound to clear all committed dues till that time with Bahria Town (Pvt.) Ltd. before the transfer.
- In case of any dispute between the allottee and Bahria Town (Pvt.) Ltd., the dispute will be referred to arbitration of Management Committee of Bahria Town (Pvt.) Ltd, whose decision shall be final and binding on the parties to the dispute.
- Every applicant will abide by these Terms and Conditions in addition to the bye-laws, rules and regulations governing allotment, possession, ownership, construction and transfer of apartments, enforced from time to time by Bahria Town (Pvt.) Ltd and any other Authority/ Department competent to do so.
- Corporate Office London, IG Property Services & Copperstones Ltd. are official Bahria Town representative offices in UK.All offices can only receive Payments for booking and installments in form of Pay Order / Demand Draft in favour of "Bahria Town (Pvt.) Ltd."and will also provide customer services.
- Mr. Malik Waqar in France is a booking agent for Bahria Town. He will only receive the down payment in form of Pay Order/ Demand Draft in favour of 'Bahria Town (Pvt.) Ltd.' Installments will be sent directly to Bahria Orchard Main Office in Lahore-Pakistan.

## PAYMENT PLAN

Floor	Total Price (Rs.)	Down Payment (Rs.)	Quarterly Installments						Remaining 20% on Possession (Rs.)
			1st (Rs.)	2nd (Rs.)	3rd (Rs.)	4th (Rs.)	5th (Rs.)	6th (Rs.)	
Studio Apartment (Furnished)	2,899,000	279,000	340,000	340,000	340,000	340,000	340,000	340,000	580,000
	2,849,000	259,000	335,000	335,000	335,000	335,000	335,000	335,000	580,000
1 Bed Apartment (Furnished)	2,799,000	239,000	330,000	330,000	330,000	330,000	330,000	330,000	580,000
	3,699,000	389,000	435,000	435,000	435,000	435,000	435,000	435,000	700,000
2 Bed Apartment	3,599,000	379,000	420,000	420,000	420,000	420,000	420,000	420,000	700,000
	3,499,000	369,000	405,000	405,000	405,000	405,000	405,000	405,000	700,000
	4,699,000	469,000	555,000	555,000	555,000	555,000	555,000	555,000	900,000
	4,599,000	459,000	540,000	540,000	540,000	540,000	540,000	540,000	900,000
	4,499,000	449,000	525,000	525,000	525,000	525,000	525,000	525,000	900,000

## DECLARATION

I have read all the rules and regulations accompanying this form and I hereby agree to abide by these as well as all existing and future Bahria Town rules.

Signature of the Applicant: \_\_\_\_\_

Date: \_\_\_\_\_

1. All payments are to be made according to the category/size of the apartment, as per schedule of payments, through Bank Draft/Pay Order, in favour of 'Bahria Town (Pvt.) Ltd'. 2. Installments received after the due date from the allottees/ applicants will only be accepted with surcharge @ 1.5% per month (which will be taken as @ 0.05% daily). 3. If the payment plan is not followed and the remaining amount not paid within specified time, the payment will be forfeited and will be NON REFUNDABLE. 4. Apartment once allotted or transferred cannot be surrendered being NON REFUNDABLE. 5. If any allottee fails to pay 2 successive installments within the prescribed period, the allotment is liable to be cancelled. 6. In case of extra covered area with any apartment, extra amount will be charged in addition to the total amount. 7. One application form can be used for booking of one apartment only. 8. For each preferential location, i.e. Corner, facing park and main boulevard plot, applicants will pay 10% premium/ each at the time of booking. In case of multiple preferences in location, the applicant will pay in multiples of 10%, 20% and 30%. For example, main boulevard/ corner apartments will be charged 20% in addition to the total amount. 9. Apartment allotted to an applicant shall not be used for any purpose other than applied or meant for. 10. No applicant shall be paid any interest/mark up against the amount paid by him to management. 11. All registration/ mutation charges shall be borne by the allottee along with any other government tax in vogue. 12. No construction can be done without the prior approval of the Design Studio authorities. 13. The Management Committee of the Bahria Town (Pvt.) Ltd, reserves the right to allot / sell a apartment surrendered by an allottee (or cancelled from the name of the allottee due to nonpayment of dues to any other applicant or person and the ex-allottee shall have no right to such a apartment. The decision of the Management Committee shall not be challenged any forum. 14. Excess charges, if any, will be levied under extremely unavoidable circumstances for which the client shall be taken into confidence prior to the levy. 15. The development charges include the charges of internal development (laying of roads, main water supply, sewerage and electricity) but does not include the cost/ charges of provision of Sui Gas, Phone, Mosque, Maintenance etc. Provision of utility charges shall be obtained at the time of handing over possession to the allottee under the head of Misc. Charges. 16. The size and location of the apartment is tentative and subject to adjustment after measurement of the apartment at time of handing over possession. 17. In case the possession is not taken by the applicant within specified time, the booking of apartment is liable to be cancelled. 18. Transfer of apartment allotted to an applicant shall be allowed only after receipt of updated payment/ charges. All registration/ mutation charges shall be borne by the allottee. 19. In case of transfer of apartment , the first allottee will be bound to clear all committed dues till that time with Bahria Town (Pvt.) Ltd. before the transfer. 20. In case of any dispute between the allottee and Bahria Town (Pvt.) Ltd., the dispute will be referred to arbitration of Management Committee of Bahria Town (Pvt.) Ltd, whose decision shall be final and binding on the parties to the dispute. 21. Every applicant will abide by these Terms and Conditions in addition to the bye-laws, rules and regulations governing allotment, possession, ownership, construction and transfer of apartments, enforced from time to time by Bahria Town (Pvt.) Ltd and any other Authority/ Department competent to do so. 22. Corporate Office London, IG Property Services & Copperstones Ltd. are official Bahria Town representative offices in UK.All offices can only receive Payments for booking and installments in form of Pay Order / Demand Draft in favour of "Bahria Town (Pvt.) Ltd."and will also provide customer services. 23. Mr. Malik Waqar in France is a booking agent for Bahria Town. He will only receive the down payment in form of Pay Order/ Demand Draft in favour of 'Bahria Town (Pvt.) Ltd.' Installments will be sent directly to Bahria Orchard Main Office in Lahore-Pakistan.