



SOBHA CITY

Chintels Metropolis, Sector-108
Gurgaon

UNIT APPLICATION FORM

Please fill all columns in the application form. Incomplete application forms will be rejected.

RERA No. _____

UNIT DETAILS

Application Date _____

Super Built-up Area (sq.ft.) _____

Apartment Number _____

Super Built-up Area (sq.mt.) _____

Floor Number _____

Carpet Area (sq.ft.) _____

No. of Car Park(s) _____

Carpet Area (sq.mt.) _____

APPLICANT DETAILS

SOLE / FIRST APPLICANT

Name: Mr. / Dr. / Ms. / Mrs. _____

Father / Husband Name _____

Gender _____

Date of Birth (D.O.B.) _____

Marital Status _____ If Married, Name of Spouse _____

No. of children _____ Anniversary Date _____

Profession _____

Designation _____

Company Name / Firm Name _____

PLEASE AFFIX
YOUR
PASSPORT SIZE
PHOTOGRAPH

Professional Details

Government Service Private Service Self Employed Professional

Self Employed Businessman Others, please specify _____

Industry

IT IT-ES / BPO / KPO Manufacturing Financial Services

Hospitality Services Medical / Pharmaceutical Media / Entertainment Travel / Transport

Retail Services Telecom Others, please specify _____

Function

Software Sales & Marketing HR / Administration Finance Production

Legal Operations Others, please specify _____

Sole / First Applicant

Second Applicant

Signature _____

Name _____

Annual Income (₹ per annum)

Less than 5 Lacs 5-10 Lacs 10-15 Lacs 15-20 Lacs 20-30 Lacs
 30-50 Lacs 50 Lacs & above

Current Office Address

Pin Code Email
Tel. No. Mobile

Residential status: Resident / Non Resident / Foreign National / Person of Indian Origin

Income Tax Permanent Account No.

Aadhar No.

In case of Non-resident: Passport No. (copy enclosed)

Valid upto

In case of PIO, PIO Card No. (copy enclosed)

Valid upto

Bank Details in case of NRI / PIO

Name of the Bank

Address of the Bank

Account Number

In case of a HUF / Partnership / Companies / Corporation / Society / Trust or other Legal entity - Registration No. if any _____
_____ (Furnish Certified copy of the Board Resolution, and the Memorandum & Articles of Association or Certified
copy of the Resolution of the Governing Body / Managing Committee and the Bye Laws).

Address for correspondence

City State Pin Code

Tel. No. Fax No. Email

Number of years in the current address / city Years

Name and address of POA Holder (if any)

Mode of Payment Self Home loan

Purpose of purchase

(a) Own Use (b) Investment / Resale (c) Others

I / We the undersigned Applicant (Sole / First and Co-Applicant), do hereby declare that the above-mentioned particulars / information given by me / us are irrevocable, true and correct to my / our knowledge and no material fact has been concealed therefrom.

Sole / First Applicant

Second Applicant

Signature

Name

CO - APPLICANT

Name: Mr. / Dr. / Ms. / Mrs.	<input type="text"/>			PLEASE AFFIX YOUR PASSPORT SIZE PHOTOGRAPH
Father / Husband Name	<input type="text"/>			
Gender	<input type="text"/>			
Date of Birth (D.O.B.)	<input type="text"/>			
Marital Status	<input type="text"/>	If Married, Name of Spouse	<input type="text"/>	
No. of children	<input type="text"/>	Anniversary Date	<input type="text"/>	
Profession	<input type="text"/>			
Designation	<input type="text"/>			
Company Name / Firm Name	<input type="text"/>			

Professional Details

<input type="checkbox"/> Government Service	<input type="checkbox"/> Private Service	<input type="checkbox"/> Self Employed Professional
<input type="checkbox"/> Self Employed Businessman	<input type="checkbox"/> Others, please specify	<input type="text"/>

Industry

<input type="checkbox"/> IT	<input type="checkbox"/> IT-ES / BPO / KPO	<input type="checkbox"/> Manufacturing	<input type="checkbox"/> Financial Services
<input type="checkbox"/> Hospitality Services	<input type="checkbox"/> Medical / Pharmaceutical	<input type="checkbox"/> Media / Entertainment	<input type="checkbox"/> Travel / Transport
<input type="checkbox"/> Retail Services Telecom	<input type="checkbox"/> Others, please specify	<input type="text"/>	<input type="text"/>

Function

<input type="checkbox"/> Software	<input type="checkbox"/> Sales & Marketing	<input type="checkbox"/> HR / Administration	<input type="checkbox"/> Finance	<input type="checkbox"/> Production
<input type="checkbox"/> Legal	<input type="checkbox"/> Operations	<input type="checkbox"/> Others, please specify	<input type="text"/>	

Annual Income (₹ per annum)

<input type="checkbox"/> Less than 5 Lacs	<input type="checkbox"/> 5-10 Lacs	<input type="checkbox"/> 10-15 Lacs	<input type="checkbox"/> 15-20 Lacs	<input type="checkbox"/> 20-30 Lacs
<input type="checkbox"/> 30-50 Lacs	<input type="checkbox"/> 50 Lacs & above			

Sole / First Applicant

Second Applicant

Signature

Name

Current Office Address

Pin Code Email

Tel. No. Mobile

Residential status: Resident / Non Resident / Foreign National / Person of Indian Origin

Income Tax Permanent Account No.

Aadhar No.

In case of Non-resident: Passport No. (copy enclosed)

Valid upto

In case of PIO, PIO Card No. (copy enclosed)

Valid upto

Bank Details in case of NRI / PIO

Name of the Bank

Address of the Bank

Account Number

In case of a HUF / Partnership / Companies / Corporation / Society / Trust or other Legal entity - Registration No. if any _____
_____ (Furnish Certified copy of the Board Resolution, and the Memorandum & Articles of Association or Certified copy of the Resolution of the Governing Body / Managing Committee and the Bye Laws).

Address for correspondence

City State Pin Code

Tel. No. Fax No. Email

Number of years in the current address / city Years

Name and address of POA Holder (if any)

Mode of Payment Self Home loan

Purpose of purchase

(a) Own Use (b) Investment / Resale (c) Others

I / We the undersigned Applicant (Sole / First and Co-Applicant), do hereby declare that the above-mentioned particulars / information given by me / us are irrevocable, true and correct to my / our knowledge and no material fact has been concealed therefrom.

Sole / First Applicant

Second Applicant

Signature

Name

PAYMENT DETAILS

Expression of Interest Amount

Drawee Bank name / RTGS Number

Instrument number(s) / Wire Transfer Number

Date of Payment (DD / MM / YYYY)

ADDITIONAL DETAIL

1. Source of funding for purchase of unit: Self Funding Home Loan
2. Purpose of purchase: Self use Investment

Payment to be in favour of **Sobha Limited**

TAX DEDUCTION AT SOURCE (TDS) ON SALE OF IMMOVABLE PROPERTY

The buyer of an immovable property other than agriculture land, paying consideration more than ₹50 lacs to a resident transferor, is liable to deduct 1% TDS under section 1941A of Income Tax Act. The buyer has to deposit TDS within 7 (seven) days from the end of the month in which tax is deducted. Further, TDS certificate (Form 16B) has to be issued by the buyer to the seller of property in respect of the taxes deducted and deposited into the Government account. The Form 16B can be downloaded from the website of CPC-TDS i.e., www.tdscpc.gov.in

The Company hereby gives an option that if the Applicant(s) has / have PAN and authorize(s) us; the Company can remit TDS @1% and deposit with Income Tax Department in the name of the first applicant on behalf of Applicant(s). Thereafter, the Company shall intimate to the Applicant(s) has / have to issue TDS certificate (Form 16B) within 10 days from the date of such intimation received from the Company.

Mode of TDS payment:

I will deposit TDS myself

I authorize the Company to remit and deposit TDS on my behalf

Sole / First Applicant

Second Applicant

Signature

Name

TERMS AND CONDITIONS

1. Vide this application form the Applicant(s) wish(es) to register their Expression of Interest for allotment of an apartment ("Unit") in the residential group housing project by the name of Sobha City ("Project"), situated at Sector - 108 in Village Babupur in Tehsil & District Gurgaon, Haryana being developed by Sobha Limited, a Company registered under the Companies Act, 1956 and having its registered office at Sarjapur - Marthahalli Outer Ring Road (ORR), Devarabisanahalli, Bellandur Post, Bangalore - 560103 and regional office at 5th Floor, Rider House, Plot No. 136-P, Sector - 44, Gurgaon - 122003 ("Company").
2. The Applicant(s) understand(s) that this application does not constitute any definitive allotment or Agreement for Sale and merely expresses the intent of the Company to provisionally allot the said Unit and it / they do(es) not become entitled to the final allotment of the said Unit only by making this application.
3. Along with this application, an amount towards Expression of Interest (EOI) is paid by the Applicant(s).
4. The 'Total Price' shall mean the total amount payable for the Unit mentioned in the Agreement for Sale executed with the Applicant(s) in which the Applicant(s) has / have expressed his / their interest.
5. The Applicant(s) understand(s) and agree(s) that ten percent (10%) of the Total Price of the Unit constitutes the 'Booking Amount'.
6. The Applicant(s) hereby confirm(s) that they have prior knowledge of the Project by visiting the Project site / collaterals available at the Project site and / or collating information from SOBHA website and is / are satisfied with the information furnished.
7. Upon payment up to the Booking Amount, the Applicant(s) must execute the Agreement for Sale (AFS) for the Unit booked. If the Applicant(s) fail(s) to execute the Agreement for Sale within a period of 30 days from the date of receipt of the Agreement by any of Applicant(s) and / or fail(s) to appear before the Sub-registrar for its registration (if applicable), then the Company shall serve a notice to the Applicant(s) for rectifying the default and if not rectified within 30 days of receipt of such notice the Application for the Apartment will be treated as cancelled. On cancellation, ten percent (10%) of the Booking Amount and the entire GST paid in respect of the unit will be forfeited and the balance will be returned within 60 days from the date of refund becoming due.
8. The Applicant(s) will not question the sale price of any other unit purchaser nor will the Applicant(s) be entitled to compare the same with the other unit purchasers.
9. The Applicant(s) has / have been made available the sanction of plan, payment schedule / time schedule for completion of the Project, etc. for the Project / Phase, in which the Applicant(s) has / have expressed their interest.
10. Notice sent to the First Applicant at the address given by the Applicant(s) in the application shall be sufficient notice to Co-Applicant(s).
11. In case of default by the Applicant(s) for making balance payment pertaining to the Booking Amount for a period beyond consecutive two months, a notice from the Company will be issued to pay the amount with interest and failure to pay the balance Booking Amount, the Application stands cancelled.
12. The garage / covered car park(s) location will be identified / communicated by the Company to the Applicant(s) only after the completion of the Project / Phase.
13. No transfer of assignment of the unit will be allowed until the Applicant(s) execute(s) the Agreement for Sale (AFS). No transfer or assignment will be permitted without the prior approval of the Company. The Applicant(s) shall be liable to make the payment of transfer fee as per the Agreement for Sale executed with the Applicant(s).

Sole / First Applicant

Second Applicant

Signature

Name

14. The contents of the Show Unit (Mockup apartment) are neither part of the representation nor part of the sale or specifications and the same are for enabling the purchaser to estimate and gauge the space available on placing any such items in the apartment / unit proposed to be purchased.
15. Request from the Applicant(s) for shifting from one apartment to another apartment either in the same or another Project will be entertained by the Company at its sole discretion.
16. The Company shall endeavour to complete the Project / Phase in line with the time line along with the grace period mentioned in the Agreement executed with the Applicant(s).
17. The Applicant(s) agree(s) that in case the Company decides not to go ahead with the Project for any reason whatsoever (other than force majeure), such decision shall be final and binding and cannot be disputed by the Applicant(s). In such an event the Company will refund the amount paid by the Applicant(s) / Allottee(s) with applicable interest (excluding GST charged) within 60 days from the refund becomes due.
18. The Applicant(s) agree(s) that in case the Company is not able to go ahead with the Project due to force majeure, in such an event the Applicant(s) agree(s) and confirm(s) that this Application shall stand cancelled and the Company shall refund to the Applicant(s) the entire amount received without any interest (excluding GST charged) within 60 days the refund becomes due.
19. The Applicant(s) agree(s) that in case the Company, due to any statutory or regulatory reasons, is unable to construct / continue to construct or complete the construction, either fully or any part of the building / project, which is not attributable to the fault of the Company, in such an event, the Company shall give a choice to the Applicant(s) to select any other available unit in the same project or any other project. If the Applicant(s) decide(s) not to select an alternate unit, and chooses to cancel this application, then Company shall refund the amount paid by Applicant(s) till the date of termination without any interest (except GST charged) within 60 days the refund becomes due.
20. It is the sole responsibility of the Applicant(s) to provide their updated personal information (if any) to the Company from time to time.
21. All the communication sent by the Company to Applicant(s) at the address given herein above, either by e-mail or by any other form of communication, shall be deemed to have been received by the Applicant(s). The Company shall continue to correspond with the Applicant(s) at the address mentioned in the Application unless the change of the address is given in writing or entered in the customer portal CRM module and such changed address is confirmed by the Company. Any such communication returned to the Company for whatever reason, is deemed as received by the Applicant(s) and the Applicant(s) agree(s) to abide by the content of such communication.
22. The Company has the right to conduct a Know Your Customer (KYC) verification of the Applicant(s) by an authorized employee based on the information provided in the application form.
23. The Application Form is not transferable.
24. All disputes relating to / arising out of this application form are subject to the exclusive jurisdiction of Courts in Gurgaon.

Sole / First Applicant

Second Applicant

Signature

Name

REQUIRED DOCUMENTATION (SELF ATTESTED COPIES)

- Identification proof (copy of valid passport, drivers license, Permanent Account Number (PAN) card) - circle the one that is submitted.
- Address proof (copy of valid passport, electricity bill, telephone bill).

DECLARATION

I / We the undersigned applicant(s) (first and second applicant), do hereby declare, that the above mentioned particulars / information given by me / us are irrevocable, true and correct to my / our knowledge and no material fact has been concealed there from. I / We have gone through the terms and conditions written in this application form and accept the same and which shall ipso-facto be applicable to my / our legal heirs and successors. I / We declare that incase of non-allotment of the applied unit, my / our claim shall be limited only to the extent of amount paid by me / us in relation to this application form.

Sole / First Applicant

Second Applicant

Signature

Name

Date
(DD / MM / YYYY)

(DD / MM / YYYY)

Place

REGISTERED OFFICE

Sobha Limited
Sarjapur - Marthahalli Outer Ring Road (ORR),
Devarabisanahalli, Bellandur Post,
Bangalore - 560103

REGIONAL OFFICE: NORTH INDIA

Sobha Limited
5th Floor, Rider House, Plot no 136-P,
Sector - 44, Gurgaon - 122003, Haryana

AUTHORIZATION LETTER

Date: [REDACTED]

To

Sobha Limited

Sobha Corporate Office, Devarabisanahalli,
Sarjapur - Marathahalli Outer Ring Road,
Bangalore - 560103

Dear Sir / Madam,

Sub: Authorizing Sobha Limited (Formerly Sobha Developers Ltd.) to pay 1% TDS to Government towards the payment made for the Unit no. [REDACTED] in "Sobha City", Sector 108, Village Babupur, District Gurgaon, Haryana.

With reference to the above subject, I / We agree to pay 100% payment to Sobha Limited and on realization of the instrument; Sobha Limited can make the TDS payment of 1% to the Government on my / our behalf. I / we hereby authorize Sobha Limited to this effect and accept that Sobha Limited's responsibility is limited to the extent of making the payment of 1% TDS to the Government, and there will not be any other interpretation by me / us other than making such TDS payment(s) on my / our behalf.

I / We confirm that the total consideration of the property is more than ₹50 Lac.

Please remit the TDS payment using PAN.

Thanks & Regards

Sole / First Applicant

Second Applicant

Signature [REDACTED]

Name [REDACTED]



OFFICE ADDRESS

SOBHA Limited
5th Floor, Rider House
Plot No. 136 - P, Sector - 44
Gurgaon - 122003, Haryana

SITE ADDRESS

SOBHA Sales Gallery
Sector - 108
Gurgaon - 122017, Haryana

CALL +91 124 4706666
SMS SOBHA TO 56677
EMAIL sales.ncr@sobha.com
VISIT www.sobhacity.com

**SOBHA
CITY**

Chintels Metropolis, Sector-108
Gurgaon