



UNIVERSITY TOWN Main Shahrah-e-Kashmir, ISLAMABAD

یونیورسٹی ٹاؤن
مین شاہراہ کشمیر، اسلام آباد

Registration No: _____

Application Form

Application Form No: _____

Plot No: _____ Street _____ Block: _____ Size _____ Type: _____

Name: _____ نام:

Father's/Husband's Name: _____ والد شوہر کا نام:

Residential / Postal Address: _____ رہائشی / ڈاک کا پتہ:

Permanent Address: _____ مستقل پتہ:

Phone Off #: _____ Res #: _____ Mobile #: _____

E-mail: _____

Occupation: _____ Age: _____ Nationality: _____

پیشہ: _____ عمر: _____ قومیت: _____

C.N.I.C. # _____ کمپیوٹرائزڈ شناختی کارڈ نمبر یا اورینر پاکستانی کارڈ نمبر:

Name of Nominee: _____ نامزد کنندہ کا نام:

Relation: _____ رشتہ: CNIC # _____ شناختی کارڈ نمبر:

Address of Nominee: _____ نامزد کنندہ کا پتہ:

Total Cost: _____ Down Payment: _____

By Cash / Cheque / Bank draft / Pay order No. _____

Dated: _____ drawn on _____ On account of
booking of the above plot.

DECLARATION:

(i) I, hereby declare that I have read and understood the terms and conditions of booking of plot in the project and accept the same.

(ii) I further agree to pay regularly the installments and dues etc, and abide by all the existing rules and regulation and those, which may be prescribed by the Company from time to time.

Date: _____ Beneficiary Name

“University Town (Pvt) Ltd.”



Branch: G-11 Markaz, Islamabad
Branch Code: 2493
Account No. 70000-165-01
Account Title: University Town (Pvt) Ltd.
IBAN No. PK45HAB0024937000016501



Branch: G-11 Markaz, Islamabad
Branch Code: 1417
Account No. 20620-714-114592
Account Title: University Town (Pvt) Ltd.
Swift Code: SUMBPCKA



Branch: G-11 Markaz, Islamabad
Branch Code: 0311
Account No. 0101323500
Account Title: University Town (Pvt) Ltd.
IBAN No. PK27MEZN0101323500

Signature of Applicant

Authorized Signature by UT

Terms & Conditions

1. That the name of project shall be the "University Town" and land/plots of various size(s) [subject to availability] will be offered to buyers on first come first serve basis.
2. That all Pakistani citizens and overseas Pakistanis are eligible to apply for plots.
3. That non-refundable Registration/Membership fee of Rs. 5,000/- shall be charged from allottees/buyers.
4. That the offered price of plot is tentatively fixed, and the management has the right to increase prices/value, at any time as per situation/ circumstances before the completion of the project.
5. That in case of any increase in price, decided in the Board of Director, the buyer is bound to pay the said increase in price value of the plot at any subsequent stage.
6. That the buyer/allottee shall have to pay 10% extra charges for Corner/Main Road/Park Face Plots.
7. The expenditure of utilities i.e. for electricity, Sui gas, water supply network and Conservancy charges etc, shall not be included in the cost of development work, and allottee shall pay this amount on demand according to given schedule.
8. That all applications for booking/allotment shall be submitted on the prescribe form duly filled and signed by the applicant along with the pay order/DD in favour of University Town (Private) Limited.
9. In case any buyer/allottee desires for cancelation of the booked/allotted plot and wants to refund the amount deposited towards the cost, the amount shall be refunded after resale of the said plot and deduction of 20% will be made of the total price as service charges, after one year from the date of written request. The mode of payment will follow the same pattern as of payment received.
10. That the allottee shall pay all dues of the plot/land as per schedule intimated at the time of booking, in case of non-payment or delayed payment of the outstanding dues the extra charges @ 15% per annum shall be charged/collected along with original amount.
11. That in case of cancellation of booking/allotment of the plot by the Company, the refundable deposited amount shall only be refunded after re-sale and deduction of booking charges upto 15% of total price within one year from the date of written request.
12. That the buyer/allottee shall not sub-let, transfer or sell the allotted plot/land to other person without prior written approval/permission of the competent authority, however, the plot can be transferred after clearance of all outstanding dues on or before the said transfer.
13. That the payment schedule is fixed for every installment which is the essence of contract. In case of default, Management reserves the right to cancel/alter the location of plot.
14. That in case of default, in the payment of dues for consecutive (3) monthly or (1) one quarterly installment (as the case may be) within stipulated time period, a reminder/demand notice to clear the dues with in (30) thirty days shall be served to the buyer/allottee through registered AD/courier on address provided in the application form, followed by second reminder notice for clearance of the outstanding dues within (15) fifteen days. In case of non-payment of dues after second reminder notice, the Management shall reserve the right to issue final notice for cancellation of booking/allotment of the instant land/plot. In this scenario, the amount received by the management till that date will be refunded after the resale/re-allotment of the same plot to the new buyer/allottee vis-à-vis after deducting an amount equivalent to 15% of the total price of the plot as service charges. However, the decision of Board of Directors (BOD) shall be final regarding the restoration of plot with restoration fee within a certain period as a special case.
15. That in case the allottee desires to adjust his/her deposited amount against the cancelled plot towards the payable amount of the active plot the same will be adjusted with the approval of Board of Directors after deduction of 15% on deposited amount as service charges.
16. If any query arises as to whether any matter is a matter of policy, or not, the decision of the Board of Directors "BOD" shall be final.
17. That the allottee shall abide by all existing laws, rules regulation, bye-laws and all other terms and conditions issued or to be issued from time to time by the Management of University Town (Pvt) Ltd, Rawalpindi Development Authority (RDA) or any other concerned authority.
18. All construction or alteration of plots in the Project shall be as per approved plan by the concerned Authority.
19. That the management undertakes to complete and deliver the project within the proposed time period. However, in case of late payment/ non-payment from allottees, due to inflation, force majeure, which included acts of Allah, War (declared or undeclared), civil commotion, natural disaster, hostilities, fire, flood, earthquakes explosion, blockades and any other cause beyond the control of the management, it may abandon the project and will refund deposited amount within one year from the announcement made to this effect. It is clearly understood that in such eventually the allottee will not claim markup or damages of any nature what so ever form the management.
20. That the area of plot mentioned in documents is approximate. If the area is found more, the allottee shall be charged on the current value basis.
21. That the allottee shall pay all taxes, duties, charges etc. levied from time to time by the Federal Government, Provincial Government, local bodies, municipal bodies or any other authority/agency including those existing at present and those that may be levied by the above mentioned authorities in future.
22. That the management reserves the rights for any change in location, size and dimension of the allotted plot due to any change in the layout plan.
23. That the allottee undertakes to abide by the terms and condition given above and shall not challenge in any court of law/Authority. However if any dispute occurs between the parties then the matter will be referred to a single Arbitrator with the consent of the parties for decision.

Read, Understood & Signed

Authorized Signature

Signature of Applicant

Dated: _____