



# APPLICATION FORM

Project

Application No:   
RERA Permit No:

Dear Sir/ Madam,

I / We request that I / We may be registered for allotment of Commercial / Residential Apartment/Villa in Artech ..... at .....

I / We enclose: Bank Draft / Cheque No. .... Dated .....

for Rs. .... (Rupees .....) )

drawn in favor of **M/s ARTECH REALTORS PRIVATE LIMITED**

Applicant		Co-Applicant	
Name of Applicant :		Name of Applicant :	
Age & Date of Birth :		Age & Date of Birth :	
Profession :		Profession :	
Father's/ Husband's Name :		Father's/ Husband's Name :	
Permanent Address :		Permanent Address :	
P.O		P.O	
Taluk		Taluk	
District		District	
Pin Code		Pin Code	
Address for Correspondence :			
Pan No. :		Pan No. :	

Status :  Resident Indian  NRI  PIO

Passport No / Aadhaar No. : .....

Telephone No. : .....

E-mail ID : .....

Apartment No. & Floor : .....

Super Built-up Area : ..... Sq. ft.

Car Park No : .....

Rate per Sq. Feet : Rs. ....

Apartment Cost : Rs. ....

Cost of Car Park : Rs. ....

Total Cost : Rs. ....

## TERMS AND CONDITIONS



1. Artech Realtors Private Limited reserves the right to accept or reject any application.
2. The company reserves the right to cancel the allotment without assigning any reason, if the payments as per the payment schedule, are delayed by the purchaser. In such cases, 10% of the booking amount paid will be deducted as service charge and the rest 90% will be returned without any interest, after re-allotment to another party.
3. Building tax and any other taxes applicable are to be paid by the buyer.
4. KSEB deposit, cable charges & expenses incidental to power and lighting connections shall be met by the buyer.
5. Documentation for apartment comprises of three parts.
  - a) Sale Agreement is executed between the promoters and the buyer. The contract value in the agreement covers the cost of construction of the building, car park and the undivided share of land.
  - b) 'Sale deed' for the undivided share in land is registered by the promoters with the purchasers on receipt of the entire payments.
  - c) Stamp duties, fees and other expenses incidental to registration of sale deed will be on the buyer's account.
6. In case the sale agreement is not executed within 30 days from the date of application, the booking application will stand cancelled.
7. All measurements and specifications given in the brochure are subject to minor variations without specific or general notices. All such variations shall be purely at the discretion of the Builder. The brochure is only for information and it does not constitute a legal offer.
8. The basic sale price of the apartments will depend on the prevailing rates at the time of acceptance of the application by the builder and super built-up area of the allotment. Super built-up area is defined as the built-up area including balconies of the apartment plus a pro-rata share of the common areas / facilities of the building. The super built-up area as determined by the builder shall be final and binding.
9. An additional one-time payment, fixed by the promoters, will be collected for creating Security Deposit Fund which will be handed over to the Residents' Association after it is formed. This is meant to be utilized by the Association for the maintenance expenses of the total complex.
10. Possession of the apartment shall be given to the customer only on settling of all dues to the company.
11. All notices and letters sent by 'Registered Post' to the client address, as mentioned in the agreement, will be considered as having been received by the client.
12. The purchaser shall compulsorily be a member of the Owner's Association / Society constituted by the builder, which shall be formed while handing over possession of the house. The Association / Society shall carry out all the necessary routine and annual maintenance and repairs to the common areas, exterior walls of the building, common installations & fittings and payment of electrical and water charges for common facilities, services, etc. Maintenance charges / deposits are to be paid by each owner regularly and on time.
13. Maintenance charges are worked out based on the costs incurred and will have to be borne by all the apartment owners regularly to ensure maintenance of the total complex.

I / We have read the terms and conditions and I agree to abide by the same. Kindly confirm the allotment. On allotment I / We agree to remit the installments as per payment schedule given by you.

Place : Signature : Approved:

Date : Name :

Name of Sales Person:

Contact No. of Sales Person: Authorised:

Signature

**ARTECH REALTORS PRIVATE LIMITED.** Artech House, Thycaud, Thiruvananthapuram 695014  
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